



Greater Park Hill Community, Inc.  
 2823 Fairfax Street  
 Denver, CO 80207

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**MEETING MINUTES**  
**Monthly Community and Board Meeting**

Date: November 1, 2018

Time: 6:30 p.m.

Location: GPHC Offices, 2823 Fairfax Street, Denver, CO 80207

Board Member Attendees: Tracey MacDermott, Bernadette Kelly, Blair Taylor, Geneva Goldsby, Nam Henderson, Lynn Kalinauskas, Jim Groves, Heather Shockey, Kevin Wiegand, Ryan Hunter, Louis Plachowski, Lana Cordes, Justin Petaccio, Nancy Frances, Melissa Davis, LaMone Noles, Jeanette Fedele and Colette Carey

Item No.	Discussion	Action Items/Responsibility
1	Introductions	
2	<p><u>D2 Report:</u></p> <p>Generally crimes occur with open garage doors, unlocked doors of homes and vehicles. These are crimes of opportunity! <b>LOCK YOUR VEHICLES, HOMES AND GARGE DOORS; DO NOT LEAVE VALUABLES IN YOUR CAR.</b></p> <p>Motor theft and gang violence are down</p> <p>Smash and Grab on Kearney – working to find groups that are doing these crimes</p>	<p>Report any suspicious activity to District 2 at the non-emergency dispatch number: 720-913-2000.</p> <p>Reserve 9-1-1 for crimes in progress so that you are not tying up the line for real emergencies.</p> <p>Twitter: follow @DenverPolice</p> <p>No longer monitoring Next Door – use pocketgov.org to connect with D2 Police</p>
3	<p>Executive Director, Sierra Fleenor, Community Update –</p> <ul style="list-style-type: none"> <li>• Food Pantry – served 79 households and 232 individuals in October             <ul style="list-style-type: none"> <li>○ Need donations of canned fruit and canned meats, black-eyed peas, coffee, condiments</li> <li>○ Hygiene products – in need of EVERYTHING!!</li> </ul> </li> <li>• Back Pack Program – weekend food for school children, granola bars, fruit snacks, cheese crackers</li> <li>• Produce Giveaway – ended this Monday, produce delivered on Sundays from East High Farmers Market to GPHC by Denver Food Rescue, 2,000 lbs of healthy good distributed to the neighborhood</li> <li>• THANKSGIVING – potentially serving up to 400 families this year             <ul style="list-style-type: none"> <li>○ DONATE – frozen turkeys, vegetables, stuffing, pumpkin pie, gift cards to grocery stores, \$\$\$</li> <li>○ VOLUNTEERS – starting next Wednesday November 7<sup>th</sup> to Wednesday November 21<sup>st</sup></li> </ul> </li> </ul>	

