



73rd and Lowell Change of Use Community Meeting September 14, 2022

Why we are here: Proposed Change of Use to Create a Community Event Space

- ▶ Convened a series of community meetings to review a proposed request for a change of use for the City-owned property at West 73rd Ave and Lowell Blvd.
- ▶ Reviewed the history of the City's purchase and ownership of the site, environmental clean up of the site and the requirements by HUD to meet a national objective
- ▶ Last meeting: Reviewed and prioritized some of the interests and needs identified in the first two meetings (flip chart comments)
- ▶ This meeting: Participants wishing to present proposed concepts and uses have asked for time on the agenda

Prioritized Interests from August 30 Meeting

STAFF WILL PROVIDE THE COMPLETE SET OF INFORMATION TO CITY COUNCIL IN OCTOBER

HIGHLIGHTS INCLUDE:

- AFFORDABLE HOUSING IS IMPORTANT TO MANY PARTICIPANTS
- AN OPEN AIR MARKET/EVENT SPACE THAT PROVIDES FOR COMMUNITY GATHERINGS AND MEETS IDENTIFIED NEEDS WOULD BE WELCOMED
- WANT TO SEE USES THAT COMPLEMENT EXISTING SMALL BUSINESSES, PROVIDES OPPORTUNITIES FOR YOUTH, INCLUDES GARDEN AND LANDSCAPING, BRINGS NEIGHBORHOOD TOGETHER

Presentations

Each presenter will be allowed 10 minutes to present their idea/suggestion

- There will be time allotted for questions after each presentation

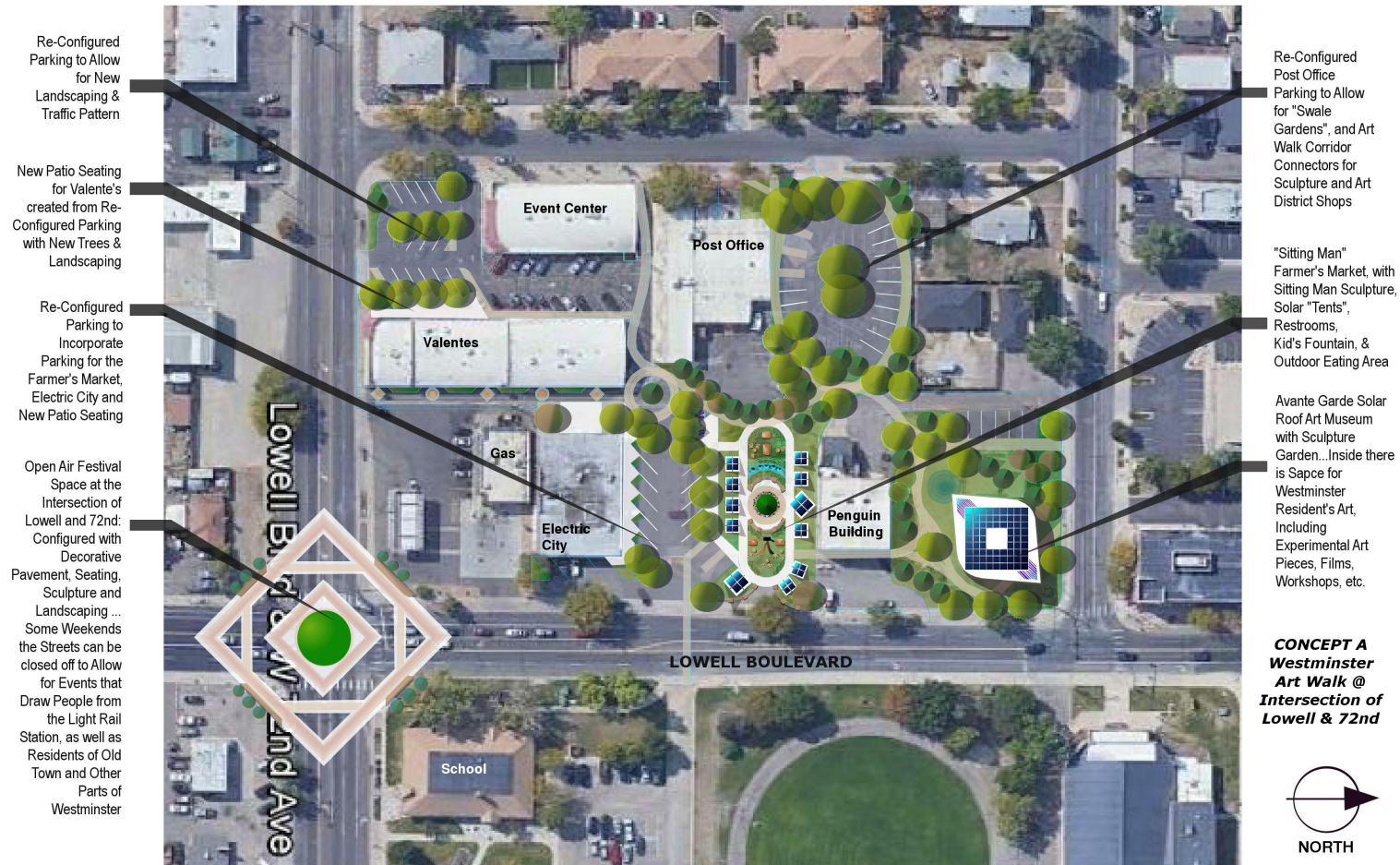
- ▶ **Housing is a Priority Need** Bruno Tapia Garcia
- ▶ **Karen's 73rd and Lowell Presentation** Karen Kalavity
- ▶ **Proposed 73rd and Lowell Community Event Space** The Heart of Westminster

