



CREW  
commercial real estate women  
**DENVER**  
SEPTEMBER 2009 NEWSLETTER

CREW Monthly Event Series presents...

## The "Who, What, Where, When, How" of River Point at Sheridan

**Tuesday, September 15, 2009**

**The Ritz-Carlton, Denver**

**7:00 - 7:30 am Registration & Networking**

**7:30 - 7:45 am Annual Meeting Vote & Announcements**

**7:45 - 9:00 am Program**

### **Submitted by Courtney Ryan, LEED AP, Mortenson Construction**

Please join us on September 15 to get all the REAL details of how River Point at Sheridan came into existence! This brownfield redevelopment is a crown jewel of the urban renewal efforts of Sheridan and Englewood, creating a retail focus at the intersection of West Hampden Ave (US 285) and South Santa Fe Drive (US 85) in the City of Sheridan.

**Who?** Lisa Lorman, Project Manager at Miller Weingarten Realty, and storyteller extraordinaire, will fill us in on all those missing pieces of the puzzle that has become the retail hub of Sheridan. Lorman is a Kansas State grad, majoring in Interior Architecture. She traveled extensively, even globally, in her former positions with an



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**Mission Statement**

architectural firm, municipality, developer and several retailers. That vast experience served as the platform for Lorman's opportunity to serve as tenant liaison and then manage the construction of the six multi-tenant buildings at River Point at Sheridan. In addition, she participated in the development of the long term operations and maintenance requirements for the methane mitigation system.

**Who Else?** A short list of other project stakeholders: City of Sheridan, City of Englewood, State of Colorado, Colorado Department of Health and Environment, Tri County Health Department, 28 property owners, five sanitation departments, Corp of Engineers, Walsh Environmental, South Suburban Recreation Department, Urban Drainage, CDOT, Union Pacific Railroad, OSHA, EPA, fire departments, a bomb squad, police departments, RTA Architects, Adolfsen & Peterson Construction.

**What?** The River Point at Sheridan development is constructed on two former landfills. To the east of the South Platte River is the former Arapco Landfill. This landfill received municipal waste in the 1960s through 1977, at which time the landfill was closed. The northern portion of the site is the former Herbertson's Pay Dump. This landfill also closed in approximately 1977. The 135-acre site now consists of 821,230 sf, including Target, Costco, Regal Theater, Chili's and six multi-tenant retail buildings totaling 47,000 square feet. Circuit City was an anticipated tenant until it filed Chapter 7 bankruptcy - but they never opened the store. Nine pads and 25,000 sf of multi-tenant retail space and opportunities for major anchor tenants are available for continued development.



**Where?** Located adjacent to the South Platte River and bordering Englewood's redesigned Broken Tee Golf Course, River Point at Sheridan fronts West Hampden Avenue and South Santa Fe Drive, with access from both major thoroughfares. On the north side of Hampden is a redevelopment site for residential units that was formerly Cinderella City Drive-In.

**When?** Back in December 2003, the City of Sheridan sought out a Request for Qualifications & Redevelopment Concepts. Miller Weingarten's experience with the redevelopment of Cinderella City

The Mission of CREW Denver, a commercial real estate organization, is to create opportunities and resources that promote leadership development, give access to national and local CREW resources, provide networking opportunities; enable market and deal flow information; affect public policy to further the vision of the organization; recognize success; promote individual and team accomplishments; and create opportunities to serve the community in which we live and work.

### Upcoming Events

#### September 15

Breakfast Event: River Point at Sheridan & Annual Meeting

#### October 4

Komen Denver Race for the Cure

#### October 20

10th Anniversary Women of Influence Awards

#### November 17

Monthly Luncheon Event

2009 Calendar of Events

#### Newsletter Deadline:

The deadline to submit newsletter articles or website updates for October is **September 10, 2009**.

Please send requests to:

**Melinda Lundquist**  
and  
**Rachel Vavra**

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was a nearby successful example, and was ultimately awarded the challenge. The timeline of events from December 2003 to present day is the story you will not want to miss.

