



COAN, PAYTON & PAYNE, LLC

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**Sent via email only**

May 19, 2022

Board of County Commissioners  
Arapahoe County  
5334 S. Prince Street  
Littleton, CO 80120  
[commissioners@arapahoegov.com](mailto:commissioners@arapahoegov.com)

**Re: Opposition to GDP21-002; Save the Church**

Dear County Commissioners:

I write to respectfully request you deny the Arcadia General Development Plan application GDP21-002 that has been submitted by DHI Communities / D.R. Horton on behalf of property owner Potter's House Church of Denver. Alternatively, I ask that you return the application back to the applicant for amendment, in order to save the Church from demolition.



The Church was built more than 30 years ago, and has become an important part of the Four Square Mile Area community. Given the COVID-19 Pandemic, it is not surprising that

May 19, 2022

Potter's House Church of Denver has decided to move to a virtual congregation, but many churches are meeting in person again, and they are growing. There is a market for this building, and the community desires to keep it in place.

Most importantly, the proposed development plan does not comply with the County's Comprehensive Plan, because it does not comply with the Four Square Mile Sub-Area Plan, which calls for future zoning of this parcel to be Multi-Family (MF). As noted in Ms. Orkild-Larson's staff report, the primary uses in the MF zone designation include multi-family residential structures including apartments and condominiums, and secondary uses including places of worship, as well as public and private schools. That same report also states that "*the paired-homes product does not meet the Sub-Area Plan's MF Definition.*"

**Duplexes do not belong in this location, and the Church would have to be torn down to build them.**

The reason that staff supports the duplexes is because they create a transition buffer between the three-story tall apartments and the single-family homes on the north, as well as the gun club and other mixed uses on the east. But that issue relates to compatibility with the neighborhood, not compliance with the Comprehensive Plan and Sub-Area Plan.

Allowing the Church to remain in place would accomplish all of these goals without violating the intent of the Sub-Area Plan, because Places of Worship are enumerated as an appropriate use in the MF zone designation, and because the Church already forms a natural buffer near the adjacent land uses on the north and east. While the Church would likely need to reconfigure parking to the eastern part of the property, the neighbors to the north and east have coexisted with the Church for decades without major issues. The gun club to the east is located indoors, but indoor gun clubs still make noise that can be heard outside. Adding 168 duplexes directly across the street is going to decrease compatibility, not increase it.

The western side of the property is a prime location for constructing apartments, as similar developments are already located to the west and south. But the proposed duplexes on the eastern side of the property are incompatible with the properties to the east and north, and do not fit within the Four Square Mile Sub-Area Plan's future zone designation of Multi-Family. Indeed, the reason that the application has been submitted as a Planned Unit Development (PUD) is to avoid this obvious limitation.



May 19, 2022



The applicant already intends to construct 325 apartments on 12.87 acres of land on the southwest side of the parcel, with a density of 27 du. If the applicant would construct the park as well (5.45 acres), the net density without the duplexes drops to 19.2, which is well within the expected MF density of 13-25 du. The duplexes are not needed to meet the density requirements of the MF zone designation.



May 19, 2022

This application misses the mark, but you can fix it. I respectfully ask you to deny the application, or send it back to the applicant to remove the duplexes and save the Church.

Respectfully,  
**Coan, Payton & Payne, LLC**



Bob Choate

Arapahoe County Commissioners  
5334 S Prince St,  
Littleton, CO 80120

Dear Board of County Commissioners

Hi. My name is Alejandro Hernandez. My address is 12176 Hampden St. I have grown up in the Aurora and Arapahoe County area, and went to school in many different elementary, middle, and high schools here. I am now working full time as I try to work through jobs, housing and furthering my education. I currently live Vonly 10 minutes away from this proposed development

Regarding affordability and quality of life, I guess maybe I am part of the problem. I am a young person who grew up in Aurora and I can't find a good place to live.

I may not be an economist, but I know the basic concepts of supply and demand. I work hard but there are no new places, apartments, homes to live in within the city. Because there are no new places, everything seems to be run down in my price point or way outside of town.

I drive by this site almost two or three times a day. I am that traffic on Florida Road. Due to my living conditions, I'm constantly driving to and from work along Florida. I'm being pushed out to the edges of my city and having to commute farther due to the lack of housing options in Arapahoe County or Aurora. With the addition of these residences, it would save me, and potentially people like me, nearly 90 minutes every day.

To me, this seems like a proposal where they are trying to help the businesses, give the neighbors a nice park, and provide housing for people.

My life in Aurora has not always been easy. I have lived in some pretty tough housing situations. But I am here, and I am still working to find a better way forward. I would ask for your help in providing some more housing options.

