

The Montclarion

Founded 1907

Denver, CO

4th Quarter 2009

www.HistoricMontclair.org

info@HistoricMontclair.org

Santa Claus is Coming - Santa Claus is Coming

When: Saturday, December 19th. 10 a.m. to Noon. Santa is scheduled to arrive at 10:30 a.m.

What: Treats with Santa. There will be craft projects and snacks for all as everyone waits for Santa.

Where: The Molkery, on 12th Avenue between Newport and Oneida

Who: Children who want to talk to Santa. They must be accompanied by an adult the entire time.

Gift Exchange: This is important. Parents, please bring a gift For Each Child you bring, even if you do not think your children will want a gift. The gift should be wrapped and valued at \$5-\$8 and suitable for either a boy or girl. This will guarantee that all children participating will receive a gift.

Pictures: This is a wonderful opportunity for parents/grandparents to take pictures or videos. Unfortunately, HMCAI will not be able to provide pictures, so please remember your cameras.

Crafts: Kids have the opportunity to make tree ornaments, reindeer food and other small crafts!

Cost: The event is free to Historic Montclair Families, except for the cost of the gift.

Reindeer: We hate to disappoint the children but Montclair Park is not zoned for reindeer, so Dasher, Dancer, Donder and their pals will not be appearing with Santa.



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A New Logo For HMCAI by Nancy Mucker, HMCAI President

Historic Montclair Community Association is very excited to announce a new logo! The logo can be seen on the cover of this newsletter. Our unofficial historian, Veronica Dolan, has a HMCAI newsletter dated 1977 and it contains the “little house” as our logo. Our best guess is that the logo being retired has been in use for 35-40 years! It is definitely time for a change. It must be noted that approximately two years ago, the HMCAI Board conducted a logo contest in an attempt to update the logo but none fit the bill. (See “Notes from the President” on Page 4 for more details.)

To our delight and surprise, Noah Gietka, a Montclair resident, recently submitted the cupola logo to the Board of HMCAI for consideration. (There was no contest and no award given.) The Board overwhelmingly approved the logo, immediately recognizing the Molkery’s cupola. To quote Noah, “the new logo evokes the historic character and vibrant energy of Denver’s oldest community association.” The Board wholeheartedly agrees. It should be noted that Noah has graciously gifted the rights to the logo to HMCAI, Inc.

Our logo benefactor, Noah Gietka, has been a resident of Montclair for two and a half years along with his wife, an Air Force officer, and their daughter Dahlia. Noah is a web and graphic designer and small business owner of “Get It Designs” (get-it-designs.com). When attending a corporate identity class at the Art Institute of Colorado, Noah was required to design a logo and immediately thought of HMCAI. We are so happy he did.

Thank you, Noah! HMCAI and our community residents will enjoy the logo and all is symbolizes for many years to come.

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Big Changes for DPS Elementary Schools Surrounding Montclair *by Katy Sanders*

As of this printing, DPS school officials have made recommendations to the School Board to make changes to Phillips Elementary, Whiteman Elementary and Fallis Elementary all of which are located near Montclair. The last two schools, Whiteman and Fallis, have been unused for several years.

A booming population and a weak economy are making public school seats fill up. Stapleton residents have been frustrated over DPS' inability to accommodate their kids. One form of relief may be the moving of the **Odyssey Charter School**, currently co-located at Westerly Creek Elementary, to the **Phillips Elementary** building, located at Monaco and 21st. Phillips has been underperforming and now officials hope to have its children reassigned to the boundary schools of either Park Hill Elementary or Bill Roberts in Stapleton. Many NE Park Hill Residents are thrilled with this change. Some were planning to move to better school districts. This may very well change that.

In addition, DPS is adding two new schools, which are taking a bet on careers of the future:

The **Denver Green School** will move into Fallis Elementary located just south of Alameda at Newport Street. Opening in 2010, DGS will remain a neighborhood boundary school and teach the three R's with a 'green' twist. Environmental sustainability may be a unique curriculum focus, but offers great opportunity for the kids to gain experience with Colorado companies leading the way in renewable energies.

