

# Front Porch

A publication of Forest City Stapleton, Inc.

STAPLETON

DENVER, COLORADO

MAY 2004

## Inspiration House Comes to Stapleton

The Home Builders Foundation and New Town Builders have teamed up with Forest City Stapleton, Inc. to bring Inspiration House to Stapleton.

Inspiration House is an annual fundraising program in which a member of the Home Builders Association of Metropolitan Denver (HBA) builds a new home below normal cost using donated materials and labor. Dubbed Inspiration House, the home is then sold at full market value with all profits donated to the Home Builders Foundation to assist people who have been disabled through acts of crime or other tragic circumstances. New Town Builders, one of 19 builders constructing homes at Stapleton, will construct the 2004 Inspiration House in the 2500 block of Xenia Street, just south of Greenway Park, on land donated by Forest City Stapleton, Inc., master developer of the former airport property.

"The Inspiration House is a remarkable way for Denver's home builders to give back to their community," said Jack Dorwart, Home Builders Foundation president and owner of Bonaventure Homes. "The 2004 Inspiration House represents a tremendous commitment of time, materials, labor and services from New Town Builders, Forest City Stapleton, Inc. and their associates."

"Through Inspiration House, the Home Builders Foundation has the funds to help victims of crime and circumstance," said Gene Myers, principal and founder of New Town Builders. "We are pleased to be a part of this unique fundraiser and look forward to having this opportunity to give back to the community."

Among the dignitaries attending the groundbreaking ceremony was Colorado Governor Bill Owens who announced that the Home Builders Foundation will make a \$25,000 contribution to assist John Hessler's family with medical expenses resulting from injuries the former University of Colorado quarterback and Adams County middle school teacher suffered in a hit-and-run accident last fall.

"The worst consequence of any act of crime is the violence inflicted on innocent victims," said Governor Owens. "Inspiration House is one way we can assist people who have been disabled by crime, and it's a great example of Coloradans coming together to help one another."

"We applaud New Town Builders and the Home Builders Foundation for the important contribution they are making to our community, and we are proud to support them in that effort,"

(continued on page 4)



Governor Owens joins officials from the Homebuilders Foundation, Forest City Stapleton, Inc., New Town Builders, and members of the Hessler family in breaking ground for the Inspiration House at Stapleton.

## Charity Chase to Christen Stapleton Parks

People of all ages will lace up their running and walking shoes on Saturday, June 5th as the 3rd Annual Charity Chase 5K-Run/Walk and Family Fun Walk & Stroll officially opens the new Greenway Park at Stapleton.

The Charity Chase benefits Catholic Charities Emergency Assistance Centers, which provide assistance in six different neighborhoods to keep families

together and prevent homelessness. About 500 to 600 runners participate each year. The staging area for this year's event, which begins at 9 a.m., will be one block east of 24th and Syracuse. A registration form and fee information are provided on page 7.

The course for the 2004 Charity Chase will wind its way through Stapleton's new Greenway Park. Greenway Park is comprised of 45 acres of linear green space that links the first new neighborhoods at Stapleton with Fred Thomas Park and the adjacent neighborhoods of East Montclair and Park Hill to the south and west. The new green space features tennis courts, a three-acre "off-leash" dog park, an outdoor

pavilion and playground, climbing wall, jogging paths and skate park. Greenway Park is the first of more than 1100 acres of new parks and open space that will be created at Stapleton.

(continued on page 7)

## Stapleton Wins Wirth Chair Award

The Seventh Annual Wirth Chair Awards in Environmental and Community Development presented by the Graduate School of Public Affairs at the University of Colorado at Denver have recognized Stapleton in its "Business" category as a development it called a "poster child for a sustainable community." The award is named in honor of former U.S. Congressman and Senator Tim Wirth who served in the Colorado Congressional Delegation for a number of years.

Also honored by the Wirth Chair Awards was Melissa Knott, director of sustainable development for Forest City Stapleton, Inc. This honor is the second time she has been

(continued on page 13)

PRESORTED STANDARD  
U.S. POSTAGE  
PAID  
DENVER, CO  
PERMIT #3735

Printed with soy ink.

2 Stapleton  
Events  
Calendar

Pedestrian  
Safety on  
Quebec Street

3

A Letter from  
Bluff Lake

5



# Mark Your CALENDAR

## 2004 STAPLETON EVENTS

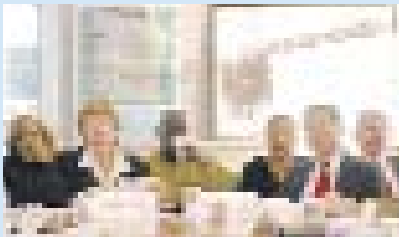
### EVERY MONTH

#### First Tuesday of each month

Stapleton Residents' Social  
Events Committee  
6:00 p.m. - 7:30 p.m.  
Stapleton Visitor Center

#### Third Thursday of each month

Stapleton Development  
Corporation Citizens  
Advisory Board 7:30 a.m.  
7350 E. 29th Ave., Suite 300

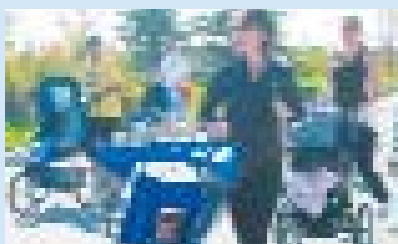


#### Every Wednesday, starting March 31st

Music Together  
9:30 a.m. - 10:30 a.m.  
Westerly Creek

#### Every Tuesday

Stapleton Strollers  
9:30 a.m.  
29th and Valencia



#### Every Other Friday starting April 23

Mobile Cyclery  
9:00 a.m. - 6:00 p.m.  
King Soopers Parking Lot

#### First Saturday of each month

Bluff Lake Birders  
7 a.m. - 9 a.m.  
Bluff Lake Nature Center

#### Every Sunday beginning June 13th

Stapleton Farmers Market  
E. 29th Ave. Town Center  
9 a.m. - 2 p.m.

### MAY

#### May 26th

HomeBuyer Education Class  
5:30 p.m. - 9:30 p.m.  
7350 E. 29th Ave 3rd floor

#### May 26th

School to Pool  
Noon - 2 p.m.  
Aviator Park and Pool



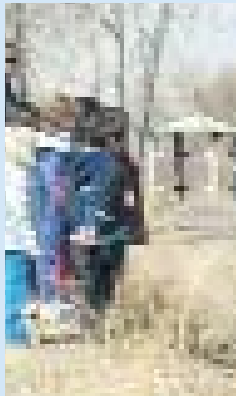
#### May 29th

Aviator Pool opens 11 a.m.

### JUNE

#### June 5th

Bluff Lake  
Open House  
11 a.m. -  
1 p.m.  
Bluff Lake  
Nature  
Center



#### June 5th

Charity Chase 9:00 a.m.  
Greenway Park

#### June 5th

Founders' Day Celebration  
Stapleton Under the Stars  
Concert - 6:00 p.m.  
Founders' Green

#### June 16th

Stapleton Under the Stars  
Movie Founders' Green\*

#### June 17th

Fireside Chats 6 p.m.-8 p.m.  
Bluff Lake Nature Center

#### June 20th

Blood Drive 10 a.m.-4 p.m.  
Founders' Green

#### June 23rd

Bike to Work Day  
6:00 a.m. - 8:00 a.m.  
Details to come

#### June 30th

HomeBuyer Education Class  
5:30 p.m. - 9:30 p.m.  
7350 E. 29th Ave. 3rd floor

#### June 30th

Stapleton Under the Stars  
Movie Founders' Green\*

### JULY

#### 4th of July Parade

11:00 a.m.  
Founders' Green

#### July 4th

Ice Cream Social  
1:00 - 4:00 p.m.  
Aviator Park

#### July 10th

Master Composter Program  
10:00 a.m. - Noon  
Nexus Building, Greenway Park

#### July 14th

Stapleton Under the Stars  
Movie Founders' Green\*

#### July 15th

Fireside Chats  
6 p.m. - 8 p.m.  
Bluff Lake Nature Center

#### July 17th

Adult Night: Mexican Theme  
6:30 p.m. - 9:30 p.m.  
Aviator Park

#### July 21st

HomeBuyer Education Class  
5:30 p.m. - 9:30 p.m.  
7350 E. 29th Ave., 3rd floor

#### July 28th

Stapleton Under the Stars  
Movie Founders' Green\*

### AUGUST

#### August 11th

Stapleton Under the Stars  
Movie Founders' Green\*

#### August 14th

Chalk Art Contest  
10 a.m. - Noon  
Aviator Park and Pool

#### Monday, August 16th

First day of school

#### August 19th

Fireside Chats  
6 p.m. - 8 p.m.  
Bluff Lake Nature Center

#### August 20th

Adult Night: Lobster Bake  
6:30 p.m. - 9:30 p.m.  
Aviator Park and Pool

#### August 25th

Stapleton Under the Stars  
Movie Founders' Green\*

#### August 28th

Stapleton Stampede  
5k, 15k, Family Run  
9 a.m.

