



**Golden Triangle Creative District
May 4, 2023 Board Meeting
Meeting Minutes
3:00-5:00 PM – In-Person (Element Hotel) & Video Conference**

Board Attendees:

Kristy Bassuener, Lisa Beauchamp, April Chase, Rachel Fewell, Jennifer Gance, Anthony Gengaro, Alice Harris, Andrew Iltis, Tracy Kontrelos, Sara Leitch, John Mosley, Adam Perkins, David Pietsch, Pablo Zacarias, Byron Zick

Not Present:

Alvin Cooper III, Pete Dikeou, Lindsay Hauck, Mathiba Kgopa, Steve Strunk, Sean Walsh

GTCD Staff:

Jennifer Larsen

Guests:

Melinda Higgs (CNDC President & CEO)
Shannon Hoffman (Candidate for City Council District 10)
Khiember Wiskamp (New owner at Clotheory – 1024 Cherokee St.)
Morgan Hayes (Manager at Clotheory)
Kathleen Perniciaro (Parent, The Wonder Academy)
Julie Giehl (Parent, The Wonder Academy)
Jessica Doran (Parent, The Wonder Academy)
Jenna Lee Mathews (Parent, The Wonder Academy)

Welcome and Call to Order (L. Beauchamp & J. Mosley)

- Welcome board members and guests
- Read Land and Labor Acknowledgements – Short Version
- Call to action for May
 - Cinco de Mayo Festival – Commemorates the Battle of Puebla during the Franco-Mexican war when on May 5, 1862, Mexican armies took victory over France.
 - Denver Art Museum (DAM) Arts of Africa Gallery reopening May 14
- Motion to approve April 2023 Meeting Minutes
 - April meeting minutes will be reviewed and approved at June Board meeting

CNDC (Melinda Higgs, CNDC President & CEO)

- Presentation about the relationship between Colorado Nonprofit Development Center (CNDC) and the GTCD
 - Fiscal sponsorship organization, partner for 501(c)(3)
 - Provides back-office support, compliance, HR services, accounting, legal, etc., so projects can focus on community work

- Projects benefit quality of life for Colorado
- CNDC serves as our accountant, bank, HR, insurance agent, etc.
- Project (GTCD) pays overhead cost – 10% of non-government income, 14% of government income, with some exceptions
- Q&A
 - Q: When are the next available CNDC orientation classes offered? Need help understanding the finances piece. (A. Harris)
 - A: Melinda will send information
 - Q: Applying for some grants have been a problem for us since we're not our own 501(c)(3). Rules regarding grants? Is there a process for projects to become their own 501(c)(3)? (J. Mosley)
 - A: Arts part of the nonprofit sector is non-friendly to business institutions. We think some funders are misinterpreting statues and we continue to work on this. We will assist any group with the process to become own 501(c)(3). Help look at cost/benefits. Depends on your goal. Application is easy, more difficult part is replacing the back-office. We have other models of support.

GTCD Budget (J. Gance/A. Harris)

- Current financials
 - End of March, \$9800 in cash
 - Estimating another \$9400 coming in April, so we should be at about \$18K at end of April
 - A lot of expenses in February for Spring Fling, much less in March, stabilizing now to normal expenses

GTCD New/Renewal Membership (T. Kontrelos)

- New & Renewal Memberships to Acknowledge
- Memberships (April 1-30). Total \$1,650
 - New Members:
 - Colleen Fanning Art Advisory - \$300
 - Edward Jones - \$300
 - Renewals:
 - City Street Investors - \$300
 - Cadillac Lofts HOA - \$250
 - History Colorado Center - \$500

Committee Reports

- Executive Committee – J. Mosley/L. Beauchamp
 - Treasurer position
 - Land/Labor acknowledgements
 - COLORCON
 - Marketing committee
- Finance Committee – J. Gance/A.Harris
 - See above
- Membership Committee – T. Kontrelos
 - Working on incentives to encourage people to join and renew, member outreach. Two levels: \$500 and more, can get concert and event tickets, \$100-\$300 Civic Center EATS tickets. Emails out in May & June.
 - Finalizing membership brochure
- Grants Committee – (S. Leitch for B. Zick)
 - CCI grant application for \$3K due 5/16 (L. Beachamp)