The **Denver Language School**, a charter school with full immersion in Mandarin Chinese and Spanish. Opening in 2010, DLS is expecting to utilize the vacant Whiteman school at 4th and Newport as a temporary location for the next 3 years. DLS will remain in the NE corridor of Denver after it leaves Whiteman. Nearby Denver Montclair International School has drawn people to move to the area for years with its unique curriculum. Now Denver residents will have an option available without the high tuition of DMIS. DLS will be a charter and not a neighborhood school.


(continued next page)

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Notes from the President

HMCAI is proud to display its new logo. The Molkery cupola is a perfect symbol for our organization, highlighting the historic Molkery and readily recognizable to all our residents. (See the separate article in this newsletter for details.) As happy as we are to have our new logo, it also brings to mind the logo contest that HMCAI sponsored a few years ago. HMCAI received numerous submissions but none met the requirements of the Board. As a result, there was no winner and no prize awarded. However, we do want to belatedly thank all the entrants who took the time and effort to submit a logo. We apologize for not acknowledging that effort sooner.

- Nancy Mucker, President, HMCAI

DPS Elementary Schools Changes *(con't from Page 3)*

So what about students who live near Whiteman in Mayfair Park? They will have their choice of two boundary schools – either the Denver Green School at Fallis or **Place Bridge Academy** which focuses on students that speak English as a second language (ESL). Many Mayfair park residents have been fighting to get their neighborhood school back, but feel they are getting lost in the shuffle. It looks like they will have to commute, by car, to the Denver Green School, for now.

The good news is, with so many great area schools to choose from, including our own Montclair School of Academics and Enrichment, Montclair becomes an even more attractive area for families looking to provide a good education to their kids.

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My Favorite Things about Living in Montclair *By Judy Baxter*

I moved to Montclair just 2 years ago from a wonderful neighborhood in southeast Denver and even though I had worked at the 9th and Colorado campus of CU Health Sciences Center for 24 years, I really didn't know what this neighborhood was all about. So here are some thoughts about what makes Montclair special from the eyes of a newcomer, some of my Favorite Things.

- I can walk the dog through 3 neighborhood parks where everyone says hello as you walk by. My puppy Kayla and I know dog's names better than the people's names--everyone knows Scotty, the collie, who Kayla must stop and see.
- I love to say that I live in Historic Montclair, just down from the Castle, yet perfectly placed to take advantage of all the new developments in Lowry and Stapleton and of course, Mayfair.

Since I do like to shop, here are some of my favorites close by:

- o **City Floral**—the name is deceptive as it is a garden and home décor center. Every season is on display and a great staff.
- o **Mayfair Liquors** - not always easy to find what you are looking for, but just ask and they will find a treasure—like a great selection of Nero D'Avallo from Sicily.
- o **The Savory Spice Shop** in Lowry-just walking in is a treat as you inhale the mix of scents, but your food never tasted so good. Favorite Thing: the mixes named after Denver Neighborhoods. I think they need a new blend: Historic Montclair.

I also love to eat out and one of my favorite things about living in Montclair is the great selection of restaurants in close proximity. So here is the list of my current favorites:

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- o In Park Hill- **Tables**. Intimate, fun and one of the best menus and preparation to be found in town and they remember you.
- o On Colfax- **Cork House** Great for TGIF, small plates, and wine and **Solera** for a special, elegant venue and a great menu.
- o In Stapleton- **The Berkshire** Casual and good, go for the sweet potato fries and of course **Udis** a Denver favorite.
- o In Lowry- **The Tavern** has had my vote since I tasted that Chevy Pizza and it keeps a great neighborhood feel.

I bet these are some of your Favorites Things too, there are more so stay tuned for My Favorite Things II and that you may have others. Let us hear from you at www.historicmontclair.org

Zoning Code Update Summary Regarding Denver Parks

Prepared by Chantal Unfug, Denver Parks & Recreation, on behalf of Councilwoman Marcia Johnson

Since the release of the New Zoning Code earlier this year time, questions have arisen about the zoning of Denver's public parks under the New Code and the role zoning should play in the City's parks.

