



Denver City Council District 8
Carla Madison

DISTRICT OFFICE:
2713 Welton Street • Denver, CO • 80205
303-298-7641
carla.madison@denvergov.org



January 3, 2011

Dear Landmark Preservation Commission,

I am writing this letter to express my support for the latest district, "District H", which Curtis Park Neighborhood has applied. Curtis Park has done a thorough and thoughtful job on all their Landmark Districts, and this one is no different. I understand that there is a small bit of controversy over some of the properties that are vacant lots.

I feel that the development of all these properties are nonetheless crucial to the neighborhood character. To have the design review that landmark, gives will be important for them to develop in an appropriate way.

Please consider accepting and supporting this "H" district of Curtis Park.

Sincerely,

Carla Madison, Councilwoman
Denver City Council, District 8



January 4, 2011

Ms. Savannah Jameson
Senior Preservation Planner, Landmark Preservation
Community Planning and Development
City and County of Denver
201 W Colfax
Denver, CO 80202

Re: Curtis Park 'H' Historic District

Ms. Jameson,

The Housing Authority of the City and County of Denver (DHA) offers this letter of support for the recent application for Landmark Designation identified as Curtis Park 'H' Historic District submitted by the Curtis Park Neighborhood. This application includes property owned by DHA. The Curtis Park Neighborhood and DHA have worked together in an open and collaborative way to identify property for this application.

Please feel free to contact me at 303-809-6374 with any questions. Thanks.

Sincerely,

Chris Parr
Director of Development
Denver Housing Authority



January 10, 2011

Savannah Jameson
Senior Preservation Planner,
Landmark Preservation
City of Denver

Dear Savannah,

Thank you for your notification of the application to designate our property as a Denver Landmark District. The Montessori Academy of Colorado has met with the group who has submitted this application, and is supportive of their effort to expand the landmark district into our area.

Best Regards,

A handwritten signature in blue ink, appearing to read "Robert Young", with a stylized flourish at the end.

Robert Young
Building Committee Chair
Montessori Academy of Colorado



2444 Washington Street
Denver, Colorado 80205
p: 303-832-5000
f: 303-832-5001
www.fivepointsbiz.org

June 15, 2011

Denver City Council
1437 Bannock Street, Room 451
Denver, Colorado 80202

City Council Representatives:

The Five Points Business District supports the Curtis Park Neighborhood's application for the "Curtis Park H" landmark district, and encourages its support by City Council.

As we experience with the adjacent Welton Street Cultural/Historic landmark district, this new district will bring the dual benefits of preservation for historic buildings and design review to improve the design compatibility of in-fill development when vacant sites are developed or non-historic sites are redeveloped. And it does so without removing the development or use rights provided by zoning.

Considered as a whole, this final Curtis Park landmark district combines with both the Welton Street Cultural/Historic landmark district and the existing Curtis Park landmark districts to recognize, protect, and celebrate the historic character of the complete area. The Five Points Business District congratulates our neighbors in Curtis Park on reaching this milestone.

The Five Points Business District is a Business Development Office and a Registered Neighborhood Organization in the City and County of Denver. This letter was approved by vote of the Five Points Business District's Board of Directors at its regular monthly Board meeting on June 14, 2011.

A handwritten signature in blue ink that reads "Alison Wadle". The signature is written in a cursive, flowing style.

Alison Wadle
Chair, Five Points Business District Board of Directors

From: Judy Schneider [judy.ballpark@gmail.com]

Sent: Monday, May 09, 2011 2:06 PM

To: Montero, Judy H. - City Council District #9; Jameson, Savannah - Community Planning and Development

Cc: Karen Zeile; jrubsam@aol.com; jnoble@frie.net; Batchelder, Nathan D. - City Council

Subject: Curtis Park "H" Landmark Preservation District

Hello,

The Ballpark Neighborhood Association will not be opposing the Curtis Park "H" Landmark Preservation District since modifications have been made to adjust the boundaries that had affected the Ballpark Neighborhood properties. In addition, all of the concerned properties that were previously considered contributing, have been re-designated as non-contributing buildings

Judy Schneider

ballpark Neighborhood Association



Colorado Preservation, Inc.