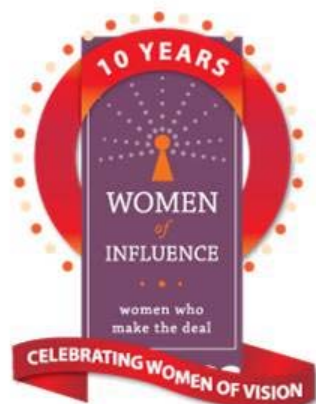
**How?** Proof that miracles DO happen. Commitment by an amazing group of individuals, companies, governmental agencies, owners, tenants, and contractors made this project a success.

[For more information or to register, Click Here.](#)

Thank you to our September Breakfast Sponsors:

[Colorado Business Bank](#)  
[Davis Graham & Stubbs LLP](#)

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## CREW Denver Celebrates Tenth Annual Women of Influence Awards

Submitted by Esperanza Malia, Jordy Company

CREW Denver's tenth annual [Women of Influence Awards](#) will be celebrated

**Tuesday, October 20, 2009 at The Ritz-Carlton, Denver, from 11:00 am to 1:00 pm.**

Over the past 25 years, CREW Denver has had multiple categories for women to be recognized in, but this year will differ. The Women of Influence Awards will celebrate "**Women of Vision.**" This award

### 2009 Board of Directors

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**Karen Samuels Jones**

Perkins Coie, LLP  
ksamuelsjones@perkinscoie.com

Past President/  
CREW Network Delegate  
**Sherri Oddo**

Essex Financial Group, a Q10 Capital LLC Partner  
sherri@q10essexfinancial.com

CFO  
**Amber Fehr**  
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rigonid@ctt.com

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**Angela Feddersen Heinze**  
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Director of Communications  
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Kimball Office  
tye.keliholokai@kimball.com

Director of Education  
**Jennifer Varela**  
US Bank Business Banking  
jennifer.varela@usbank.com

exemplifies women with vision and influence in the commercial real estate industry.

A **Woman of Vision** is a woman already accomplished in her own right, who is making and will continue to make significant contributions to the Colorado commercial real estate industry during the next chapter of CREW Denver's history. She demonstrates extraordinary commitment to an enhanced economic, cultural, social or physical environment through commercial real estate projects in the Denver metro area. She is a great mentor, her positive outlook and enthusiasm paving the way for the success of those coming after her. A problem solver who overcomes challenges, she is a risk taker who is ahead of her time. A Woman of Vision is quite simply on the cusp of raising the bar to an even higher level.

The 10th Annual Women of Influence Awards honoring **Women of Vision** does not require these individuals to be members of CREW. These women can come from all disciplines reflected by CREW Denver, including brokerage, property and asset management, property ownership, development, architecture, appraisal, urban planning, engineering, title, law, finance and government.

This event draws a large crowd each year, so come join your friends and peers for this extraordinary award ceremony. **Sponsorship opportunities and tickets are available as follows:**

**CREW Denver Members - \$75 per ticket**  
**Premier Table (seats 10) - \$1,500**  
**Elite Table (seats 10) - \$1,250**  
**Reserved Table (seats 10) - \$1,000**

**[For more information or to register for the 10th Annual Women of Influence Awards, Click Here.](#)**

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## 2009 CREW Network Convention &



### **CREW Denver Committees**

Get Involved! If you are interested in one of these committees, please contact the committee chair listed below:

#### **Business Partner Service Committee**

**Heather Steffens**

303-237-0480

[hsteffens@soundenvironmental.com](mailto:hsteffens@soundenvironmental.com)

#### **CREW Career Outreach**

**Sherri Oddo**

303-843-4585

[sherri@q10essexfinancial.com](mailto:sherri@q10essexfinancial.com)

**Suzanne Book**

720-904-4376

[suzanne\\_k\\_book@keybank.com](mailto:suzanne_k_book@keybank.com)

#### **CREW Foundation Committee**

**Robin Cupka**

303-312-3443

[rcupka@cobizbank.com](mailto:rcupka@cobizbank.com)

**Marie Kline**

303-871-7459

[mcline@du.edu](mailto:mcline@du.edu)

**Sherri Oddo, Foundation Chapter Champion**

303-843-4585

[sherri@q10essexfinancial.com](mailto:sherri@q10essexfinancial.com)

#### **Community Outreach**

**Jennifer Stenman**

720-377-0234

[jstenman@fgll-law.com](mailto:jstenman@fgll-law.com)

**Tonya Schloemer**

646-831-2372

[tonya.schloemer@etrade.com](mailto:tonya.schloemer@etrade.com)

#### **Finance**

**Jean Bitzer**

303-777-9348

[jbitzer@455sherman.com](mailto:jbitzer@455sherman.com)

## Announcement of Scholarship Recipients

**Submitted by Karen Samuels Jones, CREW Network Delegate**

Have you made your reservations for the 2009 CREW Network Convention?

