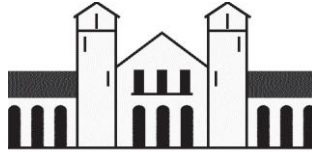


# SCPNA NEWSLETTER

## September 2011



SOUTH CITY PARK  
Neighborhood Association

PO Box 18375  
Denver, CO 80218  
[www.scpna.org](http://www.scpna.org)  
[southcitypark@gmail.com](mailto:southcitypark@gmail.com)

President: Bonita Lahey – 303.321.8533 | Vice President: Karen Newman – 303.399.6825 | Secretary: vacant |  
Treasurer: Doña Dodson -- 303.333.2983

### 2<sup>nd</sup> Special Meeting **September 7**

Rosen Properties development of the property from Jackson to Monroe  
7:00pm - 8:30pm  
Montview Manor Penthouse  
1663 Steele Street

They will discuss in further depth how the site is designed (where the building should be located, where the parking should be located, and where the delivery and servicing should be located) and they hope to discuss techniques for how they screen the parking area from the adjacent homes.

#### First meeting minutes:

Presenting: Sean Mandel, Rosen Properties, [seanmandel@gmail.com](mailto:seanmandel@gmail.com)  
Alan Colussy, Principal, Klipp Architecture  
Heather Vasquez, Klipp Architecture  
Russell Perkins, Evergreen Development

The team is looking for something that the neighborhood wants and top on that list is a **grocery store**. Klipp did the Sunflower store in Highlands. The team said that was top on their list. The property covers Monroe to Jackson on Colfax and into the neighborhood to the north. (**pictures on website**)

Questions were raised about:

- parking impacts/underground parking?
- impact on the residents adjacent to the properties
- RTD interaction/crosswalks
- creative use of the site was discussed
- will it be mixed use? (not popular due to parking issues)
- what will happen to the cars when the overflow parking lot used by National Jewish employees goes away?

They are requesting that the 3 residential parcels are rezoned to U-MS-2x; this will match the zoning of the current asphalt parking area on Garfield, to the north of the dealership building. Nothing is in concrete but it is listed now with realtors and the plan is to have it completed by Thanksgiving of 2012.

Please come to the regularly scheduled SCPNA meeting  
**Wednesday, September 21**  
7:00pm - 8:30pm  
Montview Manor Penthouse  
1663 Steele Street

Agenda: status of talks with Jazz in the Park/parking  
WildB.I.R.D. – hopefully they can come this time  
Any new business

Special Meeting  
**October 19**  
District 8 Councilman Albus Brooks' 'listening' tour  
He wants to learn about our issues  
7:00pm - 8:30pm  
Montview Manor Penthouse  
1663 Steele Street

A special thanks to Montview Manor for hosting two special meetings for SCPNA



**COLFAX EVENTS IN SEPTEMBER**

**FREE: Local Flavor Fest**  
Celebrate Denver's Local Flavor!  
Sunday, Sept. 11 - 11 am to 5 pm  
Lowenstein Cultureplex  
2626 E Colfax Ave at Elizabeth St  
for more details and schedule of events visit [mycolfax.org](http://mycolfax.org)

**4th Annual CHUN Wine Tasting and Silent Auction!**  
Enjoy a "Taste of Capitol Hill" while trying a variety of delicious wines; relax in our FREE chair massage, enjoy live local music and shop our eclectic silent auction! The wine tasting will also feature a collection of memorabilia from the 40 years of the CHUN Capitol Hill People's Fair.  
Wednesday, September 14, 2011 - 6:00-9:00pm  
The historic Tears-McFarlane House and CHUN Community Center (1290 Williams St.)  
\$35 per person - for more info visit [mycolfax.org](http://mycolfax.org)

**FREE: BLUEBIRD DISTRICT SECOND SATURDAY ART WALK | FASHION SHOW - MONTHLY**  
Come wander the BlueBird District between St. Paul and Adams street for Art | Fashion | Fun.  
Saturday, September 10th at 7pm  
2516 East Colfax Avenue

**Halloween is coming up! Want to get more involved in your neighborhood? We could sure use you!**  
Contact [Don@mycolfax.org](mailto:Don@mycolfax.org)

For More events & News  
Visit: [www.MyColfax.org](http://www.MyColfax.org)



### The Tax Place

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