	<ul style="list-style-type: none"> <li>• Gorilla Garden and Alley Clean-Up – clean up trash, weeds and then sow seeds <ul style="list-style-type: none"> <li>○ GPHC clean-up on Saturday, November 3<sup>rd</sup> starting 10 am</li> </ul> </li> <li>• Harvesting your own rainwater – Saturday November 10<sup>th</sup>, Rain Catcher from Ft Collins will present</li> </ul>	
4	<p>Rezoning Request, 3411 Albion, Bruce O'Donnell, Starboard Realty Group:</p> <ul style="list-style-type: none"> <li>• Presbyterian Church Property – listed for sale December 2017, church is relocating</li> <li>• Current zoning E-SU-Dx to E-MX-2x (single unit homes to mixed use) Mixed use zoning allows for the proposed development of 22 townhomes, 2 stories and 30 feet maximum height</li> <li>• Each unit will have 2 car garage</li> <li>• Development will include a pocket park (input from Northeast Park Hill)</li> <li>• Units along Albion will face the street/front entry façade - (input from Northeast Park Hill)</li> <li>• September 11<sup>th</sup> – held open house, invited all the surrounding neighbors, 3 neighbors attended</li> <li>• September 13<sup>th</sup> – gave presentation to NE Park Hill Coalition</li> <li>• Next week – will meet with NEPH with changes based on their requests</li> <li>• Unit will be for sale</li> <li>• Currently not planning to build any affordable units, will pay fee to City Affordable Housing Program (based on \$ per square foot) Bruce to provide info on actual fee</li> <li>• Rezoning application has been submitted to Community Planning and Development -  <a href="https://www.denvergov.org/content/denvergov/en/community-planning-and-development/zoning/proposed-rezonings.html">https://www.denvergov.org/content/denvergov/en/community-planning-and-development/zoning/proposed-rezonings.html</a> <ul style="list-style-type: none"> <li>○ Application is attached to these minutes</li> </ul> </li> </ul>	<p>Bruce O'Donnell – actual fees paid for affordable housing, feedback from NEPH, address providing affordable housing units in the development</p>
5	<p>Woody Guernsey, Denveright Draft Plans and Park Hill Golf Course</p> <ul style="list-style-type: none"> <li>• Golf course is currently OS-B zoning which is Open Space, draft Blueprint map shows planned development by changing zoning to Urban Edge</li> <li>• Arcis Golf Course vendor is currently in law suit with Clayton Trust, Arcis renewed their lease for 5 years</li> <li>• <a href="https://www.denverpost.com/2018/06/27/park-hill-golf-course-operator-lease/">https://www.denverpost.com/2018/06/27/park-hill-golf-course-operator-lease/</a></li> <li>• Request that GPHC approve <i>Statement Regarding the Treatment of the Park Hill Golf Course Land in the Draft Blueprint Denver Document</i> <ul style="list-style-type: none"> <li>○ Emailed Friday, November 2<sup>nd</sup> at 1 pm</li> </ul> </li> </ul>	<p>Tracey emailed the statement to Board members on Friday, November 2<sup>nd</sup>. Please read the attached statement and respond. Additional Board meeting will be scheduled to discuss and vote if necessary.</p>
6	<p>Denveright Draft Plans –</p> <ul style="list-style-type: none"> <li>• Blueprint Denver</li> <li>• Comprehensive Plan 2040</li> <li>• Game Plan (Parks and Rec)</li> <li>• Transit</li> <li>• Pedestrians and Trails</li> </ul>	

	<ul style="list-style-type: none"> <li>• Comments on draft plans are due to the City by November 30<sup>th</sup></li> <li>• City Council to vote on Denveright plans in April, prior to May Municipal Election</li> <li>• Nancy Frances – two motions <ul style="list-style-type: none"> <li>○ Delay vote on Denveright until after May Municipal Election <ul style="list-style-type: none"> <li>▪ Passed 15 Ayes, 0 Nays, 0 Abstain</li> </ul> </li> <li>○ Blueprint Denver Map be amended to combine Park Hill in to one neighborhood <ul style="list-style-type: none"> <li>▪ Passed 14 Ayes, 0 Nays, 1 Abstain</li> </ul> </li> </ul> </li> </ul>	
7	<p>Park Hill Collective Impact, James Roy:</p> <ul style="list-style-type: none"> <li>• Collaboration of non-profits, focus on education</li> <li>• Tracking academic performance</li> <li>• Every child to thrive from birth to 25 years old</li> <li>• Community, Housing, Education, Health ,Justice</li> <li>• Grant writing for multiple organizations</li> </ul>	<a href="https://parkhillci.org/">https://parkhillci.org/</a>
8	<p>RTD District 5 Candidates:</p> <ul style="list-style-type: none"> <li>• JoyAnn Ruscha</li> <li>• Shontel Lewis</li> </ul>	
9	<p>Peg Perl, Running for Denver Clerk &amp; Recorder May Municipal Election 2019 peg@perlfordenver.com</p>	<a href="https://www.perlfordenver.com/">https://www.perlfordenver.com/</a>
10	<p>Traffic Calming Update, Blair Taylor:</p> <ul style="list-style-type: none"> <li>• Public Works has offered GPHC a grant <ul style="list-style-type: none"> <li>○ ½ mile of sidewalks</li> <li>○ Curb ramps</li> <li>○ Pedestrian islands at 23<sup>rd</sup> and Kearney</li> <li>○ Part of Safe Route to Schools</li> <li>○ Dept of Environmental Health helped a lot with obtaining the grant</li> </ul> </li> <li>• Comprehensive traffic study of neighborhood <ul style="list-style-type: none"> <li>○ Participate and submit comments</li> </ul> </li> <li>• East Area Plan – email Sierra for info</li> </ul>	
11	<p>Approval of September Meeting Minutes: Approved 15 Ayes, 0 Nays, 0 Abstain</p>	

End of Minutes

**Next Meeting is December 6, 2018 - ????**

**tbd**