2100 DOWNING STREET, SUITE 300 | DENVER, CO 80205 | PHONE 303.893.4260 | FAX 303.893.4333

January 24, 2011

Ms. Savannah Jameson
City of Denver – Community and Development
Preservation Planner/Landmark Preservation
201 West Colfax, Denver, 80202

Dear Ms. Jameson, the City of Denver Landmark Commission, Planning Board, and City Council:

Please accept this letter of support for the creation of the Landmark District “H” in Curtis Park. As one of Denver’s first residential neighborhoods, Curtis Park represents Denver’s early days as a new and thriving urban area. Some of Denver’s more prominent individuals made Curtis Park their home; its building stock showcased their high stature.

Today, Curtis Park residents are reclaiming the magnificence of the neighborhood and diligently working to revitalize it in a historically sympathetic way. By designating Curtis Park “H” as a Landmark District, its historic buildings will be protected and will ensure that proper review processes are enabled for historic preservation projects as well as new in-fill development. The designation will provide access to a number of preservation incentives (such as tax credits, grant funding, and other tools) to building owners, and also provide continuity to the area making its historic character more complete and demonstrative.

Colorado Preservation, Inc. wholeheartedly supports the efforts of Curtis Park. As proud owners of the Mathews-Gotthelf Mansion located at 2601 Champa Street, we know the tenacity and thoughtful care the residents put into their buildings. We are in the process of restoring the Mathews-Gotthelf Mansion to its original 1880s appearance, garnering neighborhood support along the way. This firsthand experience gives us confidence that the neighborhood residents are more than enthusiastic preservationists who are tenacious in their efforts. Curtis Park deserves this designation for the sake of preserving its historic buildings and for acknowledging its residents, who will be sound stewards of them for many decades to come.

Thank you for considering this proposal to designate Curtis Park “H” a Landmark District. We are delighted that the neighborhood is moving forward with the designation and we are in full support. Please feel free to contact me if you have any questions.

Sincerely,

James Hare
Executive Director



February 14, 2011

Savannah Jameson
Senior Preservation Planner
Landmark Preservation
Community Planning and Development
City and County of Denver
201 W. Colfax Ave., Dept. 205
Denver, CO 80202

Dear Ms. Jameson:

Denver's Old House Society, dedicated to educating owners of old houses (50+ years old) about the care and restoration of their homes and helping them protect their neighborhoods, supports the application of the Curtis Park Landmark Historic District H.

This application concludes a 15-year effort to protect the remarkable collection of late 19th century houses that have survived on the edge of downtown Denver. In addition to protecting the historic houses that remain in this new and final district, land marking would assure that new construction (of vacant land) would be subject to the design review process provided by the Denver Landmark Preservation Commission, promoting quality development that would enhance the neighborhood and provide an appropriate transition into the heart of the neighborhood.

Although Denver's Old House Society's mission is not specific to historic preservation, we strongly support all residential historic preservation efforts. We feel this is the best way to help owners of old houses protect their neighborhood from unwanted and unsympathetic development.

Sincerely,

Suzanne Minear, AIA
Board Chair

Post Office Box 11514
Denver, Colorado 80211

Phone: 303.916.4359
www.DenversOldHouseSociety.org

Jameson, Savannah - Community Planning and Development

From: Brad Meuli [Brad@denrescue.org]
Sent: Wednesday, February 09, 2011 1:41 PM
To: Jameson, Savannah - Community Planning and Development
Subject: IN SUPPORT

Savannah, we, at the Denver Rescue Mission, are very much in support of the Curtis Park Landmark District H application. Thank you. Let me know if you need anything else to indicate our support of this process.

Brad

Brad Meuli :: President/CEO
Denver Rescue Mission

:: [p] **303.297.1815**
:: [c] **Bmeuli@denrescue.org**
:: [w] **www.DenverRescueMission.org**

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GOLDEN BELL PRESS

2403 CHAMPA STREET • DENVER, COLORADO 80205 • (303) 296-1600 • FAX (303) 295-2159

May 11, 2011

Savannah Jameson
DENVER LANDMARK PRESERVATION COMMISSION
201 West Colfax Avenue, Department 305
Denver, Colorado 80202

Dear Savannah,

My name is Larry Bell, and I am the president of Golden Bell Press, located at 2403 Champa Street in the proposed "Curtis Park H" landmark district. I am in support of the creation of the district which will preserve the historic buildings in the area and will require design review when new buildings are constructed.

