



THE GRANT HUMPHREYS MANSION

770 Pennsylvania Street Denver, CO 80203 303-894-2505 www.granthumpreysmansion.org

MANSION HISTORY

Erected in 1902, the Grant-Humphreys Mansion has been home to two different families with significant ties to Colorado and American history.

It was built for James Benton Grant, the third Governor of the state of Colorado, whose two-year term ended in 1885. Grant was a mining engineer and probably best known for his work in the smelting industry. Initially plying his trade in the boomtown of Leadville, Grant eventually moved to Denver. Located two miles northeast of downtown, the Grant Smelting Company featured what, at the time, was the tallest furnace stack in the United States, and third tallest in the world.

During his time in Leadville, Grant met Mary Matteson Goodell, whom he would marry. Goodell, who was a member of the Daughters of the American Revolution, would feature prominently in Denver society and helped to found a home for destitute children.

After Grant died in 1911, his wife lived in the mansion for the following six years. She finally sold the house to Albert E. Humphreys in 1917.

A.E. Humphreys earned renown for being the so-called "King of the Wildcatters" after his profitable oil-drilling ventures in Wyoming, Oklahoma, and Texas. Humphreys came to Denver with his wife, Alice, and his two sons, Ira and Albert, Jr., in 1898. Along with associations with the turn-of-the-century oil industry, the Humphreys were also known for their active philanthropic contributions. Ira, considered the family's mechanical genius (he would, over the course of his life, introduce a number of technological innovations to oil drilling and mining), and Albert, Jr., who would move into a managerial role within the family oil business, were both fascinated by airplanes. In fact, Ira opened Denver's first commercial airport in 1919. Subsequently renamed Stapleton International Airport, its tower still stands just south of Denver International Airport. Both Ira and Albert, Jr. were eventually inducted into the Colorado Aviation Hall of Fame.

Albert, Jr. lived in the mansion with his parents until their deaths. When Albert, Jr. himself died suddenly in 1968, Ira took over the property, as well as operations of the family business. Ira bequeathed the family home to the Colorado Historical Society, which took possession of the mansion after Ira's death in 1976. By this time, the house was in a state of severe deterioration resulting from years of neglect. A new roof, brick replacement, and waterproofing of the foundation have all been completed since the Historical Society took possession.

Rental Fees & Times

Daytime rates start at 6 AM and end at 4 PM. Evening rates start at 4 PM and end at 1 AM

Rental Increments:

Half Day: 4 Hours total (including setup and tear down time)

Full Day: 8 Hours total (including setup and tear down time)

Evening: 7 Hours total (including setup and tear down time)

**If more time is needed for a corporate or nonprofit event, extra hours can be purchased for \$100 per hour through 4 pm or \$200 per hour after 4 pm on weekdays

Monday-Thursday	Friday	Saturday	Sunday
\$500 Full Day \$250 Half Day \$1500 - \$1800 Evening	\$800 Full Day \$400 Half Day \$2300 - \$2900 Evening	\$300 per hour 7 am - 3 pm \$2800.00 - \$3500 Evening	\$200 per hour 7 am - 3 pm \$2200 - \$2700 Evening

Nonprofit groups receive 15% off all rental rates

State agencies receive 25% off all rental rates

Evening rates vary by season

Rental Fees Include:

- AV including:

55" TV with HDMI & VGA

2 portable projection screens 1 large

built in screen (ballroom)

Podium

Wireless mic and speaker IPOD dock

Extension cords



WIFI

Easels

copy services



- Indoor and outdoor spaces
- Multiple levels and rooms for breakouts and/or childcare
- Air conditioning and/or heating
- Fireplace
- Full kitchen prep area with refrigerator, stove and microwave
- Extensive catering options
- Piano
- ADA accessibility
- A Mansion staff representative
- Parking on property & local streets
- Space for up to 50 classroom style, 120 theater style, 150 buffet, 180 plated, or 200 cocktail style
- Tables and chairs including:

(200) white padded chairs

(27) 4' round tables

(5) 5' round tables

(6) cabaret tables

(12) 6' banquet tables

(1) dining room table that can be converted to a large oval to seat 12 or a 5' to seat

RESERVATIONS, BOOKINGS, PAYMENTS, REFUNDS AND CANCELATIONS

A 1-week hold may be placed on a date without obligation. This hold will be released once that one week has expired unless a rental agreement has been prepared

A signed rental agreement along with a 50% deposit is required to secure a date. If the event occurs with less than 2 months notice, the entire rental fee is due upon contract signing.