In the draft New Code, all City parks will be mapped with a new OS-A (Open Space) zone district. Newer parks, such as those in Lowry and Stapleton, already have a similar "open space" zoning classification, but many of our older parks are zoned the same as their surrounding neighborhoods. As a result, Denver's parks are a patchwork of zoning districts, including heavy industrial, commercial, and single-family residential. Under current zoning, any City-initiated development in parks - such as building a recreation center approved by Denver voters as part of a bond referendum - is subject to a variety of zoning restrictions that, while appropriate for an industrial building or a single house, often don't work well for specialized park and recreation buildings and structures.

The proposed OS-A zone district allows Denver Parks & Recreation (DPR) to make decisions about park uses and about standards for new structures in parks. These planning, design, and construction decisions are determined by DPR, in close collaboration with the City Council, the Parks & Recreation Advisory Board, and the general public. After final decisions are determined through this collaborative process, Community Planning & Development becomes involved in issuing zoning approval and building permits. At this juncture, existing zoning can stymie decisions about development in parks which have already been fully vetted through the City Council and DPR review and decision-making processes.



The New Zoning Code recognizes this potential for confusion, and clarifies that all proposed uses and development in the parks ultimately come under the authority of the Manager of Parks & Recreation, working hand-in-hand with the public and with City Council. This approach is consistent with section 2.4.4(A) of the City Charter, which provides that the management, operation and control of all City facilities for the purpose of park and recreation purposes is exclusively vested with DPR.

It is historic and current practice for DPR to actively seek public input for major land use decisions involving City parks, but the process for such public engagement has never been clearly spelled out and guaranteed in an official, binding document. In response, DPR is drafting a new policy for public participation, including procedures for notification, meetings, and comments. The Parks & Recreation Advisory Board will consider and determine whether to recommend adoption of the policy at a public hearing on December 10th at the La Alma Recreation Center at 6 p.m.

(continued on Page 11)

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Snooze and The Bull & Bush - A Restaurant Review

By Julie & Jace Kole

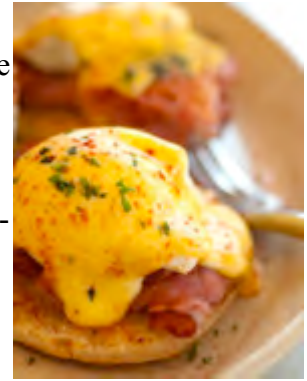
We don't get it. If you cruise by 7th Avenue and Colorado Boulevard on a weekend morning, you will see a lot of people waiting to get into Snooze, an A.M. Eatery. You will see children acting like Rembrandt, Picasso & Miro creating all kinds of masterpieces on the sidewalk with a rainbow of chalk. We could not bring ourselves to walk on these masterpieces - they are works of art. We saw this all summer and at about 1:00 p.m. on a Sunday we decided to give Snooze a try.

First, the restaurant is beautiful, great colors. The restaurant looks like going to breakfast at The Jetsons' house, circa 1968. It won one of Mayor's Design Awards. The round booths are comfortable and fun. The counter has a curvy shape and the stools are comfortable. This restaurant operates green and is carbon neutral according to their web site, very nice. But, let's get to the food

Julie and I must admit we do love Eggs Bennie (The Art of Hollandaise as it is called on the menu). We both have had them the world over and here we tried the Ham Benedict III, and to be honest it was missing something.

I admit it was late in the day for breakfast, but nevertheless they are open, and it should be as good as it was when they opened. It wasn't. The eggs were old tasting. The hostess was less than hospitable but the waiter was friendly and helpful.

They do carry Guatemalan Coffee in these great looking colorful bags, which are available for purchase filled with Guatemalan Coffee. We were told it was roasted in LoDo, We like the bag, but lousy coffee, bitter. This past Saturday I revisited Snooze, and once again, I don't get it. The Hollandaise was cold and runny as were the eggs. The coffee was again bitter.



