

CITY AND COUNTY OF DENVER - BOARD OF ADJUSTMENT FOR ZONING APPEALS  
201 WEST COLFAX AVENUE, DEPARTMENT 201  
DENVER, COLORADO 80202 - PHONE 720-913-3050  
ZONING APPEAL APPLICATION

**NOTIFICATION OF APPEAL:**

Case No. 194-07 Date Filed: 11-5-2007

**NOTIFICATION OF PUBLIC HEARING:**

Hearing Date: January 8, 2008

Hearing Time: 10:30 O'Clock AM

201 West Colfax Avenue, Room 2.H.14  
Webb Municipal Office Bldg, Denver, CO

Premises: 2526 East Colfax Avenue

Pick Up Sign Week of: December 24, 2007  
Post Sign, Saturday: December 29, 2007

Legal Description:

**Lots 1 to 8 Inclusive & Strip 70 Feet by 125 Feet  
North of & Adjacent Lot 1, Block 3, Rohlfing's  
Subdivision**

Filing Fee: (Section 59-57 R.M.C.)

Amount: \$150.00 Category: (3)e

Receipt No: 554614 Date: 11-5-2007

Applicant(s)(Landowners):

**Saint Charles Town Company Theater L.L.C.**

Amount: \$0.00 Category:

Receipt No: 554614 Date: 11-5-2007

Address: 1515 Wazee Street, #300  
Denver, CO

Amount: \$0.00 Category:

Receipt No: Date:

ZIP: 80202 Tele: 303-506-1181 C 303-375-9933  
(Home) (Work)

Amount: \$0.00 Category:

Receipt No: Date:

Filed By: Anna M. McHenry c/o  
Young Electric Sign Company

Amount: \$0.00 Category:

Receipt No: Date:

Address: 3770 East Joliet  
Denver, CO

Amount Total: \$150.00

ZIP: 80239 Tele: 303-375-9933 303-961-8880  
(Home) (Work)

Registered Neighborhood Organization

No(s): 17 31 32 35 87 185 236  
315 365 366

City Councilperson: Robb

**SUBJECT:**

**Appeal of a denial of a permit to erect a 42 foot 9 inch high wall sign (25 feet high permitted)  
in a C-MU-10 zone.**

Ordinance Section(s): 59-315.(1)d.2.iii.

Possible Remedies:

**APPLICANT STATEMENT:**

I would like to have approval for the wall sign located at the above address. The wall sign is above 45 feet. The sign is compatible with due existing signage on the building.

Signed: Saint Charles Town Company Theater L.L.C.  
Owner(s)

By: Anna McHenry  
Agent

**REGISTERED NEIGHBORHOOD ORGANIZATION NOTIFICATION**

**ORGANIZATION(S) NOTIFIED:**

87 Inter-Neighborhood Cooperation (INC) Mr. David Webster  
P.O. Box 181009, Denver, CO 80218  
(H) 720-941-8026 (W) 720-946-4576

17 Capitol Hill United Neighborhoods, Inc. Mr. Drew O'Connor  
1290 Williams Street Suite 101, Denver, CO 80218-2600  
(W) 303-830-1651 (F) 303-830-1782

35 Congress Park Neighbors Inc. Mr. Brent Hladky  
P. O. Box 18571, Denver, CO 80218  
(H) 30-885-9102 (W) 303-860-2075

185 Cherry Creek Chamber of Commerce (The) Mr. William James  
90 Madison Street #300, Denver, CO 80206-5412  
(H) 303-333-5135 (W) 303-316-6768 (F) 303-388-8756

32 Colfax on the Hill, Inc. Mr. David C. Walstrom  
1265 Race Street #304, Denver, CO 80206  
(H) 303-393-8957 (W) 303-503-0408

31 Colfax Business Improvement District Mr. Jim Hannifin  
P.O. Box 18853, Denver, CO 80218  
(W) 303-832-2086

236 Advocates for a Diverse Denver Ms. Adrienne Mansanares  
655 Broadway Street, Suite 300, Denver, CO 80203  
(H) (720) 201-6271 (W) 303-623-1540 x2 (F) 303-623-1567

315 CommUNITY Renaissance Neighbors (C.O.R.N.) Mr. Nicholas Walker  
P.O. Box 5872, Denver, CO 80217  
(H) 303-366-0401 (W) 303-366-0401 (F) 303-366-0372

365 Northeast Community Congress for Education John McBride  
2645 Humboldt Street, Denver, CO 80205  
(H) 303-295-6956 (W) 720-270-3527

366 Points Historical Development Corp Cha Ka M-Zee  
P.O. Box 846, Denver, CO 80201  
(W) 720-270-3527

Copies: Organization(s)  
Applicant  
File

BOARD OF ADJUSTMENT FOR ZONING APPEALS, IN AND FOR THE CITY AND COUNTY OF DENVER, STATE OF COLORADO.

**REGISTERED NEIGHBORHOOD ORGANIZATION NOTIFICATION**

**NOTICE TO ORGANIZATION:**

The Neighborhood Organization registration ordinance at Section 12-96(b) D. R. M. C. requires that you be notified the attached application **Case No. 194-07**, has been filed with this agency on the issue cited.

The Board of Adjustment will hear this appeal in public hearing in its office at the time and date indicated (see application), and render a decision as set out in Section 59-54 of the Zoning Code. Your organization will receive a written copy of the decision.

**NOTE:** Section 12-97(a) of the above ordinance requires that testimony by a Registered Neighborhood Organization shall include, in addition to the organization's name, boundaries, and number of people/households and basis of membership: **"(4) The time and date of the meeting when the organization decided its position; (5) The nature of the meeting, whether the same was a meeting of the board, of a membership subcommittee, or of the general membership; (6) The number of persons present; (7) A description of the process for reaching the decision, including if and how neighborhood citizens were informed and if and how they were invited to participate; and (8) The votes cast for and against the proposed position."**

**NOTICE TO APPLICANT:**

As required by Section 12-96(a), D. R. M. C., you are hereby notified that your property is within the boundaries (or within 200 feet) of a Registered Neighborhood Organization and that the organization(s) listed above has (have) been notified of your appeal.

Copies:      Organization(s)  
                  Applicant  
                  File