

July 30th, 2019

Dear Planning Commission, Mayor and Councilmembers:

I am writing in support of the Third Creek West applications including annexation, zoning, metro district and GID annexation.

As a former Commerce City Council member and Planning Commissioner, and citizen of this community, I have known and worked with Cowley Companies and their team since their purchase of 4,000 acres in the future annexation area of Commerce City the same year I entered City Council over a decade ago. Over that time, Cowley, along with the City, have worked together to secure prospects without having shovel ready sites. I have also watched as Denver, Aurora and Adams County have landed major economic development successes such as Karcher at Porteos in Aurora, the Gaylord at Highpoint in Aurora and Panasonic at Pena Next in Denver. In each case, the key to these projects was an earlier decision to invest in and develop the needed infrastructure. The Highpoint development began with housing in 2007. A parking lot started the Porteos development in 2013. Investing in limited water and sewer infrastructure, the same year the airport opened in 1995 worked to kick start Pena Next.

From the beginning, Cowley has been an engaged property owner who listens to the community and shares our long-term vision of what's possible in the E-470 corridor. Hosting stakeholder engagement sessions over the last year, Cowley has sought input from our public safety community, utilities, school district and community members like myself, giving us an opportunity to provide input on the future of Cowley's property. The annexation of this first 240-acres is just the beginning, and represents an opportunity for Commerce City to realize the benefits of the hard fought agreements and voter support that make possible the upcoming aerotropolis campaign being launched by Adams County, Aurora, Brighton, Commerce City, Denver and Denver International Airport.

By approving the Third Creek West applications and making infrastructure investments through financial tools such as the E-470 GIDs possible, the City Council will demonstrate that it recognizes the importance of this project as part of the long-term success of Commerce City, and exactly what the City's Comprehensive Plan has contemplated.

Sincerely,



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