

Platt Park

The Official Newsletter of
Platt Park People's Association
Apr. / May 2013
www.3pa.org

Past



3PA Board Updates

The 3PA Annual Business meeting took place on Tuesday, March 12th during the general meeting at The Fleming Mansion. A brief report from Platt Park President, Kathleen Gueymard, was provided on goals and accomplishments of Platt Park People's Association since last year's annual meeting. Your input and ideas on the direction of 3PA are always welcomed, so please get involved in the organization by becoming a member (www.3PA.org) and attending the general meetings (held the second Tuesday of each month at 6:30pm at the Fleming Mansion).

Board elections also took place at the meeting. Below is some information about the members of the board. Our 3PA President, Kathleen Gueymard, is completing the second year of her term. Officer terms are two years, while board member terms are one year. Elections for the board take place each year at the general meeting in March.

Vice President

Renee Hook joined 3PA in 2011 when she took on the role as Managing Editor for the Platt Park Post. In the spring of 2012, she was elected to serve as Secretary of the Board. Within this position, Renee updates the 3PA website, initiates the Meetup Groups, keeps minutes from the general and board meetings, and continues to edit the newsletter. She and her husband have lived in the neighborhood since 2006. They have two daughters. Renee enjoys being an



Pictured from left to right: Cindy Parmenter, Renee Hook, Jolon Clark, Joe Beierl (front), Kevin Shelledly, Kathleen Gueymard (not available for photo: Ashley Arroyo, Sarah Moore, Suzanne Knight)

active part of the Platt Park Community as it reminds her of the small town in Iowa where she grew up. Professionally, Renee does contract work with an expertise in process improvement & project management.

Treasurer

Joe Beierl is a 20-year resident of Platt Park. He has been active in 3PA since its inception and a longtime member of the Responsible Development Committee. Joe represents 3PA on the INC Zoning and Planning Committee. Joe stays involved with 3PA in the hopes of making a meaningful impact on the quality of life in the neighborhood he loves.

Secretary

Suzanne Knight has served on the Board for two years and has served on the Membership Committee as well as planned the Platt Park Ice Cream Social. She is a former psychotherapist and currently owns Nest Real Estate Group specializing in residential sales. Suzanne enjoys being on the Board as it gives her an opportunity to keep a pulse on what is happening in Platt Park and what is important to its residents.

The Platt Park People's Association, a city of Denver Registered Neighborhood Organization, serves more than 3,000 homes and businesses in the neighborhood bounded by Broadway on the West, Downing on the East, I-25 on the North and Evans on the South. 3PA membership is open to all neighbors and business owners who live within these boundaries. Have a voice in your neighborhood and with the city: Join 3PA.

Check out our website. Stay informed; learn about upcoming events, and more!

WWW.3PA.ORG

You can now join 3PA at 3PA.org where you can fill-in the form on-line and pay through paypal. Go to 3PA.org, click on "Join 3PA."

Platt Park People's Association (3pa.org)
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Storm Sewer Updates

By Renate Robey

On March 4, workers began ripping out part of Iowa Avenue east of Broadway, as part of a plan to improve the storm sewers in that area and reduce flooding. The first part of the project involves four blocks of Iowa Avenue—between Broadway and Logan Street. The project then moves south on Logan for four blocks—from Iowa to Asbury Avenue. The \$2.5 million project will install a new storm sewer system in the area after city officials identified flooding and drainage issues there as a high priority.

Platt Park has curbside corner drains that water flows into. However, many of those drains are not actually connected to the storm sewer system. It is a familiar neighborhood site to see city vacuum trucks sucking the water out of the street corner drains—called siphon inlets—and then dumping it into a storm sewer opening nearby. The new system will connect more areas directly to the storm sewer system. In addition, the project will upgrade some existing connections, according to Kevin Juliano, project manager for BT Construction, which is doing the work. The old pipes ranged from 18 to 30 inches in diameter. The new pipes will be 60 inches.

Work on Iowa is scheduled to be completed sometime in May, and work on Logan should begin around June and last through September, predicts Juliano. The current plan is to have one northbound lane of Logan open during the construction on Logan. Southbound traffic on Logan would be detoured. However, Logan may need to be closed at times, especially when work reaches intersections like Mexico and Colorado. Juliano said that, if those closures are needed, they should happen on weekends.