The Golden Bell Press property at 2403 Champa Street includes most of the one side of the street, and contains one non-historic building and considerable vacant land, all of which may someday be developed/redeveloped. The "non-contributing" status of my non-historic building in the "Curtis Park H" district will allow this, with landmark design review providing input to the design of the future new buildings.

Please register my support of this final Curtis Park landmark district.

Sincerely,

Larry Bell, President
Cc: Joel Noble

To: LANDMARK PRESERVATION COMMISSION

I, MICHAEL RITCHIE, who RESIDES
IN THE CURTIS PARK NEIGHBORHOOD AT 2605
CALIFORNIA ST., would by means of this
letter like to EXPRESS MY 100% APPROVAL
FOR THE CREATION OF THE "CURTIS PARK H" DISTRICT.

I HAVE LIVED IN CURTIS PARK FOR THE
PAST 33 YEARS. IT IS MY FIRM BELIEF THAT
THE PROTECTIONS AND POSITIVE BENEFITS THAT
HAVE ACCRUED TO THIS NEIGHBORHOOD ARE AS OF
THE RESULT OF ITS PAST HISTORIC DESIGNATIONS.

THE ADDITION OF DESIGNATION FOR "CURTIS PARK H"
WILL ONLY CONTINUE THE POSITIVE INFLUENCES THAT
HAVE MADE THIS NEIGHBORHOOD ONE OF DENVER'S GEMS.

IT IS WITH PLEASURE THAT I LOOK FORWARD
TO THE PASSAGE OF THIS NEW HISTORIC DISTRICT
DESIGNATION; AS I OWN, AMONG SEVERAL OTHER
RESIDENCES AND MY BUSINESS PROPERTY - ALL LOCATED
IN PREVIOUSLY DESIGNATED HISTORIC PORTIONS OF CURTIS
PARK, A PROPERTY (636 27th ST.) THAT IS
IN THE PROPOSED DISTRICT "H". THANK YOU —
Michael Ritchie

Jameson, Savannah - Community Planning and Development

From: Ron Springer [rvspringer@gmail.com]
Sent: Thursday, January 27, 2011 5:40 PM
To: Jameson, Savannah - Community Planning and Development
Subject: Curtis Park Landmark

Hello Savannah,

My name is Ron Springer and I own Akente Express, located 919 Park Avenue West. I am very excited about being apart of the Curtis Park historic landmark process and look forward to supporting your efforts.

With the growing expansion of many businesses and residential properties, the historic designations will allow this community to continue to thrive while preserving decades of historic exteriors.

Akente Express has been located on Park Avenue West for more than 20 years. Over those years the landscape and culture has changed tremendously. While the phenomena of change is expected, it is gratifying to know that the Curtis Park community and the birth place of Akente Express will go down in history documented and recorded.

Please do not hesitate to reach out for further support in this magnificent endeavor!

Sincerely yours,
Ron Springer
303-297-8817

Jameson, Savannah - Community Planning and Development

From: Mick Barnhardt [mickbarnhardt@gmail.com]
Sent: Wednesday, January 12, 2011 7:49 PM
To: Jameson, Savannah - Community Planning and Development
Subject: Curtis Park "H" Landmark District

Dear Savannah-

It has been brought to my attention that the final Landmarking block of structures is up for consideration. I live at a wonderful Second Empire home at 3117 Stout Street that was in the last block of homes to be landmarked. My home will be featured around May 2011 in This Old House Magazine.

Curtis Park is a truly unique neighborhood. Similar to LoDo, this part of town was undesirable for so many years that no development occurred and most structures were left intact. The diversity of the structures in the neighborhood is what makes it unique and worth preserving.

I urge you to support this important Landmark District.

Thank you for your time.

Mick Barnhardt
3117 Stout Street
Curtis Park, Denver
720-273-0623

Jameson, Savannah - Community Planning and Development

From: John Hayden [haydenpryor@msn.com]
Sent: Tuesday, January 11, 2011 1:39 PM
To: Jameson, Savannah - Community Planning and Development
Subject: Curtis Park District H support

Hi Savannah,

I would like to register my support the the approval of the Curtis Park Landmark District H. I am a resident in the District at 2418 Champa Street and I believe that the creation of the district will help bring stability and continued growth and improvement to my block and neighborhood. We have also spoken with the other two neighbors on our block whose homes would be included in the district and all are in support.