This is a great chance for new housing, for new development for new residents and for the surrounding businesses. Please support this application before you.

Alejandro Hernandez



## Molly Orkild-Larson

---

**From:** Kendra Davis  
**Sent:** Monday, May 23, 2022 8:25 AM  
**To:** Molly Orkild-Larson  
**Subject:** FW: Potters House Church

Hi Molly,

FYI - the Commissioners received this yesterday to their general inbox.

Thanks,  
Kendra

Kendra Davis | she/her  
Management Analyst II  
Commissioners' Office  
5334 South Prince Street  
Littleton, Colorado 80120  
O: 303-734-5459  
Arapahoe.gov  
Facebook | Twitter | Instagram | Nextdoor | Youtube

-----Original Message-----

**From:** Arkadi Abramian <jn.arkadi29@icloud.com>  
**Sent:** Sunday, May 22, 2022 6:25 PM  
**To:** Commissioners <Commissioners@ArapahoeGov.com>  
**Subject:** Potters House Church

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

To whom it may concern,  
I am against the Potter's House Church being torn down in order to build condominiums. This seems very unreasonable. The church has been standing for over 30 years. As a resident who lives right behind the church, I am not okay with any construction as it will result in lots of noise and dust. Please leave it as is. It doesn't bother anyone and it should keep standing as is.  
Sent from my iPhone

Dear Board of County Commissioners,

Hi, my name is Crassus Conquest. I am an Aurora resident and have grown here in Aurora. I live very close to the Four-Square mile neighborhood! I love my city and county and hope to continue to live here. I actually would love to live at the Arcadia proposed apartments or even better the Paired Homes.

Commissioners, I currently work two different jobs to pay for my housing and living expenses. I do have an apartment today, but I want a better place with better amenities. I will not be able to buy a home for a while so I want to progress through better living situations until I can purchase a home.

My friend's family lives immediately besides the proposed project. We have been talking about this development since the first neighborhood meeting was held in the Summer of last year.

My friend and I would both love to have more apartments here and potentially buy a home here. This project is in a great location close to work and family options. We want to live with new amenities and have the ability to go enjoy the open space proposed on this project

I know a few neighbors say that this will change their neighborhood. Yes, in a very positive way. They are getting new apartments, paired homes, lower density than what was actually anticipated, and a 5 Acre Park that will be very nice and add value to the neighborhood and to the businesses. Many said at the meetings that this will increase crime? Hard to understand. It is vacant today with no activity. That is where crime occurs. We want neighbors, activities, and community!

I fully support this proposed development. We need smart infill projects just like this.

Thank you!

Crassus Conquest

Good evening, I am Juan Nieblas. I live here in Arapahoe County with my two kids very close to this project. I run a small business and have painted many homes and buildings in this immediate area

I have listened to the discussion, participated in meetings, and I want to be sure to go on the record that I support the proposed plan. I spend too much of my time working to try and remodel and rebuild aging housing stock and believe we must build more new apartments.

I would estimate that I have lived in 5 different buildings in Arapahoe County and Aurora. I work nearly 60 hours a week to provide for my family and to create a better life for them in the future. We need to build appropriate density when we are right next to major roadways so that people can get to and from work. We need to be smart about how we build out our vacant spaces in our county.

This will not change the neighborhood. This is actually a very dense neighborhood with many condos and higher usages along Florida. The proposed apartments and paired homes are a significant upgrade and provide easy access to Florida Ave. In addition, the addition of a 5-acre walkable park is a huge win to this neighborhood!

I support this project because we need more new places to live in Arapahoe County. We need parks and housing opportunities. We all should approve this proposed development, and allow the project to be built! Please support this site plan.

Please support the proposal before you.

Juan Nieblas



## Molly Orkild-Larson

---

**From:** KEVIN G <kevin.gross@live.com>  
**Sent:** Monday, May 23, 2022 11:09 AM  
**To:** Molly Orkild-Larson  
**Subject:** Re: Potter's Church Cell Tower

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Cellular Towers are Health Risk. They should not be placed too close to the public. The new towers are even more powerful. Installing a tower next to A developed community (Alton Park) is unwelcome and a Tower is not an attractive site. We currently don't have any cellular communication issues.

Denver, our neighbor is in the process of adding two towers. Just outside our community on East Mississippi Ave. these are straight poles. The proposed tower at potters is enormously large and the Developer is wanting to add Radio to it. After we objected to adding any future services. Just a cell tower. We rather not have a tower at all. But if we have no say, let's place it on the Main Street East Florida Ave.

We don't want a tall tower nor advertising placed on it. Common sense!