A second phase of the project would extend the work east up Asbury Avenue, but that project is not part of the current work and probably won't begin for several years, said Jason Wennen, project manager for Denver's Department of Public Works engineering division. The current system, which is decades old, was originally designed for the water to flow in and out of the siphon inlets on various sides of the intersection and keep water flowing until it reached a connection to the storm sewer system. However, that doesn't always happen.

"The water sits there. Leaves get in it. It stinks. It's a nuisance and a maintenance issue," said Wennen. Some streets are affected more than others, he said, especially flatter streets.

Juliano said, "The inlets aren't connected to anything. All they are is storage basins." This project will connect the inlets "to a storm sewer that will take (the water) somewhere else. It will minimize the flooding."

The city's website with information on the project is <http://www.denvergov.org/iowaavenue>.



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Neighborhood Notes

It seems dust and construction debris are a part of living in a trendy little place like Platt Park.

By April's end, Phase II & III of the **Broadway Reconstruction** project should be wrapping up with all landscaping in place. For the shop and restaurant owners who have endured the noise, dust and reduced customer traffic, it has been an especially long four years. No doubt they would love to see a healthy return of customer traffic this coming spring. Broadway is a very different world these days and greatly improved over years gone by. As the western gateway to our neighborhood, let's be sure to do what we can to get out and support the businesses that help make this area such a great place to live.

Lots of questions come my way about on going projects and rumored ones. One of the biggest projects is coming to the vacant lots along Mississippi between Logan and Broadway. The project is being called **Platt Park North**. It is the latest development incantation to fill the void left behind by the McStain project that fell victim to the economic downturn in 2008. At press time, we had hoped to have a fairly clear picture of what exactly to expect but there have been some last minute issues with the planners and the City of Denver that have delayed any final unveiling of the project. What seems to be reasonably certain is that the project will include a combination of single-family homes, row-homes (brown stones for you formerly easterners) and some commercial that will include both retail and office space. Any ground breaking appears to be a few months off, at best, at this point so we'll get back to you as the dust clears.

Also, in the 'probably more than rumor department', the recently created vacant patch of ground at the corner of Louisiana and Washington (behind Duffy Roll) is about to undergo a major transformation. No details are yet available but it appears a five-story apartment building is in the works for the near future in that location. That is the rumor at least, so you now know all I know—which again is not much.

By the time you are reading this, I'm highly confident that we will have a new addition to the coffee shop scene with the opening of **Steam Espresso Bar** on the corner of South Pearl and Colorado Ave (1801 S Pearl). I recently dropped in and had a chance to see the place and chat with brothers Hani and Zahi Yaafouri. Both DU graduates, Hani and Zahi, have been looking for the perfect place for two years to open their vision of a neighborhood shop. When the old photography studio became available they jumped at it. Zahi, an architect, has completely redone the interior using recycled materials where possible. Lots of wood (recycled box-car decking to be exact), concrete and brick define the space giving it sort of an urban loft feel. Large rollaway garage-type doors open to the expansive outdoor seating that

will be a delight come spring. Inside there is a large community table as well as individual tables and bar seating.

Coffee will be supplied by Boxcar Coffee Roasters out of Boulder considered by many coffee purists to be one of the finest roasters in Colorado. All coffee will use the pour-over method (had to Google it), which promises to produce no less than the "perfect cup of coffee". Steam will also be serving pastries from Trompeau bakery as well as an assortment of fresh vegetable and fruit juices. If you've ever tried to find seating at our other local coffee shops another place to meet friends should be a welcome addition.

If things go according to plan, **Izakaya Den** should be moving to its new home around the end of May. Every day the new building is taking shape. Floor plans for the structure are now available to be viewed on our website www.3pa.org.

And finally to complete the rumor mill of construction happenings, by April the Tavern Group plans to have the renovations of its property (former home of India's Pearl) under way with an anticipate opening in late 2013 of **The Tavern Platt Park**.

So there you have it--never a dull moment around here to be sure. Should be a fun spring and summer in Platt Park and we didn't even get to talking about all the great events in the works for summer. We'll save those for the next issue. So pump up the bike tires, get those veggies planted and have a great spring.