However, if you want Eggs Benedict; the best place in Denver without a doubt is The Bull & Bush. It can't be beat. The Bloody Marys are extremely tasty, second to none. The Hash Browns are crisp and tasty not at all greasy and ask to have grilled onions added to them. The Hollandaise is thick and creamy, not runny, and full of lemon zest. The eggs are cooked to the way you ask, never runny. The Bull & Bush has been and continues to be the best place in Denver for brunch. Lunch & Dinner aren't bad either.

I must say it is harder to write a bad review than a good one. I will try Snooze again. It is in the neighborhood and all those people waiting outside can't be wrong.

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Editor: Disagree with the review? Give us your opinion at www.HistoricMontclair.org

Inclusion of articles in The Montclarion is not an endorsement of the views expressed therein.

Gardens and Gifts

by Gail Barry

Gardening in the snow and/or cold can be difficult but one can often make do with indoor pots and grow lights. With the holiday season upon us, we can also make gifts for those who like to cook or garden that can be used in the future. One can separate and pot indoor plants to give as gifts. Planting pots with herb or edible flower seeds can turn into a nice gift for a cook or potential gardener. Even if they haven't germinated, with directions and a pretty bow, they can make an attractive gift. Alternatively, just give the seeds and directions.



To go even further, go to the thrift store and pick up a basket or other container for them. Thrift stores tend to have many baskets and other containers that can make a humble gift look great at a modest price. At this time of year, bulbs are sometimes available on the markdown shelf at various hardware, grocery and garden shops. Since the soils are not yet frozen (as of mid November anyway) it is entirely possible to plant bulbs in the ground for a spring surprise, or, depending on the type, they may be able to be forced for indoor enjoyment in the grayer months of winter. Consult your local library, extension service or go online to find directions for forcing bulbs.

If the weather gets warmer, one can prune shrubs, cut down spent perennials and add leaves and other debris to the compost pile. In addition, don't forget the gardening and seed catalogs that will be coming to us in January. We can all dream of spring and plan our gardens accordingly.

Gail Barry is a landscape architect with Land Mark Design, enthusiastic gardener and cook.

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East Side Mobility Plan

By HMCAI At-Large Board Member Jace H. Kole

On Thursday November 19th, the Public Works Department had a meeting at the Denver School of Science and Technology (2000 Valentia St). The meeting was the first of four held to discuss the East Side Travel Corridor. The area in question encompasses:

- I-70 to the north
 - Mississippi to the south
 - Monaco on the west
 - Havana on the east
- (for the most part – this boundary zigzags)

This first meeting was held to identify the problems in the East Side Travel Shed. Planners are considering all modes of transportation - Car, Bus, Bike and Walking. Many if not all the neighborhoods within those boundaries were represented at this open to the public meeting. Councilwoman Marcia Johnson also attended as well.



We used large satellite pictures of the area and marked where we thought the issues were. I identified one of obvious: Quebec Street. I must say the Public Works is not keen on widening Quebec and seems to be looking for alternatives, like turning Quebec & Syracuse into one-way streets between 23rd and 11th. (Personal note; I'm sorry, widen Quebec already and let's be done with it.) We also looked at the Number 11 bus traveling through the neighborhood. We looked at the bus stop on northbound Monaco at Colfax backing up Monaco.

As part of the Living Streets Initiative, we discussed bikes on Monaco, the lack of sidewalks in the neighborhood and too-narrow sidewalks. Many other issues were discussed and drawn out on the maps. It was very productive. If you would like to attend these meetings, please see contact info below. I will attend the next meeting and report back. The next meeting will focus on identifying possible solutions. For now, Public Works and the City will be looking at all our ideas and sorting through them.

They did ask us to take a survey and you can take it to at: www.denvergov.org/eastside
There you can also register for updates as well.