### SEPTEMBER

#### September 1st

Stapleton Under the Stars  
Movie Founders' Green\*

#### September 16th

Fireside Chats  
6 p.m. - 8 p.m.  
Bluff Lake Nature Center

#### September 25th

Wine Festival  
Founders' Green



### OCTOBER

#### October 16th

Fall Festival  
Noon - 2 p.m.  
Founders' Green

### DECEMBER

#### First week of December

Holiday Decoration Contest

#### December 12th

Lighting the Holiday Tree  
5:30 p.m. - 7:30 p.m.  
Founders' Green

\* For times and movie listings, as well as details on other events throughout the summer, visit [www.StapletonDenver.com](http://www.StapletonDenver.com)

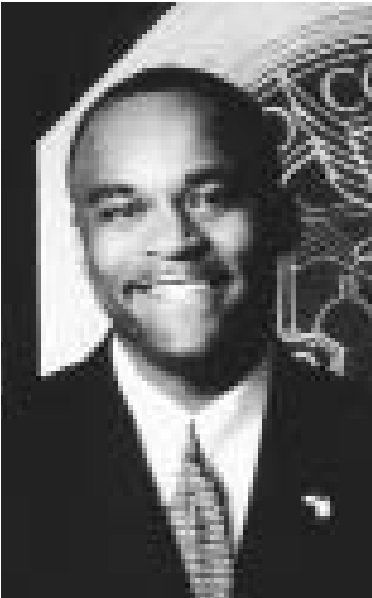


# Addressing Pedestrian Safety Along Quebec

By Michael B. Hancock  
City Councilman, District 11

I used to take for granted that motorists traveling along Quebec Street would slow down for the increased pedestrian traffic at Stapleton and Quebec Square. Of course, that was until I was contacted by several concerned Park Hill residents, Forest City representatives and the Metropolitan Organization for People about the hazards pedestrians face crossing Quebec. I applaud all these entities for stepping up to the plate and for promoting a strong voice for all citizens wanting to enjoy the new amenities east of Quebec.

The number one priority lauded by everyone involved was the unimpeded safety of every person, whether they are a motorist or a



Denver City Councilman  
Michael B. Hancock

pedestrian, along Quebec. Allow me to frame the issue for those of you who may be unaware of the problem. Motorists, particularly those traveling south on Quebec, are traveling at a rate of speed that is endangering the safety of pedestrians who are crossing Quebec to either visit or leave the shops along the street,

primarily between 38th and 26th streets.

Several great ideas were suggested to mitigate the situation, including building a pedestrian bridge across Quebec. Here is a list of the action steps that have been negotiated with the City and County of Denver's Traffic Engineering Department:

A traffic analysis is currently being conducted to determine where mitigation is needed most.

Once the analysis is completed pedestrian crossing signals will be modified to give pedestrians as much as an additional five seconds to cross the street.

Additional pedestrian crossing signs will be installed near the viaduct and flashing signals may accompany the signs.

An education campaign will be initiated to familiarize all residents on the edict of crossing busy thoroughfares and the intricacies of signalizations.

These steps are important to our overall goal of ensuring pedestrian safety. Please keep your eyes and ears open and feel free to contact my office at 303-331-3872 or email ([Michael.hancock@ci.denver.co.us](mailto:Michael.hancock@ci.denver.co.us)) if you have questions or want to make recommendations on this or any other issue. In addition, you may contact the City of Denver's Traffic Engineering Office at 720-865-4000.

*Motorists, particularly those traveling south on Quebec, are traveling at a rate of speed that is endangering the safety of pedestrians who are crossing Quebec...*

## ALPS Pushes Pedestrian Safety

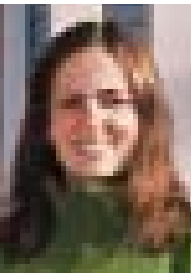
The Active Living Partnership at Stapleton (ALPS), an alliance of more than 25 groups working together to promote increased physical activity at Stapleton and surrounding neighborhoods, has begun working on several community design issues concerning the Stapleton area. Those issues include pedestrian safety on Quebec Street and bike and transit connectivity to the proposed retail center North of I-70, as well as to Fitzsimons.

The ALPS policy task force is working in coordination with the Stapleton Transportation Management Association, The Stapleton Foundation, Forest City Stapleton, The City of Denver and organizations throughout the community to develop design policy recommendations that will encourage active living among area residents and employees of all ages. For more information, contact Rich McClintock, ALPS policy and community design committee chair, at 303-477-9985 ([rich@livablecenter.org](mailto:rich@livablecenter.org)) or visit the Active Living by Design website at [www.ALPSColorado.org](http://www.ALPSColorado.org)




Construction worker Kathy Sather slows traffic where work is underway to improve the intersection at Martin Luther King Boulevard and Quebec Street. The work is scheduled to be completed in early June.

## Exempla Family Medicine at Stapleton



Meet Stapleton's Neighborhood Doctor, Kristine Leathery, MD. Dr. Leathery is board certified in family medicine. She and her partners at Exempla Family Medicine at Stapleton recently opened their new office conveniently located in the Stapleton Plaza Office Building. They offer a full range of medical care for all members of your family including newborn care, child health care, women's health care, internal medicine, obstetrics and gynecology. Exempla Family Medicine at Stapleton is located at 3401 Quebec, Suite 1015. For an appointment, please call 303-467-8900. Dr. Leathery and her staff look forward to providing extraordinary health care to you and your family, our Stapleton neighbors.



# KELLER WILLIAMS

REALTY

## KARI CUMMINGS

Stapleton Resident

Extensive Experience in the New Home Building Process  
Bible/Cummings Team • 303-819-0853 • [KCummings@kw.com](mailto:KCummings@kw.com)

*Work with a Realtor® who knows Stapleton*

# Inspiration House

(continued from page 1)

said Denise Gammon, senior vice president-residential development for Forest City Stapleton, Inc. "This program should be a 'source of inspiration' for everyone in the home builder industry who is looking for a unique way to give back to help people in need."

The 2004 Inspiration House built by New Town Builders will be the 2,323 square-foot Logan model. This two-story home, priced at \$470,000, features ten-foot ceilings on the first floor, two and one half baths, and four bedrooms. There is also a formal dining room, formal living room, and a two-car garage. The projected profit from the sale of the house that will be donated to the Home Builders Foundation is in excess of \$250,000.00.

Formed in 1993, The Home Builders Foundation partners with suppliers, homebuilders, subcontractors and other volunteers to help those who desperately need enhancement or accessibility to their homes. The Foundation works closely with Craig Hospital in helping disabled individuals who have included victims of the Columbine High School shootings and other victims of crime and tragedy in the Denver Metropolitan Area. To learn more about The Home Builders Foundation, contact its Executive Director, June Barnes, at (303) 778-1400, Ext. 212 (jbarnes@hbfdenver.org).

## The Stapleton Development Corporation

# How to Measure Success

By Dick Anderson

Several times a week I am asked about the success of Stapleton. My answer is always the same. Success is measured in different ways. For many, our responsibility is to dispose of the former airport property and to see that processes are in place to achieve the principles of the Stapleton Development Plan (Green Book). If you measure success by the sale of land and our development of regional open space, most would conclude that some level of success has been achieved.

For most at SDC success will be measured in the years to come by matters not yet achieved and results difficult to measure. It's one matter to create attractive streetscapes, beautiful parks, new services for the area, employment opportunities, affordable housing, diverse neighborhoods and sustainable development. Can these efforts be sustained?

Some successes are obvious. Spring blossoms confirm the wisdom of the extensive sustainable landscape programs. Resident interest in their community is indicated by the formation of SUN and their positive approach to neighborhood concerns. Retail establishments are providing increased employment opportunities and needed area services.

There are an increasing number of opportunities for residents to enjoy the services and amenities of Stapleton. The dog run opens on Memorial Day, the Greenway opens officially with the Charity Chase on June 5, portions of Westerly Creek will open in late spring and Central Park will soon be under construction. Retail shops in the Town Center are staffed by diverse and consumer friendly shopkeepers. A growing number of residents are enjoying the opportunity to spend more time with their families because their commuting times have been reduced. Expanding families indicate that Stapleton is a good place to raise a family. Seniors are selecting smaller living units to have more leisure time and to be

closer to their children. Visitors from across the country visit to learn more about how we implement the Plan.

The real measure of success, however, will be for others to judge. Will this community produce sustainable outcomes? Will children have a better opportunity to achieve their dreams and will they achieve those dreams? Will the level of architectural integrity be maintained as the community matures? Will the patterns of diversity

that have been established in the workforce continue? Will the neighborhood connections be made north of Stapleton and to existing neighborhoods with the new areas of development? Will the quality of the park programs and their maintenance be sustained given the reality of public budget constraints? With continued support of the City and the community I believe all of these challenges can be met.

Finally are the most important measurements of success. Will this be a better community than it would have been without the Stapleton Development Plan?

*Will the residents of Stapleton continue to maintain their pioneering spirit by being meaningfully engaged in the many opportunities to serve the needs of the area? SDC, the Stapleton Foundation and Forest City can provide opportunities for success but real success will be met through sustainable efforts of the residents of the area.*

Will the residents achieve a better lifestyle than they might have achieved by living somewhere else? Will the small business people who have risked financial security by being part of the pioneering spirit of Stapleton succeed? Will the neighborhoods surrounding Stapleton enjoy their expectations from the new development? Will the residents of Stapleton continue to maintain their pioneering spirit by being meaningfully engaged in the many opportunities to serve the needs of the area? Stapleton is exciting because the list of challenges is dynamic.

SDC, the Stapleton Foundation and Forest City can provide opportunities for success but real success will be met through sustainable efforts of the residents of the area.

*Dick Anderson is the President and Chief Executive Officer of The Stapleton Development Corporation, the non-profit entity charged with overseeing the sale of the Stapleton property to master developer Forest City Stapleton, Inc. Mr. Anderson is also a Stapleton resident.*



**Blind Corners & Curves, LLC**



**DISCOUNT WINDOW COVERINGS**  
 – As seen in The Parade of Homes –  
 Full Service Window Covering Experts  
**303-755-5000**  
 Call MARGIE for a free consultation

**HunterDouglas** window fashions  **\$75 Off any order over \$1,000**



**Stapleton Home Services**  
 Professional Maid Service  
*Owned and Operated by a Fellow Stapleton Resident*

*With us you are more than just a customer, you're our neighbor!*

303-601-9777 corbyfelsher@msn.com

*A Day Spa*

7505 East 35th Ave – Quebec Square  
 303-780-9000 – Open Tue - Sun

Not valid with other offers – Must present coupon at time of service

**15% Discount**  
 on any one service  
 Hair services  
 Facials • Waxings  
 Body Wraps & Polishes  
 Manicures & Pedicures  
 Massages

Gift Certificates Available

**RODEF SHALOM PRESCHOOL**



**REGISTER NOW!**  
 Summer & Fall  
**303-256-1061**  
 New Hours: 7:30 - 5:30 (4pm Fri)  
 Toddlers (18 mo)  
 2's, 3's, and Pre-K  
 450 South Kearney St.  
 www.rodef-shalom.org

**KYLE'S Saloon & Eatery**

**NOW DELIVERING**  
 Pizza, Calzones



and more  
 to the Stapleton area

Join us for the  
 play-offs on our big screen!  
 Lots of specials!

