



Greater Park Hill Community, Inc.
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MEETING MINUTES
 Monthly Community and Board Meeting

Date: May 5, 2022

Time: 6:30 p.m.

Location: ZOOM meeting - virtual

Board Member Attendees:

Ken Burdette, Colette Carey, Maria Flora, Jim Groves, Amy Harris, Shanta Harrison, Nam Henderson, Tracey MacDermott, Rick Medrick, Brenda Morrison, Heather Shockey, Jacqui Shumway, Shane Sutherland, Leslie Twarogowski, Kevin Wiegand

Item No.	Discussion	Action Items/Responsibility
1	Introductions by Shane Sutherland: 6:30pm <ul style="list-style-type: none"> Last virtual meeting ~ hopefully, Hybrid approach moving forward. Good convo last meeting, would prefer the Golf Course discussion at a different time and different forum. Bring up these types of issues during community meeting. Also, trying to set up a special meeting about Golf Course 	
2	D2 Police Report – Officer Murray <ul style="list-style-type: none"> He will be attending our future meetings. His focus is D2 east of Colorado Boulevard. Wilbur.murray@denvergov.org 720-591-7700 Community Event – 17th of May 	Report any suspicious activity to District 2 at the non-emergency dispatch number: 720-913-2000. Reserve 9-1-1 for crimes in progress so that you are not tying up the line for real emergencies. Twitter: follow @DenverPolice No longer monitoring Next Door – use pocketgov.org
3	Community Update, Lana Cordes, Executive Director: <ul style="list-style-type: none"> Park Hill Yard Sale - Saturday May 21st, register your sale so you are on the map. Garden in a Box – Saturday, May 21st – geared toward novice and low income gardeners – register for your box online or by calling the office. Pre-registration is required. Park Hill Garden Walk – June 12th – tickets are available parkhillgardenwalk.org 4th of July Parade – 1:30 pm, registration is open for participants parkhillparade@gmail.com to register 	https://www.facebook.com/GPHCDenver

	<ul style="list-style-type: none"> • Emergency Food Pantry – check website for current needs of non-perishables, fresh food can be donated on days of food pantry operation • Denver Moves Everyone (citywide transportation) meeting May 17th – bit.ly/dmepublicmeeting3 • Starting June 2nd our meetings will be hybrid. Attend in person at 2823 Fairfax or via Zoom. Details will be posted on GPHC website. • Email list – sign up for monthly GPHC and newspaper updates – Make sure you are on contact list so you know how to join meeting starting next month. • Jacqui added information about Park Hill the Beautiful Alley Clean-ups. June 4th and June 18th. Will send email to Lana to send out info. • No further questions 	
4	<p>Introduction and Update – Kevin Marchman, President, Northeast Park Hill Coalition</p> <ul style="list-style-type: none"> • Moving to Hybrid Meetings – in person or zoom option • Next meeting at Zion Center in Park Hill – 2nd Thursday of the month. 6pm • Free membership • email is nephcoalition@gmail.com if you want to contact us • No further questions 	
5	<p>Rezoning/Project Updates for ArtWay North (4050 N Colorado Blvd) – Will Wagenlander, David Evans & Associates</p> <ul style="list-style-type: none"> - ArtWay North presentation with the ULC - 40th and Colorado - Housing Affordability, transportation, access to jobs, access to good education - Primarily focused on underserved populations. - Rezoning Chapter 59 code – affordable apartments, 5-8 stories in height. Near CO Blvd and transportation station. New vehicle, bike, and pedestrian connections. <p>Questions</p> <ul style="list-style-type: none"> - Rental or sale? Answer = probably both, affordable with mixed income site. - How many units hoping for? Answer = don't know at this time. Still figuring it out. Key is getting the zoning set. - Concerns about parking and traffic. Community will want to know the plan - Question about Open Space. How much acreage? How 	

	<p>much green space? Open to community? Courtyard plan? Answer = 3.6 acres. One focus is to make it open to not just residents but for the community. Required by City to make it at least 10% accessible to community.</p> <ul style="list-style-type: none"> - Jacqui endorses the leader of ULC – Aaron M. 	
6	<p>Creating an East Colfax International District – Monica Martinez, The Fax Partnership</p> <ul style="list-style-type: none"> - The Fax Partnership: There are 8 languages in house, they provide support to businesses, not a BID - Proposed International District along Colfax from Monaco to Yosemite. - Modeled after Little Tokyo (LA), South Grand (St. Louis), and Soul City Corridor (Chicago) - Branded identity, celebrating diverse businesses along east Colfax - Seeking a letter of support from GPHC. City of Denver is funding this initiative. Will send more info on this at a later time. <p>Questions</p> <ul style="list-style-type: none"> - Concern expressed over # of marijuana stores on Colfax 	
7	<p>Open Floor</p> <p>Maria Flora – Blockworkers Committee update – GPHC table at City Park ice cream social on June 3rd, need some volunteers from board. Committee also exploring outreach ideas to NEPH, more to come.</p> <p>Still opportunities to volunteer in City Park with Adopt-a-Flower Bed.</p> <p>Leslie Twarogowski -</p>	
8	<p>Discussion of potential for a PHGC/CBA Meeting</p> <p>As a follow-up to the PHGC discussion that took place at the end of the April meeting:</p> <p>Shane and Lana have been in touch with the City and were directed to CW Kniech who offered to make a general informational presentation on CBAs. The plan was to hold a special meeting and include stakeholders such as Westside and SOS to discuss the potential PHGC CBA.</p> <p>Leslie shared concerns that CW Kniech may not be a neutral party in presenting on CBA and suggested an attorney may be a better option. If CW Kniech does present, we should ask for transparency/disclosure for any involvement on PHGC or other CBA projects.</p>	

	<p>Nam asked for clarification on the purpose of the meeting and the intended audience. Noted that CW Kniech gave a "CBA 101" presentation to NEPHC and she was up front about any involvement. She is fully able to give an informational presentation but we could seek a lawyer if we want someone totally independent.</p> <p>Brenda noted that it may be too early for a broad discussion with stakeholders and suggested that we keep the focus very narrow at this point -- "CBA 101" -- just the facts without the additional parties.</p> <p>Council aide Amanda Shultz offered an online resource from NEST that provides other outside links to further resources not affiliated with the City.</p> <p>Nam shared that he is aware that there are some "people" who are talking and trying to determine shared values in order to potentially form a community coalition to negotiate a CBA. There are no formal coalitions formed and no negotiations have begun with the developer at this point.</p> <p>Maria expressed concern that since CBAs are private agreements with no public process, that the developer could hand select members of a community coalition to their benefit.</p> <p>After this discussion, Shane and Lana will revisit the intent and scope of a special meeting on CBAs.</p>	
9	<p>Motion by Kevin: Approve March 2022 minutes. Second: Jacqui (and Heather) 14 ayes 0 nays 1 abstain</p>	
10	<p>Update on 1901 Eudora (presentation made in April) – Shane went to the neighbor meeting, no residents attended so there doesn't seem to be any opposition.</p> <p>Motion by Jacqui: Approve the letter of support provided to us. Ken second. 14 ayes 0 nays 1 abstain</p>	
11	<p>2 events shared by Jacqui – May 14th at the Zoo, Park Hill Arts Festival June 4-5</p>	

End of Minutes
Next Board Zoom Meeting – June 2, 2022