Thank you for your work.

John W. Hayden
2418 Champa Street
Denver CO. 80205

Jameson, Savannah - Community Planning and Development

From: Keith Pryor [kpryor13@gmail.com]
Sent: Tuesday, January 11, 2011 2:40 PM
To: Jameson, Savannah - Community Planning and Development
Subject: Support for Land Mark Application Curtis Park H

Hi Savannah,

I am writing you today to let you know of my support for the Landmark Application for Curtis Park H. I reside at 2418 Champa and live in the proposed District and support it fully. I have lived in the area for 17 years and have seen how landmarking has helped preserve and enhance one of Denver's best kept secrets. It is through Landmarking that people have gained a sense of the historical significance of the area and Denver as a whole and urge the Landmark Commission and City Council to support and adopt this application.

Thanks for all of your work.

Sincerely

Keith Pryor
303-881-9873

Jameson, Savannah - Community Planning and Development

From: Amy McCarthy-Smith [amy@hl-arc.com]
Sent: Tuesday, January 11, 2011 1:40 PM
To: Jameson, Savannah - Community Planning and Development
Subject: Curtis Park H Landmark District

To Whom it may concern:

As the owners of 2359 Stout St. my husband Kevin and I would like to voice our support for the formation of the Curtis Park H Landmark District. We feel that this designation is both fitting and beneficial to the identity of our neighborhood.

Regards,
Amy McCarthy-Smith

Jameson, Savannah - Community Planning and Development

From: Val Kraemer [denclassic@gmail.com]
Sent: Thursday, January 13, 2011 1:13 PM
To: Jameson, Savannah - Community Planning and Development
Subject: Curtis Park Landmark District H

We will not be able to attend the meeting to support this petition. However, we own the land at 827-829-831 26th St. and 919 27th St. and want it known that we want the District to be landmarked.

Thank you,

Patrick and Val Kraemer
2663 Champa St
Denver, CO 80205
303 296 3021

Jameson, Savannah - Community Planning and Development

From: Michelle Bontrager [tea.bike@yahoo.com]
Sent: Monday, January 17, 2011 4:13 PM
To: Jameson, Savannah - Community Planning and Development
Subject: In Support of Curtis Park H

To Whom it May Concern,

I have been a Curtis Park resident and home owner for 26 years. I am committed to and love this most unique of Denver neighborhoods and wish to see it preserved for generations to come. Landmarking status will help ensure it's longevity I fully support this action.

Thank you for your attention to this matter.

Sincerely,

Ethan D. Bontrager
2729 Champa St
Denver CO 80205

303-297-2044

Jameson, Savannah - Community Planning and Development

From: Felicia Pezold [feliciapezold@gmail.com]
Sent: Tuesday, January 18, 2011 6:10 PM
To: Jameson, Savannah - Community Planning and Development
Subject: Curtis Park H Landmark District

Dear Savannah,

I am writing to you in support for the "Curtis Park H" landmark district. Our neighborhood is a great example of the history Denver has and deserves this designation. I can be reached at the number below or via e-mail if any more information is needed. I look forward to hearing that this has been approved by the City Council review on Monday, February 14th.

Regards,
Felicia Pezold

Felicia O. Pezold
2727 Champa St.
Denver, CO 80205
(720) 270-6444

From: Beth Cito [beth.cito@gmail.com]
Sent: Friday, January 14, 2011 11:50 AM
To: Jameson, Savannah - Community Planning and Development
Subject: Landmarking

Hello Savannah:

Since moving to Stout Street in Curtis Park in 2006, 30 units have gone up across the alley from us in the space of just one block. We are very disheartened about the rampant building there and what little view we might have had from our second floor is long gone. The style of the buildings are pretty unimaginative and their modern architecture really doesn't fit in that well.

As a result we are very much for maintaining what integrity of the neighborhood is left. We love that Curtis Park is a real neighborhood at the edge of downtown and want to keep it that way. I'm all for renovation and improvement of existing structures but would like to see it done in a way that is sensitive to the rest of the area.

Please know that we are 100% behind this landmarking process and hope that you will take our input as seriously as it's meant.

