COMMUNITY FEEDBACK & URBAN QUALITY TOOL

Transformative Project: District 6 Police Station
- Take advantage of the redevelopment of the station to achieve community goals including providing affordable housing, social services, and publicly accessible open space. See Policy NCH-L1.

Policies
- Provide additional support to community-serving retail/businesses in North Capitol Hill. See Policy NCH-M12.
- Ensure high-quality development along Sherman Street that benefits the community. See POLICY E3.
- Improve transitions to historic districts and properties. See POLICY M4.
- Develop former District 6 Police Station and vacant site on southern portion of the Civic Center Transit Station. See POLICY E6.
- Work with the Downtown Denver Partnership to prioritize and implement improvements and determine funding. See POLICY E8.
- Stabilize residents at risk of involuntary displacement. See POLICY E9.
- Improve the existing social service system through collaboration, co-location and coordination between providers, and between providers and city agencies. See POLICY E10.
- Maintain safety and accessibility improvements at existing pedestrian and bicycle crossings. See POLICY M5.
- Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers. See POLICY M9.
- Develop new contemporary pathways that connect the community to open space, parks and recreational assets, as well as serve multiple community functions. See POLICY Q2.

TRANSFORMATIVE PROJECT: DISTRICT 6 POLICE STATION
- Enhance its function as a parkway while maintaining its historic nature. See Policy NCH-L2.
- Advance the vision for the 2030s Tool by working with the Downtown Denver Partnership and property owners along Sherman Street. See Policy NCH-L3 and Policy MCH-L1.
- Improve the quality of life and reduce heat island effects by adding trees where the tree canopy is insufficient. See Policy NCH-L4.
- Improve the bike lane along 16th Avenue and explore extending vehicle traffic on the street to create a bicycle priority street. See Policy NCH-M2.
- Provide additional support to community-serving retail/businesses in North Capitol Hill. See POLICY M12.
- Ensure high-quality development along Sherman Street that benefits the community. See POLICY E3.
- Improve transitions to historic districts and properties. See POLICY M4.
- Develop former District 6 Police Station and vacant site on southern portion of the Civic Center Transit Station. See POLICY E6.
- Work with the Downtown Denver Partnership to prioritize and implement improvements and determine funding. See POLICY E8.
- Stabilize residents at risk of involuntary displacement. See POLICY E9.
- Improve the existing social service system through collaboration, co-location and coordination between providers, and between providers and city agencies. See POLICY E10.
- Maintain safety and accessibility improvements at existing pedestrian and bicycle crossings. See POLICY M5.
- Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers. See POLICY M9.
- Develop new contemporary pathways that connect the community to open space, parks and recreational assets, as well as serve multiple community functions. See POLICY Q2.

KEY OPPORTUNITIES
- Park Avenue – Turn Park Avenue into a community asset by enhancing its function as a parkway while maintaining its historic nature. See Policy NCH-L2.
- 3200s – Advance the vision for the 2030s Tool by working with the Downtown Denver Partnership and property owners along Sherman Street. See Policy NCH-L3 and Policy MCH-L1.
- Tree Canopy – Improve the quality of life and reduce heat island effects by adding trees where the tree canopy is insufficient. See Policy NCH-L4.
- 16th Avenue – Improve the bike lane along 16th Avenue and explore extending vehicle traffic on the street to create a bicycle priority street. See Policy NCH-M2.
- Social Services – Improve the provision of social services for populations in need while ensuring service providers are good neighbors. See Policy NCH-E9.
- Transformative Project: District 6 Police Station – Take advantage of the redevelopment of the station to achieve community goals including providing affordable housing, social services, and publicly accessible open space. See Policy NCH-L1.