On May 23, 2022, at 10:52 AM, Molly Orkild-Larson <MOrkild-Larson@arapahoegov.com> wrote:

Kevin:

The County does look at the location of the tower and takes into consideration comments from referral agencies and the public. You have identified where you wish the tower to be placed, the desired height, no lettering on the facility and stipulated terms of number of carriers and lease agreement. What is your reasoning/concerns for proposing these changes?

If you can't be physically at the hearing you can call in, see instructions below.

### Live Streaming

The Board of County Commissioners and the Planning Commission meetings take place in person as well as are live-streamed via Legistar.

Upcoming Events are listed by date below. When a meeting starts, an *In Progress* link will appear where the date is. Click *In Progress* to view the stream.

To comment virtually during the public comment period, call 855-436-3656 and, when prompted to, by pressing \*3 on the telephone keypad to be entered in the speaking queue. (Note that public comment is not taken during study sessions )

I have also attached the link for tomorrow's

agenda. <https://docs.google.com/gview?url=http%3A%2F%2Farapahoe.legistar1.com%2Farapahoe%2Fmeetings%2F2022%2F5%2F1438+A+Board+of+County+Commissioners+Business+Meeting+22-05-24+Agenda+%28Business+Meeting%29.pdf&embedded=true>

Thanks,  
Molly

Molly Orkild-Larson, Principal Planner  
RLA, AICP  
Phone: 720-874-6658;  
Email: morkild-larson@arapahoegov.com

-----Original Message-----

From: KEVIN G <kevin.gross@live.com>  
Sent: Friday, May 20, 2022 1:28 PM  
To: Molly Orkild-Larson <MOrkild-Larson@arapahoegov.com>  
Subject: Re: Potter's Church Cell Tower

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Molly

The County can direct the placement. The Developer can relocate and will comply.  
I hope to make the meeting, it's not easy for me as this starts too early.

Kevin

> On May 20, 2022, at 11:16 AM, Molly Orkild-Larson <MOrkild-Larson@arapahoegov.com> wrote:  
>  
> Kevin:  
>  
> Thanks for the clarification on the location you preferred for the proposed telecommunication tower.  
>  
> The dimensional standards (height, setbacks, etc.) for the telecommunication tower are identified in the General Development Plan (GDP). The GDP is being reviewed by the BOCC on May 24th at 9:30 am, at 5334 S. Prince Street, East Hearing Room and if you have concerns on this project you may wish to voice them at this hearing.  
>  
> Thanks,  
> Molly  
>  
> Molly Orkild-Larson, Principal Planner RLA, AICP  
> Phone: 720-874-6658;  
> Email: morkild-larson@arapahoegov.com  
>  
>  
>

> -----Original Message-----

> From: KEVIN G <kevin.gross@live.com>

> Sent: Thursday, May 19, 2022 2:21 PM

> To: Molly Orkild-Larson <MOrkild-Larson@arapahoegov.com>

> Subject: Re: Potter's Church Cell Tower

>

> CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

>

>

> Correction on location.

> Corner: SE. southClinton st and East Florida Ave

>

>> On May 19, 2022, at 2:18 PM, KEVIN G <kevin.gross@live.com> wrote:

>>

>> Please relocate the Cellular Tower as proposed by the Developer who wishes to locate it at the corner of the Arcadia Park.

>> I know the cell Tower owners have a lease in the property with the Potters Church. However, the Developer can place the Tower on the South East corner located at East Florida Ave and East Mississippi Ave.

>> I'm addition, no labeling of the tower, height 50 Ft not 70 Ft. And only for the use of the current Lease holder ( T Mobile). No additional time to be added to the remains Lease.

>> Kevin Gross



## Molly Orkild-Larson

---

**From:** Kendra Davis  
**Sent:** Monday, May 23, 2022 10:13 AM  
**To:** Molly Orkild-Larson  
**Subject:** FW: Vote No to Rezoning Application GDP21-002



## ARAPAHOE COUNTY

**Kendra Davis** | she/her

Management Analyst II  
Commissioners' Office  
5334 South Prince Street  
Littleton, Colorado 80120  
O: 303-734-5459

[ArapahoeGov.com](http://ArapahoeGov.com)

[Facebook](#) | [Twitter](#) | [Instagram](#) | [Nextdoor](#) | [Youtube](#)

**From:** Donna Robertson <donnaRobertson51@gmail.com>

**Sent:** Monday, May 23, 2022 10:03 AM

**To:** Commissioners <Commissioners@ArapahoeGov.com>

**Cc:** Nancy Jackson <NJackson@arapahoegov.com>; Carrie Warren-Gully <CWarrenGully@arapahoegov.com>; Nancy Sharpe <NSharpe@arapahoegov.com>; Jeff Baker <JBaker@arapahoegov.com>; Bill L. Holen <BHolen@arapahoegov.com>

**Subject:** Vote No to Rezoning Application GDP21-002

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello Commissioner,

I am a concerned voter. My home is a couple of blocks from the Potter Church on the corner of Florida and Clinton Streets. This area already has a high density of housing.