Contact info:

Online: www.denvergov.org/eastside

Email: eastside@denvergov.org

Project Manager Phone: (303) 865-3136

terry.ruiter@denvergov.org

jacekole@msn.com or (303) 355-9882

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Introducing the 2010 HMCAI Board Members

by Jace H. Kole

We would like to welcome our new Board Members for 2010, these are at large members:

Gail Wallace – long time resident of Denver new to Montclair, with a very impressive resume. Gail will be writing articles about Montclair from a new resident perspective.

Check out that resume at: <http://www.linkedin.com/pub/gail-p-wallace/5/498/abb>

Jennifer Bolda – Yes, Jennifer & Dan are married they wanted to split their board membership, but the bylaws don't allow for that so we have 2 new members.

Dan Bolda – Dan & Jennifer were also residents of Denver but are new to Montclair, welcome Dan & Jennifer.

Jin Alexander Tsuchiya – Jin (pronounced Gene) comes to us from Chicago. Jin will be working on presenting a debate or public forum this coming political year showcasing the Governor's race, or Senate race, and the City Council race. See more about Jin at: <http://www.linkedin.com/in/jinalalexandertsuchiya>

Nancy Mucker will serve another term as president, and thanks for your leadership Nancy.

We now have a new 1st Vice President – Carrie O'Shea and 2nd Vice - Shadron Noonan.

New Secretary – John Eckelberry

Treasure – Gail Barry

All the members below are serving as At-Large Members:

Mark Noonan

David McCord

Larry Farin

Veronica Dolan

Judy Baxter

Bill Hansen

Jace Kole

Should you need to contact us please do so at: info@HistoricMontclair.org or you can reach me Jace Kole at jacekole@msn.com or 303-355-9882.

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Zoning Code Update Summary Regarding Denver Parks *(cont'd from Page 6)*

Finally, there are many checks and balances established in the City Charter and by ordinance, on any decision to establish a use or construct a building in a park. Listed below are 15 distinct ways the Denver City Council has and will continue to exercise control over the use and development of our City's parks.

1. Year-to-year budgeting and capital appropriations for park improvements are subject to approval by the Council.
2. Any capital improvement to park lands financed through bonded indebtedness is subject to approval by Council.
3. Any expenditure contract in excess of \$500,000 for parks services/improvements is subject to approval by Council.
4. Any capital equipment purchase in excess of \$50,000 on behalf of DPR is subject to Council approval.
5. The granting of any lease or concession for park purposes is subject to Council approval.
6. The authority to ultimately allow "compatible non-park usage" of historic structures in parks is vested entirely in the City Council.
7. The establishment of any fee or charge for use of city parks and recreation facilities is subject to Council approval.
8. The acceptance of any and all grants or gifts for the creation or improvement of parks is subject to the approval of Council.
9. The authority to refer to the voters any proposal to sell existing park lands or to lease any park lands for non-park uses is vested entirely in the City Council.
10. The approval of cooperative agreements with non-profit entities (e.g. the Denver Zoo, Botanic Gardens, Museum of Nature and Science) and with other government entities (e.g. DPS, Jefferson County, etc.) is subject to approval by the Council.
11. The establishment of any "enterprise" related to parks operations (e.g. the Golf Enterprise) is subject to legislative approval by Council.
12. The City Council has adopted view planes that control the height of structure in and adjacent to parks.
13. The City Council has adopted building and construction codes that apply equally to any and all city structures, including structures in park lands.
14. Through Chapter 39 of the Denver Revised Municipal Code, the City Council has traditionally regulated a wide variety of activities in city parks (e.g. service of alcohol, sales of goods and services, curfews, camping, vehicle restrictions, etc.)
15. Thirteen of the nineteen members of the Board of Parks and Recreation are appointed by members of the City Council.

Through these checks and balances, and through responsible and proactive public processes, the approach proposed in the New Zoning Code responds to public concerns, and assures the best outcome for future building and design in Denver's treasured parks and open spaces.

2010 Membership Form

Current Members: Check your label for your membership expiration date, located above your name

Please complete form (block letters) and mail with check to:

HMCAI Treasurer, P.O. Box 200125, Denver, CO 80220-0125

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