See you around the neighborhood,

Tom Snyder





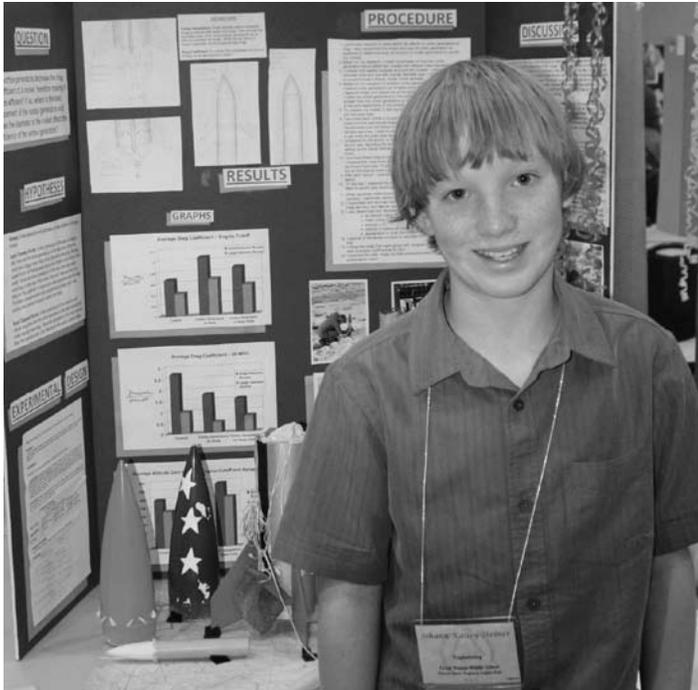
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Congratulations to Johann Kailey-Steiner



The Platt Park School Committee and 3PA would like to congratulate one of our outstanding students from our neighborhood schools. Johann Kailey-Steiner is an 8th-grade student at Grant Beacon Middle School. He and his family live in Platt Park. On February 28th, Johann won first place in engineering for the third year in a row at the Denver Metro Regional Science and Engineering Fair! He will go on to the Colorado State Science and Engineering Fair on April 11th -13th. Johann answered a few questions for us.

Q1: What neighborhood schools have you attended?

Asbury Elementary School, Grant Beacon Middle School

Q2: With Grant becoming an Innovation School, what change has the biggest impact on you?

With Grant becoming an Innovation School and implementing blended learning, I now have the use of iPads and Netbooks to learn at my own pace. The Moodle (a computer learning system) gives me easy access to my class work and lets me track my progress.

Q3: Aside from the academics, what do you love most about your school?

The enrichments have given me the opportunity to learn about things that I am interested in, such as aerospace, engineering, and art.

Q5: If money was not an issue, describe your dream 8th-grade trip—where would you go with your class and what would you do?

I would travel into space and explore the galaxy.

Q6: Describe the most memorable experience you have had at Grant (6th, 7th, or 8th grade).

The most memorable experience I have had was being introduced to the science fair and competing at a high level.

Q7: What is your favorite thing about living in Platt Park?

I can walk to parks and places to eat with my friends who all live in this neighborhood.

Here is a list of all of Johann's accomplishments in science while at Grant Beacon middle school:

2011 6th Grade:

- Grant – 1st Place; Best in Show
- DPS District – 1st Place; Best in Show
- Denver Metro Science and Engineering Fair – 1st Place Engineering; Lockheed Martin Award
- Colorado State Science and Engineering Fair – 4th Place Engineering; Lockheed Martin Award

2012 7th Grade:

- DPS District – 1st Place
- Denver Metro Science and Engineering Fair – 1st Place Engineering; 2nd Place Best in Show
- Colorado State Science and Engineering Fair – 2nd Place Engineering; Lockheed Martin Award

2013 8th Grade:

- Grant – 1st Place; Best in Show
- DPS District – 1st Place
- Denver Metro Science and Engineering Fair – 1st Place Engineering

Tom & Denise Snyder

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Platt Park Board

Continued from page 1

Directors

Sarah Moore has lived in Platt Park for more than eight years with her husband and two young children. She became involved with the Neighborhood Schools Committee just after the arrival of her first child, four years ago. The committee is committed to working with neighborhood schools to make Platt Park the community families want to move to because of excellence in our schools. The School Committee's involvement with the Platt Park People's Association has been a positive force in getting school information out to our neighborhood families. Additionally, Sarah was on the Innovation Team at Grant Beacon Middle School (GBMS) in order to develop the new Innovation School criteria for Grant's curriculum. Currently, Sarah is on the GBMS School Advisory Board, which regularly reviews progress on the implementation of their innovation plan.

