

Zone Map Amendment (Rezoning) - Application

PROPERTY OWNER INFORMATION*		PROPERTY OWNER(S) REPRESENTATIVE**	
☒ CHECK IF POINT OF CONTACT FOR APPLICATION ☒ CHECK IF POINT OF CONTACT FOR FEE PAYMENT***		☒ CHECK IF POINT OF CONTACT FOR APPLICATION ☐ CHECK IF POINT OF CONTACT FOR FEE PAYMENT***	
Property Owner Name	Habitat for Humanity of Metro Denver	Representative Name	City Council Member Darrell Watson
Address	7535 E. Hampden Ave. Suite 600	Address	2855 Tremont Pl, Suite 201
City, State, Zip	Denver, CO 80231	City, State, Zip	Denver, CO 80205
Telephone	707-228-5790	Telephone	(720) 337-7709
Email	kwhitaker@habitatmetrodenver.org	Email	Dwight.Clark@DenverGov.org
*All standard zone map amendment applications must be initiated by owners (or authorized representatives) of at least 51% of the total area of the zone lots subject to the rezoning. See page 4.		**Property owner shall provide a written letter authorizing the representative to act on his/her behalf. ***If contact for fee payment is other than above, please provide contact name and contact information on an attachment.	
SUBJECT PROPERTY INFORMATION			
Location (address):		4625 Milwaukee Street, Denver, CO 80216	
Assessor's Parcel Numbers:			
Area in Acres or Square Feet:		4,605-square-foot vacant parcel	
Current Zone District(s):		E-SU-D	
PROPOSAL			
Proposed Zone District:		U-TU-B	
PRE-APPLICATION INFORMATION			
In addition to the required pre-application meeting with Planning Services, did you have a concept or a pre-application meeting with Development Services?		☒ Yes - State the contact name & meeting date <u>Edson Ibanez</u> ☐ No - Describe why not (in outreach attachment, see page 3)	
Did you contact the City Council District Office, applicable Registered Neighborhood Organization, and adjacent property owners and tenants regarding this application?		☒ Yes - State date below and describe method in outreach attachment, see page 3 City Council Member Darrell Watson has met with the team in pursuing the council-sponsored rezone.	

REZONING REVIEW CRITERIA (ACKNOWLEDGE EACH SECTION)

General Review Criteria DZC Sec. 12.4.10.7.A Check box to affirm and include sections in the review criteria narrative attachment	☒ Consistency with Adopted Plans: The proposed official map amendment is consistent with the City's adopted plans. Please provide a review criteria narrative attachment describing how the requested zone district is consistent with the policies and recommendations found in each of the adopted plans below. Each plan should have its own section. 1. Denver Comprehensive Plan 2040 In this section of the attachment, describe how the proposed map amendment is consistent with <i>Denver Comprehensive Plan 2040's</i> a) equity goals, b) climate goals, and c) any other applicable goals/strategies. 2. Blueprint Denver In this section of the attachment, describe how the proposed map amendment is consistent with: a) the neighborhood context, b) the future place, c) the growth strategy, d) adjacent street types, e) plan policies and strategies, and f) equity concepts contained in <i>Blueprint Denver</i>. 3. Neighborhood/ Small Area Plan and Other Plans (List all from pre-application meeting, if applicable): <u>Elyria-Swansea Neighborhood Plan</u>
General Review Criteria DZC Sec. 12.4.10.7.A.1 Only check this box if your application is not consistent with 12.4.10.7.A	☐ Community Need Exception: The City Council may approve an official map amendment that does not comply with subsection 12.4.10.7.A if the proposed official map amendment is necessary to provide for an extraordinary community need that was not anticipated at the time of the adoption of the city's plans. Please provide a narrative attachment describing how the requested zone district is necessary to provide for an extraordinary community need that was not anticipated at the time of the adoption of the city's plans.
General Review Criteria: DZC Sec. 12.4.10.7. B & C Check boxes to the right to affirm and include a section in the review criteria for the public interest narrative attachment and for consistency with the neighborhood context and the stated purpose and intent of the proposed zone district.	☒ Public Interest: The proposed official map amendment is in the Public Interest. In the review criteria narrative attachment, please provide an additional section describing how the requested rezoning is in the public interest of the city. ☒ The proposed official map amendment is consistent with the description of the applicable neighborhood context, and with the stated purpose and intent of the proposed Zone District. In the review criteria narrative attachment, please provide a separate section describing how the rezoning aligns with a) the proposed district neighborhood context description, b) the general purpose statement, and c) the specific intent statement found in the Denver Zoning Code.