NORTH CAPITOL HILL

EAST CENTRAL AREA PLAN

CAPITOL HILL | NORTH CAPITOL HILL | CITY PARK WEST | CHEESMAN PARK | SCORPIONS PARK | CITY PARK

See POLICY M1: Create bold changes to the guidelines for the mixed use areas of North Capitol Hill.
- Provide additional support to community-serving retail/businesses in North Capitol Hill. See POLICY M12.
- Ensure high-quality development along Sherman Street that benefits the community. See POLICY E3.
- Improve transitions to historic districts and properties. See POLICY M4.
- Develop former District 6 Police Station and vacant site on southern portion of the Civic Center Transit Station. See POLICY E6.
- Work with the Downtown Denver Partnership to prioritize and implement improvements and determine funding. See POLICY E8.
- Stabilize residents at risk of involuntary displacement. See POLICY E9.
- Improve the existing social service system through collaboration, co-location and coordination between providers, and between providers and city agencies. See POLICY E10.
- Maintain safety and accessibility improvements at existing pedestrian and bicycle crossings. See POLICY M5.
- Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers. See POLICY M9.
- Develop new contemporary pathways that connect the community to open space, parks and recreational assets, as well as serve multiple community functions. See POLICY Q2.
**KEY OPPORTUNITIES**

**5280 Trail** – Advance the vision for the 5280 Trail by working with the Downtown Denver Partnership and property owners along Sherman Street and 12th Avenue. See Policy CH-M2.

**Housing Diversity** – Preserve the existing affordability and diversity of housing in Capitol Hill while seeking opportunities to address new types of housing. See Policy CH-E3 and Policy CH-E4.

12th Avenue – Improve landscaping, water quality, transit, and biking along a transformative street and contemporary parkway. See Policy CH-M1 and Policy CH-Q1.

**Quality Infill** – Direct growth to appropriate areas and redeline vacant or underutilized properties with improved design guidelines. See Policy CH-L1 and Policy CH-L2.

Broadway/Lincoln Corridor – Ensure growth along the corridor serves as an effective transition to Capitol Hill while benefiting from mobility improvements. See Policy CH-Q3 and Policy CH-M1.

Governors Park – Improve the utilization of the park through programming, new amenities, and better maintenance. See Policy CH-Q1.

**COMMUNITY FEEDBACK & URBAN QUALITY TOOL**

See POLICY E10: Expand diversity of housing types and affordability to support households of different sizes, ages, and incomes throughout East Central.

See POLICY M11: Build and encourage economic opportunities in the community through new business activities.

See POLICY M12: Adopt TDM strategies and policies to shift people’s travel behavior and meet City goals.

See POLICY E9: Preserve existing affordability and housing quality.

See POLICY M9: Study measures to slow traffic along corridors in East Central.

See POLICY E11: Expand diversity of housing types and affordability to support households of different sizes, ages, and incomes throughout East Central.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M2: Implement and upgrade planned Denver Lines: Bikeways.

See POLICY M10: Provide new sense of arrival for building entrances and improve social spaces.

See POLICY M8: Increase recreational programming for all ages and interests, particularly children and youth, in Cheesman Park.

See POLICY M13: Create bold changes to the Capitol Hill commercial nodes and recreation centers.

See POLICY M3: Improve access to the 5280 Trail by working with Schools, the Downtown Denver Partnership, and property owners along 12th Avenue.

See POLICY M12: Create bold changes to the Capitol Hill commercial nodes and recreation centers.

See POLICY M1: Update standards and guidelines for the mixed use areas of Capitol Hill.

See POLICY M4: Install new sidewalks.

See POLICY M5: Update standards and guidelines for the mixed use areas of Capitol Hill.

See POLICY M6: Install new safe, comfortable, and accessible pedestrian and bicycle crossings.

See POLICY M14: Protect and preserve the existing tree canopy in all redvelopment efforts.

See POLICY M15: Comprehensively manage stormwater.

See POLICY M16: Protect and position the Cheesman Park’s west entrance within Capitol Hill.

See POLICY M17: Comprehensively plan and design the 5280 Trail.

See POLICY M18: Develop new White Sky Park.

**POLICIES**

See POLICY E3: Partner with Denver Public Schools, the Downtown Denver Partnership, and other major area employers/projects in connecting East Central residents to job opportunities.

See POLICY M2: Improve bike and pedestrian connections between barrier-free transit stops and parks.

See POLICY M3: Provide new sense of arrival for building entrances and improve social spaces.

See POLICY M4: Update the bikeway network and plan for new and improved bike routes.

See POLICY M5: Provide new sense of arrival for building entrances and improve social spaces.

See POLICY M6: Update the bikeway network and plan for new and improved bike routes.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M8: Increase recreational programming for all ages and interests, particularly children and youth, in Cheesman Park.

See POLICY M9: Study measures to slow traffic along corridors in East Central.

