



Capitol Hill United Neighborhoods, Inc.

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February 6th, 2023

Julie Kiehl, Executive Director
The Empowerment Program
1600 York St
Denver, CO. 80206
julie-kiehl@empowermentprogram.org

Re: 1777 N Franklin Street Development

Dear Ms. Kiehl,

Capitol Hill United Neighborhoods, Inc. ("CHUN"), Denver's largest, oldest registered neighborhood organization (RNO), is pleased to support the redevelopment of the property located at 1777 N Franklin St., "The Chrysalis." More specifically, we cite the following reasons for this support:

- The Empowerment Program is a valuable community partner in Capitol Hill, successfully providing a wide range of services to some of our most vulnerable neighbors.
- The Empowerment Program has long offered affordable housing on this parcel, and the redevelopment of the property will allow the program to serve more clients with a permanent supportive housing model. The Empowerment Program's embrace of the Housing First model aligns with CHUN's values.
- The location of the project is along important transit corridors, offering residents the ability to navigate the city without being dependent on cars. Future residents will benefit from the proximity of less than a mile to the program's main offices and the substantial indoor bike storage. The project is also well situated near a variety of health care facilities.
- Your decision to pursue Zero-Energy-Ready certification, and to build without a natural gas line aligns with the City of Denver and CHUN's pursuit of clean energy goals.
- The Urban Planning committee of CHUN was particularly impressed by the use of trauma-informed design principles to reinforce residents' sense of safety and health. For example, ensuring windows and natural light in the design of the building's corridors can be very important for neighbors who have experienced institutionalization.
- The Empowerment Program will ensure that the 15 current residents will be relocated within the program's affordable housing portfolio in the Denver metro area.

It is our pleasure to cheer on your efforts in the redevelopment of 1777 N Franklin St., from a programmatic and design perspective, and we look forward to welcoming new neighbors to our cherished Uptown neighborhood.

Sincerely,

John Deffenbaugh, Executive Director
On behalf of Capitol Hill United Neighborhoods and its Board of Directors