What are the Broadway Local Maintenance Districts?

The Broadway Local Maintenance Districts (LMD’s) are comprised of two separate LMD’s that are contiguous with one another. These two LMD’s are:

- Phase II Broadway
- Broadway B

Pages 2 and 3 show the location of the two LMD’s. Phase II Broadway was established by City Ordinance in 1993. Phase II Broadway is comprised of two separated segments. The first segment is located on both sides of North Broadway between 2nd Avenue and Bayaud Avenue. The second segment is located on both sides of Alameda Avenue between Cherokee Street and North Broadway and along both sides of North and South Broadway between Alameda Avenue and Center Avenue. Broadway B was established by City Ordinance in 1998. It is located on both sides of South Broadway between Center Avenue and Ohio Avenue.

The purpose of creating these districts is for the maintenance and continuing care of streetscape features that exist within these areas. These streetscape features may include trees, irrigation, decorative pedestrian lights, sidewalk, benches and trash receptacles. A District Board of Directors represents the interests of the District and the property owners. The Board develops an annual budget for the cost of maintaining the districts. Property owners within the districts are then annually assessed based on the proportion of their front footage to the total front footage of property within the districts.
Frequently Asked Questions

Who are the District Board Members and what are their term expirations?

Rick Carpenter, 12/31/21 Representing Phase II Broadway
William Feinberg, 12/31/21 Representing Phase II Broadway
Jamie Wright, 12/31/20 Representing Phase II Broadway & Broadway B
Brendan Kelly (as designee of Executive Director of Public Works), no expiration

There is currently one vacant Board position on Phase II Broadway and there are three vacant Board positions on Broadway B.

What is the 2018 District Budget and how does this compare to the 2017 budget?

The 2019 budget for both Districts combined is $374,495.97. This represents a 6.6% increase from the 2018 budget, which was $351,450.

Is it possible to review the detailed budget for 2019?

Yes. Contact Brendan Kelly at the City’s Special District Office, 720.913.4503 or email Brendan.Kelly@denvergov.org.

I’d like to attend a Board of Directors meeting. Can I attend these? When and where do these meetings occur?

Yes, you are encouraged to attend. Please contact Brendan Kelly (see above for contact information) to learn if there is an upcoming Board meeting scheduled. Board meetings are typically held within the District.

I’m interested in serving on the Board. How do I become a Board member?

The following link will lead you to the application and instructions on how to apply:


The application link is on the right side of the webpage and please see the instructions on the person you need to send the application to.

How can I learn more about Local Maintenance Districts?

The City’s website contains detailed information on Local Maintenance Districts at:

Who to Contact

There are two types of contacts that are available to property owners in the District, depending on the issue:

**District Related Maintenance Issues**

Streetscape features that are located in the sidewalk are generally the responsibility of the District. Examples include making sure that trees are being watered and that trash is being removed. If a property owner sees that there is a deficiency with the maintenance of the streetscape items, they may contact any of the following District Board members:

- Rick Carpenter  rick@theslideprinter.com
- William Feinberg  1@williamfeinberg.com
- Jamie Wright  jwright@d4urban.com

**All Other City Related Issues (Non-Emergency Only)**

The City has created a 3-1-1 service designed to provide one number to call for all of your City and County of Denver non-emergency questions, problems and concerns. This service can be contacted by dialing 3-1-1 or can be accessed over the internet at:

http://www.denvergov.org/denver311

Typical issues that can be reported to 3-1-1 include:

- Graffiti
- Potholes
- Broken or damaged curb
- Accidents or vandalism resulting in damaged or destroyed streetscape features
- Noise complaints
- Street lights that are not working. Street lights are those lights that are generally 35 to 40 feet high. The smaller pedestrian lights that are approximately 11 feet high are usually maintained by the District.
- Most other non-District related maintenance issues

*** In a life-threatening emergency, dial 911 ***