See POLICY M10: Provide new sense of arrival for building entrances and improve social spaces.

See POLICY M11: Build and encourage economic opportunities in the community through new business activities.

See POLICY M12: Adopt TDM strategies and policies to shift people’s travel behavior and meet City goals.

See POLICY M13: Create bold changes to the Capitol Hill commercial nodes and recreation centers.

See POLICY M14: Protect and preserve the existing tree canopy in all redvelopment efforts.

See POLICY M15: Comprehensively manage stormwater.

See POLICY M16: Protect and position the Cheesman Park’s west entrance within Capitol Hill.

See POLICY M17: Comprehensively plan and design the 5280 Trail.

See POLICY M18: Develop new White Sky Park.

**TRANSFORMATIVE PROJECT: 11TH & OGDEN INFILL AND INTERSECTION IMPROVEMENTS**

Advance recommendations from the Golden Triangle Neighborhood Plan for the Broadway-Lincoln corridor.

See POLICY E8: Stabilize residents at risk of involuntary displacement.

See POLICY M1: Update standards and guidelines for the mixed use areas of Capitol Hill.

See POLICY E12: Create bold changes to the mobility system by repurposing street space along key corridors to prioritize safe and accessible walking, biking, rolling, and transit.

See POLICY M2: Implement and upgrade planned Denver Lines: Bikeways.

See POLICY M4: Install new sidewalks.

See POLICY M8: Increase recreational programming for all ages and interests, particularly children and youth, in Cheesman Park.

See POLICY M9: Study measures to slow traffic along corridors in East Central.

See POLICY M10: Provide new sense of arrival for building entrances and improve social spaces.

See POLICY M11: Build and encourage economic opportunities in the community through new business activities.

See POLICY M12: Adopt TDM strategies and policies to shift people’s travel behavior and meet City goals.

See POLICY M13: Create bold changes to the Capitol Hill commercial nodes and recreation centers.

See POLICY M14: Protect and preserve the existing tree canopy in all redvelopment efforts.
22nd Avenue – Make 22nd Avenue into a contemporary parkway with improved landscaping and water quality treatments. See Policy CPW-E2.

Stabilize Residents – Reduce the risk of involuntary displacement for residents of City Park West. See Policy CPW-E4.

Uptown Healthcare District – Work with the hospitals to bring new jobs and housing while ensuring they continue to be good neighbors. See Policy CPW-L1 and Policy CPW-E1.

17th Avenue – Improve safety and make 17th Avenue a better place to walk and take transit by transforming the street. See Policy CPW-M2.

16th Avenue and Park Avenue – Make crossing Park Avenue safer for bikes and pedestrians while enhancing the small triangle parks. See Policy CPW-M2 and Policy CPW-L5.

Historic Architecture – Ensure existing landmarks are protected and deploy new tools to prevent valuable buildings. See Policy CPW-L2 and Policy CPW-L3.
City Park – Encourage continued utilization of park amenities while managing the impacts on surrounding neighborhoods. See Policy CIP-E1 and Policy CIP-Q1.

Calm Traffic – Improve safety by slowing cars and prioritizing pedestrians and cyclists. See Policy CIP-W6.

Preserve Character – Ensure additions and new development are compatible while incorporating new types of housing into the neighborhoods. Partner with Choose Denver to survey neighborhoods for historic significance. See Policy CIP-L1 and Policy CIP-Q2.

Colfax Avenue and Colorado Boulevard – Incentivize new affordable housing by directing growth to the planned intersection of two BRT lines. See Policy CIP-E1 and Policy CIP-M7.

Implement a height incentive to return to the area. The Bluebird district scored a 7/10 in bustling with activity. The buildings in the area have some unscreened parking lots, which feel empty and uninviting at certain hours, scoring a 5/10 in pedestrian comfort. The area has some unscreened parking lots, which make it feel uninviting and uninviting.

Policies

PRIORITY LAND USE POLICIES

See POLICY M1: Create bold changes to land use policies that aim to maintain character in City Park.

See POLICY M2: Implement and upgrade planned Denver Moves: Bikeways.

See POLICY M3: Install new bikeways not previously identified in Denver Moves: Bikeways.

See POLICY M4: Install new sidewalks.

See POLICY M5: Install new safe, comfortable, and accessible pedestrian and bicycle crossings.