**303-316-2818**  
 3989 Ulster Street  
 Mon - Sat 11 am - 10 pm



# A Message from Bluff Lake's Education Director

Dear Stapleton Residents:

As a new Stapleton resident, you are busy exploring all the new amenities that are within walking or biking distance from your home. I would like to introduce you to a very special place that existing neighborhoods have cherished for years, Bluff Lake Nature Center. Now, while your home may be new, Bluff Lake is not. Because of its unique landscape, you can explore several different habitats in a small area. Wetlands, a creek, forested areas and a short-grass prairie provide homes for many bird and animals species. Bluff Lake was preserved in 1923 as part of the buffer zone around the Stapleton International Airport. It was within this protective buffer that wild animals lived and thrived.

In 1994 a small non-profit, Friends of Bluff Lake, was formed to provide environmental education to students who would not otherwise have such experiences. Friends of Bluff Lake worked hard to provide free environmental education programs to these students and even provided reimbursement of school bus expenses. 2004 is the 10th anniversary of environmental education at Bluff Lake. A lot has changed in these 10 years, including our name, Bluff Lake Nature Center. One thing has not changed and that is our commitment to environmental education.

Of course nature is not just for the young, it is for everyone to enjoy. Residents of Stapleton are close enough to enjoy the daily benefits of Bluff Lake from home. You may see bald eagles fly over-head, or hear the call of coyotes at dusk as you sit on your front porch. You may even notice a variety of songbirds in your garden. But to truly appreciate the uniqueness of this refuge in the city, you may want to visit Bluff Lake. Take a walk with your kids, read the educational signs, listen to the birds, watch the animals, or take pictures.

You can help us protect the wildlife at Bluff

Lake by staying on trails and quietly observing animals. Please use the Sand Creek Trail to walk your dogs and ride your bikes. Bluff Lake offers a

bike rack for your convenience as well as free parking. Bluff Lake Nature Center offers a variety of programs to the public throughout the summer months.

Our new Fire Circle will be the setting for "Fireside Chats" and marshmallow roasts. Enjoy the sunset over the Rocky Mountains as you learn about the natural history around you. Keep an eye on your intranet for a schedule of programs.

Residents visiting from the Stapleton neighborhood can take Montview east to Moline. Turn left on Moline (north) past 25th St. The entrance

to Bluff Lake will be on your right about 1/4 mile north of 25th Street. You will not see Bluff Lake from the road because the entire refuge is situated below natural bluffs. When you walk

down the bluff into the refuge, you will notice that the sights and sounds of the city virtually disappear.

To help celebrate our 10th anniversary, we will be hosting a contest for photos taken at Bluff Lake. Photos will be accepted at the Bluff Lake Nature Center Administrative offices (7350 E. 29th Avenue, third floor) from September 25 to October 16. Awards will be given at a special event on November 6, 2004. Aurora and the Sand Creek Regional Greenway are also sponsoring a multi-media art contest in 2004. Details about both contests will be available soon.

For more information on anything in this article, please contact us at 303-468-3240 or visit our website at [www.blufflakenaturecenter.org](http://www.blufflakenaturecenter.org). Hope to see you at Bluff Lake!

Sincerely,  
Sue Schafer, Education Director

*Residents of Stapleton are close enough to enjoy the daily benefits of Bluff Lake from home. You may see bald eagles fly over-head, or hear the call of coyotes at dusk as you sit on your front porch.*



School children on an outing to Bluff Lake

## The Lofts at Stapleton – A New Builder's Story

By Larry and Barbara Fullerton

Whether you're a native who has watched Denver grow and change over the years or a transplant from another city, you've got to admit that the evolution of the old airport to a thriving new urban and green community is exciting. The unfolding of Forest City's vision for Stapleton has resulted in a true urban tapestry, with the best of vibrant city life, the latest in design and technology and fresh air and open space to create a community that really has no equal.

The vision for Stapleton to become a new version of old Denver, was and is a huge undertaking. Two creeks under the old airport's runways have been uncovered and returned to their natural



New buyers Sharron and Michael Comfort broke ground on March 6th for the Lofts at Stapleton, expected to be completed in March of 2005.

state and now meander next to miles of bike and walking trails. Small flower shops and quaint restaurants reside next to a large office complex, and within walking distance are homes of every price and size, each on a tree lined street with a neighborhood swimming pool nearby. This is life as it was meant to be lived.

Stapleton's emergence as a real neighborhood modeled on older neighborhoods of times

past, an old concept that is suddenly new, has arrived on the scene with the latest offering: The Lofts at Stapleton. Every community has recycled old buildings over the years to reflect the changing needs of the next generation. Lofts are

(continued on page 6)

## Summer is near!

55,000 sq ft of fitness and fun. Right in your back yard!



Fitness Memberships starting at only \$30 per month!

## Is your body ready?

8797 Montview Blvd #65  
(303) 320-3033

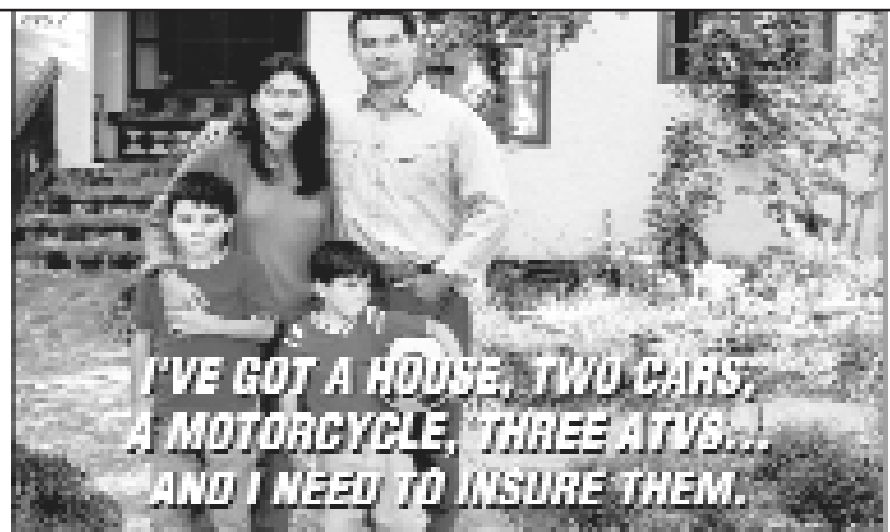


**BLADIUM**  
SPORTS CLUBS  
D E N V E R

Fun Club  
Fun Energy

Entrance is located at Syracuse and 23rd!

[www.bladium.com](http://www.bladium.com)



CALL ME. FROM HOME TO AUTO TO LIFE TO TRIPS, I CAN HELP YOU PROTECT THEM.

NAME THE LINKS & ADDRESS BOX, LLC  
2000 10000 PLEASANT HILL BLVD, SUITE 100  
DENVER, CO 80231  
(303) 441-1111  
[WWW.LINKSANDADDRESS.COM](http://WWW.LINKSANDADDRESS.COM)

INSURE BY MY OWN OFFICE  
IN THE NEIGHBORHOOD!



**Allstate**  
INSURANCE GROUP

ALLSTATE IS A MEMBER OF THE ALLSTATE GROUP OF COMPANIES. ALLSTATE GROUP OF COMPANIES IS A MEMBER OF THE ALLSTATE GROUP OF COMPANIES. ALLSTATE GROUP OF COMPANIES IS A MEMBER OF THE ALLSTATE GROUP OF COMPANIES.

# Lofts at Stapleton

(continued from page 5)  
the embodiment of reuse development. Though there are not many old buildings on the old airport site that can be recycled into lofts, there is a desire to create this living option.

The Fullerton Company, award-winning developer of downtown loft homes, has presented its style of loft for the Stapleton neighborhood –

The Lofts at Stapleton. Building a model one-bedroom plus den loft and sales center in only three weeks was a feat in and of itself. But shortly after opening during the Parade of Homes last summer, The Lofts at Sta-



Architect's rendering of The Lofts at Stapleton.

pleton announced it was two-thirds sold out! It seems the marketplace spoke loud and clear, endorsing the concept!

Singles and couples, young professionals and empty nesters are flocking to the affordable sophistication the loft style of living offers. The Lofts contain soaring ceilings and airy great rooms where the functions of living flow into one another and orient to outside decks and terraces and the views beyond. Private master suites with luxurious baths and sun decks, and separate guest suites, are necessary to provide retreat from

a busy world. Loft elements such as exposed brick walls and exposed ductwork as well as expansive windows and interesting lighting cast a lofty glow everywhere.

The Lofts at Stapleton offer all this and a superior location right on Founders' Green, the rolling green amphitheater that will host concerts, movies and farmers' markets all summer

long. Only at Stapleton can you walk through 1100 acres of open space and also walk to the neighborhood store. Only at Stapleton can you get to the new airport in only 20 minutes or do your expense reports next to an Olympic sized swim-

ming pool. Only at Stapleton will you find a lifestyle that is rich and varied as tapestry of older towns and yet brand new and fresh with modern technology. And only at The Fullerton Company's Lofts can you find this urban style and lifestyle embraced in architecture.