Thank you for your help

--

Beth Cito
2431 Stout Street
Denver, CO 80205
303 393 7647

From: Kathy Struble [kstruble1@aol.com]

Sent: Thursday, January 13, 2011 6:56 PM

To: Jameson, Savannah - Community Planning and Development

Subject: Curtis Park H landmark district....

Hello Savannah,

I live at 2343 Stout Street and am thrilled that my home and part of the Curtis Park neighborhood is finally being included in the land mark area H.

This neighborhood is so special and I happen to live on the block that is the entrance to this wonderful community. My block is unique and is in need of the historic protection. Although my house is a landmark, the "Kaub House" there is only one other on the block and it would be a sad day should any of the other properties not be properly preserved. I appreciate all the hard work that has gone into creating this district and whole heartedly support the efforts.

Kindly,

Kathy Struble

2343 Stout Street

Denver, Co 80205

From: Thomas Iseman [tiseman13@yahoo.com]
Sent: Thursday, January 13, 2011 7:54 PM
To: Jameson, Savannah - Community Planning and Development
Subject: Letter of Support for Curtis Park 'H' Historic District.
Dear Savannah,

I'm writing on behalf of my wife and myself in support of the designation of the Curtis Park 'H' Historic District as an official Denver Landmark District. We are residents of 2537 Curtis St, within the proposed District, and we believe the designation will serve to protect and preserve the the best qualities of our historic neighborhood.

We moved in to Curtis Park three and one-half years ago, in the summer of 2007. We were first time home buyers and we looked at houses and condos all over Denver. Ultimately, we chose Curtis Park, at the most conscious level because of the specific house -- its simple yet dignified architecture and its warm and welcoming interior. While we were intrigued that the house was built in 1880, it didn't play a significant part in our decision, nor did the history of the neighborhood.

Over time, we've come to appreciate the history of our house, our block, and the neighborhood as a whole. We are proud to be the middle of three similar Italianate houses that were built in the same year. We have realized that the intact, historic texture of Curtis Park played a significant part in our appreciation of this neighborhood and our decision to buy this house. We've learned of the hard work of many long-standing residents of the neighborhood to understand and preserve the historic attributes and feel of the neighborhood. We support the landmark designation to preserve the historic values the neighborhood.

While I wasn't a historic neighborhood expert, I offered to talk with our neighbors about the designation, to let them know about the process and hear their concerns. I heard a lot of support from my neighbors about protecting the historic qualities of our block and the neighborhood. However, I also heard some legitimate concerns about the additional time or costs of historic designation when making renovations to a house.

My wife and I have decided that the benefits of the designation outweigh the additional obligations that go with landmark review. By all accounts, I understand that the landmark staff and commission take a constructive and solution-oriented approach to design review. I urge the staff and commission to respect the legitimate concerns of my neighbors and to demonstrate openness and goodwill through the landmarking process and -- all willing -- into our future as a historic district.

Please feel free to contact me with any questions. My wife and I will try to attend the upcoming hearing on January 18.

And thanks for your work on the historic designation.

Best regards,

Tom and Alexandra Iseman
2537 Curtis St.

From: cherylinthemtns@aol.com

Sent: Monday, January 03, 2011 4:07 PM

To: Jameson, Savannah - Community Planning and Development

Subject: Landmark District H

Hi Savannah,

I just wanted to write to support the new Landmark District H in Curtis Park. I live in the neighborhood and it is such a special place. Everyone works so hard to preserve their historic homes and I think it is because of the fact that we are in a landmark area. We all know these houses will be here long after we are gone and we are the caretakers for now.

I hope you will support the new District H.

Thanks,

Cheryl Barry

2632 Stout St.

Jameson, Savannah - Community Planning and Development

From: jrubsam@aol.com
Sent: Monday, February 07, 2011 10:45 AM
To: Jameson, Savannah - Community Planning and Development
Subject: Curtis Park Historic District "H"

To: Savannah Jameson and the Landmark Commission:

Please excuse my tardiness in writing to you on behalf of Curtis Park Neighbors. We (Curtis Park Neighbors) are delighted to endorse the application for our final land marked district. Our board gave not only unanimous consent, but also raised the money to pay the fee for the application.

