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# Denver Community Church Purchase and Sale Agreement

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# Agenda

- I. Proposed City Council Actions
- II. Background
- III. Use of Property
- IV. Potential Future Use
- V. Questions?



# Proposed City Council Action

## Resolution Request 24-0000

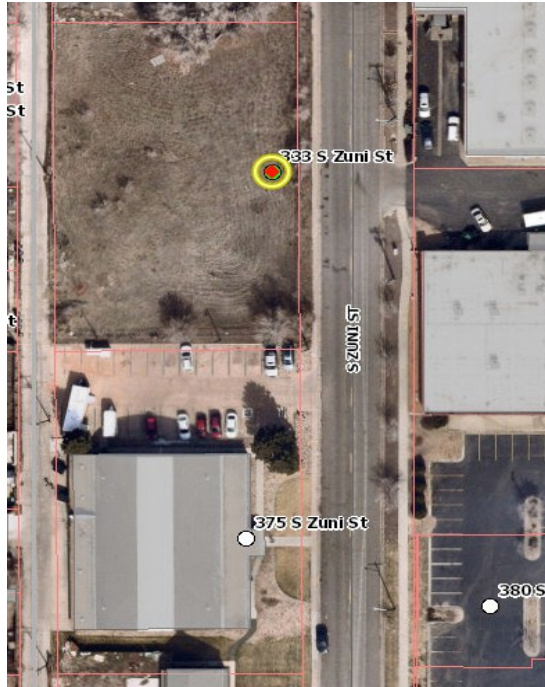
Request approval of the purchase and sale agreement of 333 & 375 S. Zuni Street, Denver, CO (“Denver Community Church”).



# Background

- In late 2022, Mayor Hancock issued an emergency declaration for the City and County of Denver in response to the surge of migrant newcomers arriving in Denver
- Nonprofit organizations and faith-based communities were contacted for partnership opportunities to provide sheltering and support services
- In response, Denver Community Church offered the use of its gymnasium located at 375 S. Zuni Street for congregate sheltering
- Community meeting held on Tuesday, April 23, in District 7

# 333 & 375 S. Zuni St.



# Denver Community Church Offers Critical Support for Newcomers

- This space for newcomer families is a key piece of Denver's efforts to keep families safely off the streets
- The building accommodates 120 people for daytime and overnight shelter
- Since the initial lease was only temporary, the city is considering a purchase of the building to be able to keep this space for families



# Proposed Acquisition

## Denver Community Church, 333 & 375 S. Zuni Street, Denver, CO

- Purchase Price: \$4,000,000 to be funded out of the Newcomer Program Budget
- Seller: Denver Community Church
- Premises Size: Approx. 10,123 square feet (“SF”)
- Lot Size: Approx 53,400 sq. Ft
- Use: Shelter for newcomer families
- Approximate closing in Q2 2024
- Council District 7
- Requires City Council approval

# Potential Future Use

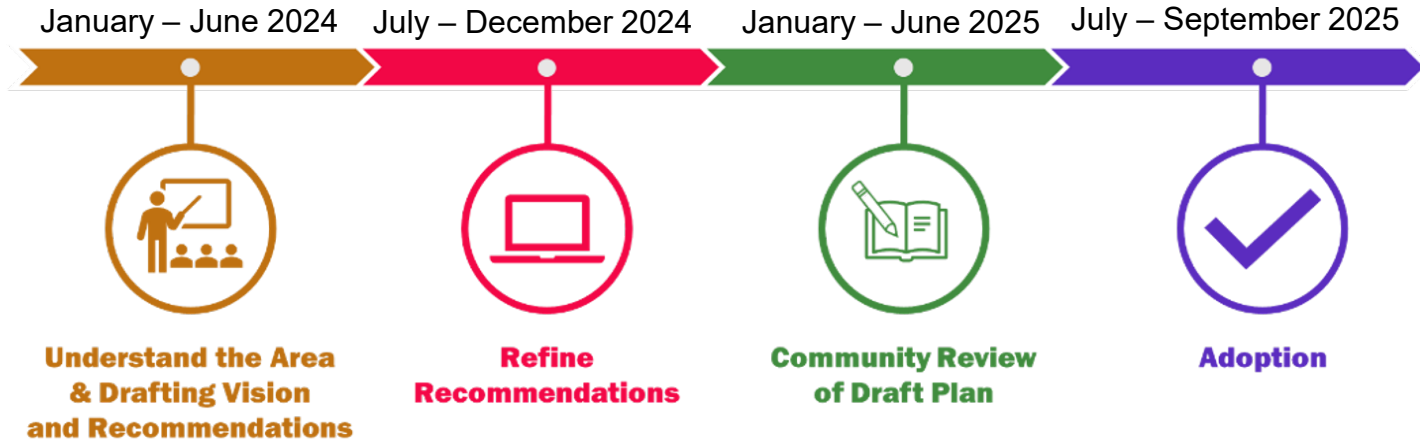
If in the future, the city no longer has a need to use this property for the newcomer program, its future use would be determined with community input

- The current zoning allows for a residential building of three stories
  - The city will engage residents if developing an RFP (Request for Proposals) to sell or develop the building
  - A private owner would not need to do this and could use the current zoning with no further public input
- Additionally, the Southwest Area Plan will provide many opportunities for community to share their voice about the long-term vision for the neighborhood, including this site



# Southwest Area Plan Process, led by CPD

Learn more: [denvergov.org/southwestplan](https://denvergov.org/southwestplan)



The neighborhood planning process will establish a community vision and priorities for the southwest area including the neighborhood of Athmar Park. It will provide policy guidance and community priorities to guide future city decisions such as rezonings, regulations, project scopes or RFP requests. Community engagement throughout the process will help determine focus areas where a more detail vision and guidance can be explored.



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# Questions?