



Council President Amanda Sandoval
Denver City Council
City and County Building
1437 Bannock Street
Denver
CO 80202

Sent by email: landmark@denvergov.org, District1@denvergov.org

December 4th, 2024

Re: Support for landmark designation of 4450 Tennyson Street, “Little Tenny”

Dear Council President Sandoval and members of Denver City Council,

We write to express Historic Denver’s support for the landmark designation of the above property, which is scheduled to be presented to Denver City Council on December 9th.

The damage caused to the built environment on Tennyson Street by a proliferation of slot homes and unsympathetic development cannot be overstated and it is a testament to the resilience and entrepreneurial spirit of local community that the street remains a vibrant and active hub that is much loved throughout the city.

We are sincerely grateful to the owner of 4450 Tennyson Street for seeking to designate this property, which is extremely well preserved, retains its historic setback from the street, has notable architectural and design features, and is associated with significant history of the area.

The scale of this building may be small, but the value it adds to the neighborhood’s built environment is priceless. We urge Denver City Council to approve this application for landmark designation.

Sincerely,

John Deffenbaugh
President and CEO

CC.

Laurie Simmons, Co-chair, Historic Berkeley Regis
Jenn Cappeto, Landmark Preservation Manager, City and County of Denver



A Colorado Nonprofit 501(c)3 Corporation

November 4, 2024

Denver Landmark Commission
City and County of Denver
201 West Colfax Avenue
Denver, Colorado 80202

Dear Commissioners:

Historic Berkeley Regis, a nonprofit neighborhood historic preservation organization founded in 2016 is dedicated to initiating and supporting efforts to study, understand, acknowledge, and preserve historic resources in our community, strongly and enthusiastically supports the Denver Landmark Application for the Currie/Dryer Cottage, 4450 Tennyson Street.

The cottage is a rare remaining example of the alley house type once frequently built in our neighborhood to provide affordable housing for diverse residents. The high quality of the construction and preservation of materials utilized in the cottage and the thoughtfulness of its design make it an outstanding example of the type. The associated landscape is notable within the neighborhood for standing out among the newer buildings with its long setback from Tennyson Street and its inclusion of traditional trees and a grass lawn that cause people today mistake for a small park.

The history of the house is notable for being occupied by people with diverse origins, religious beliefs, occupations, cultures, and family types. It has provided a home for young families who recently arrived in the United States and elders approaching the end of their lives. It has served as a location of safety and security during times of division and violence among differing groups of people. At the same time, it has been associated with the long history of the development and growth of Tennyson Street as Berkeley's principal commercial thoroughfare and its streetcar commercial district, which in the past included many single-family homes. A single family, the Dryers, owned the house and rented it to others from 1912 to 1979.

Historic Berkeley Regis is pleased that Denver recognizes and aids in the preservation of properties important to the neighborhoods and the city through the designation of historic landmarks. We happily worked with the property owner, daphne salone, to complete an application for such designation. The historic treasures remaining in our neighborhood contribute to a richer quality of life for us all.

Sincerely,

Marie Giedraitis-Edgar and R. Laurie Simmons

Co-Presidents for the Historic Berkeley Regis Board of Directors
HistoricBerkeleyRegis@Gmail.com

daphne a salone, owner of 4450 Tennyson St Denver CO

written comments to the Landmark Preservation Commission; attendant to the application of the Currie/Dryer cottage for designation

Meeting November 5 2024

I want to express my deepest gratitude to Historic Berkeley Regis, particularly Tom and Laurie, for their incredible effort in preparing this application. Their extensive research and dedication have brought us all together here today. I'd also like to thank the Denver Landmark Preservation Commission for considering this application and for your ongoing work to preserve the unique and special homes that make Denver what it is.

The landmark application beautifully chronicles the history of this small cottage, up until I purchased it in 2006. Over the past 18 years, this house has become a significant part of my life. I feel honored to be its current steward, following in the footsteps of the Currie and Dryer families, who cared for it before me. Like the Dryer family, who owned this house for nearly 80 years, I've also kept it as a rental property, providing a home for people from all walks of life.

Renting the house not only allowed me to maintain it after moving out, but it also gave me the privilege of offering a cozy, single-family home to individuals in transition—those between jobs, facing personal challenges, or working to save for homes of their own. It has been a source of pride to watch this house continue to be a place of stability for others, as it once was for me.

When I first bought the house in 2006, I was looking for a new space for my accounting office. I knew instantly this was the home for me—it had character and charm that set it apart. My employees and I would walk to work, enjoying the neighborhood's history as we went. It wasn't long before this house, small and hidden from the street, became a delightful mystery for clients who could never quite seem to find it! We would often stand by the porch, waiting to guide visitors who had walked right past without even realizing the house was there.

I also remember fondly a time when visitors with family ties to the home stopped by to see it for themselves. Their joy at reconnecting with the house, which had once belonged to their ancestors, was profound. It reminded me that this house carries not just my memories, but the memories of generations before me.

Like many, the 2008 economic downturn was a tough time. I had to make difficult decisions and ultimately moved my accounting practice back to my personal home. But even through those hard times, I kept this little house, despite tempting offers to sell it to developers. I've seen many original homes on the block replaced with modern

constructions, and although it was financially challenging, something always held me back from letting this cottage go. Now, looking back, I'm grateful that I was able to preserve it.

In recent years, tenants like Justin and his dog Bailey, who have been living here for five years, have enjoyed the home and its beautiful yard. It's one of the last remaining green spaces on Tenny Street, and it brings joy to the community—people often mistake the lawn for a park!

This cottage represents one of the few remaining links to Denver's early history, and I sincerely hope it will be recognized as a Landmark. So much of our past has been lost to redevelopment in recent years. This designation would allow us to preserve a tangible piece of that history for future generations to appreciate.

Today, we have a unique opportunity to save this house from becoming just a memory. It is more than just a structure—it's a testament to the dreams and hard work of the immigrant families who built Denver into what it is today. I thank you for your time and consideration in recognizing this cottage as a historic landmark, ensuring that it remains a cherished part of our city's story for generations to come.