



**TRIANGLE**  
GOLDEN TRIANGLE  
CREATIVE DISTRICT

**Golden Triangle Creative District  
May 5, 2022 Board Meeting & Community Forum  
Meeting Minutes  
3:00-5:00 PM – Video Conference (Online)**

**BOARD ATTENDEES:**

Kristy Bassuener, Lisa Beauchamp, April Chase, Alvin Cooper III, April Denmon, Pete Dikeou, Rachel Fewell, Jennifer Gance, Alice Harris, Lindsay Hauck, Marlow Hoffman, Andrew Iltis, Tracy Kontrelos, Sara Leitch, John Mosley, Adam Perkins, Steve Strunk, Sean Walsh, Will Wytias-Sobel, Byron Zick

**NOT PRESENT:**

Aaron Bajorek, Mathiba Kgopa, Ryan Kurosky, David Pietsch

**GTCD STAFF:**

Jennifer Larsen

**GUESTS:**

District 6 Community Resource Officer - Austen Munson  
DP Division Chief - Aaron Sanchez  
DP Division Chief - Ron Thomas  
District 6 Commander - Kimberly Bowser  
DOTI Project Manager - Tina Wells  
Hannah Bernick (City Council District 10 Aide)  
Pablo Zacarias (Bespoke)  
Anthony Gengaro (President of MDLDC)  
10 additional residents/community members

**Welcome and Call to Order (L. Beauchamp)**

- Welcome board members and guests
- Motion to approve April 2022 Meeting Minutes
  - MOTION: Approve minutes (B. Zick/A. Iltis)
  - Minutes approved unanimously

**Action Outside of Meeting (L. Beauchamp)**

- Letter of Support – 1175 Acoma Street variance
- 13-Approved | 0-Denied | 11-Abstained (1 abstained in writing – 10 abstained by not voting)

**GTCD Budget Update (S. Strunk & A. Chase)**

- Current financials

- March – Received a little membership money and there were some small expenses
- At \$49K (end of March), have not accounted for fundraiser proceeds, should see 10K additional from fundraiser

### **GTCD New/Renewal Membership (T. Kontrelos)**

- New/Renewal Membership
  - History Colorado renewal coming, \$500

### **Reopening of Children’s Library (R. Fewell)**

- April 24th ribbon cutting
  - New space for Children’s Library now open
  - Children’s outdoor play area responsibility of Parks & Rec. Advocate for funding (not yet funded).
  - General library construction – waiting on Phase 5 project. Had to rebid due to rising costs. Continue into next year.

### **Day in the Park (S. Leitch)**

- June 5<sup>th</sup> and July 31<sup>st</sup> (Sundays)
  - Goal inviting and demonstrating passive park use, like in other Denver parks
  - Formal invitation to community. Leverage DAM Free Days, encourage people to visit park.
  - Ice cream truck (free ice cream), McNichols Building restrooms open, park kits. Curiosity Cruiser from Nature & Science (engagement truck), drum circle.
  - Engage with whole Golden Triangle for promotion
  - GTCD partnership request, \$2500 to be considered co-producers of event
  - Give up to 150 EATS gift certificates for an upcoming GTCD membership campaign – donate half, paying for half (\$15 each)
  - Motion to approve \$2500 contribution from GTCD to be co-producer of event (2 dates)
    - MOTION: Approve contribution (S. Leitch/B. Zick)
  - Discussion:
    - Not soliciting other partners, seeking additional support through grants. Total budget approx. \$8-10K. (S. Leitch)
    - Charity Navigator shows Civic Center Conservancy 2019 revenues of \$750K. GTCD revenues closer to \$100-\$110K. (S. Strunk)
      - CCC revenues have been lower in 2020 (\$350K) and 2021 (\$500K) due to pandemic. CCC Annual Report will be released soon (S. Leitch)
    - What level of GTCD membership is CCC at for 2022? We made 50% less than anticipated from fundraiser. Need to be cautious, however, GTCD name association good for promotion. (A. Chase)
    - What non-financial help is needed from GTCD as a co-partner? (K. Bassuener)
      - Help market events and reach out to community partners – energy and legwork. (S. Leitch)
    - Similar events in other cities? (S. Strunk)
      - Testing activations. Partnership with NYC’s Central Park, researching similar engagements. (S. Leitch)
    - Any fundraising planned for these events? (J. Mosley)
      - No fundraising activities intended, other than a QR code to website

