

**ORDINANCE/RESOLUTION REQUEST**

Please email requests to the Mayor’s Legislative Team

at [MileHighOrdinance@DenverGov.org](mailto:MileHighOrdinance@DenverGov.org) by **11 a.m. Monday**. Contact the Mayor’s Legislative team with questions

Date of Request: 11/21/2022

Please mark one:  Bill Request or  Resolution Request

**1. Type of Request:**

- Contract/Grant Agreement     Intergovernmental Agreement (IGA)     Rezoning/Text Amendment
- Dedication/Vacation     Appropriation/Supplemental     DRMC Change
- Other:

**2. Title:** (Start with *approves, amends, dedicates*, etc., include name of company or contractor and indicate the type of request: grant acceptance, contract execution, contract amendment, municipal code change, supplemental request, etc.)

Approves 5-year lease for 7,543 square feet of space at 4800 Dahlia Street with WC Dahlia Street, LLC on behalf of DEDO.

**3. Requesting Agency:** Department of Finance

**4. Contact Person:**

Contact person with knowledge of proposed ordinance/resolution	Contact person to present item at Mayor-Council and Council
Name: Lisa Lumley	Name: Kiki Turner or Justin Aragon and/or Michael Bevis
Email: Lisa.Lumley@denvergov.org	Email: <a href="mailto:Kiki.Turner@denvergov.org">Kiki.Turner@denvergov.org</a> or Justin.Aragon@denvergov.org and/or Michael.Bevis@denvergov.org

**5. General description or background of proposed request. Attach executive summary if more space needed:**

Please see executive summary.

**6. City Attorney assigned to this request (if applicable):**

Johna Varty

**7. City Council District:** 8

**8. \*\*For all contracts, fill out and submit accompanying Key Contract Terms worksheet\*\***

**Key Contract Terms**

*To be completed by Mayor’s Legislative Team:*

Resolution/Bill Number: \_\_\_\_\_

Date Entered: \_\_\_\_\_

Type of Contract: (e.g. Professional Services > \$500K; IGA/Grant Agreement, Sale or Lease of Real Property):  
Lease Agreement

Vendor/Contractor Name:  
WC Dahlia Street, LLC

Contract control number: FINAN-202265577-00

Location: 4800 N. Dahlia Street

Is this a new contract?  Yes  No Is this an Amendment?  Yes  No If yes, how many? \_\_\_\_\_

Contract Term/Duration (for amended contracts, include existing term dates and amended dates):

Contract Amount (indicate existing amount, amended amount and new contract total):

<i>Current Contract Amount</i> (A)	<i>Additional Funds</i> (B)	<i>Total Contract Amount</i> (A+B)
\$637,132.07		

  

<i>Current Contract Term</i>	<i>Added Time</i>	<i>New Ending Date</i>
5 years beginning upon delivery of fully executed lease		

Scope of work: Provide office space as an Entrepreneurship Center

Was this contractor selected by competitive process? No **If not, why not?** Unique location, size, and type of space

Has this contractor provided these services to the City before?  Yes  No

Source of funds: ARPA

Is this contract subject to:  W/MBE  DBE  SBE  XO101  ACDDBE  N/A

WBE/MBE/DBE commitments (construction, design, Airport concession contracts): N/A

Who are the subcontractors to this contract? N/A

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Resolution/Bill Number: \_\_\_\_\_

Date Entered: \_\_\_\_\_

# Executive Summary -WC Dahlia, LLC Lease

In 2021 City Council approved an Entrepreneurship Center as a part of ARPA Round 1 requests. Denver Economic Development and Opportunity has already been supporting community partners and trusted voices who are working in this area, but do not have the physical space.

4800 Dahlia Street houses the “Saltbox” co-working space. The property is owned by WC Dahlia, LLC. Founded in Atlanta in 2019 by minority entrepreneurs and with locations to date in six U.S. urban areas, Saltbox combines “human-centric” logistics, fulfillment, and warehousing operations for growing firms with an embedded co-working environment designed to meet the needs of a diverse and inclusive membership community of “new collar” e-commerce entrepreneurs.

This 5-year lease between the City and Saltbox will be for 7,543 square feet of space where entrepreneurs can meet and find resources to grow and scale their business. In addition to leasing the space, DEDO will also be funding programming that will occur inside the space and be designed to meet businesses “where they are” and then take them to the next level.

Saltbox at 4800 Dahlia Street will be convenient and welcoming to the grassroots entrepreneurs and early-growth-stage companies that the DEDO program seeks to serve. In addition, New Community Transformation Fund-Denver is an existing member of Saltbox and will deliver its Malone Fund management activities for this program from their Saltbox suite.

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