REQUIRED ATTACHMENTS

Please check boxes below to affirm the following **required** attachments are submitted with this rezoning application:

- ☒ **Legal Description of subject property(s).** Submit as a **separate Microsoft Word document**. View guidelines at: <https://www.denvergov.org/content/denvergov/en/transportation-infrastructure/programs-services/right-of-way-survey/guidelines-for-land-descriptions.html>
- ☒ **Proof of ownership document** for each property owner signing the application, such as (a) Assessor's Record, (b) Warranty deed, or (c) Title policy or commitment dated no earlier than 60 days prior to application date. If the owner is a corporate entity, proof of authorization for an individual to sign on behalf of the organization is required. This can include board resolutions authorizing the signer, bylaws, a Statement of Authority, or other legal documents as approved by the City Attorney's Office.
- ☒ **Review Criteria Narratives.** See page 2 for details.
- ☒ **Outreach documentation.** Pre-application outreach is required. The minimum requirement is outreach to the City Council District Office, Registered Neighborhood Organizations, and adjacent neighbors. Please describe all community outreach and engagement to these and any other community members or organizations. The outreach documentation must include the type of outreach, who was contacted or met with, the date of the outreach or engagement, and a description of feedback received, if any. If outreach was via email, the applicant may include a copy of the email. The outreach documentation attachment should be sent as a PDF or Word Doc, separate from other required attachments.

ADDITIONAL ATTACHMENTS (IF APPLICABLE)

Additional information may be needed and/or required. Please check boxes below identifying additional attachments provided with this application.

- ☒ **Written narrative explaining reason for the request** (optional)
- ☐ **Letters of Support.** If surrounding neighbors or community members have provided letters in support of the rezoning request, please include them with the application as an attachment (optional)
- ☒ **Written Authorization to Represent Property Owner(s)** (if applicable)
- ☒ **Individual Authorization to Sign on Behalf of a Corporate Entity** (e.g. if the deed of the subject property lists a corporate entity such as an LLC as the owner, this document is required.) (if applicable)
- ☐ **Affordable Housing Review Team Acceptance Letter** (if applicable)
- ☐ **Other Attachments.** Please describe below.

REZONING GUIDE

Rezoning Application Page 4 of 4

Application initiated by a member of City Council. No owner authorization documents are required per DZC 12.4.10.4.A.2.a

PROPERTY OWNER OR PROPERTY OWNER(S) REPRESENTATIVE CERTIFICATION

We, the undersigned represent that we are the owner(s) of the property described opposite our names, or have the authorization to sign on behalf of the owner as evidenced by a Power of Attorney or other authorization attached, and that we do hereby request initiation of this application. I hereby certify that, to the best of my knowledge and belief, all information supplied with this application is true and accurate. I understand that without such owner consent, the requested official map amendment action cannot lawfully be accomplished.

Property Owner Name(s) (please type or print legibly)	Property Address City, State, Zip Phone Email	Property Owner Interest % of the Area of the Zone Lots to Be Rezoned	Please sign below as an indication of your consent to the above certification statement	Date	Indicate the type of ownership documentation provided: (A) Assessor's record, (B) warranty deed, (C) title policy or commitment, or (D) other as approved	Has the owner authorized a representative in writing? (YES/NO)
EXAMPLE John Alan Smith and Josie Q. Smith	123 Sesame Street Denver, CO 80202 (303) 555-5555 sample@sample.gov	100%	<i>John Alan Smith</i> <i>Josie Q. Smith</i>	01/12/20	(A)	YES
Application initiated by a member of City Council. No owner authorization documents are required per DZC 12.4.10.4.A.2.a						YES NO n/a
						YES NO



DARRELL B. WATSON

DENVER CITY COUNCIL MEMBER, DISTRICT 9

Friday, March 13, 2026

To: Community Planning and Development Department, City of Denver
Wellington E. Webb Municipal Office Building at 201 W. Colfax, Denver, CO 80202