See POLICY M6: Install new safe, comfortable, and accessible pedestrian and bicycle crossings.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M8: Implement TOD strategies and policies to shift people’s travel behavior and meet City goals.

See POLICY M9: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

See POLICY M10: Create new affordable housing with access to transit and amenities.

See POLICY M11: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

See POLICY M12: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

COMMUNITY FEEDBACK & URBAN QUALITY TOOL

See POLICY M1: Create bold changes to land use policies that aim to maintain character in City Park.

See POLICY M2: Implement and upgrade planned Denver Moves: Bikeways.

See POLICY M3: Install new bikeways not previously identified in Denver Moves: Bikeways.

See POLICY M4: Install new sidewalks.

See POLICY M5: Install new safe, comfortable, and accessible pedestrian and bicycle crossings.

See POLICY M6: Install new safe, comfortable, and accessible pedestrian and bicycle crossings.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M8: Implement TOD strategies and policies to shift people’s travel behavior and meet City goals.

See POLICY M9: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

See POLICY M10: Create new affordable housing with access to transit and amenities.

See POLICY M11: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

See POLICY M12: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

TRANSFORMATIVE PROJECT: COLFAX AVE & COLORADO BLVD

See POLICY M1: Create bold changes to land use policies that aim to maintain character in City Park.

See POLICY M2: Implement and upgrade planned Denver Moves: Bikeways.

See POLICY M3: Install new bikeways not previously identified in Denver Moves: Bikeways.

See POLICY M4: Install new sidewalks.

See POLICY M5: Install new safe, comfortable, and accessible pedestrian and bicycle crossings.

See POLICY M6: Install new safe, comfortable, and accessible pedestrian and bicycle crossings.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M8: Implement TOD strategies and policies to shift people’s travel behavior and meet City goals.

See POLICY M9: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

See POLICY M10: Create new affordable housing with access to transit and amenities.

See POLICY M11: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

See POLICY M12: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

EAST CENTRAL AREA PLAN

See POLICY M1: Create bold changes to land use policies that aim to maintain character in City Park.

See POLICY M2: Implement and upgrade planned Denver Moves: Bikeways.

See POLICY M3: Install new bikeways not previously identified in Denver Moves: Bikeways.

See POLICY M4: Install new sidewalks.

See POLICY M5: Install new safe, comfortable, and accessible pedestrian and bicycle crossings.

See POLICY M6: Install new safe, comfortable, and accessible pedestrian and bicycle crossings.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M8: Implement TOD strategies and policies to shift people’s travel behavior and meet City goals.

See POLICY M9: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

See POLICY M10: Create new affordable housing with access to transit and amenities.

See POLICY M11: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

See POLICY M12: Create TOD projects by slowing cars and prioritizing pedestrians and cyclists.

Increase recreational programming for all ages and interests, particularly children and youth, in City Park.
**Plan on a Page**

**KEY OPPORTUNITIES**

- **Transitions** — Protect the historic character of the neighborhood by promoting appropriate transitions from mixed-use areas. See Policy CHP-L1.

- **14th Avenue** — Provide an east-west bicycle route and improve pedestrian safety by transforming the street. See Policy CHP-M1.

- **13th Avenue and Vine Street** — Improve the crossing to protect pedestrians visiting the shops at this intersection. See Policy CHP-M1.

- **Affordable Housing** — Provide more family-friendly affordable housing and reduce involuntary displacement in the neighborhood. See Policy CHP-E1 and Policy CHP-Q1.

- **Cheesman Park and Botanic Gardens** — Promote access and utilization of the park and gardens while managing the impacts on surrounding neighborhoods. See Policy CHP-E1 and Policy CHP-Q1.

**TRANSFORMATIVE PROJECT: 13TH AND VINE**

- Improve curbside management strategies in Cheesman Park.

- Promote the continued success of cultural institutions while managing the impacts on surrounding neighborhoods and park land. See Policy CHP-E1.

- Increase recreational programming for all ages and interests, particularly children and youth, in Cheesman Park.

**COMMUNITY FEEDBACK & URBAN QUALITY TOOL**

**URBAN QUALITY TOOL PROJECTS**

- Protect the historic character of the neighborhood by promoting appropriate transitions from mixed-use areas. See Policy CHP-L1.

**POLICIES**

- Improve transitions to historic districts and properties.

