

ATTACHMENT F



Lakewood-West Colfax BID
1560 Teller Street | Lakewood, CO 80214
303.275.3430 | billmarino@westcolfax.org



Working Together to ENERGIZE Historic West Colfax

June 8, 2020

To Brea Pafford, Planning Dept. - City of Lakewood:

Please accept this letter on behalf of the Lakewood-West Colfax Business Improvement District in support of Prestige Imports' rezoning application (RZ-20001).

The Lakewood-West Colfax Business Improvement District was formed by petition and special election by commercial property owners and local business tenants in November of 2011. Its mission is to work collaboratively with its community partners to energize Lakewood's historic West Colfax corridor by advocating for economic development and capital investment and by supporting programs and organizations that elevate awareness and appreciation of local West Colfax businesses.

Prestige Imports is a valued member of the West Colfax business community and has been since 1984. The team at Prestige has been an active and engaged partner with the City of Lakewood and our local West Colfax organizations. We fully support this application and offer the following in support:

Prestige Imports has been a good neighbor. While using this property under a Long-Term Temporary Use Permit, they helped clean up the property, removing illegally dumped items, cutting down overgrown vegetation, installing security fencing, and keeping the site secure and well maintaining during its use. With this rezoning, Prestige has plans to further improve the site, demolishing the dilapidated building, repaving the site, providing new lighting to increase security, and installing landscaping improvements. These improvements will be a benefit to public and add to the positive perception of Lakewood's West Colfax corridor.

In addition, Prestige has plans to beautify the building at 8600 W. Colfax with a public art project. If approved, Prestige will work with the community, 40 West Arts, WCCA, and the BID to bring this art project to fruition. Moreover, Prestige Imports is still amid its planning for a major investment in its current West Colfax dealership site. The proposed multi-million investment will help continue the positive momentum along Lakewood's historic West Colfax Avenue. The rezoning of this site is essential for Prestige to maintain its current operations as well as undertake in the investment in new, state-of-art construction.

We support the approval of this rezoning application. Prestige Imports is a longtime community partner with an enduring positive impact on West Colfax. This rezoning would allow an established business to grow and reinvest in the City's oldest commercial corridor, expanding our tax base and employment base. Please approval this application and keep Prestige Imports in our City.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kevin Yoshida".

Kevin Kazuhiro Yoshida
Board President

A handwritten signature in blue ink, appearing to read "William P. Marino".

William P. Marino
Executive Director

cc: Board of Directors



West Colfax Community Association
1560 Teller Street | Lakewood, CO 80214
303.275.3430 | info@westcolfax.org

Working Together to **ENERGIZE** Historic West Colfax

June 10, 2020

Dear Ms. Pafford:

As the Board Chair the West Colfax Community Association, please accept this letter on behalf our organization in support of approval of Prestige Imports' rezoning application for 8600, 8630 and 8650 W. Colfax Ave,

WCCA is a coalition of citizens, business owners, community leaders, and local organizations working together to foster and sustain an engaged community and economic vitality of the West Colfax corridor. WCCA exists to serve the West Colfax Community—its businesses, residents, and partner organizations—by providing reliable information, a forum for community dialogue, and a unified voice for local advocacy for the quality of life and economic vibrancy of our historic commercial corridor.

Prestige Imports is an active member of our association. They have been an engaged partner with us and with our local West Colfax-based organizations. We support their application and ask for the approval of this rezoning application.

Prestige has been a part of the West Colfax business landscape since 1984. They are a premier business destination in this corridor for new and used Audi and Porsche luxury automobiles. Their management team serves on board and committees and support of goals of our West Colfax Vision 2040 Action Plan.

Prestige Imports is still amid its planning for a major investment in its current West Colfax dealership site. The proposed multi-million investment will help continue the positive momentum along Lakewood's historic West Colfax Avenue. The rezoning of this site is essential for Prestige to maintain its current operations as well as undertake in the investment in new construction of a new dealership.

It is important to note that while using this property as Temporary Use, they significantly improved the site, removing trash and illegally dumped items, cutting down overgrown brush, installing security fencing, and keeping the site well-managed and maintained during their use. Furthermore, if the rezoning is approved, Prestige has plans to further improve the site by removing the dilapidated building, repaving the lot, providing new security lighting, and installing new landscaping. These improvements will be a benefit to public and add to the positive perception of Lakewood's West Colfax corridor.

We support the approval of this rezoning application. Prestige Imports is a longtime community partner with an enduring positive impact on West Colfax. This rezoning would allow an established business to grow and reinvest in the City's oldest commercial corridor, expanding both our tax base and employment base. Please approve this application and keep Prestige Imports in our City.

Sincerely,

Ronald L. Seigneur
WCCA Board Chair

cc: Board of Directors



40 WEST ARTS
Creative District

40 West Arts District
1560 Teller Street | Lakewood, CO 80214
303.275.3430 | info@40WestArts.org



Working Together to ENERGIZE Historic West Colfax

June 14, 2020

To the City of Lakewood Planning Department Staff :

We are writing this letter on behalf of 40 West Arts District in support of Prestige Imports' application for RZ-200001. Our district supports this request and recommends approval of this application.

40 West Arts, a 501(c)3 nonprofit, is Lakewood's state-certified creative district, one of only 25 such districts in Colorado. The district's nonprofit mission is to enrich the community and enhance the creative, cultural and economic vitality of the historic West Colfax corridor by creating community arts spaces and community arts events and by supporting creative enterprises and activities in the district.

Prestige Imports is a valued partner of 40 West Arts and a long-established member of the West Colfax business community. The management team at Prestige has been instrumental in helping 40 West Arts by supporting and promoting our arts and cultural activities and even providing us facilities for special events. As a nonprofit, we depend a great deal on companies like Prestige Imports, who recognize the value of our mission and are willing to support it.

We understand that Prestige has been using this property under a Long-Term Temporary Use Permit. During their ongoing use they helped clean up the property and improve the site. At a recent community meeting they explained that with the rezoning they have additional plans for site improvements, which will further enhance the property and the image of the West Colfax corridor. In addition, Prestige has plans to beautify the building at 8600 W. Colfax with a public art project. If approved, Prestige will work with the community and 40 West Arts to bring this art project to fruition.

Moreover, Prestige Imports is planning for a major investment in its current West Colfax dealership site. This multi-million investment will bolster the economic vitality along Lakewood's historic West Colfax Avenue. Furthermore, the rezoning of this property is critical for its current operations and a prerequisite to their investment in new construction for a state-of-art dealership adjacent to their existing facility.

Prestige Imports is a longtime community partner on West Colfax. This rezoning would allow an established business to reinvest in Lakewood's oldest commercial corridor. In this current environment, this new investment is not only important to West Colfax, but also to Lakewood at large. We need active, engaged businesses like Prestige to grow employment and our tax base. Please help Prestige Imports reinvest and stay in Lakewood. Please approve this application.

Sincerely,

A handwritten signature in black ink, appearing to read 'Liz Black'.

Liz Black
Executive Director

A handwritten signature in blue ink, appearing to read 'William P. Marino'.

William P. Marino
Board Chair

cc: Board of Directors