- Bonfils-Stanton – Talked about building a relationship for community grants, which are high dollar grants and technical grants, which cap at \$6K. Will require some strategic work on our end.
- Have discussed applying for a technical grant to hire a DEI consultant to develop our DEI plan
- Applied for small Social Venture Partners (SVP) Denver grant. Consulting for strategic planning.
- Strategic Plan – Expiring and goals not realized during pandemic
- Governance Committee – L. Beauchamp
 - Meeting with potential Board and committee volunteers
- Community Engagement
 - Next Thirsty Thursdays at Cap City on May 18
- Neighborhood Improvements Committee – A. Perkins/P. Dikeou
 - Big focus working on community murals and pollinator garden. Thanks to all who helped to paint, had over 50 volunteers. Pollinator garden coming soon. Compost project will not be happening – SCRAPS won't be doing this anymore because most buildings will be required to compost.
 - Continuing to move forward on special district conservations
- Urban Design Committee – A. Iltis
 - April 6 meeting discussed Cherokee Row project, second meeting. Massing approved. A lot of conversation about parking and dogs. Comments about façade and ADA access.
 - 5280 Trail on Acoma – City engaged in program DDP helped facilitate in Indianapolis (Cultural Trail) in April. Got project team excited about Acoma. Questions about neighborhood vision came up, and how to bring the vision forward. Contractor procurement by July, then begin design process. Reminded team that GTCD and community wants to help support.
 - UD Committee meets second Thursday of month at 8 am, when presentation time is requested by developers. Developers required to present twice to committee.
- Business Networking – A. Cooper III
 - Next meeting Friday, May 12 at 7:30 am at Colleen Fanning Art Advisory
- Events Committee – A. Chase
 - GTCD Events Committee
 - Spring Fling was a success. Raised money, hosted approximately 100 guests.
 - Best year we raised \$30K, prior to the pandemic; revenue not as good since pandemic.
 - Earned \$24K, expenses low, around \$5K because so much was given in kind
 - Catering was outstanding and all provided for free. Catering value \$20-25K. Highly recommend Dark Steele Gastro Arts.
 - \$14,500 in sponsorship and in-kind donations
 - Overall revenue – \$3,600 auction, tickets \$5K. Consider, do we need to increase attendance for future events, increase ticket prices, increase price for drawings, have more silent auction items?
 - MaxGiving platform worked great for our purposes. Recommend for future events (\$500), have access for 1 year.
 - Everyone who donated will get a tax receipt, generated by CNDC.
 - Sponsor thank you notes are needed
 - Thank you to these sponsors – Argonaut, Catalyst, GE Johnson, Sean Walsh Consulting, Global Security Solutions, Temple Denver, Jonathan Phillips Photography, Dark Steele, Denver Arts & Venues. Table (ticket) purchases –

Denver Art Museum, Global Security Solutions, Denver Arts & Venues. Thank you to Jennifer, April, and Pablo for all your hard work (L. Beauchamp)

- COLORCON update
 - Sean Walsh coordinated event last year, not available until mid- June 6. EC decided it was important to continue event.
 - Looking for leaders, planners, and volunteers – email J. Larsen
 - Scheduled for Saturday, August 26
 - Initiatives aren't for Board members only; community members are welcome to get involved. (B. Zick)
- Viva Streets – first event is May 14. A Board member is donating their photo booth for the GTCD activation.
 - Offering photo sponsorship opportunity. Logo and address will go on photo strip (2 businesses) and sponsors can bring marketing materials.
 - May ask participants to donate for photo strips
- External Events Liaison – R. Fewell
 - Cinco de Mayo Festival May 6 & 7 at Civic Center Park
 - Designing Cities Conference next week, may see groups of city planners around Denver and at the Convention Center
 - Colfax Marathon weekend May 20 & 21 – Colfax will be impacted on Sunday
 - Denver Chalk Art Festival on June 10 & 11 – slight change in location, more of Bannock St this year
 - Viva Streets on May 14
 - Civic Center Eats starts May 17 – Wednesdays & Thursdays into September
- Additional events comments
 - Viva Streets May 14 and July 9 events are free days at Denver Art Museum (K. Basseuner)