The renter has 10 days from the drawing of the Rental Agreement to return the signed document along with the deposit/rental fee or the date will be released

Any changes or additions to the Rental Agreement and any exceptions to the Use Guidelines must be requested of the Mansion's Director and approved in writing.

The balance of the Rental Fee is due 2 months prior to the event unless otherwise specified



PAYMENT

Payment can be made by check or charge

Payments must be made according to the pay schedule laid out in the rental agreement

Checks must be made out to History Colorado and mailed to the mansion at

**770 Pennsylvania Street
Denver, CO 80203**

Failure by the renter to pay any fees by their due dates will be grounds for cancellation by the History Colorado and/or the Director of Events at the Grant Humphrey's Mansion.

CANCELLATIONS

Once the initial deposit has been paid, there are no event refunds for any reason. Events may be rescheduled within the same fiscal year but charges may apply.

If an event cancels, the Mansion must receive written notification from the renter as soon as possible

If an event cancels after 50% of the Rental Fee has been paid, the amount is forfeited

If an event cancels after the Rental Fee has been paid in full, the entire Rental Fee is forfeited. However, should the Mansion be able to book the same date and time to someone else, 25% of the Rental Fee paid will be refunded

RENTER'S RESPONSIBILITIES INCLUDE:

Understanding the terms and conditions of the rental agreement and assisting mansion staff in the enforcement thereof whenever necessary

Coordinating the removal of food, alcohol, flowers, etc. and to sign-out with the Mansion Representative before leaving.

Making all assigned payments on time

Informing vendors and personal representatives of the terms of the rental agreement

Conduct of your guest



GHM STAFF RESPONSIBILITIES INCLUDE:

Working with you or your representative to ensure mansion assets are at your disposal when you have need of them

Assisting vendors and guests with various needs up to and including assistance with elevator and/or lift, unlocking doors, turning on fireplace, placing signage as needed and overall supervision of event and vendors. Event staff is not responsible for event setup, moving furniture, or clean-up.

Enforcing the Mansion's policies and having the authority to phone the police or to terminate the event if necessary

CATERERS

It is encouraged that the client chooses a caterer from the Mansion's Catering List. These caterers can offer a wide range of choices, elegant presentations and the staff that will accommodate your wishes. However, for daytime corporate or non-profit events only, a client may bring in food or have food delivered. It is then the client's responsibility to clean up all food, wipe down tables, and remove all trash once an event has concluded.

Typically, the caterers provide the linens, dishes, glassware, other rental items and servers as needed. They are also responsible for:

All set-up and clean-up during events in compliance with Mansion's Use Guidelines

All Bar Service

If a caterer is not hired for daytime events, clients will assume responsibilities for all setup and tear down as well as cleaning per rental agreement, however, client(s) may not provide bar service.



ALCOHOL POLICY

The consumption of alcohol is strongly discouraged during daytime functions. However, if the client wishes to host a small reception post meeting, the following guidelines apply:

A caterer must be hired and food must be served for any event wishing to host a bar for their guests

Alcoholic beverages may be served for 5 ½ hours maximum (based on total event time) and bar must close 30 minutes prior to event end

All alcohol consumed on the premises must be served by the bartender provided by the catering company or a licensed and insured bartender must be hired to work the event

Cash bars are not allowed unless event permit has been secured

The bar must be continuously staffed by a qualified bartender provided by the catering company. No alcohol will be served to guests under 21 years of age. The bartender will refuse service to inebriated guests.

The Mansion Representative has the authority to close the bar and end the event if guest conduct gets out of hand.

Abuse of the Mansion's alcohol policies may result in the termination of the event.

Open bottles of wine on guest tables are not allowed

The bar is to close at the time specified on the Rental Agreement without a "last call".

Alcohol delivery must be scheduled with the Mansion Director. Although pick up can be arranged for the next day, the mansion is not liable for any items left behind after the event has ended. It is best if all alcohol is to be removed from the Mansion at the end of a private event.



SECURITY

Mansion representatives will be on site at all events. The cost is included in the rental fee unless the nature or size of the event requires additional staff. In this case additional fees will be charged to cover this expense as outlined in your event contract.