This year's **CREW Network Convention and Marketplace** will be held in Boston, Massachusetts on September 30th through October 3rd.

The Convention will include three days of programs with national industry leaders, authors and global real estate professionals. Some of the highlights include: a deal making lounge, information on career mentoring services, learning excursions (which include Boston's Soho and the redevelopment of South Boston); plus a mini session on bankruptcy, LEED, finance and tax topics - all needed in this challenging economic times.

Official convention events will take place at the Boston Marriott Copley Place - located at 110 Huntington Avenue, Boston, Massachusetts. **[Click Here for more details and registration information.](#)**

CREW Denver is pleased to announce that scholarships for attendance to the convention were awarded by the Chapter to **Tye Keliioholokai of Kimball Office** and **Courtney Ryan of Mortenson Construction**. Congratulations, Tye and Courtney!



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### Golf

**Julie Spencer**

720-382-1828

[jspencer@swinerton.com](mailto:jspencer@swinerton.com)

**Brenda Wroblewski**

303-799-9500

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### Membership/Networking

**Sara Croot**

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**Sumaya Vanderhorst**

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### Newsletter/Communications/Website

**Rachel Vavra**

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**Melinda Lundquist**

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### Programs

**Terri Odenweller**

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[terri@5280REolutions.com](mailto:terri@5280REolutions.com)

**Courtney Ryan**

720-259-4823

[courtney.ryan@mortenson.com](mailto:courtney.ryan@mortenson.com)

### Women of Influence Awards

**Cyd Petre**

720-264-5606

[cpetre@cobizbank.com](mailto:cpetre@cobizbank.com)

**Kristen Campbell**

303-327-4459

[kristen.campbell@aardex.com](mailto:kristen.campbell@aardex.com)

### 2009 Board Meetings

## Join Team CREW Denver for the 2009 Komen Denver Race for the Cure



### Submitted by Jennifer Stenman, Franke Greenhouse List & Lippitt LLP

The 2009 Komen Denver Race for the Cure will take place at the Pepsi Center on **Sunday, Oct. 4, 2009**. Did you know that in Colorado one in seven women will be stricken with breast cancer in her lifetime? Join Team CREW Denver to get involved and help in the fight to save lives and end breast cancer!

**TO REGISTER ONLINE**, please [Click Here](#) and select 'Join Team' next to the team name, "CREW Denver".

From there you can choose the type of event you would like to participate in. You are free to register for any event. If you wish to walk together with the CREW Denver team, our team will be walking in the 5k Co-Ed Walk. Even if you are not able to attend the day of the race, you can participate by registering for Sleep In for the Cure.

**[Online registration for team entries closes at 5:00 pm on October 2, 2009.](#)**

### FEEL FREE TO INVITE FRIENDS AND FAMILY TO JOIN OUR TEAM.

Team members do not have to be members of CREW Denver.

Please contact Jennifer Stenman at [jstenman@fgll-law.com](mailto:jstenman@fgll-law.com) or 720-377-0234 with questions.

**\*\*Online registration is encouraged.** However, you can [Click Here](#) to complete a Paper Registration Form. Once your form is complete, submit to Jennifer Stenman, c/o Franke Greenhouse List & Lippitt LLP, Granite Building, Second Floor, 1228 Fifteenth Street, Denver, Colorado 80202 **no later than SEPTEMBER 21, 2009.**

CREW Denver Board meetings are open to all members.

### Board of Directors Meeting

**DATE:** September 23, 2009

**TIME:** 7:30 am - 9:00 am

**LOCATION:**

CREW Denver

1720 S. Bellaire Street, Suite 110

Denver, CO 80222

ph: 303.782.0166

### JOB BANK

[Click Here](#) to post your resumes on the CREW Network Career Center.

**Employers:** Contact [crew@wmrdenver.com](mailto:crew@wmrdenver.com) to announce open positions within your company. Your company's job posting will be emailed to all CREW Denver Members at a cost of \$50.