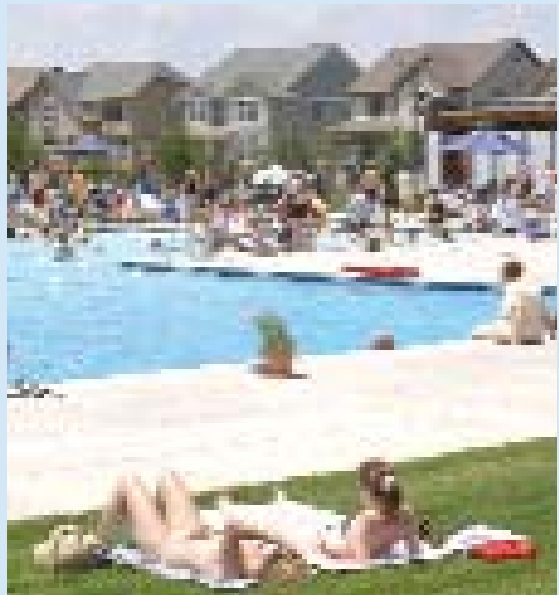
The Fullerton Company is very proud of what it is adding to the Stapleton fabric of life. Ground was broken on March 6th and completion is expected within a year. The one and two bedroom lofts are sold out in the first building, it is true. Incredible values are still available in

the luxurious two story lofts from the low \$300's, and the spacious three story Town Lofts from the mid \$200's. For more information, call 303-388-LOFT or visit the website, [www.theloftsatstapleton.com](http://www.theloftsatstapleton.com)

Larry and Barbara Fullerton are the principals of The Fullerton Company.

# Stapleton Founders' Day Celebration Set for June 5

Stapleton continues to grow and the third annual Founders' Day will celebrate this growth. On Saturday June 5th, Founders' Day will be kicked-off at 9:00 a.m. with the Stapleton Charity Chase, a 5K Race/Walk and Family Fun Walk and Stroll, with



Founders' Day Party in June 2003.

proceeds benefiting Denver Catholic Charities. The run starts at 9:00 a.m. at the East West Greenway Park. To register, visit [www.StapletonDenver.com](http://www.StapletonDenver.com).

At 2:00 p.m. the action will move to Founders' Green in the East 29th Avenue Town Center, where there will be face painters, magicians, inflatable jumps for kids, a masseuse, a dunk booth, pie-eating contests, and sidewalk sales in the East 29th Avenue Town Center retail stores. To make the celebration complete, "Stapleton Under the Stars," a movie and concert series will make its debut on Founders' Day. A three-band concert will enliven the celebration featuring the great talents of local artists DeVotchKa and Matthew Moon. The opening act will begin at 6:00 p.m., DeVotchKa will follow at 6:40 p.m. and Matthew Moon will perform at 8:05 p.m.

For more information on Founders' Day, visit [www.StapletonOnline.com](http://www.StapletonOnline.com).

Opening Soon

NEW Avenues

Real Estate Offices

We represented the Buyers and Sellers\* on these Stapleton Homes.

2731 Spruce • 2653 Trenton • 2528 Syracuse  
2598 Syracuse • 7772 E 29th Ave • 7830 E 29th Ave  
7850 E 29th Ave • 7870 E 29th Ave\* • 7900 E 29th Ave  
2885 Beeler\* • 9090 E 29th Ave\*\*

\*\*In progress

Lana Dardano  
Broker/Owner

303 • 331 • 6700

Are you CURIOUS about Buyer Representation?  
One of our real estate Professionals is available to assist you.  
Connect with us.....  
email: [newavenues@dardanorealty.com](mailto:newavenues@dardanorealty.com)

29th Avenue Town Center at Stapleton

2 FOR 1  
SUMMER  
SPECIAL

BUY ONE  
CLASS, GET  
ONE FREE

303-355-0080

FITNESS & FUN, ALL IN ONE!

FAMILY FRIENDLY & AFFORDABLE

• Personal Trainers • Personal Massages  
• Pilates • Group Classes • Group Personal Training

303-355-0080



# Summer Programs at The Urban Farm

The Urban Farm at Stapleton, in cooperation with Embracing Horses, has announced the 2004 Summer Classes and Workshops in Horsemanship Education.

Classes begin the week of May 24th and end the week of August 20th. The cost for the twelve week session is \$260.00. Registration must be accompanied by full payment.

Some full and partial scholarships are available.

Also available this summer at The Urban Farm at Stapleton (located at 10200 Smith Road) is the "Down On The Farm Summer



A young visitor eyes the animals at The Urban Farm.

Workshop" in which children from ages 8 to 12 learn about farm animals and how crops are

grown. The cost for the half-day sessions that run from 9 a.m. to Noon, Monday-thru-Friday is \$100.00. Two sessions are available: July 5-9th and July 19-23rd.

For younger children, The "Storybook Farm Workshop" educates children ages 5 to 7 about farm animals and gardening. A single session runs from 10 a.m. to

Noon, Monday-thru-Friday, July 12th -16th. The cost is \$85.00.

For more information about programs offered at The Urban Farm, visit [www.theurbanfarm.org](http://www.theurbanfarm.org) or call (303) 307.9332.

## Summer Events on the Green

# Stapleton Under the Stars

Do you like movies? Do you like concerts? Now you can enjoy both, just steps from local shops, restaurants and homes and outside "under the stars." Stapleton Under the Stars is the summer movie and concert series that will be held throughout the summer at Founders' Green, an outdoor grass amphitheatre in the heart of the community, located in the East 29th Avenue Town Center, just east of Quebec Street on 29th Avenue.

Stapleton Under the Stars will be kicked off on Saturday, June 5th with a three-band concert to enliven the annual Founders' Day celebration. The great talents of local artists DeVotchKa and Matthew Moon will thrill the audience. The opening act will begin at 6:00 p.m., DeVotchKa will follow at 6:40 p.m. and Matthew Moon will begin his performance at 8:05 p.m. Additional concerts will be held in July and August. Stay tuned for more details.

Stapleton Under the Stars will also feature seven movie nights throughout the summer, featuring movies that everyone will enjoy, including the all time favorite Grease and recent movie releases such as Harry Potter. Movie dates are June 16th, June 30th, July 14th, July 28th, August 11th, August 25th and September 1st. Visit [www.StapletonDenver.com](http://www.StapletonDenver.com) for times and movie listings throughout the summer.

Come experience "the art of urban living" this summer with Stapleton Under the Stars!

## Get Fitz Walk & Family Festival June 12th

The University of Colorado Hospital will host its 2nd Annual *Get Fitz Walk & Family Festival* on Saturday, June 12th from 8 a.m. to 11 a.m. (rain or shine) at its Fitzsimons Campus, which is located at Colfax and Ursula in Aurora. The event is a benefit for the Hospital's Patient Financial Assistance Program, which provides aid to patients who need help with housing, transportation, medications, food and clothing.

The Walk participant bringing in the most pledges will be eligible for special prizes, and all

participants will receive a "Get Fitz" Walk t-shirt, food and beverages and a "goodie bag." The free Family Festival is open to the public and will feature live bands, roving entertainers, face painters, health information and health screenings (at low or no cost). Also included in the Festival is a Kids' Zone with interactive displays and activities.

For more information about the *Get Fitz Walk & Family Festival* and to register for the walk, visit [www.uch.edu/GetFitzWalk](http://www.uch.edu/GetFitzWalk), or call the Get Fitz Walk hotline at 303-724-5325.

## Charity Chase

(continued from page 1)

For more information visit [www.bkbltd.com](http://www.bkbltd.com) (click the link under "Events Calendar) or call Judy Megyesy at 303.742.0823 X400.

**All paid participants will receive a T-shirt and dogs will receive a bandana.**

### STAPLETON CHARITY CHASE ENTRY FORM

Mail checks payable to Stapleton Charity Chase to:  
Stapleton Charity Chase  
2525 West Alameda, P.O. Box 19020, Denver, CO 80219  
All entries must be postmarked by May 28, 2004.

Bib # (to be assigned by race officials): \_\_\_\_\_

Amount of Check: \_\_\_\_\_

Last Name: \_\_\_\_\_

First Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ ZIP: \_\_\_\_\_

Phone: \_\_\_\_\_

Email: \_\_\_\_\_

Age on 6/5/2004: \_\_\_\_\_ ☐ Male ☐ Female ☐ Leashed Dog

T-Shirt Size: ☐ Small ☐ Medium ☐ Large ☐ Extra Large

### PLEASE USE ONE ENTRY FORM PER PERSON

#### 5K Run/5k Walk Preregistration

☐ \$22 Adults ☐ \$15 Under 18 and over 60

#### 5K Run/5k Walk Race Day Registration

☐ \$27 Adults ☐ \$20 Under 18 and over 60

#### Family Fun Walk and Stroll Registration

☐ \$10 Adults ☐ \$7 Kids 6-17 ☐ \$5 Dogs (must be leashed)

Price is the same for early or race day registration

#### Please read and sign the waiver:

In consideration of your accepting my entry in the Stapleton Charity Chase, I, intending to be bound by myself, my heirs, executors and administrators, do hereby release and discharge all race sponsors and officials from any and all liability arising from illness, injuries and damages I may suffer as a result of participating in the event, i.e., the Stapleton Charity Chase. I also understand and agree that a race sponsor may certify my compliance by my signature below. I also understand that any entry fees I pay are non-refundable.

Signature: \_\_\_\_\_

(Parent or guardian must sign if entrant is under 18 years of age.)

Create a smile  
that's good  
for life!

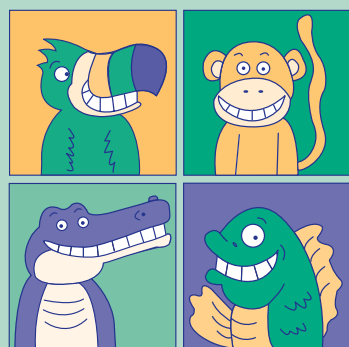
Orthodontics can boost self-image and improve oral health.