Re: Request for a Council-Sponsored Rezoning at 4625 Milwaukee Street, Denver, CO 80216 with Tierra Colectiva Community Land Trust and Habitat for Humanity

Dear Director Brad Buchanan and Community Planning and Development Staff

I am writing to request a council-sponsored rezoning for 4625 Milwaukee Street, Denver, CO 80216, in the Elyria Swansea statistical neighborhood. The request is to rezone the site from E-SU-D to U-TU-B, to allow the development of 2 new affordable homes that match the neighborhood's residential character. The homes will support working families who contribute to the GES community but struggle to find affordable housing. The development will help replace 2 of the 56 homes lost during the I-70 expansion.

Tierra Colectiva Community Land Trust, Habitat for Humanity, and my city council office are collaborating on this project. The plan is to develop the vacant lot into 2 permanently affordable family homes. These will be townhomes or duplexes with three or four bedrooms each. The homes will likely be sold to families earning between 50% and 80% of the area median income (AMI) with a target resale affordability rate of 57% AMI, roughly a third of the market rate in Denver. Homes will be kept permanently affordable through Tierra Colectiva Community Land Trust, which ensures they remain attainable for future generations of neighborhood families.

The 4625 Milwaukee Street rezone will provide stable housing for working families and help mitigate displacement in Elyria-Swansea. This project also demonstrates the power of community collaboration between residents, nonprofits, and city government to build solutions that last. Supporting this rezoning will help protect longtime GES residents by creating affordable, healthy, community-led homes.

Therefore, I respectfully ask that Community Planning and Development prepare this council-sponsored rezoning and move it forward. This has been a community-led application process initiated by Tierra Colectiva Community Land Trust and vetted with Elyria Swansea neighbors. Thank you for your review and partnership in supporting this vital community effort. Please contact our office with any questions.

Sincerely,

A handwritten signature in blue ink, appearing to read "Darrell B. Watson".

Darrell B. Watson

Denver City Council Member, District 9 | (720) 337-7709 | District9@DenverGov.org
2855 Tremont Place, Suite 201, Denver, CO 80205

March 6, 2026



To Whom It May Concern,

This letter serves as formal authorization from Habitat for Humanity of Metro Denver for the GES Coalition's Tierra Colectiva Community Land Trust ("TCCLT") to act on our behalf in matters related to the rezoning of the following property:

4625 Milwaukee St, Denver, CO, 80216

Habitat for Humanity of Metro Denver owns or has controlling interest in the above-referenced property and is authorizing GES Coalition to prepare and submit rezoning applications and all supporting documentation, attend meetings, engage with stakeholders, and otherwise represent owner and long-term stewardship interest throughout the rezoning process with the City and County of Denver Community Planning and Development Department (CPD).

Should you require any further information or verification, please contact me directly at the information provided below.

Sincerely,

A handwritten signature in black ink, appearing to read "K. Whitaker". The signature is stylized with a large "K" and a long horizontal stroke at the end.

Kory Whitaker, Vice President of Housing Strategy

Habitat for Humanity of Metro Denver

kwhitaker@habitatmetrodenver.org

Mailing Address:
PO Box 5667
Denver, CO 80217-5667

Physical Address/Deliveries:
430 S Navajo St,
Denver, CO 80223

Donations by Mail:
PO Box 5202
Denver, CO 80217-5202



DARRELL B. WATSON

DENVER CITY COUNCIL MEMBER, DISTRICT 9

Friday, March 13, 2026

To: **The City of Denver's Community Planning and Development Department**
Wellington E. Webb Municipal Office Building at 201 W. Colfax, Denver, CO 80202

From: **The Office of Denver City Council Member Darrell B. Watson, District 9**
2855 Tremont Street, Suite 201, Denver, CO 80205

Re: **Memo Supporting the Council-Sponsored Rezoning at 4625 Milwaukee Street, Denver, CO 80216 for Tierra Colectiva Community Land Trust**

Executive Summary

The Office of Denver City Council Member Darrell Watson requests a Council-sponsored rezoning of **4625 Milwaukee Street, Denver, CO 80216**, in the **Elyria-Swansea neighborhood** from **E-SU-D** to **U-TU-B**. The site, a 4,605-square-foot vacant parcel, was previously a single-family home that was removed during CDOT's I-70 expansion. This rezoning will enable the development of permanently affordable family homes that match the surrounding residential pattern. The project directly addresses the housing needs of long-time neighborhood residents facing severe displacement pressures.