SUBJECT TO CHANGE

All guidelines are subject to change at the discretion of the Director of the Grant Humphreys Mansion

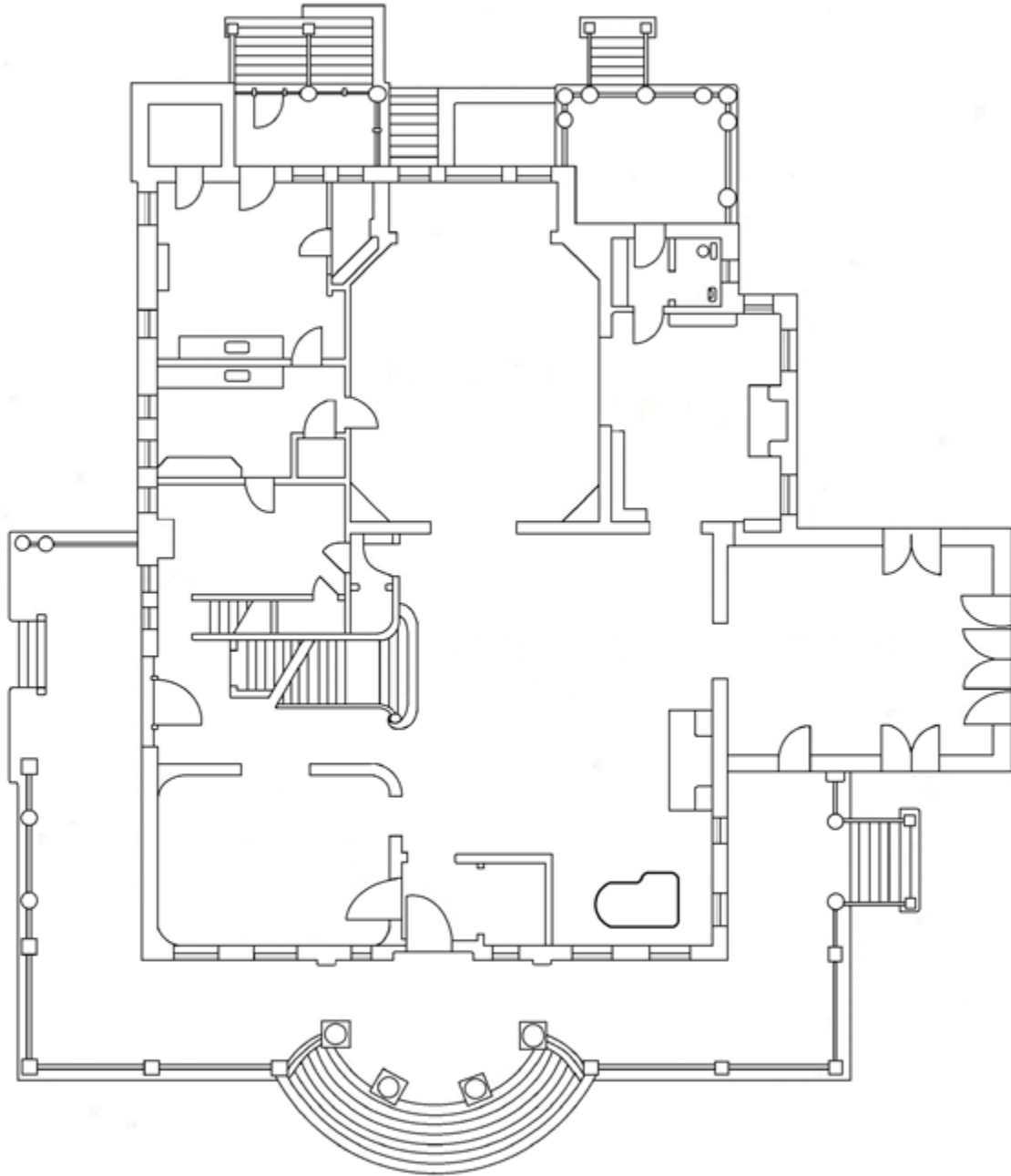
ADDITIONAL INFORMATION

Detailed guidelines for vendors are available by request and are listed in the rental agreement

The Mansion is closed on Thanksgiving Day, Christmas Eve, Christmas Day and New Year's Day