Call today for your free consultation  
303-321-4445

Gina G. Kessler, DDS, MS  
Orthodontics for Children & Adults

**TC**  
TOWNCENTER  
DENTISTRY AND  
ORTHODONTICS  
7479 East 29th Place  
In the Heart of Stapleton

## A WILD SMILE – PEDIATRIC DENTISTRY



Opening our 2nd office  
29th Ave Town Center  
7350 E. 29th Ave.  
Suite 202

720-945-1234

[www.JesseWitkoffDDS.com](http://www.JesseWitkoffDDS.com)

GRAND OPENING  
MAY 19, 2004

Now taking appointments

State-of-the-art  
technology

Caring, warm  
environment

Infants  
through teens



JESSE R. WITKOFF, DDS

# New Luxury Homes Coming to Stapleton “Two at a Time”

What would the perfect urban Denver home be like? First, it would take advantage of Denver’s climate – all the opportunities to be outdoors year-round. It would have a great location, close to parks, restaurants and shopping. It would be low-maintenance, to give you plenty of time to enjoy the home and its surroundings. And it would have loads of urban style.

This summer, John Laing Homes will introduce a new kind of home that offers all this and more: the Paired Homes at Stapleton.

Because Colorado has about 300 days of sunshine a year, the designers at John Laing Homes gave the Paired Homes unique outdoor living spaces: patios, porches, balconies and professionally landscaped courtyards. The Courtyard Homes (one of two types of Paired Homes) front onto a common courtyard with benches, grassy areas and a cook-top grill for neighborhood gatherings. It’s like having your own private park. The Avenue Homes are more traditionally situated, facing the street. They also include a variety of outdoor spaces, like patios that are accessible from three different rooms.

Inside, the homes feel open and very private. Floorplans range from

1,938-2,341 square feet and offer all kinds of ways to customize your room arrangement. And each Paired Home comes with a long list of standard features, with items like granite countertops, maple cabinets and stainless steel appliances.

From the outside, the homes are simply grand. There are five architectural styles to choose from: Spanish, Italianate, Monterey, European Cottage and Victorian. And because the homes are paired together, they present the sort of scale you might associate with a historic mansion.



Residence 1

Residence 2

John Laing has created the Paired Homes for people who want to live close to the amenities of city life but not live right in the middle of downtown. The Paired Homes will be just one block from Stapleton’s 80-acre Central Park. And a few minutes’ walk will take you to the shops and restaurants of the East 29th Avenue Town Center.

The Paired Homes will be priced from the mid \$300s to low \$400s. Only 10 to 12 Paired Homes will be built this year. So if you’re thinking that a Paired Home might be the perfect fit, you’ll want to join the Paired Homes interest list by visiting [www.johnlainghomes.com/denver/paired](http://www.johnlainghomes.com/denver/paired)

## Tour the Visitor Center



The Stapleton Visitor Center is open daily from 10 a.m. to 6 p.m. in its new location in the East 29th Avenue Town Center (7480 E. 29th Avenue). From left to right, the Visitor Center staff includes Jenifer Graham, Manager Nancy Relihan, Shaunna Scarborough, Lisa Eller Davis, Angie Preciado, and Lisa Graziano.



by Pat Teegarden

For those of us fortunate enough to live here, peace of mind and quality of life just got even better—thanks to the hard work of a core group of Stapleton residents and the interest and participation of a broader group of us, our neighborhood voice and advocate, Stapleton United Neighbors, is off and running on our behalf (see box below with the names of recently elected SUN Board of Directors and Officers).

This article is intended to get the word out to as many fellow residents as possible that SUN and its elected leadership are actually “walking the walk” as well as “talking the talk” about providing an effective voice and meeting place for all of our concerns, interests and differences as we continue this “Urban Pioneering” thing we’ve all jumped into together.

### SUN DIRECTORS

Bernard Douthit  
Bill Fulton - President  
Bryan Penny - Treasurer  
Caroline Wilten  
Elizabeth Garner - Vice President  
Greg Diggs - Secretary  
Jason Longsdorf  
Jennifer Song Koeppe  
Melissa McQueen  
Mike King

As Bill Fulton, SUN’s new President (and, along with Greg Diggs, Jason Longsdorf, and Melissa McQueen, the “founding fathers” of SUN) correctly observed, we as a community will face a myriad of complex issues, and it would be naïve to assume that all of us will always agree on either the solutions or associated strategies. Therefore, SUN’s primary mission will be to provide both a physical and cultural meeting ground upon which to collectively discuss and determine

our positions and our ability to impact our community and surrounding areas—i.e., the proverbial “honest broker on neutral ground” for our many voices, concerns and communications styles.

As a member of the Stapleton Citizens Advisory Board, which is a broader membership of public and private representatives from government, business and surrounding neighborhoods, I have watched with keen interest the emergence of SUN as my own local representative. I think we’re well positioned, as SUN has developed a reputation with other decision makers at Stapleton (such as the City and County of Denver, Forest City, Stapleton Development Corporation, and homebuilders) as an organization which is committed to collaboration and problem-solving wherever possible, but also willing to take on the “touchy” issues in the face of disagreement.

As the Summer approaches, the SUN Board is in the process of scheduling general membership meetings as well as some neighborhood “Hot Topic” sessions on such issues as public transportation, traffic, and management of our community pool. Watch the Stapleton Intranet for specifics on these as well as upcoming Board and general membership meetings, since I found out first hand that the Board is looking for expanded interest and participation by all of us.

The SUN Board of Directors can be reached via e-mail at [stapletonneighbors@msn.com](mailto:stapletonneighbors@msn.com), and Bill Fulton can be reached by phone at 303-320-3854.

We reinvented the mailbox by adding a lot of extras.



Let us help you with that.

The UPS Store™

A real street address  
You can receive UPS® and other courier packages.

Call-in MailCheck™

Notification service


Mail holding and forwarding

Unlimited access

The UPS Store #4487  
Quebec Square Location  
3700 Quebec St #100  
Denver, CO 80207  
Ph: 303 996 5660  
Fx: 303 996 5665  
[store4487@theupsstore.com](mailto:store4487@theupsstore.com)

©2003 United Parcel Service of America, Inc.





# TIPS FOR SUSTAINABLE LIVING

## HOW TO MAKE YOUR GARDEN MORE BEAUTIFUL AND "WATER WISE"

Its that time of the year again! Time to work in the garden – and work in the garden using water efficiently. Below are some tips provided by the Denver Botanic Garden.

- Improve your soil by incorporating organic matter, such as compost, and through rototiling.
- Aerate your lawn to allow water and air to penetrate compacted soil, providing better nourishment to plants. An aerated lawn adapts more quickly to staying healthy with less water.
- Mulch around plants to suppress weeds and retain moisture.
- Space plants closely together when planting so that they shade the soil.
- Buy a rain gauge or use old soup cans placed randomly in your garden to see how evenly you are watering and how long it takes your sprinklers to water one inch.
- Use a moisture gauge to assess whether your plants actually need water, or check two or three inches deep to see if the soil is moist.

### 2004 WATER RESTRICTIONS

Denver Water made the 2004 water restrictions effective on May 1st. Below is a summary of the restrictions for your yard, see [www.denverwater.org](http://www.denverwater.org) for more information.

#### Lawn Watering


- Permitted 2 days per week
- Odd numbered addresses may water on Saturday and Wednesday.
- Even numbered addresses may water on Sunday and Thursday.
- 15 minutes per zone (average)
- No watering 10 a.m. to 6 p.m.
- No limit to number of zones

#### Trees and Shrubs

Water by a hand-held hose or low-volume non-spray irrigation on assigned watering days but not between the hours of 10 a.m. and 6 p.m.

#### Flowers and Vegetables

Water with a hand-held hose or low-volume non-spray irrigation on any day except Monday and not between the hours of 10 a.m. and 6 p.m.



the art of urban living

# Students Create Tiles for Westerly Creek Entry Way

Photo by Kristin Geoly



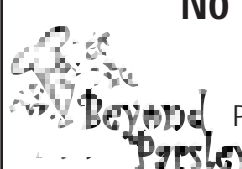
Students from Westerly Creek Elementary School at Stapleton create tiles that will be installed in the entry way of their school before the end of this school year. Plans are underway for a combined art project in the future involving students from Westerly Creek and The Odyssey Charter School.

# Update on The Denver School of Science and Technology



Construction workers erect the initial walls of The Denver School of Science and Technology at Stapleton on land donated by Forest City. The Denver Public Schools charter high school, funded in part by the Bill and Melinda Gates Foundation and The Anna and John J. Sie Foundation, will open in August of this year.

## No Time to Cook? Planning a Party? On a Low-Carb or Other Diet?




Personal Chef Services – Customized Menu Planning  
Culinary Instruction – Catering – Gift Certificates

**Convenience** - Leave the meal planning, shopping, cooking, and cleaning to Beyond Parsley, while you enjoy fresh, quality food without leaving the house. We will cook in the convenience of your kitchen or deliver straight to your door.

**Taste** - As a classically-trained professional chef, Chef Rich, executive chef/owner of Beyond Parsley, has developed an extensive menu featuring food from all cuisines. Choose from our weekly seasonal menu or allow Beyond Parsley to customize one to meet any low carbohydrate, vegetarian, allergy or other dietary requirements.

**Affordable** - Per diem, weekly, monthly, or customized packages are available to fit any budget based on the number of people and menu selections. Call for a free consultation 303-717-5451 or check out our website at [www.beyondparsley.com](http://www.beyondparsley.com)



## JD's HANDYMAN & MAINTENANCE SERVICE

- Tile
- Painting
- Plumbing
- Light electrical
- Light tree trimming
- Other services

Call Jimmy for a free estimate 303-806-0498  
cell 303-549-4655  
[jdruhot@msn.com](mailto:jdruhot@msn.com)  
Bonded/Insured

# Meet Your Local

## STARBUCKS

Don't be surprised if you walk into the Starbucks in the East 29th Avenue Town Center one day and see Earvin "Magic" Johnson seated at the counter. That's because the Stapleton Starbucks is one of the former NBA star's "Urban Coffee Opportunities," a partnership that brings the popular gathering place to urban neighborhoods in cities across the nation.

