

## Statement of Qualifications

*David Cooper AICP, LEED A+P*

David Cooper founded DGC Community Planning and Design (also known as DGC Consulting) in 2010, after more than two decades with AECOM/URS and other consulting firms in Denver. His practice focuses on local government agencies, urban renewal authorities, and special districts. Trained as both an architect and urban planner, David has longstanding experience successful redevelopment projects, many of them high-profile. During this time he has prepared a wide range of facility plans, land use plans, reuse plans, financial studies and development strategies for land and facility assets, including private, special district, state, local, federal and international clients.

David believes that the inter-relationship of land use with other factors that shape our built environment is fundamental to creating successful environments. This includes economic and market considerations, transportation, public facilities/services, environmental conditions, sustainability, political dynamics, and community vision. While his previous work focused mostly on large scale-projects throughout the United States, as an independent consultant he is dedicated to assisting urban renewal districts and municipalities set the stage for redevelopment by providing physical planning and financial analysis services tailored to Colorado Urban Renewal Law. In addition to preparing blight studies, urban renewal plans, county impact reports, and expert witness testimony, David brings an overview of planning, urban design, and infrastructure development experience to consulting assignments.

But most important, as a sole proprietorship David is committed to providing client service equal to or greater than that of larger consulting firms, including day-to-day communication and completing projects on time, within budget and tailored to the unique requirements of each client.

## Local Government Experience

Following is a representative list of projects for local government and special districts:

Fitzsimons Gateway Urban Renewal Blight Studies, Urban Renewal Plans, and County Impact Studies, Aurora, CO  
RTD Bus Barn Site Conditions Study, Denver, CO  
North Area Urban Renewal Area, Florence, CO  
Cottonwood and Parker Metropolitan District Impact Analysis, Parker, CO  
Iliif Station Urban Renewal Blight Study, Urban Renewal Plan, and County Impact Study, Aurora, CO  
Briarwood Parfet Property Urban Renewal Blight Study, Urban Renewal Plan, and County Impact Study, Golden, CO  
North Washington Street Urban Renewal Blight Study, Urban Renewal Plan, and County Impact Study, Thornton, CO  
Urban Renewal Studies and Plans, Denver, Arvada, Fort Collins, Westminster, Vail, Steamboat Springs, Centennial, Vail and Loveland, CO  
Union Station Existing Conditions DDA Formation Study, Denver, CO  
Urban Planning Advisor, Planning Department, City of Copiapo, Chile (2013)  
City of Centennial Municipal Land Use Planning Services, CO (2002 – 2008)  
City of Centennial Comprehensive Plan, Centennial, CO  
Comprehensive Plans for Cities/Towns of Centennial, Sedalia, La Junta, Delta, Grand Junction, and Minturn, CO  
Fort Collins Land/Building Analysis for Target Industries, CO  
Town of Parker Long Range Facility Master Plan, Parker, CO  
Park County Capital Improvements Plan, Fairplay, CO  
Clovis-Portales Regional Growth Management Plan, Clovis, NM  
Hazard Mitigation Plan, La Plata County, CO

Natural Hazard Plan, Pitkin County, CO  
Multi-hazard and Flood Mitigation Plan Updates, City of Colorado Springs, CO  
Multi-hazard Mitigation Plans, Alamosa, Rio Grande, Saguache, Mineral, and Conejos Counties, CO  
Stapleton Infrastructure Master Plan, Denver, CO  
Stapleton South General Plan, Denver, CO  
Stapleton Filings 1 and 2, Denver, CO  
Daybreak Community Renewable Energy Feasibility Strategy, UT  
Centennial Valley Mixed-Use Community, Louisville, CO  
Closed Military Base Reuse Plans (Panama Canal Zone, Lowry AFB, Tooele Army Depot, NAC Cecil Field)  
Road 24 Corridor Study, Grand Junction, CO  
Stapleton Redevelopment General Plans, Denver, CO  
Stapleton General Plan and Infrastructure Master Plan, CO  
Denver Airport Gateway Master plan, Denver, CO  
Rocky Flats Weapons Plant Industrial Area Future Use Plan, Boulder and Jefferson Counties, CO

## References

References for recent local government/special district projects include:

- Max Bresner, COPE LLC (303-996-2332)
- Melissa Rogers, Project Manager, Aurora Urban Renewal Authority (303-739-7130)
- Brad Boyle, Project Manager, Denver Urban Renewal Authority (303-606-4828)
- Maureen Phair, Executive Director, Arvada Urban Renewal Authority (720-898-7062)