- Photo booth concept discussed with membership committee. Open to sharing proceeds.
  - Bryant Park in NYC people utilize for eating lunch, etc. CCC is interested in non-festival activations, other than festivals (S. Leitch)
- Taste of Colorado remaining in Downtown? (A. Harris)
  - Planned for Downtown, a lot of support to businesses (A. Iltis)
- CCC membership trade for \$2500 possible? (L. Beauchamp)
  - Not budgeted for higher membership level for 2022. (S. Leitch)
- Did we budget for this expense in 2022? (S. Strunk)
  - No, this is the first we're hearing of it. Funds could come from committee budget or EC budget. May need to rework budget with new numbers. (A. Chase)
- Deadline? A week for EC discussion? (A. Chase)
- Where in the park? (W. Wytias-Sobel)
  - All over, looking at appropriate placements for all pieces (S. Leitch)
- Should rescind current motion and amend (B. Zick/S. Walsh)
- MOTION: Remove motion on the table (S. Leitch/S. Walsh)
- NEW MOTION 1: Support CCC at \$1000 for June 5 event (B. Zick/S. Strunk)
  - Include same level of recognition? (A. Iltis)
    - Yes (S. Leitch)
  - Is \$1000 for first or both dates? (J. Mosley)
    - First, future discussions on additional funding (B. Zick)
    - Motion to include additional \$125 to get to half of ask, \$1250 (J. Mosley)
  - Equal value? CCC has greater budget, GTCD membership at \$500. (A. Harris)
    - CCC sees this partnership as separate from membership contribution, good for community. (S. Leitch)
- NEW MOTION 2: Support CCC at \$1250 for June 5 event (B. Zick/J. Mosley)
  - Passes all in favor, no opposed

### Committee Reports

- Executive Committee – J. Mosely/L. Beauchamp
  - Vision Meeting Scheduled – Thursday, May 19<sup>th</sup> 4pm-6pm at McNichols Building
    - Food and Wine will be served
- Events Committee – A. Chase
  - Fundraiser
    - Heard from guests that live auction was fast, confusing, and hard to hear. The live auction proceeds were like previous years.
    - Silent auction not as successful. May consider going back to printed sheets instead of Handbid.
    - Need Board members to think about increasing membership amounts, donating
    - Fundraiser very important to overall budget, made about half of what we needed. How could we improve?
    - Would like to build fundraising into other events, every way that we can raise money.
- Governance Committee – L. Beauchamp
  - Chair needed
  - Meeting monthly

- Membership Committee – T. Kontrelos
  - Working behind the scenes to bring in membership
    - June 4, Westword’s Tacolandia - GTCD photo booth to help drive membership
    - Email campaign with incentives to join
    - Cultural partners’ blog
    - Planning to get GTCD clings out to members
- Business Networking – A. Denmon/A. Cooper III/A. Bajorek
  - Behind on tasks, business has been busy
- Neighborhood Improvements – A. Perkins/P. Dikeou
  - Focus on overall goals – maintenance, safety, placemaking, working on processes
- Urban Design – A. Iltis
  - April 14 – 2 projects, 11<sup>th</sup> & Cherokee (mixed use residential) & 1075 Acoma (credit union façade revision & drive-up window)
  - May 12 – two projects pending, 700 Lincoln (multi-family concept) and Sports Castle building
- Public Events Liaison – R. Fewell
  - Cinco de Mayo - May 6-8
  - Colfax Marathon Weekend - May 14-15
  - Civic Center EATs starts May 19 - every Thursday 11am-2pm
  - Tacolandia - June 4
- Grant Writing – TBD
  - A few hours a month volunteer time needed
  - Sonia Rae will assist for a short time
  - \$15K grant open through Denver Arts & Venues, apply by next Friday (5/13/22)

**Staff Report (J. Larsen)**

- Received award letter on April 25<sup>th</sup> for the \$11K general operating support grant from CCI. These grants are being sourced through federal National Endowment for the Arts American Rescue Plan funding. We are grateful for the support and will use the grant to help cover staff salary, contractor fees, facilities costs, and marketing and promotion costs for upcoming community events and printed collateral.