Housing Needs

- ▶ **Bruno Tapia Garcia**

- ▶ Asked to speak to the need for housing

Karen's 73RD Avenue Presentation: Concept A

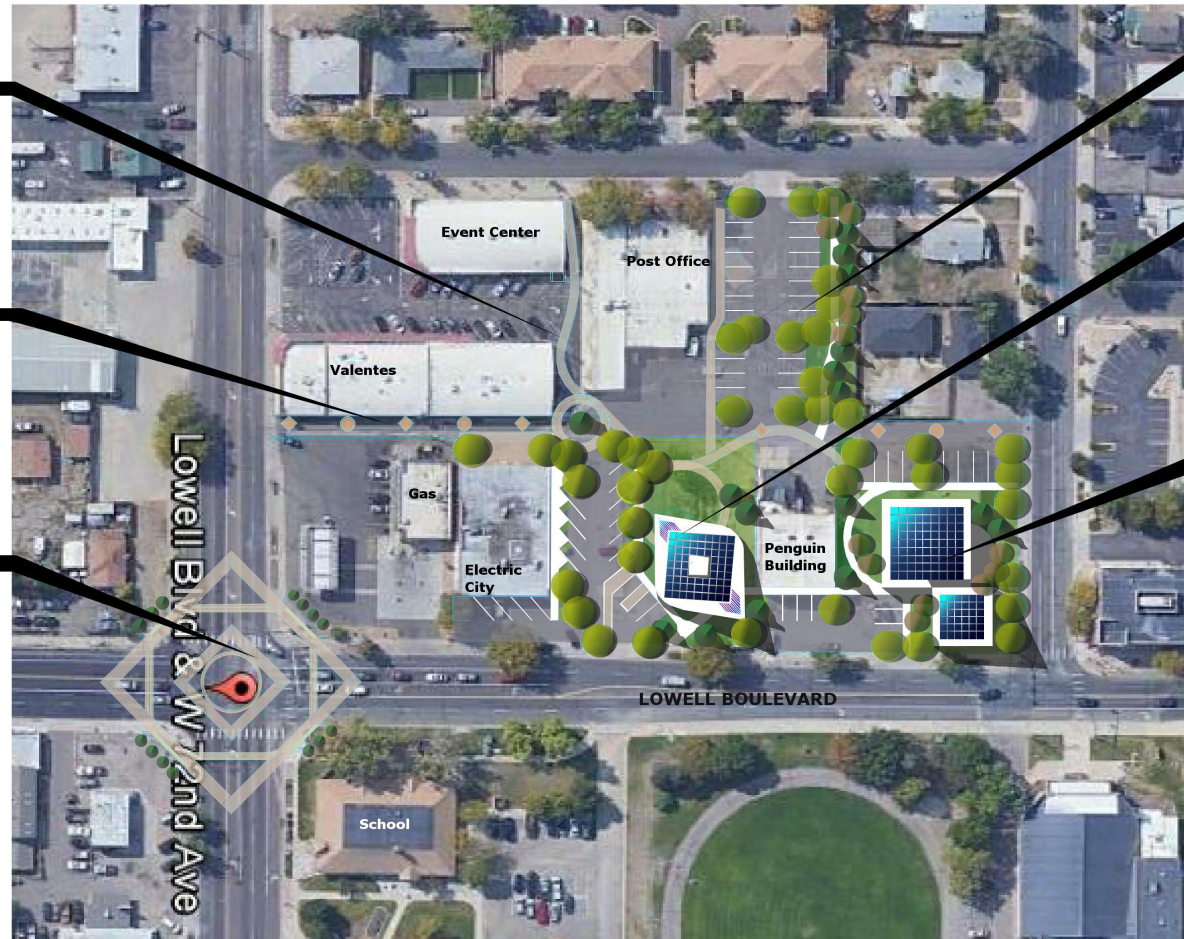


Karen's 73rd Ave Presentation: Concept B

"Urban Trail System, Marking 'Westminster Art Walk Zone': Connects Businesses and Sculpture for Pedestrians

Alley Walk & Seating Area: Similar to "Milk Building" Downtown Denver

Open Air Festival Space at the Intersection of Lowell and 72nd: Configured with Decorative Pavement, Seating, Sculpture and Landscaping ... Some Weekends the Streets can be closed off to Allow for Events that Draw People from the Light Rail Station, as well as Residents of Old Town and Other Parts of Westminster



Re-Configured Post Office Parking to Allow for Art Walk Connectivity for Outdoor Sculpture Pieces and Landscaping

Avante Garde Solar Roof Art Museum with Sculpture Garden...Inside there is Space for Westminster Resident's Art, Including Experimental Art Pieces, Films, Workshops, etc.

Art Studio & Artists Lofts: Artists Share Studio Space & Similar Interests, Rather than Similar Incomes...Affordable Housing AND Market Rate Housing in one Solar-Roof-Structure & "Studio Tower"

CONCEPT B
Westminster
Art Walk @
Intersection of
Lowell & 72nd



Karen's Concepts for Area

New "Urban Forest" to serve as a Phytoremediator for Contaminated Soils and to Provide Areas of Solace & Nature in the City

Building to be Re-Purposed for Affordable Housing

3 "Portable" Water Treatment Units will Provide Clean Drinking Water for Residents in South Westminster, rather than Depending on a Centralized Location further North. The South End Water Treatment will ALSO Allow for NON-Potable Irrigation Water for the New Westminster Art Walk Landscaping Along 72nd Avenue

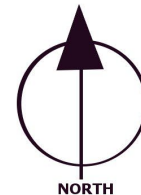
Old 60's Style Gas Station to be Re-Purposed for New, Hip Restaurant



Re-Configured MAC Parking lot includes "Swale Gardens" (Re-purposed storm water runoff), as well as the Creation of Accessible Sculpture Gardens for people using the MAC facility

The MAC Building will get a "Facelift" in the form of a Stylized Solar Roof and New Signage, Designating it as part of the Westminster Art Walk