**Members:**

Remember your access to job openings available at: [www.crewnetwork.org](http://www.crewnetwork.org)

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### Thank You to our 2009 Sponsors

**Platinum:**

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**Gold:**

Rothberger Johnson & Lyons, LLP - Sound Environmental Strategies - Colorado Business Bank

**Silver:**

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## MEMBER SPOTLIGHT

### Stenman Nominated for Outstanding Women in Business Award



**Jennifer Stenman** from **Franke Greenhouse List and Lippitt LLP** was nominated for the Outstanding Women in Business Award in the **Denver Business Journal (DBJ)**.

Each year, the DBJ recognizes Denver's most influential women at their annual **Outstanding Women In Business** awards event. This luncheon honors several women in different industries who have achieved great success through leadership in business and community contribution.

Congratulations Jennifer on your nomination!

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## Programs Committee: Join Us!

### Submitted by Terri Odenweller, 5280 REolutions

Join us at the next Programs Committee meeting on October 1st, 7:45 am at Messner and Reeves' offices located at 1430 Wynkoop Street, Suite 400, Denver, CO 80202.

We are looking for additional committee members! Please contact **Coutney Ryan** at (303) 295-2511 or **Terri Odenweller** at (303) 335-6570 for more information.

Perkins Coie, LLP - Franke Greenhouse List & Lippitt, LLP

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#### **Media:**

Colorado Real Estate Journal

### Interested in Sponsorship??

[Click Here](#) for more information.

#### **Contact Us:**

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**Email: [crew@wmrdenver.com](mailto:crew@wmrdenver.com)**

**Web: [www.CREWDenver.org](http://www.CREWDenver.org)**

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[Join Our Mailing List!](#)

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## ***WOMEN ON THE MOVE***

### **Keli Holokai Joins Kimball Office**

**Tye Keli Holokai** has accepted a new position with **Kimball Office** as Market Sales Manager. Kimball Office is a leader in Commercial Office Furnishings. To contact Tye directly by phone (303) 324-9975 or email [tye.keliholokai@kimball.com](mailto:tye.keliholokai@kimball.com).



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## ***WOMEN ON THE MOVE***

### **Congratulations Kathy Thurston!**



On September 1st, **Kathy Thurston** started her new position with the Chicago headquarters of **The PrivateBank** leading the bank's real estate workout group. Kathy has been involved in CREW Denver since 1995 and has played an integral part in the development of CREW Denver.

Kathy has 15 years of real estate construction, development and acquisition finance as well as structured debt experience, primarily in the Western US market. She is experienced with all

commercial and residential real estate property types for both interim and permanent financing. This includes creation, development and management of start up operations for a number of national and regional banks including LaSalle Bank, Zions Bank and Chase Bank.

Your fellow CREW members want to thank you for all you have done for CREW Denver, bid you a fond farewell and wish you the best of luck. You will be dearly missed!

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## Career Outreach Committee: Leadership Opportunities

**Submitted by Suzanne Book, KeyBank and Angela Feddersen Heinze, RNL Design**

The Career Outreach committee is currently ramping up their efforts to prepare for an **eMentoring** program to be launched through National this fall, as well as efforts to organize **CREW Careers** for April 2010.

If you are interested in a leadership position or participating on the committee for either of these tremendously valuable programs, please contact:

**Suzanne Book, Co-Chair Career Outreach**

**Suzanne\_K\_Book@KeyBank.com**

OR

**Angela Feddersen Heinze, Community Affairs Director**

**Angela.FHeinze@RNLdesign.com**

The committee will begin regular meetings in September.

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*CREW Denver proudly supports...*



**Submitted by Kathy Thurston, The PrivateBank**

The [2009 Denver Women On Boards](#) event is scheduled for **Monday, November 9th** from 3:00 pm until 6:00 pm at the Grand Hyatt in downtown Denver. The purpose of the event is designed to educate and prepare women for board service. Panelists include top-level executives with for profit board experience and a desire to share their knowledge and necessary tools for serving as a director.

Featured panelists for Denver include:

- [Courtney Cowgill](#), Chief Financial Officer & Treasurer, VCG Holdings Corporation
- [Lynn Dawson](#), Executive Vice President, Advisory Board Architects
- [Barb Allen](#), Retired President, Proactive Partners
- [Christie Doherty](#), Panel Facilitator & Principal, The Athena Group, LLC

**For more information or to register, visit**  
[www.DenverWOB2009.eventbrite.com](http://www.DenverWOB2009.eventbrite.com).