The proposal is led by Tierra Colectiva Community Land Trust (TCCLT), in partnership with Habitat for Humanity Metro Denver and Denver City Council Member Darrell Watson. Since its founding, TCCLT has helped create 14 homeownership units, all occupied by families of color who were GES residents facing displacement.

The rezoning will enable the construction of a duplex with two family-sized homes. **Each home will feature three or four bedrooms, a private yard, and a parking space.** The homes will serve households earning 50% to 80% of the Area Median Income (AMI), which is approximately \$65,000 to \$78,000 for a family of four in 2026.

The future homes at **4625 Milwaukee Street** will remain permanently affordable under a community land trust model. The development will help replace homes and businesses lost during the I-70 expansion. Rezoning this site also restores community housing capacity lost to previous public projects and demonstrates a collaborative approach to ensuring long-term affordability, environmental health, and neighborhood stability.

Community Outreach with Elyria-Swansea neighbors and the Larger GES Community

Elyria-Swansea neighbors have strongly supported the development of affordable ownership housing on this site. TCCLT and **4625 Milwaukee Street** have carried out extensive, ongoing community engagement throughout Elyria-Swansea. Community outreach focused on bilingual, neighbor-led conversations that emphasize inclusion, transparency, and resident control.

The outreach for this specific site began in the spring of 2026 and included direct engagement on Milwaukee Street and the surrounding blocks. Community outreach and engagement included, but is not limited to, the following:

- Bilingual door-knocking and flyering took place in March 2026 on nearby blocks to inform residents and collect feedback.
- The project was presented at the TCCLT development board meeting on February 10, 2026, and at the GES Coalition Member Meeting on Thursday, February 26, 2026.
- Flyers were distributed at local stores, including Tepetate Market and Sanchez Panaderia.
- The project was featured in the March TCCLT newsletter, reaching current members, homeowners, and supporters.
- Updates will be shared through local organizations, including the Denver North Business Association, the Elyria Swansea Neighborhood Association, the Opportunity Corridor Coalition, and the United Community Action Network.
- Residents were invited to join the TCCLT interest list, refer family members, attend homeownership readiness workshops, and provide feedback or sign-on letters of support.

Through governance structures established by the GES Coalition, every development must receive input and approval from TCCLT development committees, composed of residents, homeowners, and technical experts. Community outreach confirmed that residents value the design, affordability, and the proposed ownership model for **4625 Milwaukee Street**. Neighbors see the project as a direct replacement for housing lost to I-70 and a vital step in protecting long-time families from displacement.

Consistency with Neighborhood Context and Zone District Intent

The property is located within the Urban Neighborhood Context, which supports walkable, mixed-use residential developments. Rezoning from the current E-SU-D to U-TU-B will allow redevelopment on the property in line with the neighborhood's prevailing pattern of modest two-story homes and duplexes.

The current zone lot is non-conforming because it does not meet the minimum lot size for E-SU-D after a portion of the lot was taken by CDOT through eminent domain. The U-TU-B zone better aligns with both the surrounding built environment and Denver's citywide zoning framework, bringing the lot into compliance for affordable housing development.

Below are some examples demonstrating how the U-TU-B is consistent with the Elyria-Swansea neighborhood context and zone district.

- **Urban Neighborhood Context:** Encourages low- to moderate-density housing and walkable, transit-connected communities.
- **U-TU-B District Purpose:** Allows two-and-a-half-story duplexes that fit the existing scale of the street.



DARRELL B. WATSON
DENVER CITY COUNCIL MEMBER
FINE DISTRICT NINE

- **Current Condition:** A vacant, fenced lot where CDOT previously took homes and small businesses for I-70.
- **Proposed Condition:** 2 affordable ownership homes developed using prefabricated methods to reduce construction time and neighborhood disruption.
- **Environmental Commitment:** TCCLT will complete brownfield remediation before construction and deliver all-electric, energy-efficient homes equipped for solar power.