Kevin Shelledly was raised in Worland, Wyoming, and attended Marquette University where he graduated with a Bachelor of Science in International Business and Economics. He has worked for Starwood Hotels and Resorts since 2003, and recently moved from Chicago to Denver to start a family with his wife Joy and to be closer to his parents in Broomfield. He has been involved with various organizations—from political campaigns to hospitality associations to Rotary International—and is interested in helping to support the growth and development of the Platt Park area.

Cindy Parmenter is a retired newspaper reporter and public relations advisor who has lived in Platt Park since 1978. Her South Grant Street house was built in 1887 and is one of the oldest in the neighborhood. She has served on the Board since March, 2011.

Jolon Clark was born and raised in Denver. He is a Denver Public Schools graduate and has two kids at McKinley-Thatcher Elementary School. Jolon has 15 years of experience working with non-profit organizations and holds a Master's Degree in Non-Profit Management. He has served on the steering committees for Confluence Park Master Plan, the River Vision Implementation Plan, the South Platte River Corridor Brownfields Study, and Doug Linkhart's Community Health Improvement Plan. Jolon was recently appointed by Councilman Nevitt as the District 7 Rep to the Denver Parks and Recreation Advisory Board.

Ashley Arroyo has lived in Platt Park since 2003 and has been an active member of 3PA for many years. She enjoys being involved in the neighborhood and hopes that the existence of 3PA will enhance the neighborhood experience for the residents of Platt Park. Currently, she is a 3PA Board Member and heads up 3PA's newsletter distribution efforts. Professionally, she is a partner with the law firm of Lindquist & Venum LLP where her practice focuses on commercial real estate transactions, real estate loan documentation, loan workouts, and restructurings.

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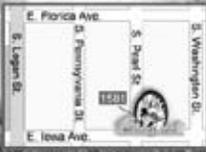


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Community Supported Agriculture (CSA) in Platt Park



By Ginger Collins

You may recognize the name, Leffler Family Farms, if you frequent the Old South Pearl Farmers Market in the summer. The Leffler family has been farming in Eaton for three generations and offering their produce to local consumers since 1996. If you're like me, you might buy on impulse, planning your weekly menu of kale or sweet corn and heirloom tomatoes as you stroll down South Pearl Street on a Sunday. This year, however, I am considering buying into the Leffler Family Farms Local Motion CSA Program.

When I spoke to Anthony Zamora, who runs Leffler Family Farms with his wife, Sarah Leffler Zamora, he had just finished getting the compost turned and laying down seed for the early season CSA. The early season, I now know, includes Asian greens, baby lettuces and radishes. Until I was asked to write this article, I had heard of CSAs, but I never really understood them. If you are not already aware, a CSA is "a consumer-based movement, which allows families to directly access farm fresh produce while simultaneously supporting sound environmental processes." There are 123 CSAs in Colorado, 25 in Denver alone. The Leffler Family Farms Local Motion CSA program offers four different levels of the 2013 harvest share membership, depending on how many weeks of shares or what kind of shares you want. This year, CSA members can pick up their shares at either the Sunday farmers market on Old South Pearl from 9am to 12pm, or at Basil Docs Pizza (all four locations, including Wash Park) on Wednesdays from 4pm to 7pm.

I'm excited to participate this year. The selfish side of me likes the idea of getting the best produce available, instead of what's been picked over by the time I get there. The community-oriented side of me feels fulfilled by the notion of investing in a local family farm and being a part of enabling all of us continued access to local, organic produce. I also have to admit that I am inspired by Anthony and Sarah's commitment to family, agriculture and community. Their motto, "Together We Grow Community" is a genuine reflection of their life's work. Check out their website if you have an interest: www.lefflerfarms.com.



