

BY AUTHORITY

1
2 ORDINANCE NO. _____
3 SERIES OF 2026

COUNCIL BILL NO. CB26-0103
COMMITTEE OF REFERENCE:
South Platte River

A BILL

6 **For an ordinance approving and accepting the Southwest Area Plan, which**
7 **Plan shall become a part of Comprehensive Plan 2040 for the City and County**
8 **of Denver pursuant to the provisions of Section 12-61 of the Denver Revised**
9 **Municipal Code.**

11 **WHEREAS**, pursuant to the provisions of Section 12-61 of the Denver Revised Municipal
12 Code (“DRMC”), and by Ordinance No. 302, Series of 2019, there has been approved a
13 Comprehensive Plan for the City and County of Denver (“Comprehensive Plan 2040”); and

14 **WHEREAS**, Section 12-61 of the DRMC provides for the supplementation of Comprehensive
15 Plan 2040; and

16 **WHEREAS**, by Ordinance No. 238, Series of 1993, the city accepted the Overland
17 Neighborhood Plan as a supplement to the city’s comprehensive plan; and

18 **WHEREAS**, by Ordinance No. 807, Series of 2000, the city accepted the Athmar Park
19 Perimeter Plan as a supplement to the city’s comprehensive plan; and

20 **WHEREAS**, by Ordinance No. 109, Series of 2003, the city accepted the Shattuck District
21 Plan as a supplement to the city’s comprehensive plan; and

22 **WHEREAS**, by Ordinance No. 20160443, Series of 2016, the city accepted the Westwood
23 Neighborhood Plan as a supplement to the city’s comprehensive plan; and

24 **WHEREAS**, the city wishes to repeal and replace the Overland Neighborhood Plan, Athmar
25 Park Perimeter Plan Shattuck District Plan, and Westwood Neighborhood Plan with an updated
26 comprehensive plan supplement, entitled Southwest Area Plan, for the orderly growth and
27 harmonious development of the city; and

28 **WHEREAS**, pursuant to the provisions of Section 12-61 DRMC, the City wishes to
29 supplement Comprehensive Plan 2040 by approving and accepting the Southwest Area Plan; and

30 **WHEREAS**, members of the City Council, duly authorized by the president of Council have
31 monitored the process whereby said Southwest Area Plan has been formulated; and

32 **WHEREAS**, the Southwest Area Plan has been approved by the Denver Planning Board; and

33 **WHEREAS**, the Manager of Community Planning and Development has transmitted the
34 Southwest Area Plan to the Mayor and Council for acceptance as a supplement to Comprehensive
35 Plan 2040; and

1 COMMITTEE APPROVAL DATE: February 11, 2026

2 MAYOR-COUNCIL DATE: February 17, 2026

3 PASSED BY THE COUNCIL: _____

4 _____ - PRESIDENT

5 APPROVED: _____ - MAYOR _____

6 ATTEST: _____ - CLERK AND RECORDER,
7 EX-OFFICIO CLERK OF THE
8 CITY AND COUNTY OF DENVER

9 NOTICE PUBLISHED IN THE DENVER POST: _____; _____

10 PREPARED BY: Adam Hernandez, Assistant City Attorney DATE: February 19, 2026

11 Pursuant to Section 13-9, D.R.M.C., this proposed ordinance has been reviewed by the office of
12 the City Attorney. We find no irregularity as to form and have no legal objection to the proposed
13 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to
14 § 3.2.6 of the Charter.

15 Miko Ando Brown, Denver City Attorney

16 BY: ^{Signed by:}  _____, Assistant City Attorney DATE: 2/19/2026 | 8:28 AM MST