Rezoning to **U-TU-B** aligns with community priorities for walkability, sustainability, and affordability, while transforming a vacant lot into a source of local pride and stability.

Consistency with Comprehensive Plan 2040

This project directly advances the goals of Denver’s Comprehensive Plan 2040, particularly those related to equitable housing, neighborhood stability, and environmental resilience. It reflects a straightforward application of city policy aimed at addressing displacement, expanding affordable ownership, and increasing access to opportunities. TCCLT’s community land trust model offers a sustainable solution to rising housing costs and the erosion of generational wealth among long-time GES residents. The project also exemplifies how local government can work with neighborhood-based organizations to achieve inclusive growth.

The rezoning supports and is consistent with the following Comprehensive Plan 2040 plan guidance.

- **Equitable, Affordable and Inclusive – Goal 2, Strategy A (p. 28):** The rezoning will create 2 permanently affordable homes, thereby increasing affordable homeownership opportunities in Elyria-Swansea.
- **Equitable, Affordable, and Inclusive – Goal 3, Strategy B (p. 28):** The site is within walking distance of transit, parks, schools, and community services, and the rezoning enables the development of missing middle homes.
- **Equitable, Affordable, and Inclusive – Goal 5, Strategy B (p. 28):** The community land trust model enables families to remain in their community permanently, addressing long-standing displacement in Elyria-Swansea.
- **Strong and Authentic Neighborhoods – Goal 1, Strategy B (p. 34):** The rezoning ensures neighborhoods offer a mix of housing types and services.
- **Environmentally Resilient – Goal 4, Strategy D (p. 53):** New homes will include efficient appliances, energy-efficient building strategies, solar-ready roofs, yard space, and access to adjacent green space, including a food forest.

Rezoning **4625 Milwaukee Street** supports the city’s long-term vision of an inclusive and sustainable Denver. It delivers practical, measurable benefits for working families while preserving the cultural identity of Elyria-Swansea.



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DENVER CITY COUNCIL MEMBER
FINE DISTRICT NINE

Consistency with Blueprint Denver

Blueprint Denver identifies Elyria-Swansea as an urban neighborhood where small-scale, affordable infill housing can promote stability and diversity. The proposed rezoning fulfills this policy by converting a vacant parcel into 2 permanently affordable ownership homes that respect the area's residential character. The project represents the kind of context-sensitive growth Blueprint Denver promotes, compact, walkable, and rooted in community participation. The design and zoning match the plan's guidance for the "Low Residential" place type and "Local Street" classification.

The rezoning supports and is consistent with the following Blueprint Denver plan guidance.

- **Neighborhood Context:** Urban context designation supports compact single-unit and multi-unit housing. Rezoning to U-TU-B aligns with this by allowing a small-scale 2-unit development that is consistent with the surrounding neighborhood's fabric.
- **Equity Concepts (p. 12)**
 - **Access to Opportunity:** Close to schools, library, recreation center, parks, and bus lines.
 - **Reduce Displacement:** All TCCLT homeowners are waitlisted families who are likely buyers of these homes, and are long-term GES residents facing displacement.
 - **Expand Housing Diversity:** Add ownership options and low-density development in a rental-heavy area.
- **Land Use and Built Form (p. 72):** Policy 2C: Allow increased density in exchange for desired outcomes, such as affordable housing.
- **Future Place Type – Low Residential (p. 231):** The rezoning supports single- and two-unit housing, as well as missing-middle housing up to 2.5 stories, consistent with Blueprint Denver.
- **Street Type – Local Street (p. 154):** The rezoning supports residential uses with low-intensity traffic, which is appropriate for Josephine Street and aligns with Blueprint Denver's street type.
- **Growth Strategy (p. 49–51):** This project strengthens housing supply in a displacement-vulnerable area that allows "All other areas" to absorb modest residential growth.
- **Policies & Strategies (pp. 82–83):** Integrate missing middle housing into low-density residential areas, focus affordability incentives near transit, and support the preservation/addition of smaller affordable homes.

Rezoning this site aligns with Blueprint Denver's goals by providing the necessary housing choices without compromising the area's character. It strengthens the neighborhood's future while ensuring that affordability and access remain at its core.