Staff Report (J. Larsen)

- The June Board meeting will be pushed back to June 8 because the CCI Summit is conflicting with the June 1 date. Kristy will host the June 8 meeting at The Ponti restaurant, who will provide us with complimentary drinks and tapas. The Ponti will also be the location for our June Thirsty Thursday event, immediately following the June 8 meeting.
- Our 3rd quarter CCI report was due on May 3. I have included that report in the Board meeting folder.
- I sent an email to the Board mid-April regarding the GTCD Litter League group. Pablo responded and said he would be willing to help. Does anyone have thoughts they would like to share about moving forward with our Litter League program or have suggestions about a different approach? Is there another Board member who would like to help? This is a valuable program, but if we would like to promote it to the broader community, we will need Board support.
- Litter League Discussion:
 - Lisa will be in touch with Anthony to set up time for a conversation to discuss assistance.
 - More information is needed so we can post on GTCD events calendar. (L. Beauchamp)
 - Currently Liz is only willing to support the small group she is managing now. We need more help first if we want to promote to the broader community. (J. Larsen)

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

- Do we have a sponsor for pet stations? (J. Mosley)
- We have someone who would like to assist with one and possibly assist with sponsorship for the rest. (L. Beauchamp)

Guest Comments (3-minute comments max.)

- Khiember Wiskamp (and Morgan Hayes) – Just purchased building at 1024 Cherokee St. for a clothing retail and manufacturing business, Clotheory. We are excited to be a part of the Golden Triangle community and seeing what we can offer to the community in fashion.
- Kathleen Perniciaro, speaking as parent of a student at The Wonder Academy. See Addendum.
- Julie Giehl, speaking as parent of a student at The Wonder Academy. I have similar comments. We chose The Wonder Academy for good reason – commitment to higher pay for teachers and focus on children as important members of the community. Devastated that The Wonder Academy will be torn down to build more apartments. There are no plans for early childhood education in the 2014 Golden Triangle Neighborhood Plan. Children are stakeholders in community. Asking you to advocate for services and schools for children under the age of 6.
- I encourage you to attend Urban Design Committee meetings to voice your concerns to developers and attend Denver City Council meetings and share comments during public comments period. (L. Beauchamp)
- Shannon Hoffman – Will this project be discussed again at an Urban Design Committee meeting? Can the group be directly connected to developer?
- Developer information is public record. (L. Beauchamp)
- We want to keep kids in the neighborhood. Thank you for coming to raise your concerns. We're happy to be here to provide a platform – we hope we can help advocate for your needs. (J. Mosley)
- Thank you for highlighting this important issue. It's the biggest threat to our city center neighborhoods – hard to find quality schools and good day care. My understanding is that developers have not closed on the property. When did The Wonder Academy announce they are closing and are they looking for other sites? (A. Perkins)
- Julie Giehl – Sale closes at end of July, parents notified 3 weeks ago. Building for infants through 2 ½ years has more strict licensing requirements. Build out, timing, physical needs for child care challenging.
- We have focused on residents in our conversations. Need to consider people in the neighborhood who receive services on a daily basis as well. (A. Iltis)
- Need to look at creating incentives for developers to provide early childhood education. As a neighborhood organization we can begin advocating for these needs in the neighborhood. (A. Perkins)
- I'm willing to have a conversation with the City Librarian to see how we can help advocate for these needs. (R. Fewell)

Adjourn – 4:31 pm