



April 13, 2006

Barbara Silverman
Colorado Community Revitalization Association
240 S. Broadway, Suite 201
Denver, Colorado 80209

RE: Letter of Interest for Community Revitalization Partnership

Dear Barb:

As we discussed today, the ad hoc committee formed to consider the revision of the GURA plan, the City's downtown design guidelines, and other such planning documents, met last night to consider which three items from the list we submitted on March 13 would be the priorities. The committee quickly selected these:

1. What is the optimal mix of land uses and business, including how to account for the digital economy and the "creative class"?
2. How to adopt and implement resource efficiency and building standards?
3. How to integrate downtown planning with planning for the Clear Creek Corridor?

To elaborate, the committee seeks help from the CRP as follows:

Optimal Mix of Land Uses and Businesses

Downtown Golden is a rapidly changing place. We will be adding over 100 residential units in the next 18 months, and many tens of thousands of square feet of new retail, office, and restaurant space. The City will also be launching a new ad campaign. The planning process of which this CRP is a part will include a complete rewrite of the downtown design guidelines, as well as an expansion of the boundary regulated by those guidelines, including subdivisions into "character zones."

We seek the CRP team's advice in evaluating Golden's near and long term land use and business recruitment/retention strategies and policies so that we can take full advantage of these new changes in Golden, as well as of the changes in the regional, national, and even international economies. As ever, our decision-making must be rooted in preserving Golden's small town charm and historic character. That insular approach probably should be balanced by looking outward and to the future, specifically, we are also interested in exploring strategies to position Golden as a place for the digital economy and the creative class.

Resource Efficiency

Many of the City's departments are exploring ways to become more resource efficient. This is being done in a fairly ad hoc and unorganized fashion. We are interested in hearing from experts who can guide the City in developing an organized and integrated approach for its use of energy, light, air, water, and building materials. In addition, we would like guidance on adopting policies, regulations, and incentive programs to require or encourage more efficient use of resources by Golden's citizens and by future construction projects.

Clear Creek Corridor Planning

Clear Creek runs west to east across the heart of Golden, yet we have no plan for its preservation or development. Ownership along the Creek is shared by the City, the Colorado School of Mines, and private landowners. A portion of the Creek nearest Washington Avenue has been recently improved with walkways, play areas, and gathering spaces, as well as four relatively large and imposing buildings. Another portion has been developed as a kayak course. A walkway runs nearly all the way around both sides of the Creek, and plans for a complete loop are in the works. Despite these improvements, much of the Creek remains unplanned and regulated under normal City code. We are interested in hearing from the CRP how they feel we should plan for the Creek's future.

Timing

Ideally, the CRP effort would begin this spring in time for a final report to be completed during the summer, but we will be available to meet with the CRP team as their schedule requires.

I hope this clarification is sufficient for you to select the CRP team. Please let me know if you need additional information.

Very truly yours,

Mark Heller
Executive Director