Westminster Dollar Store gets new Landscaping



CONCEPT: Near the MAC Along 72nd, in Westminster

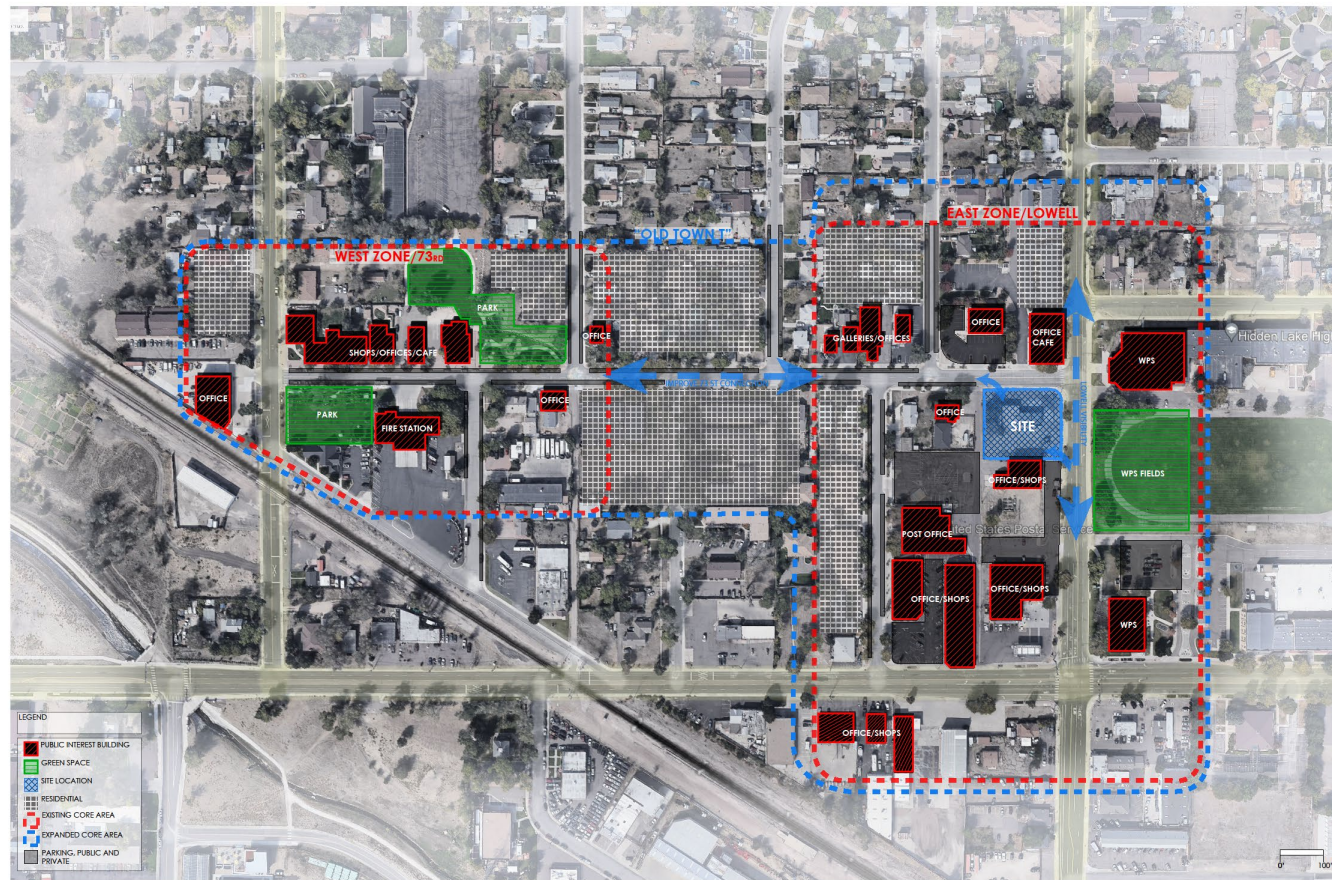


Snarf's sandwiches is now open at 1490 South Broadway | Snarf's

THOW: 73rd Event Center

- ▶ The Heart of Westminster (THOW) desires to activate this gateway corner in the Historic Westminster Arts District as a community event space.
- ▶ The benefits are twofold. This project will bring the City into compliance with HUD and secondly it will energize the neighborhood by providing shared event space at a minimal cost with infinite possibilities for future programming.
- ▶ As noted, this proposal can be programmed to include many of the interests identified in these meetings, including: arts and farmers market, performance and youth events, food-truck (including grocery) events, space for non-profit events, and community garden use in landscaping

THOW: 73rd Event Center



73rd and Lowell - Area Plan

THOW: 73rd Event Center