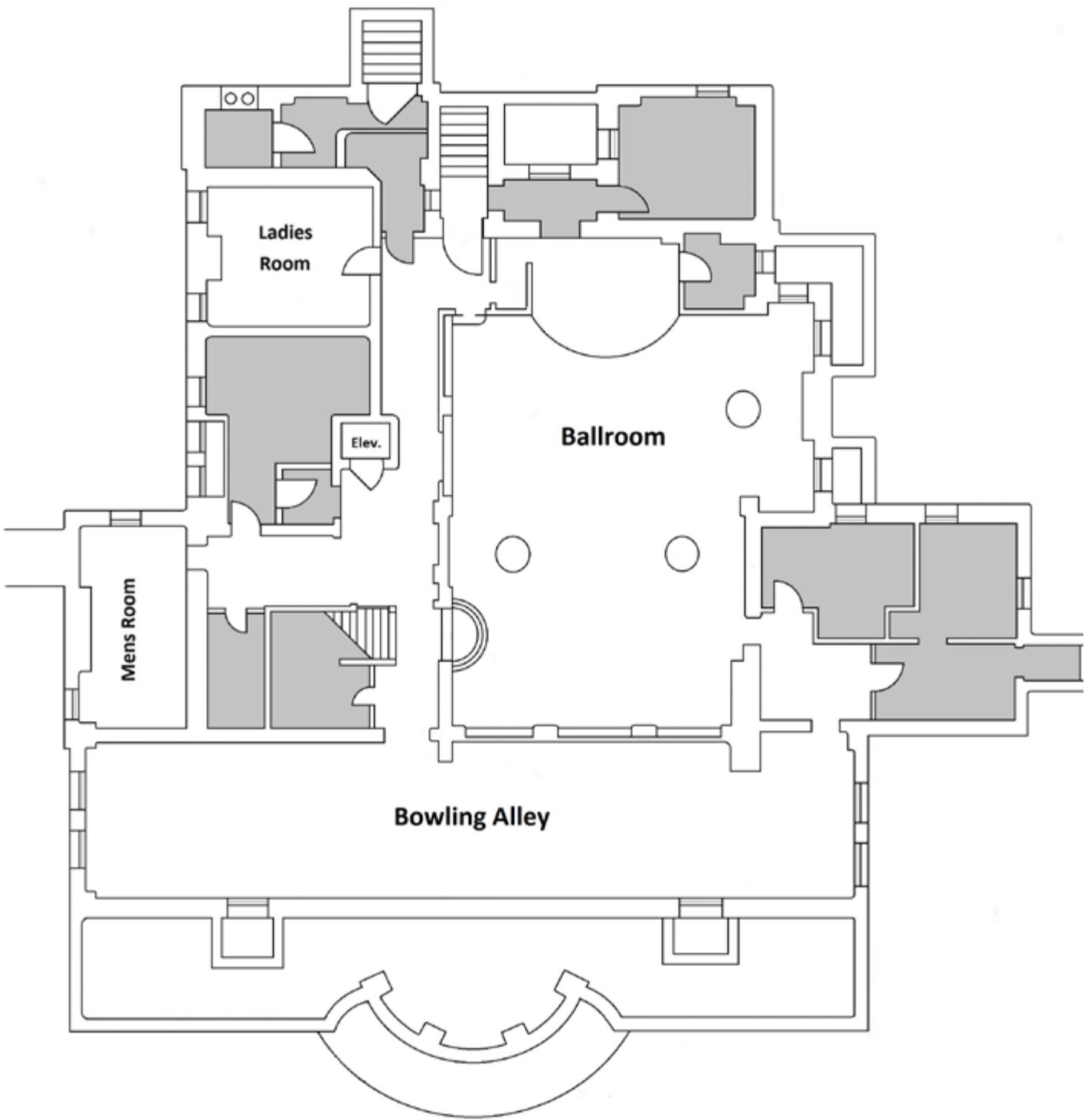


FLOORPLAN AND PARKING MAP



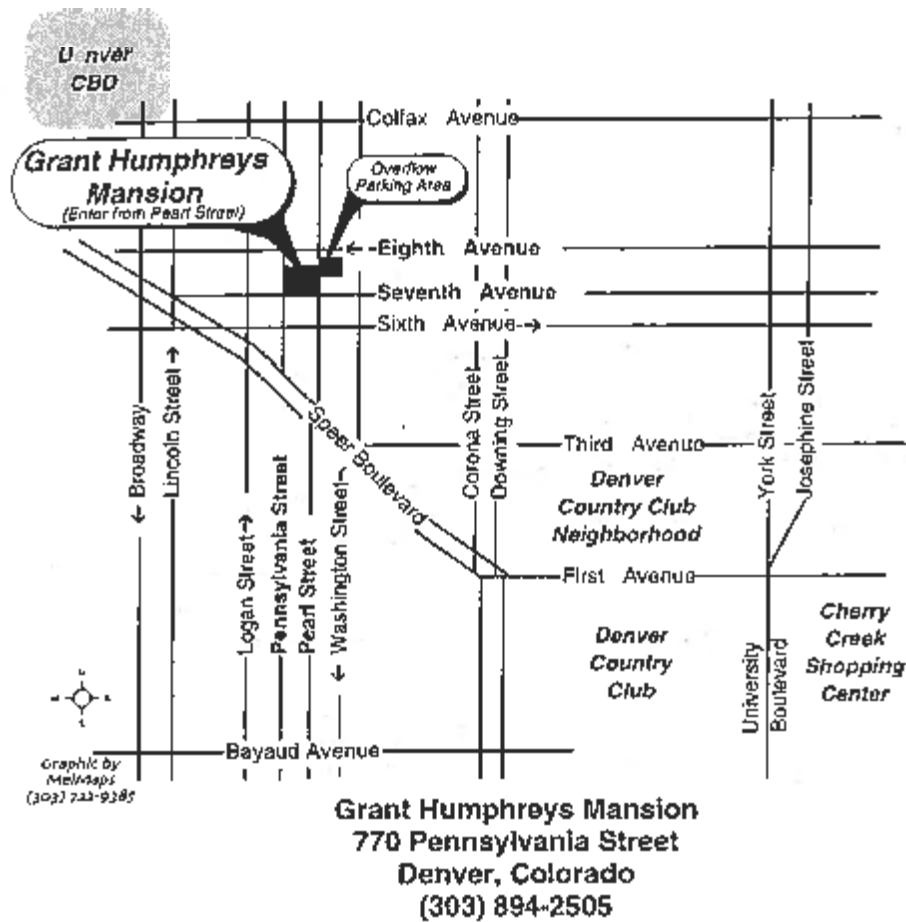
Grant-Humphreys Mansion First Floor

FLOORPLAN AND PARKING MAP



Grant-Humphreys Mansion Lower Level

FLOORPLAN AND PARKING MAP



The best access to the Grant-Humphreys Mansion is via Pearl Street. Limited parking is available at the mansion. After 5:30pm weekdays and on weekends an overflow parking lot is available at Pearl & 8th Avenue.

From I-25: Take 6th Avenue east, crossing Broadway and Speer Boulevard. Turn left on Pearl. The Mansion is between 7th and 8th Avenue on the left hand (west) side of the street.

From Downtown Denver: Take Broadway to 9th Avenue. Turn left (east) on 9th, turn right on Pearl. The Mansion is the first right on Pearl after 8th Avenue.

CATERING LIST

A Spice of Life
5541 Central Ave. Suite 272
Boulder, CO 80301
303-443-4049
www.aspiceoflife.com

Biscuits & Berries
16027 W. 5th Ave.
Golden, CO 80401
303-277-9677
www.biscuitsandberries.com

Three Tomatoes Catering
2520 W. 29th Ave.
Denver, CO 80211
303-433-3332
www.threetomatoes.com

Catering by Design
11095 E 45th Ave.
Denver, CO 80239
303-781-5335
www.cateringbd.com

Colorado Catering Company
10607 E. Dartmouth Ave.
Aurora, CO 80014
303-750-0707
www.coloradocatering.net

Footers Catering
4190 Garfield St.
Denver, CO 80216
303-762-1410
www.footercatering.com

Relish Catering
7860 W. 16th Ave.
Lakewood, CO 80214
303-727-9200
www.relishcateringco.com

Greens Point Catering
1240 Ken Pratt Boulevard, Suite 3
Longmont, CO 80501
303-772-2247
www.greenspointcatering.com

Occasions Catering
1789 W. Warren Ave.
Englewood, CO 80110
303-789-1867
www.occassionsdenver.com

