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To: [info@weltoncorridor.com](mailto:info@weltoncorridor.com)



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**FIVEPOINTS**  
BUSINESS DISTRICT

**NOVEMBER 2016 NEWSLETTER** **VOLUME 5 ISSUE 11**



**THE FUTURE  
OF FIVE POINTS**

**DEPENDS ON  
WHAT WE  
DO TODAY**





Many people are skeptical of change. It is easy to complain about problems but it takes faith and perseverance to make a difference in the lives of others. We have our own Brother Jeff to look to as an example of someone who has not been afraid to make the lives of young African American children and young people better and realize that change can happen. In this upcoming November election, the Property Owners/Business Owners are in the position to stand on the shoulders of Brother Jeff and others with the last name of Harris, Caldwell, Cousins, Rice, Yates, Jones, and too many to name that came to Welton Street and gave it the richness of strength and determination that lives in our memories and in our souls.

The property owners on Welton Street corridor have a legacy to build upon. It is a joy and a burden because so many people look to the business community to keep the memory of a proud community alive and thriving. Most of the property owners and businesses take this responsibility seriously and are not afraid to do the hard work of preserving and improving upon the hallowed ground that determined African American people created more than 100 years ago.

Since November 2015, the Five Points Business District has been holding community meetings, conducting surveys, interviews, and applying for grants all in the name of creating a Business Improvement District that is governed by the property owners and businesses on Welton Street. A BID is a functioning framework for bringing this group of stakeholders together to plan and provide additional services that will create a safer and prosperous environment for businesses, owners, employees, customers, tourists, and neighborhood residents. The outcome is more people patronizing our corridor rather than finding other places to spend their dollars.

The cost to commercial property owners in the Five Points BID will be a 10% - 12% annual increase on their property taxes. The properties located in the Welton Maintenance District will actually realize a reduction in their current annual payment. The monies collected (which amounts to about \$157,000 in 2017) will go to maintenance, security, marketing and beautification of the corridor. The BID has a ten year life span and it will terminate if it is not successful.

You ask how it affects me if I am not a property owner or business. Generally, everyone in the corridor will be affected and everyone will reap the benefits of better services and a better quality of life on the corridor.

If our ancestors were here today, how would they vote? We have a choice. We can build upon our inheritance and move toward a brighter future for our children in Five Points or we can turn away.

A no vote says you are happy with the neighborhood as it is today or that you think that the corridor will somehow improve without working together. A yes vote says we can do better, we have the strength and vision to work together, and we are willing to make the investment to make our place better.

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## **Five Points Historic Cultural District Design Standards & Guidelines**

With an eye on the past and the future, the City and County of Denver is creating design standards and guidelines for the Five Points Historic Cultural District (formerly the Welton Street Commercial Corridor Cultural District), an approximately six-block area in North Denver that has long been a focal point of the city's



## African-American cultural history.

The Denver City Council designated the corridor a historic district in 2002 and amended the designation in 2015, which means that the Landmark Preservation Commission reviews designs for all exterior alterations that require a city permit, additions and new construction in the district. The district's custom standards and guidelines will establish design review standards and guidelines that are similar to the city-wide guidelines, which apply to historic landmarks and districts across the city, but that specifically address Five Points' unique needs.



The standards and guidelines will serve as a how-to resource for property owners and developers, with the goal of highlighting and preserving Five Points' special place in Denver's history and stimulating redevelopment.

### Final Adoption

The Landmark Preservation Commission held a public hearing and officially adopted the standards and guidelines at its meeting July 19. The guidelines are effective starting August 9, 2016.

[Click here for the full document.](#)



## FIVE POINTS BUSINESS DISTRICT MONTHLY COMMUNITY ACTION MEETING

**SATURDAY, NOVEMBER 5, 2016  
9:00 am - 10:00 AM**

### AGENDA

## OPEN FORUM

Five Points Business District office  
2444 WASHINGTON ST  
DENVER, CO 80205

## STROUD CONFERENCE ROOM



Class #16 graduating next month

### GET BUSINESS SERIOUS!

**Exploring Business Ownership**  
Do what YOU want & Launch Your Business!

Put your ideas into action by taking this  
**FREE 2 session class.**

**Wednesday, November 9th**  
**Wednesday, November 16th**  
**6:00pm-8:00pm**

**Mile High United Way**  
**711 Park Avenue**  
**Denver, 80204**

To register for these free workshops call

To register for these free workshops call 720-941-5037 or register online by [CLICKING HERE](#).

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## City Officials to Celebrate New Affordable Housing in Five Points

Denver City Council President Albus Brooks joined other city officials and housing leaders today to celebrate the latest affordable housing project to open in the City and County of Denver. The Welton Park apartments offer 223 affordable rental units for low- and moderate-income households at or below 60% of the area median income (up to \$33,660 for a one-person household, or \$43,260 for a family of three).



Welton Park Apartment Ribbon Cutting with city officials





**Century Principal, Brent Snyder has been working on this affordable housing project for more than a decade, now it is reality!**





**Councilman Albus Brooks with very happy and appreciative tenant standing in the courtyard of Welton Park Apartments.**



**FIVE POINTS BUSINESS  
DISTRICT OFFICE  
IS A GRAFFITI PAINT BANK**

**2444 Washington Street  
Denver, CO 80205  
303-832-5000**

**OPEN MONDAY - FRIDAY  
9:00 AM - 5:00 PM**

**Paint Bank Distribution**

**Colors (1 Gallon containers) - White, Gray, Yellow Beige, Muskett Brown, Viaduct Beige, Tobacco Brown & Brick Red - limit 2 gallons**

**Dumpster Beige (1 Quart container) - limit 2 quarts**

**Graffiti Scrubs - for use on traffic control boxes, poles, and traffic signs - limit 1-2 canisters**

**Federal Green Spray paint - for use on green electrical poles only - limit 2 cans**

**NOTE: If citizen or neighborhood group requests more**

... If a neighborhood group requests more than the maximum amounts, please call 311 -Denver Partners Against Graffiti.



## Contact Information



**2444 WASHINGTON  
DENVER, CO 80205  
(P) 303-832-5000**

**Visit our website for more information**  
[www.fivepointsbiz.org](http://www.fivepointsbiz.org)

## BOARD OF DIRECTORS

Councilman Albus Brooks (Chairman), Ryan Cobbins (Vice Chairman, Joel Noble (Treasurer), David Hicks (Secretary), Wil Alston, Paul Books, Alison Corrigan, Jill Dorancy, Norman Harris, Terry Nelson

## EQUAL OPPORTUNITY EMPLOYER

This company's policy is to give equal opportunity employment to all persons regardless of race, color, religion, sex, national origin, age, or handicap.

Five Points Business District, 2444 Washington Street, Denver, CO 80205

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