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Doors Open Denver

The 2013 Doors Open Denver event will be held the weekend of April 13th and 14th. This FREE, two-day event celebrating architecture and design welcomes guests inside more than 70 sites around the city. This year's theme is The City Beautiful: Then and Now.

Doors Open Denver has sites all over Denver; however the following sites are in your neighborhood! The sites around the Platt Park Neighborhood are: Platt Park/Fleming House and Cameron Church. Be sure to visit the sites near you and more on April 13th and 14th, 2013, for Doors Open Denver.

The event will feature more than 100 expert guided tours, the Denver Box City for Kids and the Focus on Architecture Photography Competition. New this year are guided bike tours, tours of Denver Parks and Parkways, and many exciting sites such as the Denver Dry Building, Hogle-Allison Motors/Colorado Ballet Building, Washington Park Dos Chappell Bathhouse, and the Civilian Conservation Corps Camp at Morrison. Also open to the public will be all four directional Denver public high schools—East, West, North, and South—which exemplify the City Beautiful with their location on prominent sites, setting adjacent to a park, and commanding views.

The City Beautiful Movement was influenced by European Beaux Arts architecture and the 1893 Chicago World Exhibition. Characterized by parks, fountains, public statuary, grand boulevards, handsome civic centers, prominent civic buildings, and comprehensive planning, The City Beautiful Movement was both aesthetic and based on the belief that a quality public and civic realm was key to the public health of the citizenry and the financial stability and wellbeing of the community.

A little more than 100 years ago, civic leaders, aided by Mayor Robert Speer, took steps to adapt principles of The City Beautiful Movement to distinguish Denver from other dusty, poorly organized frontier towns. Mayor Robert Speer's master plan had three phases: the development of Civic Center; the city's extensive Parks & Parkways system as settings for schools, libraries, and residences; and the Mountain Parks. Today, the Denver community continues to value quality architecture that contributes to civic space, relates to the natural environment and improves our quality of life—still revealing the possibility of social beauty, utility, and harmony.

The 2013 Doors Open Denver is presented by Arts and Venues Denver, the Denver Architectural Foundation, Historic Denver, Inc., the American Institute of Architects, the Downtown Denver Partnership, MA Mortenson, SCFD, Denver Health, the Davis Partnership, Moye White, CommonSights, Mike's Camera, and PCL Construction. Media sponsors include The Denver Post, OutFront Colorado, and Colorado Homes & Lifestyles. For more information, including a complete listing of sites and expert tours, visit www.doorsopendenver.org.

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Upcoming 3PA General Meeting

On May 12th, 3PA will host an evening presentation on the REALITY of Climate Change. Learn the facts versus the myths about our climate. Join us to discuss the defining issue of our time and learn how we can respond to the extreme weather events that are affecting our world AND our Platt Park Community.

Help spark the movement to inform and inspire others to demand action on Climate Change. We have the power to change the conversation, the power to change the world. Presentation will be given by Platt Park resident and environmental activist Paddy McClelland who is representing The Climate Reality Project.

Annual Platt Park Picnic

Please Save The Date! 3PA will have its annual Platt Park Picnic on June 22, 2013 at 4pm. Bring a picnic to our neighborhood park and enjoy music, games for the kids, games for the adults, and a 3PA raffle! Keep your eyes open for more details as the date draws closer.

Decker Now Open Six Days a Week!

By Jeff Gregory

Decker Library is now open six days a week, Monday through Saturday! In early March, Decker expanded its days open from 32 hours a week over four days to 48 hours a week over six days. This is a result of the passage of the 2A ballot measure by Denver voters in November, which allowed libraries to increase their hours by 40%. Central Library is now open 56 hours per week with Saturday morning hours restored. The public can expect to see the new hours at all the branches by the end of April. An updated list of hours at the branches may be found at www.denverlibrary.org.

Platt Park Events Calendar

Tuesday, May 14th
3PA General Meeting
 Fleming Mansion, 1510 S. Grant St.,
 6:30pm

Saturday, June 22nd
3PA Annual Picnic
 Platt Park, 4pm

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