Curtis Park Neighbors is a registered neighborhood organization (RNO) with the City and County of Denver, and also is a 501(c)3. We have been proud to sponsor all of our landmark applications and subsequent designations. We have worked diligently to make Curtis Park the premier historic neighborhood in Denver. With its unique location and intact Victorian houses and businesses, we believe that we not only are "neighborhood proud" but also benefit the Denver's downtown by providing the ingress and egress to all who may travel and commute to and from downtown Denver.

Further, as an avid and daily dog walker, I have been so proud to have visitors stop me to compliment the beauty and continuing improvement to our neighborhood. Many of the people I run into are guests of the Gregory Inn and are visiting the neighborhood for the first time.

We feel that the fragile and unique character of Curtis Park can only be preserved under the guaranteed watchful eye of the City of Denver's Landmark rules and regulations. We are committed to preserving this area for the generations to come.

We ask your guidance and continued "motherly" care of our greatest resource - the beauty of our historic homes and the wonderful people who reside in them - today and tomorrow!

Sincerely,

Julie Rubsam
President, Curtis Park Neighbors
2800 Curtis Street
Denver, Colorado 80205

Jameson, Savannah - Community Planning and Development

From: Wells, Jeremy - Community Planning and Development
Sent: Friday, February 04, 2011 5:54 PM
To: 'heidi@bakerproject.com'
Cc: Jameson, Savannah - Community Planning and Development
Subject: RE: Historic District

Hi Heidi,

Thank you for your e-mail of support. I have cc'd Savannah Jameson in our office on this e-mail, who is leading the nomination through the designation process.

Thanks,

-Jeremy

From: Heidi Baker [mailto:heidi@bakerproject.com]
Sent: Friday, February 04, 2011 3:14 PM
To: Wells, Jeremy - Community Planning and Development
Subject: Historic District

Jeremy,
Per Joel Noble's suggestion...

Just wanted to let you know that I am aware of and looking forward to the (albeit delayed) approval of the new Curtis Park historic district. I will be a proud resident of such, and will continue to be an ally in advocating for more front-end reviews of permits in all the historic districts.

Please call on me if there is anything in particular I can do to help,

-Heidi Baker

From: cherylinthemtns@aol.com

Sent: Monday, January 03, 2011 4:07 PM

To: Jameson, Savannah - Community Planning and Development

Subject: Landmark District H

Hi Savannah,

I just wanted to write to support the new Landmark District H in Curtis Park. I live in the neighborhood and it is such a special place. Everyone works so hard to preserve their historic homes and I think it is because of the fact that we are in a landmark area.

We all know these houses will be here long after we are gone and we are the care takers for now.

I hope you will support the new District H.

Thanks,

Cheryl Barry

2632 Stout St.

From: Albus Brooks [albusbrooks@gmail.com]
Sent: Sunday, May 22, 2011 11:15 PM
To: Jameson, Savannah - Community Planning and Development
Subject: Curtis Park H
Landmark Preservation Staff,

My name is Albus Brooks, and I am a candidate in the run-off election for City Council District 8.

I am writing in support of the Curtis Park neighborhood's final landmark district, "Curtis Park H." I have been briefed on the history of landmark protection in the Curtis Park neighborhood, and this district specifically. Residents of this neighborhood have worked to achieve local historic designation for the area over the course of 16 years, and I recognize their diligence in reaching this milestone. Please include my support in your file as this application prepares for its final review.

Sincerely,
Albus Brooks



Jameson, Savannah - Community Planning and Development

From: Catherine.M.Jones@wellsfargo.com
Sent: Monday, June 20, 2011 10:22 AM
To: Jameson, Savannah - Community Planning and Development; dencc - City Council
Cc: jnoble@frii.net
Subject: Curtis Park

I would like to show my support via email for the Curtis Park H Landmark District. Unfortunately, I cannot attend in person Monday 6/20/11. I am a current owner/resident at 2430 Champa St. This is a very important designation for our community. Thank you.

Catherine M. Jones

Senior Vice President
Team Lead
Colorado Regional Commercial Banking Office

Wells Fargo Commercial Banking Group | 1700 Lincoln St., 8th Floor | Denver, CO 80203
MAC C7300-081
Tel 303-863-5070 | Fax 303-863-6670
catherine.m.jones@wellsfargo.com