Consistency with the Elyria-Swansea Neighborhood Plan



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DENVER CITY COUNCIL MEMBER
FINE DISTRICT NINE

The Elyria-Swansea Neighborhood Plan calls for reinvestment that benefits residents, supports family housing, and protects against displacement. This rezoning directly advances these objectives by rebuilding homes lost to the I-70 expansion and providing attainable ownership opportunities for long-time GES families. This site-specific rezoning also responds to the plan's clear directive for Council-led action to enable duplexes, rowhouses, and other missing-middle housing types that reflect the area's traditional residential form.

The rezoning of **4625 Milwaukee Street** is consistent and compliant with the Elyria Swansea Neighborhood Plan in many ways, including, but not limited to:

- **Council-Led Rezoning (B.7):** Explicitly supports rezoning to enable duplexes and rowhouses on underused parcels.
- **Balanced Land Use (B.3, p. 29):** Replaces a vacant lot with 2 affordable homes for working families.
- **Improve Access (B.23, p. 46):** Adds moderate-density housing in a walkable location without displacement.
- **Traditional Residential Areas (p. 88):** Rebuilds 2 of the 56 homes lost through eminent domain during the I-70 project.
- **Encourage Investment (E.2, p. 88):** Supports affordable development consistent with anti-displacement goals and environmental cleanup standards.

Rezoning this property delivers precisely the kind of balanced, community-led reinvestment envisioned by the Elyria-Swansea Neighborhood Plan. It restores local housing options, builds equity for families, and demonstrates the power of neighborhood collaboration.

Promoting the Public Interest

The proposed rezoning and development at **4625 Milwaukee Street** serve the public interest through environmental restoration, permanent affordability, neighborhood stabilization, and displacement prevention. The project reflects how city, nonprofit, and community partnerships can deliver meaningful public benefit through coordinated investment and stewardship.

The rezoning serves and promotes the public interest in many ways, including, but not limited to:

- **Environmental Remediation:** Cleanup coordinated with EPA, CDPHE, and DDPHE before construction.
- **Public Health:** Redevelops a brownfield site into safe, efficient homes for families.
- **Sustainability:** Homes will be all-electric, energy-efficient, and solar-ready to reduce carbon emissions.
- **Walkability:** Provides proximity to schools, parks, libraries, and public transit, lowering transportation costs.



DARRELL B. WATSON
DENVER CITY COUNCIL MEMBER
FINE DISTRICT NINE

- **Funding and Partnership:** Supported by federal, state, and city housing grants, with Habitat for Humanity offering technical and administrative support.
- **Permanent Affordability:** The community land trust model ensures long-term affordability, enabling residents to build equity and stability.

Ultimately, this initiative transforms a contaminated, fenced lot into healthy, energy-efficient homes accessible to long-time residents. It demonstrates how Denver’s housing policy can be effectively implemented at the neighborhood scale to achieve meaningful impact.

Conclusion

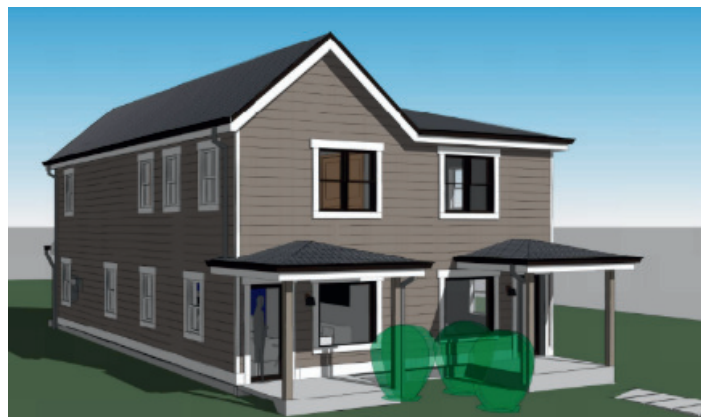
Rezoning **4625 Milwaukee Street** from **E-SU-D** to **U-TU-B** fulfills Denver’s housing, equity, and environmental goals while addressing long-standing community needs. The project replaces housing lost through public infrastructure expansion and offers permanently affordable homeownership opportunities for working families. It is grounded in years of neighbor-led planning, governance, and outreach through TCCLT and the GES Coalition. Finally, this rezoning turns a vacant, contaminated parcel into a cornerstone of stability and opportunity. It honors the history and resilience of the Elyria-Swansea community while providing a forward-looking model for equitable development.