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**CREW FOUNDATION:**  
*LIVE THE VISION -*

## *8,000 STRONG*

### **Submitted by Angela Feddersen Heinze, AIA, LEED AP, RNL Design**

Thank you to all of our members that attended the Martini Mixer to support **CREW Foundation**. The national Live the Vision -8,000 Strong campaign was launched in September 2008. The campaign asks us to imagine what 8,000 members can accomplish if each of us donates \$100 to CREW Foundation. Forty-one of the sixty-seven chapters now have Chapter Champions who are charged with turning their chapter's members into CREW Foundation donors.

CREW Foundation's mission is aligned with CREW Network - **to advance the success of women in commercial real estate**. An article illustrating the impact that CREW foundation has made was an inspiration to us. CREW Charlotte President, **Cindy Wolfe** has set a goal for their chapter that may be worth emulating. She has expressed, "I know that we will have met our Big Audacious Goal when someone who attends **CREW Careers: Building Opportunities®** receives a **CREW Network Scholarship**, and becomes President of CREW Charlotte."

**Foster Whitney** is a wonderful example of progress toward this goal, she participated in CREW Charlottes' very first CREW Careers™ program in 2006 as a high school junior. Foster graduated from Myers Park High School and is now a sophomore at NC State University, where she has a 3.4 GPA as a double major in Business Management and Spanish Language and Literature. Foster returned to Charlotte over spring break becoming their first CREW Careers™ alumna to attend the fourth CREW Careers™ program, and learned about the CREW Network Scholarship Program. Foster has applied for one of the ten, \$10,000 scholarships, and cites CREW Careers™ as the experience that confirmed her decision to pursue a career in commercial real estate. In one of her scholarship application essays, Foster states:

*"I never imagined that I would learn as much about commercial real estate in one day as I did that Saturday, and that I would know exactly*

*what my career aspirations were when I left. I was completely in awe of what I had seen, and at the same time suddenly determined to put myself on the right path toward a career in commercial real estate development, and therefore, success."*

Foster will be up against very stiff competition since hundreds of young women are expected to apply for these ten scholarships.

We have been incredibly fortunate to have two local recipients, **Jessica Hull** was honored last year and we've just learned that **Julie Markham** has been chosen as a 2009 honoree. Both students are from the University of Denver Real Estate program. CREW Careers™ has already had a tremendous impact on Jessica, in supporting her toward a career in commercial real estate.

**CREW Foundation created CREW Careers: Building Opportunities®, which has reached 3,000 young women in 31 cities across the country.** We can't possibly know all the stories of the young women that CREW Careers™ has touched, but we know Jessica, Julie & Foster's stories. These compelling connections are a strong motivation to support both the Foundation's career outreach programs and the CREW Network Scholarship Endowment. I want more young women, like Foster & Jessica, to have an opportunity to get the skills they need to become successful commercial real estate professionals.

**Please join the over 40 CREW Denver members that have already made contributions to support CREW Foundation.** We are in challenging economic times, so many of you may not be able to donate \$100. What matters most is that you support CREW Foundation - not the amount you donate. ***Can you imagine what the power of 8,000 CREW Foundation donors can accomplish? Together, we can support women in commercial real estate today and open doors for the next generation of women in commercial real estate tomorrow.***

**[Click Here for more information to support CREW Network Foundation.](#)**

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Attention CREW Members...

## Check Out OED's Community and Economic Toolbox

Submitted by Sara Croot, BBVA Compass Bank

At the July luncheon program titled *Helping to Create a Livable and Desirable Cityscape - Denver's Neighborhood Marketplace Initiative*, presenter Bo Martinez of the Denver Office of Economic Development (OED) shared information about [OED's Community and Economic Development Toolbox](#). The Tool Box is a benefit to your business provided to you by the OED and includes tips and tools to start, grow or relocate your business. Its purpose is to help businesses succeed in Denver. Simply [Click Here](#) to visit the website and select the [Community and Economic Development Toolbox](#) under the Additional Resources section.

In addition, OED is implementing a business retention and expansion survey to help businesses grow and prosper in Denver by providing technical assistance, financial and workforce services. If you are interested in participating, we encourage you to [Click Here](#) and complete the [Business Retention and Expansion Survey](#).

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