**Board Members: New/Old Business (3-minute comments max.)**

- S. Strunk – Attended training for landmark preservation commission. John and Byron have previous experience with this group. Does this responsibility belong with Urban Design? Andrew will discuss with Steve.
- S. Leitch – GTCD contribution of \$1250 (indicated above) will cover both dates (June 5 & July 31) for Day in the Park sponsorship. Don’t need to seek any additional funding.

**Adjourn/Break**

4:10 pm adjourned

**Golden Triangle Creative District  
Community Forum  
Video Conference via Zoom Meeting  
May 5, 2022 | 4:00-5:00PM**

**Community Forum (L. Beauchamp)**

- Welcome Golden Triangle Neighbors and Guests
- Board Members and Guests to indicate a question or comment please enter it in the chat window and you will be called upon. Please limit comments and questions to under 2 minutes.

**Relocation of District 6 Police Station**

- Denver Police Department (DPD)
  - District 6 Commander, Kimberly Bowser
    - New Commander of District 6 (as of 8 weeks)
    - 1995 District 6 formed due to grow of Denver and needs of central business district
    - Current station is 50 years old and was originally designed as a medical facility
    - 2006/2007 – Outgrew space and acquired additional floors, plus building next door
    - Capacity study in 2018 – learned that district was operating at 146% capacity in current building
    - Not ADA compliant
    - No community room for hosting events. Current community meetings in small roll call room.
    - New location identified – vacant building in 1300 block of Cherokee, former detention facility. Next to police headquarters. Repurpose existing building.
    - Now in community engagement phase. Looking at design options this summer. 2023 clearing and abatement, 2024 build start.
  - Division Chief, Aaron Sanchez
    - Hello to everybody, not seen many of you in a while
    - Now Division Chief
    - Benefits of this plan
      - Pre-existing building, save costs
      - Built in patrol officers in our neighborhood
      - Lots of community spaces of varying sizes to meet with community
    - Beginning of discussion, lots of community conversations to come
- Department of Transportation & Infrastructure (DOTI)
  - Lead Project Manager, Tina Wells
  - Tina is a construction project manager, overseeing build out
    - In infancy of program, design phase launches in July 2022
    - Team’s first engagement, will continue engagement throughout

**Questions / Comments**

- Would like to see design options available for consideration, suggest we schedule another meeting in a few months. (B. Zick)

- Q: Are building changes significant? We would like to invite you to speak at an Urban Design Committee meeting later in the process. (A. Iltis)  
A: We have ideas, no design yet. We would love to attend. (Tina Wells)
- Q: Can community rooms be used by the community, or just police events? (S. Strunk)  
A: Rooms can be reserved. Parking will be limited, but there will be parking designed for building access. Want to be more of a part of the neighborhood, not just cops. (Chief Sanchez)
- Great idea, welcome to the neighborhood. Lots of issues with encampments. Police was a great resource for businesses and residents. (A. Cooper III)
- Q: How will we find out about future community meetings? Email from community resource officers? (J. Larsen)  
A: Yes, community resource officers and link to website (Tina Wells)
- Thank you to Anthony Gengaro; the GTCD appreciates the work you did to clean and remove graffiti from our neighborhood trash receptacles! (L. Beauchamp)
- Q: During the Board meeting there was a comment regarding 1075 Acoma. What information is available? (Natalie Janzen)  
A: Credit Union is consolidating to 1 location; drive-through property across the street will be for sale (A. Iltis)

Adjourn: 4:32 pm