I understand a developer has requested rezoning of the church property on the 32-acre church property.

I'm sure you are aware that the developer intends to remove the church building and build more than 500 apartments and paired homes.

Oh my goodness! I can only imagine the addition of 500+ cars and probably at least 1,000 additional people with pets. There are

already problems with traffic on Clinton Street, which has only two lanes, a posted 25 mph speed limit that no one obeys, and no traffic signal, so there is drag racing at night. At dark, I see young people gathering to smoke and drink along the rain drainage system next to my house.

Instead of over-building this neighborhood, please consider an alternative to the current rezoning request. Instead my neighbors and I want to see the church building repurposed into a community center that will bring a quality of living to the existing neighborhood.

Please vote "NO" to this rezoning.

Thank you for your consideration of my request. I will be watching the May 24 public meeting.

Donna Robertson  
1208 S. Clinton Street



At 100 signatures, this petition is more likely to be featured in recommendations!



## Save Our Sanctuary, Denver! Say NO to the destruction of Potter's House Church of Denver

66 have signed. Let's get to 100!



At 100 signatures, this petition is more likely to be featured in recommendations!



**Save Our Sanctuary Denver!** started this petition to Potter's House Church of Dallas Bishop TD Jakes and

Dear friends and neighbors, I started this petition to save a beautiful, beloved church (and a community open space) from being destroyed. We want to see it turned into a community center!

Potter's House Church of Denver Inc. (a 501(c)3 nonprofit corporation) announced in January 2022 that they are planning to sell their 32-acre church property to housing developer DHI Communities. **DHI plans to destroy the church** and then fill the 32-acre property with 345 apartment units, 168 paired homes, a small park, and a wireless communications facility. There is a huge community OUTCRY to stop the developer's plans. But citizen's voices are not being heard!

**Here's where we need your help - we need 1,000 signatures AND we need people to voice their opposition at the May 24th public hearing\*. The Arapahoe County Board of Commissioners will VOTE on the Rezoning application at a public hearing on May 24, 2022. If Rezoning is approved, the church will be destroyed! Join me to SAY NO TO REZONING the land! Sign your name before May 24, 2022.**



At 100 signatures, this petition is more likely to be featured in recommendations! of worship for  
Christian Center  
's, Heritage Christian  
Center was the largest *racially integrated congregation in Denver*. The building's age and history qualify it  
for consideration as a historic landmark. This historic designation is being pursued with the State Historic  
Preservation Office.

**The approval of the Rezoning application is a death sentence for our beloved church building.**

Please help us get to 1,000 signatures at [Change.org](https://change.org) before May 24, 2022. All signatures on this petition will be personally delivered to the County Commissioners at their May 24th meeting. Thank you and God bless you!

Related News Articles:

- [Denver Post: Three-decade Potter's House church site in Arapahoe County slated for new housing, park](#)
- [Christianity Today: The Potter's House Denver Sells Property, Goes Virtual](#)

Note: *Save Our Sanctuary, Denver!* is NOT fundraising or collecting any money for this cause at this time. Additionally, *Save Our Sanctuary, Denver!* is a citizen's group - registered with the IRS and the Colorado Secretary of State. We are NOT affiliated with any of the Potter's House churches (in Denver, Dallas, LA) or Heritage Christian Center.