- Prioritize land use policies that aim to maintain character in City Park.

- Promote the continued success of cultural institutions while managing the impacts on surrounding neighborhoods and park land. See Policy CHP-E1.

- Create new affordable housing in Cheesman Park. See Policy CHP-E10.

**TRANSFORMATIVE PROJECT: 13TH AND VINE**

- Promote the continued success of cultural institutions while managing the impacts on surrounding neighborhoods and park land. See Policy CHP-E1.

- Increase recreational programming for all ages and interests, particularly children and youth, in Cheesman Park.
National Jewish Health – Work with the hospital to ensure future growth is compatible with the neighborhood while allowing the hospital to thrive. See Policy COP-Q1.

Neighborhood Park – Create a new neighborhood park with a community garden to meet park access goals. See Policy COP-Q2.

Cafes Avenue and Colorado Boulevard – Provide enhanced transit facilities and improved crossings at the junction of two future transit lines. See Policy COP-M3 and Policy COP-M8.

Character Preservation – Incentivize preservation of existing houses while sensitively integrating new units to achieve affordability goals. See Policy COP-Q1 and Policy COP-E5.

Josephine and York Streets – Transform the streets to provide safer crossings and access to the park and gardens while improving transit. See Policy COP-M1.

7th Avenue – Preserve the historic character of the parkway while transforming traffic and making walking and biking easier and safer. See Policy COP-M1.

See POLICY M3: Install new bikeways not transit. See Policy COP-M1.

See POLICY M1: Create bold changes to accessibility improvements at existing transit. See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M8: Install rider amenities at transit stops and better connect transportation modes via mobility hubs.

See POLICY M5: Install new sidewalks.

See POLICY M10: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY Q2: Develop new Contemporary Pathways that connect the community to open space, parks and recreational assets, as well as serve multiple community functions.

See POLICY Q3: Bolster the healthcare and wellness sector as the foundation for economic growth.

See POLICY M1: Install new sidewalks.

See POLICY M9: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY M5: Install new sidewalks.

See POLICY M8: Install rider amenities at transit stops and better connect transportation modes via mobility hubs.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M10: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY Q2: Develop new Contemporary Pathways that connect the community to open space, parks and recreational assets, as well as serve multiple community functions.

See POLICY Q3: Bolster the healthcare and wellness sector as the foundation for economic growth.

See POLICY M1: Install new sidewalks.

See POLICY M9: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY M5: Install new sidewalks.

See POLICY M8: Install rider amenities at transit stops and better connect transportation modes via mobility hubs.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M10: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY Q2: Develop new Contemporary Pathways that connect the community to open space, parks and recreational assets, as well as serve multiple community functions.

See POLICY Q3: Bolster the healthcare and wellness sector as the foundation for economic growth.

See POLICY M1: Install new sidewalks.

See POLICY M9: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY M5: Install new sidewalks.

See POLICY M8: Install rider amenities at transit stops and better connect transportation modes via mobility hubs.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M10: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY Q2: Develop new Contemporary Pathways that connect the community to open space, parks and recreational assets, as well as serve multiple community functions.

See POLICY Q3: Bolster the healthcare and wellness sector as the foundation for economic growth.

See POLICY M1: Install new sidewalks.

See POLICY M9: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY M5: Install new sidewalks.

See POLICY M8: Install rider amenities at transit stops and better connect transportation modes via mobility hubs.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M10: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY Q2: Develop new Contemporary Pathways that connect the community to open space, parks and recreational assets, as well as serve multiple community functions.

See POLICY Q3: Bolster the healthcare and wellness sector as the foundation for economic growth.

See POLICY M1: Install new sidewalks.

See POLICY M9: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY M5: Install new sidewalks.

See POLICY M8: Install rider amenities at transit stops and better connect transportation modes via mobility hubs.

See POLICY M7: Prioritize implementing transit along corridors in East Central.

See POLICY M10: Study measures to slow traffic along neighborhood streets directly surrounding schools, parks, hospitals, libraries, commercial nodes and recreation centers.

See POLICY Q2: Develop new Contemporary Pathways that connect the community to open space, parks and recreational assets, as well as serve multiple community functions.

See POLICY Q3: Bolster the healthcare and wellness sector as the foundation for economic growth.