Starbucks Manager David East spent 21 years in the Business Opportunities and Planning Division of the telecommunications industry before making the move to Starbucks where he had already been a longtime customer. Although the aviation enthusiast and private pilot had flown over Denver's former international airport, he had never landed at Stapleton. Now, he operates a Starbucks in the town center located just a short distance from the former east-west runway.

The Starbucks at Stapleton is located in the district of stores managed by David Johnson, a Houston native who was first attracted to Denver for its



Starbucks District Manager David Johnson (left) and Stapleton store manager David East relax in their Town Center store.


quality of life. David's appreciation for Colorado's natural environment surely played a role in his decision to approve the selection of The Bluff Lake Natural Area at Stapleton as one of the first local beneficiaries

of Starbucks support for the community. Literature and an informative display about Bluff Lake greet customers stopping in at the Town Center store.


The Stapleton Starbucks is open from 5:30 a.m. to 9 p.m. Mondays through Fridays and from 6 a.m. to 9 p.m. on Saturdays and Sundays.

## CURVES

Kathleen Sisler, manager of the Curves Fitness Center for Women in the East 29th Avenue Town Center, says there is no reason that becoming physically fit can't be "Fast, Fun and Friendly."



303.321.3500  
3333 Quebec St.



**Featuring: Quebec's Bistro**  
• 14,000 Sq. Ft. Fitness Center • 300 Recently Renovated Guest Rooms

The Radisson Hotel Denver Stapleton Plaza is offering a \$69.00 rate to all companies and individuals in the Stapleton area.

Kathleen and franchise owner Janine Roberts are finding that the Stapleton Curves is already attracting a lot of women who live and work at Stapleton and are looking for a convenient way to work an exercise program into

the busy schedule of their daily lives. The Curves program combines cardio workouts with strength training, filling a need for women who don't want to go to a "typical" gym and who may not know how properly to use exercise equipment. The Curves program at Stapleton enables its clients to



Kathleen Sisler, manager of the Curves Fitness Center for Women, leads an exercise session.

become physically fit to the beat of great music that makes getting into shape an enjoyable escape from the drudgery of a daily routine.

Curves is currently open from 8 a.m. to Noon and 4 p.m. to 7 p.m. Mondays through Fridays, across the street from Starbucks in the East 29th Avenue Town Center. The hours of operation are expected to expand as the membership grows. For more information, 303-333-5959.

## 1ST BANK

Kevin Classen, vice president of the 1st Bank of Denver in the East 29th Avenue Town Center at Stapleton, takes pride in offering a variety of banking services in an atmosphere that is both friendly and comfortable. Customers walking into the bank are immediately impressed by the open and pleasant atmosphere of a bank that is designed to capture so much natural lighting, a design that is well suited for the approach Kevin brings to banking. He and his staff of seven employees pride themselves on creating a relaxing environment for customers needing help with automobile and mortgage loans and a variety of commercial, residential and construction lending.

A native of the small community of Central, Nebraska, Kevin has lived in Colorado for the past



Kevin Classen stands in the lobby of the 1st Bank of Denver in the East 29th Avenue Town Center.



info@syracusevillage.com  
www.syracusevillage.com

## SYRACUSE VILLAGE AT STAPLETON

### Why Rent When You Can Own a Home?

Visit us and preview **5 carefully-crafted floor plans** for modern lifestyle ranch and two-story townhome condominiums! These plans offer two or three bedrooms, ranging in size from approximately 800 to 1,150 square feet.

**Standard features include...** air conditioning, washer and dryer, 9 and 11 foot ceilings, six-panel doors, private balconies & patios, and much, much more...not to mention living in a master-planned community with brand new schools, shopping centers, spacious **parks**, and **day care centers** right outside your front door!

From the **low \$100's**.

Sales Center Open 10-5 Daily or By Appointment  
Please call Syracuse Village - 720.249.5108

**Visit our newly opened model home at 2678 Syracuse Street!!!**



Feb, 2004 - Prices & plans subject to change without notice.





# Merchants

six years, most recently serving with a bank in Vail. Kevin’s wife Elizabeth is an employee of the University of Colorado Health Sciences Center. The couple is expecting their first child in September.

The lobby of 1st Bank is open from 9 a.m. to 6 p.m., Mondays through Fridays and 9 a.m. to noon on Saturdays. An ATM Machine located on the Quebec Street frontage of the building is available 24 hours a day.

### AMERICA’S BACK

Alan Pitts, founder and chief executive officer of America’s Back, located inside the front of the Wal-Mart SuperCenter in Quebec Square, believes he has the answer for someone who wants to eliminate low back pain and prevent injury.

“I started America’s Back because ordinary people did not have access to the latest technology in the treatment of low-back pain,” Alan says. “There is a cure for low-back pain. If you spend five minutes once a week at one of our facilities, I personally guarantee your back will get better.”

In the America’s Back program, clients work with a certified trainer who develops a customized plan to improve the health and fitness of the low back. Alan says the program uses unique technology that isolates and strengthens a person’s back muscles to eliminate low back pain. He adds that his program can even prevent surgery.

America’s Back Is open from 10 a.m. to 7 p.m., Mondays through



America's Back founder Alan Pitts gives a demonstration to Ted Astbury, seated, with assistance from a member of his staff, Isaiah Carter.

Fridays, from 10 a.m. to 6 p.m. on Saturdays, and from Noon to 5 p.m. on Sundays. For more information, call (303) 316-0407 or visit [www.americasback.com](http://www.americasback.com)



Commercial Federal Bank Manager, Lisa Wray, with employees Angela Ballew and Ashley Lala.

### COMMERCIAL FEDERAL BANK

Lisa Wray, branch manager of the new Commercial Federal Bank in the East 29th Avenue Town Center, is excited about being at Stapleton. Even before her bank opened its doors at Stapleton, Lisa had begun inquiring about opportunities to get involved with her new community.

“I live in the Stapleton area and I am thrilled to be serving my growing community in this capacity, especially in such a beautiful building and with the best equipment and people the industry has to offer,” Lisa says. “Our new branch design is called "Adeo<sup>SM</sup>," which means "visit" or "approach." This revolutionary new design complements the welcoming, personalized nature of our service and our commitment to helping ordinary folks reach their financial dreams. I hand-picked the entire staff and we are all very proud to be here,” she added.

Lisa graduated from Loyola Marymount University with a BA in Humanities and is currently pursuing an MBA in Management from the University of Colorado at Denver. She has six years of retail financial services management experience, most of it from the mutual fund industry.

## Photovoltaic System Comes to Westerly Creek Campus

Xcel Energy’s Renewable Energy Trust Provides \$30,000 Grant

Odyssey School students (foreground to background, Iesha Said, 7, Tania Garcia, 7, Shalom Davis, 7, Max Piper, 7, Solana Forest, 6), gather in the main foyer of Westerly Creek Campus to examine information generated by a photovoltaic demonstration system on the tower at the school’s main entrance. The Stapleton Foundation obtained a \$30,000 grant from Xcel, which choose Westerly Creek because of Stapleton’s commitment to sustainable development and energy efficiency. Other contributors to the project include Anderson Mason Dale Architects, Pinkard Construction, KPS Electric and Burdick Technologies Unlimited. The system has 12 solar panels and generates enough energy to light one classroom. Teachers can use the data acquisition system (DAS) for science instruction that includes solar and weather information about energy generated over time, money saved by the energy from the PV panels, outside air temperature, wind speed, daily fluctuations in temperature and the sun’s energy.



### ADVERTISE IN THE FRONT PORCH

Call Julie Picha  
at 303-382-1800  
for information on  
advertising rates  
and to reserve  
space for your ad.

**E 29<sup>TH</sup> AVE**  
**ANIMAL HOSPITAL**  
303.394.3937

**DAVID CROTTON, M.D.**  
**AMBER SIEJA, M.D.**  
1001 East 9th Avenue, Suite 701  
Denver, CO 80218  
(303) 733-6007  
(303) 733-7740 fax

**PARTNERS WITH  
YOU IN HEALTH**  
**DAVID CROTTON, M.D.**  
**AMBER SIEJA, M.D.**  
1001 East 9th Avenue, Suite 701  
Denver, CO 80218  
(303) 733-6007  
(303) 733-7740 fax

# Commercial Federal Opens Adeo<sup>SM</sup> Branch at Stapleton

Stapleton-area residents will be able to experience the future of banking now that Commercial Federal Bank has opened its innovative new Adeo<sup>SM</sup> branch at 2970 Quebec in the East 29th Avenue Town Center at Stapleton.

Adeo means “visit” or “approach” in Latin, according to Geary Kinnett, first vice president and Colorado state retail director for Commercial Federal. “It symbolizes the inviting and personal environment of our new Stapleton branch. People will feel comfortable here. They can have cup of coffee, research investment information on the Internet, or talk to one of our associates about their financial needs.” “Adeo<sup>SM</sup> is cutting-edge technology. Adeo<sup>SM</sup> is world-class service. Adeo<sup>SM</sup> is revolutionizing the bank experience for customers,” said Kinnett. “You have to see this branch to experience how different it truly is,” Kinnett added. “Commercial Federal’s Adeo<sup>SM</sup> branch at Stapleton is a place customers will want to visit often. They’ll experience more convenience, easier access to their money and a friendly atmosphere where they will feel comfortable asking financial questions. They will notice a difference the moment they walk in the door.”