	Name	City	State	Postal Code	Country	Signed On
1	Angela May	Aurora	CO	80015	US	2022-05-05
2	Derek Minor	Nashville	TN	37211	US	2022-05-13
3	Brittany Umland	Denver	CO	80239	US	2022-05-13
4	Georgia Wingate	Denver	CO	80203	US	2022-05-13
5	Hiba Azzam	Aurora	CO	80013	US	2022-05-14
6	Sean Keenan				US	2022-05-14
7	Ashley Campbell	Seattle		98146	US	2022-05-14
8	Kevin Gross	Aurora	CO	80013	US	2022-05-14
9	L. Clan	Aurora	CO	80014	US	2022-05-14
10	Deb Cavanaugh	Aurora	CO	80015	US	2022-05-14
11	Luke Leathers	Salem		97304	US	2022-05-14
12	Susan Scovell	Denver	CO	80224	US	2022-05-14
13	Diana Constantin	Denver	CO	80246	US	2022-05-15
14	Anna Bebutova	Denver	CO	80247	US	2022-05-15
15	MIRIAM GOLDSTEIN	Denver	CO	80207	US	2022-05-15
16	Suzanne Amidon	Denver	CO	80231	US	2022-05-15
17	Maksym Kukarekin	Aurora	CO	80012	US	2022-05-15
18	Mariya Kukarekina	Flower Mound	TX	75022	US	2022-05-15
19	Alek Bebutov	denver	CO	80247	US	2022-05-15
20	Dima Kukarekin	Aurora	CO	80247	US	2022-05-15
21	Roza Bebutova	Denver	CO	80247	US	2022-05-15
22	Anton Arshalyan	Denver	CO	80247	US	2022-05-15
23	Debbie Dunn	Denver	CO	80207	US	2022-05-15
24	Hanna Burminska	Denver	CO	80247	US	2022-05-15
25	Jason reyes	Denver	CO	80207	US	2022-05-15
26	Ada Quinn	Denver		80401	US	2022-05-15
27	Janet Shaffer	Aurora	CO	80013	US	2022-05-15
28	Ryan Guzman	Los Angeles		90009	US	2022-05-15
29	Lucy Myers	San Antonio	TX	78247	US	2022-05-15
30	Jen Amsberry	Denver	CO	80203	US	2022-05-16
31	Julie Frasher	Raymore		64083	US	2022-05-16
32	Justine May	Aurora	CO	80013	US	2022-05-16
33	Leann Luna	Denver	CO	80206	US	2022-05-16
34	Fart sus	Fr		62763	US	2022-05-16
35	Kathy Myers	Aurora	CO	80012	US	2022-05-16
36	Tommy Pierecson	Sacramento		95822	US	2022-05-16
37	Linda Boxwell	Yelm	WA	98597	US	2022-05-17
38	JESSICA SLANKARD	Peyton	CO	80831	US	2022-05-17
39	Swati Doshi	Anaheim		92804	US	2022-05-17
40	Elisa Shoup	Denver	CO	80246	US	2022-05-18
41	Xay Hill	Florence	AL	35630	US	2022-05-18
42	Michelle Carnes	Aurora	CO	80016	US	2022-05-18
43	Teresa Levin	Plano	TX	75074	US	2022-05-18
44	Barbara Bonn	Littleton	CO	80121	US	2022-05-18

Petition Signatures as of 5-24-2022 at 2:15am

45	Kathryn Votodian	Aurora	CO	80012 US	2022-05-18
46	Lisa Walden	Aurora	CO	80014 US	2022-05-18
47	Kendra OBrien	Denver	CO	80218 US	2022-05-18
48	Max Guzman	Denver	CO	80203 US	2022-05-18
49	Michele Malchow	Aurora	CO	80014 US	2022-05-18
50	Michelle Nicholson Dettling	Aurora	CO	80014 US	2022-05-19
51	Myra Burton	Denver	CO	80221 US	2022-05-19
52	Eli Lujan	Denver	CO	80223 US	2022-05-19
53	Charlene Haskett	Denver	CO	80231 US	2022-05-20
54	Alix Ulibarri	Aurora	CO	80012 US	2022-05-20
55	Robin Waugh	Aurora	CO	80012 US	2022-05-21
56	Josiah Moore	Aurora	CO	80012 US	2022-05-22
57	Donna Robertson	Aurora	CO	80011 US	2022-05-22
58	Deborah Stephens	Aurora	CO	80247 US	2022-05-22
59	Jeremy Gouteix			US	2022-05-23
60	Dwayne Carrington	Aurora	CO	80013 US	2022-05-23
61	Tim Milosich	Aurora	CO	80012 US	2022-05-23
62	Philip Bowers	Denver	CO	80247 US	2022-05-23
63	Masayo Iwate	Denver	CO	80247-2371 US	2022-05-23
64	Beshah Hailu	Denver	CO	80247 US	2022-05-24
65	Endenat Ayana	Denver	CO	80247 US	2022-05-24



Petition comments as of 5-24-2022 at 2:15am

	Name	City	State	Postal Code	Country	Commented Date	Comment
1	Angela May	Denver	CO		US	2022-05-05	"Signing for my grandma Birdee ♥"
2	Deb Cavanaugh	Aurora	CO	80015	US	2022-05-14	"I think the beautiful building should be repurposed!"
3	Diana Constantir	Denver	CO	80246	US	2022-05-15	"I am signing because i do not want a cell tower to beam in my house and get cancer, also I do not liars and these people are liars. Also I do not want more people to come here and destroy our neighborhood. Also I do not want more traffic, crime increase and homeless people finding shelter in this park"
4	Lucy Myers	San Antonio	TX	78247	US	2022-05-15	"I'm hoping this church building will be preserved as some sort of landmark in Denver. I would prefer that another Christian church would move into and make great use of this building. Does Denver need another apartment complex? Thank you, Lucy Myers"

***Save Our Sanctuary, Denver!*** A Colorado registered nonprofit organization

### **Summary Notes from Community Engagement 5/12/2022 - 5/23/2022**

I walked the neighborhood and knocked on doors of 38 neighbors adjacent to the church property. I had conversations with 2 more people out on the property as they were walking by. I did not ask permission to list them by name, so I will list them summarily here.