DARRELL B. WATSON
DENVER CITY COUNCIL MEMBER
FINE DISTRICT NINE

TIERRA COLECTIVA COMMUNITY LAND TRUST

A solution to displacement that keeps
the ownership of land in the hands of
a neighbor-led board through
the GES Coalition



Rezoning Notice at 4625 Milwaukee St.

****This rezoning will allow
for 2 affordable home
ownership opportunities.**

The GES Coalition has worked for
years to replace homes demolished
during the I-70 expansion project.
This site will add:

- 2 duplex-style homes - see
image for example build-outs
- 3 bedroom for-sale homes



This rezoning is sponsored by District 9 Council Member Darrell Watson

CONTACT

info@ges-coalition.org

ges-coalition.org

720-432-1188

  [@gescoalition](https://www.instagram.com/gescoalition)



Learn more about this project, how to support, or how to buy a home!

TIERRA COLECTIVA COMMUNITY LAND TRUST

We are an organized, healthy,
thriving, and powerful. We're
collectively-owned and community
– controlled by GES neighbors



Our Impact

- 14 affordable homeownership homes
- 57 people no longer at risk of displacement in GES
- 50% housed are youth
- 50% women-headed households
- 46% monolingual Spanish-speaking households
- Affordable mortgage payments are between \$1200 and \$1800
- ~10k sq ft of community-owned green open space preserved



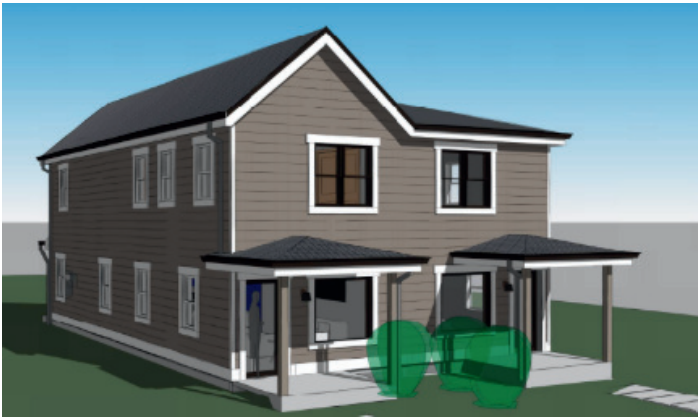
BUY A TIERRA COLECTIVA HOME

Join our interest list to be
notified when we
have our next info session!



TIERRA COLECTIVA BANCO DE TIERRA

Una solución al desplazamiento que mantiene la tierra en manos de una junta liderada por vecinos locales a través de la Coalición GES.



Aviso de Rezonificación en 4625 Milwaukee St.

Este cambio de zonificación permitirá 2 oportunidades de propiedad de vivienda asequible.

La Coalición GES ha trabajado durante años para reemplazar las viviendas demolidas durante el proyecto de expansión de la I-70. Este sitio añadirá:

- 2 viviendas de estilo dúplex – vea la imagen para ejemplos de construcciones
- Casas en venta de 3 habitaciones

La re-zonificación es apoyado por miembro del Consejo del Distrito 9, D. Watson.

HABLENOS

info@ges-coalition.org
ges-coalition.org

720-432-1188
@gescoalition



¡Aprende más sobre este proyecto, cómo apoyar o cómo comprar una casa!

TIERRA COLECTIVA BANCO DE TIERRA

Estamos construyendo una comunidad organizada, poderosa, saludable y próspera, de propiedad colectiva, controlada y administrada por los vecinos de GES.



Nuestro Impacto

- 14 viviendas asequibles para la propiedad de vivienda
- 57 personas ya no están en riesgo de desplazamiento en GES
- 50% de los alojados son jóvenes
- 50% son hogares encabezados por mujeres
- 46% de los hogares son monolingües de habla hispana
- Los pagos de hipoteca asequible están entre \$1200 y \$1800
- Se han preservado aprox. **10,000** pies cuadrados de espacio verde abierto de propiedad comunitaria

COMPRA UNA CASA EN TIERRA COLECTIVA

Aprenda sobre nuestra
próxima orientación para
compradores de viviendas.