- The new Stapleton branch features:
- Two drive-up teller lanes with video screen communication.
  - A 24-hour drive-up ATM.
  - Convenient self-secured boxes with biometric hand readers that can be used without assistance from bank employees for the protection of important documents.
  - An Investment Center offering financial news and information.
  - A Business Services Center promoting Commercial Federal’s small business and commercial banking capabilities.
  - A convenient Commercial Night Drop.
  - A Home and Consumer Lending Center with information and literature highlighting Commercial Federal’s mortgage and consumer lending products and services.
  - An Internet Café with access to the World Wide Web and online banking products.
  - Plasma TV screens displaying the Commercial Federal Banking Network with promotional messages and news, weather and financial headlines.

Drive-up teller hours at the Stapleton branch will be 7:30 a.m. to 6 p.m., Mondays through Fridays, and 9 a.m. to noon on Saturdays. Lobby hours will be 9 a.m. to 6 p.m., Mondays through Fridays, and 9 a.m. to noon on Saturdays. Commercial Federal’s web site can be accessed at [www.comfedbank.com](http://www.comfedbank.com).

*"See It Before You Buy It..."*

V2K, the VIRTUAL WINDOW FASHION STORE is the ONLY window fashion store where you can see what your window fashion styles will look like on your windows—before you buy!

Call today for your FREE in-home consultation!

**20% OFF FIRST ORDER**

Prices comparable or better than the big home improvement stores

Ashley Rieck  
Your Neighbor in Stapleton  
303-399-4663

**WINDOW FASHIONS**

Draperies  
Shades  
Valances  
Blinds  
Curtains  
Verticals  
Cornice  
Boxes  
Roman  
Shades  
Shutters  
Wood  
Blinds  
Hundreds of Fabrics  
Pillows  
Throws  
Bedding

## Denver Police Department

# Crime Prevention Awareness Pays Off

Greetings from the Denver Police Department. Warm weather is upon us, trees are budding, flowers and grasses are blooming and greening, and summer evenings and backyard barbeques await.

It is truly a wonderful time of the year, and with the anticipation and enjoyment of outdoor activities and events, we take a moment to contemplate and review our crime prevention efforts.

2003 Crime Statistics show a decrease in all categories of major reported crimes in the North Park Hill and Northeast Park Hill neighborhoods. North Park Hill showed a 17.1% decrease in reported crimes during the statistical period from the year 2002 to 2003. Northeast Park Hill showed a 20.2% decrease in reported crime during the same period. South Park Hill dropped in crime frequency in Denver neighborhoods from 31st to 45th.

Our residents are to be commended for their efforts to work in partnership with the Denver Police Department, to reduce crime and increase overall safety, by participating in Neighborhood Watch efforts, and calling or contacting the Police Department to report criminal or

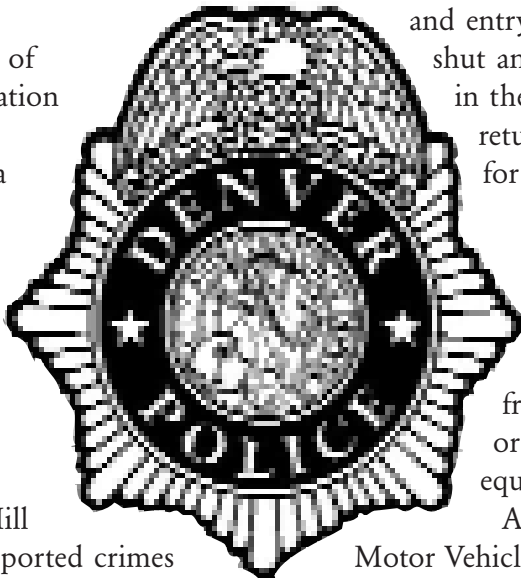
suspicious activities.

Please remember to close your overhead garage doors and entry doors, during your gardening and lawn care activities. Check your garage and entry doors to determine if they are shut and locked when leaving for work in the morning and upon your return in the evening, or leaving for activities during the day.

Open garage doors and open entry doors provide an opportunity for burglars to enter the unsecured residence, and remove purses or wallets from entryway or kitchen tables, or remove bicycles or lawn equipment from garages.

Auto Theft and Theft from Motor Vehicles continue to be a problem in the metro area. Citizens are reminded to not leave articles in plain view in their vehicles that are parked. Secure items in the trunk of the vehicle and check to ensure that the vehicle is locked. Please do not leave your vehicle running or unattended with the keys inside as you leave in the morning or enter a store or business, even for a few moments. Even if a vehicle is locked, it takes mere seconds to enter and remove it when it is left running.

Denver Police Department encourages you to  
*(continued on page 13)*



Stapleton construction is underway southeast of the former FAA control tower.



# Wirth Chair Award Goes to Stapleton

(continued from page 1)

recognized for her work in energy efficiency, water conservation and other “smart growth” programs designed to protect Colorado’s environment. In November of 2003, Melissa was inducted into the Built Green® Hall of Fame, which was established by the Home Builders Association of Metropolitan Denver to acknowledge a select few leaders whose service and commitment to the program and the principles of sustainable development are deserving of special recognition.



Melissa Knott, director of sustainable development for Forest City Stapleton, Inc.

## Crime Prevention

(continued from page 12)

become involved with the programs offered by the department to increase our crime prevention efforts. These programs include: the Watch Your Car program that addresses the auto theft problem; Neighborhood Watch which encourages citizens to report criminal or suspicious activity; and Parent Watch, a program that utilizes volunteer parents or citizens to patrol school grounds before, during and after school to increase overall safety of our most precious gift, our children.


Information on these programs and other crime prevention techniques can be obtained by contacting your Community Resource Officers in District Two – Technician Michael Rappe (303-331-5797) or Technician Reyes Trujillo (303-331-5795).

### Items of interest...

## Stapleton Farmers’ Market

This summer, Stapleton will introduce the Stapleton Farmer's Market to its residents and neighbors. Beginning Sunday, June 13th, you can stop by Founders' Green in the East 29th Avenue Town Center to purchase your favorite fruits, vegetables and flowers. The Stapleton Farmer's Market is every Sunday through September from 9 a.m. to 2 p.m. For more information, visit [StapletonDenver.com](http://StapletonDenver.com).

### “a two-story loft is perfect for this chapter of my life.”




**THE LOFTS**  
AT STAPLETON


**Stapleton’s only Two-Story Lofts, starting at \$320,000\*.**

Visit our Model Loft Sales Center at 29th Avenue & Syracuse Court  
[www.theloftsatstapleton.com](http://www.theloftsatstapleton.com) • 303-388-5638 (LOFT)

\*Prices and availability subject to change without notice.

I never knew “simpler” could also mean “more sophisticated” but that’s exactly what The Lofts at Stapleton are. I can walk to shops, parks and restaurants. And inside, my home looks like an art gallery, but feels warm, comfortable, and best of all, completely me.






## COMMUNITY MANAGER’S CORNER

### It’s Time to Schedule Swimming Lessons


The pool in Aviator Park on East 28th Avenue opens for the 2004 season at 11 a.m. on Saturday, May 29th. As we look forward to the summer season ahead, it is important to think in terms of water safety. Anyone interested in information about swimming lessons should call (720) 529.9911.

If you are currently a resident of Stapleton and have not yet received your member identification, please go online and send an e-mail to the Site Administrator or the Community Manager.

Diane Deeter, Community Manager



# Stapleton Strollers



Stapleton Strollers is hitting the streets once again! This stroller exercise conditioning class meets every Tuesday, at 9:30 a.m. and takes to the streets and parks to do various exercises from jumping jacks to lunges to stretches. Anyone is welcome – Stapleton Residents, friends, family and nearby residents!

To join this energetic group, RSVP by the Monday prior to 303.341.0937 or visit [www.hotmamasdenver.com](http://www.hotmamasdenver.com). The cost is \$10. Bring water, a towel and your baby in a stroller. The class meets at East 29th Avenue and Valentia.

## Executive Tans

303-346-4339

“The experts in tanning”

### SPECIAL OFFER



30 mins for \$40

Refer a friend get a free upgrade

- Unlimited tanning \$35.00 per month
- 20% off any future tanning sessions

7505 E. 29th Ave., Suite 2, West 29th Denver, Co 80231



## Animal Hospital Opens in E. 29th Ave. Town Center



Dr. Michele Smith of the E. 29th Avenue Animal Hospital has a gentle hand in giving one of her canine friends a checkup. Dr. Smith's clinic is located in the courtyard of the Town Center next to Fantastic Sams.

## McStain Neighborhoods Receives Top Award for Stapleton Row Home Model

Colorado-based developer and homebuilder McStain Neighborhoods received a Platinum Award for its Denver Row Home design at the 20th Annual Best in American Living (BALA) awards in Las Vegas.



Sponsored by *Professional Builder* magazine and the National Association of Home Builders, the BALA awards showcased homes that illustrate design quality and success in residential homebuilding. The 2003 BALA competition's panel of 12 judges was composed of builders, marketing experts, architects, land planners, developers, design professionals, interior designers and *Professional Builder* editors.

The Platinum Award recognizes McStain's Emerson Row Home, a three-story townhome that is a contemporary interpretation of a classic urban row house. The Emerson is one of three Row Home plans available at Stapleton.

"The McStain Row Homes play an important urban design role at Stapleton," says Caroline Hoyt, chief designer and co-founder of McStain Neighborhoods. "Flanking the wide, tree-lawn boulevard of East 29th Avenue, the Row Homes help balance rhythm and repetition along the central spine for the community."

McStain's historic-looking Row Homes are full of architectural details and style and include modern conveniences like gourmet kitchens,

walk-in closets, 2-car garages and state-of-the-art energy efficiency. The Row Homes at Stapleton recently won the 2003 Green Project of the Year Award from the National Association of Home Builders Research Center.

"We strive to understand the needs of our customers and then integrate those needs

(continued on page 15)

## Forest City Official Always on the Run

Heidi Majerik, senior residential development manager for Forest City Stapleton, Inc., is a woman constantly on the move. When she is not managing the development of our residential neighborhoods at Stapleton, Heidi competes in "Adventure Racing" – an extremely demanding athletic competition that combines running, kayaking and mountain biking.