40 attempts, 27 engagements

#### Of the 27 engagements:

Aware of plan for development: 22

Unaware of plan for development: 3

Didn't indicate whether aware or not: 2

Against the plan for development: 18

For the plan for development: 1

Ambivalent or didn't indicate: 8

A significant language barrier existed for eight of the parties I engaged with.

**From:** Kendra Davis  
**To:** Molly Orkild-Larson  
**Subject:** FW: GDP21-002  
**Date:** Tuesday, May 24, 2022 8:07:48 AM  
**Attachments:** image001.png

---



## ARAPAHOE COUNTY

**Kendra Davis** | she/her

Management Analyst II

Commissioners' Office

5334 South Prince Street

Littleton, Colorado 80120

O: 303-734-5459

[ArapahoeGov.com](http://ArapahoeGov.com)

[Facebook](#) | [Twitter](#) | [Instagram](#) | [Nextdoor](#) | [Youtube](#)

**From:** iwatem@aol.com <iwatem@aol.com>  
**Sent:** Monday, May 23, 2022 5:52 PM  
**To:** Commissioners <Commissioners@ArapahoeGov.com>  
**Subject:** GDP21-002

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.
---

Dear Sir/Madam,

I strongly say NO to the rezoning application GDP21-002.

Regards,

Masayo IWATE



**From:** Kendra Davis  
**To:** Molly Orkild-Larson  
**Subject:** FW: Opposition to GDP21-002  
**Date:** Tuesday, May 24, 2022 8:07:48 AM  
**Attachments:** image001.png

---



## ARAPAHOE COUNTY

**Kendra Davis** | she/her

Management Analyst II

Commissioners' Office

5334 South Prince Street

Littleton, Colorado 80120

O: 303-734-5459

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**From:** HJ Vigil <vigilhj@outlook.com>

**Sent:** Monday, May 23, 2022 5:10 PM

**To:** Commissioners <Commissioners@ArapahoeGov.com>

**Subject:** Opposition to GDP21-002

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

To Whom It May Concern,

I would like to express my opposition to the Arcadia General Development Plan application GDP21-002 and request that you vote NO to the rezoning application GDP21-002.

I would prefer to see the Potter's House Church used as a community center and not be torn down.

Regards,

*Herminia Vigil*

Resident of Alton Park



At 100 signatures, this petition is more likely to be featured in recommendations!



## Save Our Sanctuary, Denver! Say NO to the destruction of Potter's House Church of Denver

66 have signed. Let's get to 100!



At 100 signatures, this petition is more likely to be featured in recommendations!



**Save Our Sanctuary, Denver!** started this petition to Potter's House Church of Dallas Bishop TD Jakes and

Dear friends and neighbors, I started this petition to save a beautiful, beloved church (and a community open space) from being destroyed. We want to see it turned into a community center!

Potter's House Church of Denver Inc. (a 501(c)3 nonprofit corporation) announced in January 2022 that they are planning to sell their 32-acre church property to housing developer DHI Communities. **DHI plans to destroy the church** and then fill the 32-acre property with 345 apartment units, 168 paired homes, a small park, and a wireless communications facility. There is a huge community OUTCRY to stop the developer's plans. But citizen's voices are not being heard!

Here's where we need your help - we need 1,000 signatures AND we need people to voice their opposition at the May 24th public hearing\*. The Arapahoe County Board of Commissioners will VOTE on the Rezoning application at a public hearing on May 24, 2022. If Rezoning is approved, the church will be destroyed! Join me to SAY NO TO REZONING the land! Sign your name before May 24, 2022.

At 100 signatures, this petition is more likely to be featured in recommendations! of worship for  
Christian Center  
J's, Heritage Christian  
Center was the largest *racially integrated congregation in Denver*. The building's age and history qualify it  
for consideration as a historic landmark. This historic designation is being pursued with the State Historic  
Preservation Office.

**The approval of the Rezoning application is a death sentence for our beloved church building.**

Please help us get to 1,000 signatures at [Change.org](https://change.org) before May 24, 2022. All signatures on this petition will be personally delivered to the County Commissioners at their May 24th meeting. Thank you and God bless you!

