



Project Overview and Background

The State of Colorado, through the Public-Private Partnership (P3) Office, is coordinating with the City of Denver, residents, businesses, neighborhood groups, and other key stakeholders to develop a master plan to guide the future vision of [Burnham Yard](#). This process focuses on connectivity options, redevelopment, market value and equity, and community-centered engagement opportunities, particularly feedback from under-represented populations.



What was once the former Union Pacific rail maintenance area located between 6th and 13th Avenues, Burnham Yard was purchased by the State of Colorado in 2021. The future use of this land, and the value it provides to the community, Denver, surrounding neighbors, and the State of Colorado, will be part of ongoing stakeholder conversations moving forward as part of this project. This project - the master plan - is building off the State's Transportation Study and will in the near future coordinate with the City of Denver's Small Area Planning process.

What's happened so far:

The first step in creating a vision for Burnham Yard involves the Colorado Transportation Investment Office (CTIO)'s Burnham Yard Transportation Study, which is currently evaluating technical alternatives for rail alignment throughout the Burnham Yard site for more efficient and enhanced rail service. This study intends to provide a preferred rail alignment alternative(s) in Summer 2023. To learn more about this transportation study, visit the CDOT website at www.codot.gov/projects/studies/burnham-yard-study.

How to get involved:

To learn more about the Burnham Yard Project and become involved, visit the P3 Office Burnham Yard website at <https://dpa.colorado.gov/burnham> or use the QR code, where you can sign up for project updates, attend community meetings, or ask a question of project staff. Your participation and engagement are critically important for the future of Burnham Yard.