Over the last two years, Heidi has competed in "sprint races," which are one-day events that cover 55 to 60 miles. All races include some form of kayaking (white water or flat water), trail running, mountain biking, and "orienteering," which requires the use of a compass and map to navigate from one check point to another over an unmarked race course. Some races also include rope work such as the recent competition in Moab, Utah in which Heidi rappelled 250 feet down the side of a mountain. All races typically take Heidi 9 hours to run. To get herself in shape for competition this year, Heidi has run two 10k snowshoe races (one of which she came in as one of the top finishers), one 5k snowshoe race, and a winter "quadrathlon" in New Mexico. The New Mexico competition involved a 44-mile race up and down a mountain and required road biking, running, cross-country skiing, and snowshoeing.

This fall, Heidi will be competing in her first 24-hour, 100 mile Adventure Race in Vail and she hopes to compete in her first expedition-length race (350-450 miles) next year. Ultimately, she has set her sights on the Subaru Primal Quest, which is a nationally televised race scheduled to be run this fall. Heidi is currently gathering sponsorships to offset some of the costs of competing in that event.

For information about sponsoring Heidi, call Tom Gleason (303) 382-1800 or email [tgleason@stapletondenver.com](mailto:tgleason@stapletondenver.com)



Heidi Majerik, senior residential development manager and "adventure racer."

3401 Quebec St., Suite 7600  
"YOUR STAPLETON CONNECTION"

**SOLD**

**SOLD**

**SOLD**

Savings for buyers • Up to \$1000 Rebate at closing • 0% Down programs available  
Savings for sellers • Commission as low as 2.8% • Full service from list to close

**303-320-1850**      **www.SellStapleton.com**

**Shop online – view thousands of homes on our website**

**Pediatrics at Lowry**

Providing comprehensive, quality and convenient care for newborns, children and adolescents.

**NOW ACCEPTING NEW PATIENTS**

125 Rampart Way, Suite 220  
Denver, Colorado 80230  
[www.pediatricsatlowry.com](http://www.pediatricsatlowry.com)

**720.859.8222**

Located 10 minutes South of Stapleton, just off of Quebec

Dr. Noah

Dr. Bogan



# stapleton today

A monthly update of Stapleton's evolution from a former airport to a new urban community

## MAY 2004:

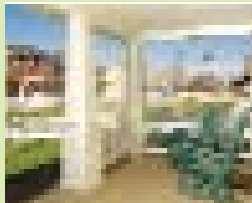
### HOMES

More than 900 households with over 2,200 residents are living at Stapleton.

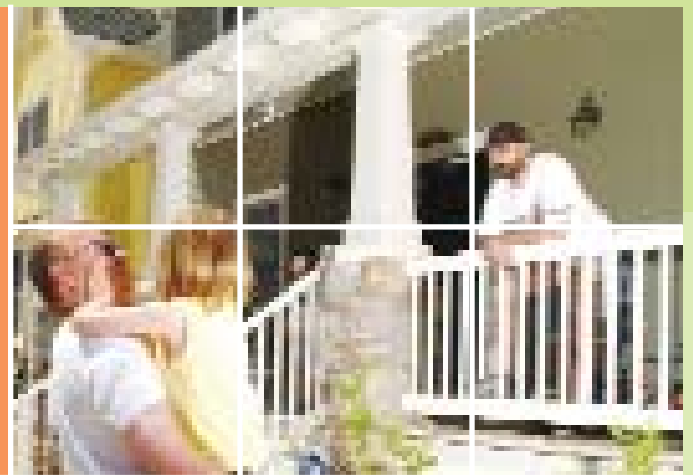
The rental homes of Botanica on the Green are preparing to welcome their first residents.

The Crescent Flats Apartments in the Town Center are now being leased.

The architectural diversity and wide range of homes continues to grow with the addition of The Court Homes by Infinity Home Collection and The Paired Homes by John Laing.



Stapleton is a tapestry of homes, shops, offices, parks, and schools in a walkable community of classic city architecture.



**STAPLETON**  
the art of urban living



### SCHOOLS

Work is progressing on The Denver School of Science and Technology High School, a DPS charter high school, which will open its doors in August 2004.

### SHOPS

Quebec Square Regional Retail Center is well into its second year with over 50 shops and restaurants now open.

East 29th Avenue Town Center is thriving with the addition of new stores including 29th Avenue Animal Hospital, Commercial Federal Bank, Curves, Fantastic Sams, 1st Bank, One Hour Cleaners, PostNet, and Starbucks Coffee.



### OFFICES

The first offices have enjoyed six months in their new location in the East 29th Avenue Town Center.

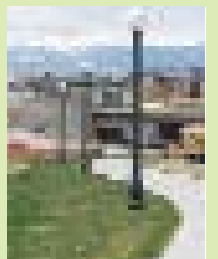
Planning continues on the Denver Science Center at Stapleton, a unique location for science and technology companies with many advantages including tax incentives, nearby affordable housing, an experienced and financially capable developer, and great school choices.

### PARKS

Aviator Pool will open on Memorial Day for its second season.

Greenway Park will open June 5th with the start of the Stapleton Charity Chase.

"Stapleton Under the Stars," the summer concert series, will begin at Founders' Green on June 5th.



## McStain Award

(continued from page 14)

into the homes and neighborhoods we build," says Hoyt. "The Row Home appeals to people because of the proximity to the 29th Avenue Town Center, the maintenance-free living and the opportunity to live in a unique, architecturally distinctive home."

McStain's in-house design team and Denver-based Arlo Braun & Associates designed the Emerson Row Home. For more information, call (303) 494-5900 or visit [www.mcstain.com](http://www.mcstain.com).



Now there's more zip in your zip code.



**Test ride a Vespa today at our Walnut Street showroom:**  
2855 Walnut Street  
(5 blocks north of Coors Field)  
Denver, CO 80205  
303.308.1811  
[www.ericmotorsports.com](http://www.ericmotorsports.com)

1426 Larimer Street  
Denver, CO 80202  
720.932.7271  
[www.coloradovespa.com](http://www.coloradovespa.com)

**EXCITING • EXOTIC • EUROPEAN**

© PIAGGIO 2004 VESPA® AND PIAGGIO® ARE U.S. AND WORLDWIDE REGISTERED TRADEMARKS OF PIAGGIO GROUP OBEY LOCAL TRAFFIC SAFETY LAWS AND ALWAYS WEAR A HELMET, APPROPRIATE EYEWEAR AND PROPER APPAREL.

## Applying is the easy part. Actually, there are only easy parts.

**WELLS  
FARGO**

The Next Stage®

**HOME EQUITY AND PERSONAL LOANS AND LINES OF CREDIT**



The toughest part of the Wells Fargo loan process is probably reading this ad. We'll work with you every step of the way to make sure you get exactly the type of loan you need. Then customize it to fit your individual needs with flexible terms, competitive rates and affordable payment options. You can even set up automatic repayment directly from your Wells Fargo checking account. To get a quick decision on a Wells Fargo® Home Equity Loan, personal loan or line of credit, just visit us online at [wellsfargo.com](http://wellsfargo.com). Or simply talk with your Wells Fargo personal banker. Okay. You're done reading the ad. This is where it gets easy.



© 2001 Wells Fargo Bank, N.A. Member FDIC.

9000 East Colfax Avenue, Aurora, CO 80010-5000 • 303-360-4865

# Meet Roslyn Court's Most Colorful Resident



Nieves Suarez, standing in front of her home in Roslyn Court at Stapleton, shows her Senegal Parrot "Kiwi" to Caleb and Chloe Theil while their grandmother, Norma Driskill, looks on.

For information about the Roslyn Court duplexes, fourplexes, and carriage homes for sale now from the low \$100,000s, call (303) 320-1844.

# Stapleton's Easter Party Not Dampened by Snow



The Easter bunny trudged through a snowstorm to get to Stapleton's 2004 Spring Fling but found an excited crowd of children and adults who moved indoors to the Red Lion Hotel at 4040 Quebec Street for this year's celebration. Terrific food and entertainment caused everyone to forget about the storm outside as they enjoyed the wonderful hospitality of our friends at the Red Lion Hotel.

**POSTNET**  
CREATE • DUPLICATE • DELIVER

So many services.  
One easy stop.  
That's PostNet.

NOW OPEN

copy  
print  
scan  
surf  
sort  
bind  
fax  
ship  
pack

**East 29th Avenue Town Center**  
7476 E. 29th Avenue • Denver, CO 80238  
(303) 321-3646 • Fax: (303) 321-4416

- Digital B/W & Color Copies
- Printing & Finishing Services
- Computer/Internet Services
  - Private Mailboxes
- Packaging Services & Supplies
  - Worldwide Fax Services
  - Passport Photos
  - & Much More!

**POSTNET**  
**\$2 OFF**  
ANY UPS or  
FedEx SHIPMENT  
Not valid with any other offer.  
Must present coupon. Exp. 3/31/04.

**POSTNET**  
**3¢**  
B&W COPIES  
8½ x 11. Single sided.  
Not valid with any other offer.  
Must present coupon. Exp. 3/31/04.

FedEx  
Federal Express  
Authorized ShipCenter®

  
AUTHORIZED  
SHIPMENT  
OUTLET

Store Hours Mon-Fri: 8am - 6pm • Sat: 9am - 3pm

Each PostNet Center independently owned & operated. Services may vary.

amore fiori

  
flowers & gifts



- o Fresh Flowers
- o Bouquets & Arrangements
- o Green & Blooming Plants
- o Gift Baskets
- o Weddings & Special Events
- o Corporate Services



Located in Stapleton's East 29th Ave Town Center  
Open Mon thru Sat, 9-6  
(303) 333-3848  
www.amore-fiori.com

AD0204A