Related News Articles:

- [Denver Post: Three-decade Potter's House church site in Arapahoe County slated for new housing, park](#)
- [Christianity Today: The Potter's House Denver Sells Property, Goes Virtual](#)

Note: *Save Our Sanctuary, Denver!* is NOT fundraising or collecting any money for this cause at this time. Additionally, *Save Our Sanctuary, Denver!* is a citizen's group - registered with the IRS and the Colorado Secretary of State. We are NOT affiliated with any of the Potter's House churches (in Denver, Dallas, LA) or Heritage Christian Center.



	Name	City	State	Postal Code	Country	Signed On
1	Angela May	Aurora	CO	80015	US	2022-05-05
2	Derek Minor	Nashville	TN	37211	US	2022-05-13
3	Brittany Umland	Denver	CO	80239	US	2022-05-13
4	Georgia Wingate	Denver	CO	80203	US	2022-05-13
5	Hiba Azzam	Aurora	CO	80013	US	2022-05-14
6	Sean Keenan				US	2022-05-14
7	Ashley Campbell	Seattle		98146	US	2022-05-14
8	Kevin Gross	Aurora	CO	80013	US	2022-05-14
9	L. Clan	Aurora	CO	80014	US	2022-05-14
10	Deb Cavanaugh	Aurora	CO	80015	US	2022-05-14
11	Luke Leathers	Salem		97304	US	2022-05-14
12	Susan Scovell	Denver	CO	80224	US	2022-05-14
13	Diana Constantin	Denver	CO	80246	US	2022-05-15
14	Anna Bebutova	Denver	CO	80247	US	2022-05-15
15	MIRIAM GOLDSTEIN	Denver	CO	80207	US	2022-05-15
16	Suzanne Amidon	Denver	CO	80231	US	2022-05-15
17	Maksym Kukarekin	Aurora	CO	80012	US	2022-05-15
18	Mariya Kukarekina	Flower Mound	TX	75022	US	2022-05-15
19	Alek Bebutov	denver	CO	80247	US	2022-05-15
20	Dima Kukarekin	Aurora	CO	80247	US	2022-05-15
21	Roza Bebutova	Denver	CO	80247	US	2022-05-15
22	Anton Arshalyan	Denver	CO	80247	US	2022-05-15
23	Debbie Dunn	Denver	CO	80207	US	2022-05-15
24	Hanna Burminska	Denver	CO	80247	US	2022-05-15
25	Jason reyes	Denver	CO	80207	US	2022-05-15
26	Ada Quinn	Denver		80401	US	2022-05-15
27	Janet Shaffer	Aurora	CO	80013	US	2022-05-15
28	Ryan Guzman	Los Angeles		90009	US	2022-05-15
29	Lucy Myers	San Antonio	TX	78247	US	2022-05-15
30	Jen Amsberry	Denver	CO	80203	US	2022-05-16
31	Julie Frasher	Raymore		64083	US	2022-05-16
32	Justine May	Aurora	CO	80013	US	2022-05-16
33	Leann Luna	Denver	CO	80206	US	2022-05-16
34	Fart sus	Fr		62763	US	2022-05-16
35	Kathy Myers	Aurora	CO	80012	US	2022-05-16
36	Tommy Pierecson	Sacramento		95822	US	2022-05-16
37	Linda Boxwell	Yelm	WA	98597	US	2022-05-17
38	JESSICA SLANKARD	Peyton	CO	80831	US	2022-05-17
39	Swati Doshi	Anaheim		92804	US	2022-05-17
40	Elisa Shoup	Denver	CO	80246	US	2022-05-18
41	Xay Hill	Florence	AL	35630	US	2022-05-18
42	Michelle Carnes	Aurora	CO	80016	US	2022-05-18
43	Teresa Levin	Plano	TX	75074	US	2022-05-18
44	Barbara Bonn	Littleton	CO	80121	US	2022-05-18

Petition Signatures as of 5-24-2022 at 2:15am

45	Kathryn Votodian	Aurora	CO	80012	US	2022-05-18
46	Lisa Walden	Aurora	CO	80014	US	2022-05-18
47	Kendra OBrien	Denver	CO	80218	US	2022-05-18
48	Max Guzman	Denver	CO	80203	US	2022-05-18
49	Michele Malchow	Aurora	CO	80014	US	2022-05-18
50	Michelle Nicholson Dettling	Aurora	CO	80014	US	2022-05-19
51	Myra Burton	Denver	CO	80221	US	2022-05-19
52	Eli Lujan	Denver	CO	80223	US	2022-05-19
53	Charlene Haskett	Denver	CO	80231	US	2022-05-20
54	Alix Ulibarri	Aurora	CO	80012	US	2022-05-20
55	Robin Waugh	Aurora	CO	80012	US	2022-05-21
56	Josiah Moore	Aurora	CO	80012	US	2022-05-22
57	Donna Robertson	Aurora	CO	80011	US	2022-05-22
58	Deborah Stephens	Aurora	CO	80247	US	2022-05-22
59	Jeremy Gouteix				US	2022-05-23
60	Dwayne Carrington	Aurora	CO	80013	US	2022-05-23
61	Tim Milosich	Aurora	CO	80012	US	2022-05-23
62	Philip Bowers	Denver	CO	80247	US	2022-05-23
63	Masayo Iwate	Denver	CO	80247-2371	US	2022-05-23
64	Beshah Hailu	Denver	CO	80247	US	2022-05-24
65	Endenat Ayana	Denver	CO	80247	US	2022-05-24

Petition comments as of 5-24-2022 at 2:15am

	Name	City	State	Postal Code	Country	Commented Date	Comment
1	Angela May	Denver	CO		US	2022-05-05	"Signing for my grandma Birdee ♥"
2	Deb Cavanaugh	Aurora	CO	80015	US	2022-05-14	"I think the beautiful building should be repurposed!"
3	Diana Constantir	Denver	CO	80246	US	2022-05-15	"I am signing because i do not want a cell tower to beam in my house and get cancer, also I do not liars and these people are liars. Also I do not want more people to come here and destroy our neighborhood. Also I do not want more traffic, crime increase and homeless people finding shelter in this park"
4	Lucy Myers	San Antonio	TX	78247	US	2022-05-15	"I'm hoping this church building will be preserved as some sort of landmark in Denver. I would prefer that another Christian church would move into and make great use of this building. Does Denver need another apartment complex? Thank you, Lucy Myers"

**Save Our Sanctuary, Denver!** A Colorado registered nonprofit organization

**Summary Notes from Community Engagement 5/12/2022 - 5/23/2022**

I walked the neighborhood and knocked on doors of 38 neighbors adjacent to the church property. I had conversations with 2 more people out on the property as they were walking by. I did not ask permission to list them by name, so I will list them summarily here.

40 attempts, 27 engagements

Of the 27 engagements:

Aware of plan for development: 22

Unaware of plan for development: 3

Didn't indicate whether aware or not: 2

Against the plan for development: 18

For the plan for development: 1

Ambivalent or didn't indicate: 8

A significant language barrier existed for eight of the parties I engaged with.



**From:** [Kendra Davis](#)  
**To:** [Molly Orkild-Larson](#)  
**Subject:** FW: GDP21-002  
**Date:** Tuesday, May 24, 2022 8:07:48 AM  
**Attachments:** [image001.png](#)

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## ARAPAHOE COUNTY

**Kendra Davis** | she/her

Management Analyst II

Commissioners' Office

5334 South Prince Street

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O: 303-734-5459

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[Facebook](#) | [Twitter](#) | [Instagram](#) | [Nextdoor](#) | [Youtube](#)

**From:** [iwatem@aol.com](mailto:iwatem@aol.com) <[iwatem@aol.com](mailto:iwatem@aol.com)>

**Sent:** Monday, May 23, 2022 5:52 PM

**To:** Commissioners <[Commissioners@ArapahoeGov.com](mailto:Commissioners@ArapahoeGov.com)>

**Subject:** GDP21-002

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Sir/Madam,

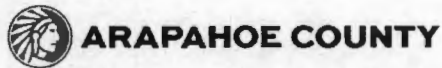
I strongly say NO to the rezoning application GDP21-002.

Regards,

Masayo IWATE

**From:** [Kendra Davis](#)  
**To:** [Molly Orkild-Larson](#)  
**Subject:** FW: Opposition to GDP21-002  
**Date:** Tuesday, May 24, 2022 8:07:48 AM  
**Attachments:** [image001.png](#)

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**Kendra Davis** | she/her  
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**From:** HJ Vigil <[vigilhj@outlook.com](mailto:vigilhj@outlook.com)>  
**Sent:** Monday, May 23, 2022 5:10 PM  
**To:** Commissioners <[Commissioners@ArapahoeGov.com](mailto:Commissioners@ArapahoeGov.com)>  
**Subject:** Opposition to GDP21-002

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

To Whom It May Concern,

I would like to express my opposition to the Arcadia General Development Plan application GDP21-002 and request that you vote NO to the rezoning application GDP21-002.

I would prefer to see the Potter's House Church used as a community center and not be torn down.

Regards,  
*Herminia Vigil*  
Resident of Alton Park