

Washington Park East Neighborhood Association

DATE: October 10, 2017

Board Meeting Minutes

Board Members Present:

Tim McHugh, Lance Musselman, Joanne Asher (arrived late), Butch Clark, Lee Berkey, Monica Brisnehan and Ana Quintana.

Board Members Absent: Bill Tracy, Ryan Schulz

The Board meeting was brought to order by Tim at 6:45 p.m. at St. John's. The minutes for the September 12, 2017 meeting were reviewed and accepted. Board members, guests and speakers were introduced.

Presenters:

Eve Cohen from Our Denver, Our Schools, did not show. Tim reviewed material she submitted to the INC. ODOS promotes quality schools, empowerment and closer parent-child relationships. Nearly twenty DPS schools are on the chopping block, and too much of available school funding is not reaching the children. They stand for moving DPS toward increasing community feedback and increasing accountability through more individual and independent voting by Board members, instead of voting in a block.

Nam Henderson, from Green Roof Initiative. GRI is a citizen led initiative that has successfully brought a ballot issue to the November election that, if passed, will require all new buildings to include at least 20% of roof area for "green" (grass, planting, solar panels). This is being done in other cities and has been effective in reducing the heat island effect of concrete and asphalt. Green plants reduce cooling costs (5 to 7-year return on investment) and absorb pollution and gases. Nan pointed out that in spite of increasing initial construction costs, the green roofs last about three times as long as conventional roofs. New construction of 25,000 sq. feet or larger, and major remodeling of existing buildings (those requiring re-permitting) would be required to comply unless exempted. A Technology Advisory Group would also be developed to assist with compliance and development issues. Questions included what effects this would have, the studies behind it, financial penalties for noncompliance, the proposed cost for obtaining exemptions, and impacts on rents and construction costs.

Jim Lopez, DPD Community Resource Officer. Officer Lopez stressed police/neighborhood partnerships and Neighborhood Watch. While the DPD wants citizens to report all suspicious behavior, issues or concerns, he stressed the need to give as much information as possible so the police can follow up. Saying “there’s a sketchy man in the alley” isn’t enough. And as far as WPE’s crime rate compares with other neighborhoods, ours is one of the safest, if not the safest, in Denver. As an example, he stated that the primary problem reported in WPE was speeding bicycles. He also noted that DPD does not monitor Next Door. People need to use Denver’s Virtual Neighborhood, which is online, monitored, controlled by the city to avoid crank messages, and can be followed up quickly by DPD officers. DPD also has a Twitter account, which is an easy way to get information quickly about police activity in the area; information on the Twitter account is posted by DPD officers only.

Paul Kashmann, City Councilman.

Paul reviewed the upcoming bond proposal, which includes \$100M for deferred maintenance. The council would like the city to absorb more of the routine maintenance costs in the annual budgets rather than let them go until they get more and more expensive. The bonds will be general obligation bonds, for which the city is liable. The bonds will not raise taxes; the mill levy remains the same.

The mayor’s budget is coming out and will include \$1.5M for sidewalk infill and extensions.

The property that housed the Kmart at Evans and Monaco is a blighted property, and will be redeveloped. CDOT’s HQ on Arkansas east of S. Colorado will be redeveloped in the future. There are no plans yet as to how it will be used; the city has the right of first bid. If the city buys it, it will flip it to a developer.

Treasurer’s Report:

Tim presented the report in Bill’s absence. Tim reviewed revenues and expenses for the past month. The balance of the WPENA bank account is \$7560.54, reflecting newsletter expenses for the Fall edition. The report was accepted.

Committee Reports:

Communications: Monica Brisnehan, Chair

Tim: Contacted Haines Eason at the Washington Park Profile, who wants to work with us to print WPE events and issues.

Newsletter:

Lance reported that the library is no longer accepting copies of the newsletter.

Monthly emailer:

Monica stated that the emailer is now the most common source of information about the neighborhood. There was discussion about adding more events to the emailer, and whether to change the date on which it goes out, which is currently the first of each month.

Zoning: Biddie Labrot, Chair

Tim reviewed the three cases that were reviewed by the committee.

- 1) 1247 S. Vine: 2nd story encroaching into the setback; committee supported approval, BOA approved.
- 2) 846 S. Franklin: two existing lots and houses being combined; committee supported approval, BOA approved.
- 3) 434 S. Vine: remodel that exceeded maximum height; committee supported approval 4 to 1, BOA approved.

Biddie stated that the committee sends information to all variance requestors, including what they are required to do and what the BOA expects from them.

Membership: Ana Quintana, Chair

Tim reviewed a conversation by five of the Board members for tracking membership so that renewal notices can be sent out shortly before the end of their term. Also discussed whether to consider changing membership to one full year after payment is received. The discussion between the five members did not favor changing the term of membership but, did want to be able to contact members whose membership was ending and ask them to renew.

Ana reported that the welcome bags are being well received. She has gotten \$40 in coupons from WPE businesses for the welcome bags.

Ana reviewed her plans to begin a membership renewal drive in November, via email, and the status of the current membership rules. Anyone renewing October 1st or later is considered paid through the end of the following calendar year. Those who pay before October 1st have to renew after December 1st to be active the following year. Ana wants members to understand this and made a **motion** to put this information in the newsletter, the monthly emailer and on the website; seconded by Lance; the motion passed.

Park/FANS: Tim McHugh, Chair.

FANS sent a survey, to which 421 people responded, asking questions about the Loop Road. Another was sent by Paul Kashmann. Tabulation of the responses showed that many were positive and many negative. A meeting was scheduled the next evening to review results of the survey, another completed by the city, and the results of a recent operation to track numbers of pedestrians and bikers using the Loop road, and to measure the speed of bicyclists in the park.

Traffic: Bill Tracy, Chair

Tim reported that the city was conducting a traffic count at the intersection of Exposition and Gaylord.

INC: Tim McHugh and Susan Payne, INC Representatives

The next meeting of INC is scheduled for Oct 14th. Green Roof Initiative was scheduled to present.

Crime and Safety: Joanne Asher, Chair

Aggravated assaults and car thefts are up. Stolen cars are being used as “rides” as well as being used in crimes. If the stolen car is not used in a crime, the highest penalty is a misdemeanor, which is not enough to deter criminals. If the stolen car is used in a crime, the DPD may seize it as evidence and keep it for months until the criminal justice system no longer needs to retain it, at which time these cars are often sold at auction. Most of the stolen cars were parked on the street.

Old Business:

WPENA Survey

Tim organized the survey responses on needs and wishes by the respondents, which were led by requests for more events, maintaining a neighborhood calendar, doing something about the geese and organizing more block parties. Eight respondents wanted to participate in activities, 76 did not. No further action was taken.

Tennis Park Letter of Support:

Tim asked the Board if there was support for a letter of support to Great Outdoors Colorado, needed for the tennis park to receive funding from the State lottery. Lance introduced a **motion** to submit a letter of support, seconded by Joanne; all approved.

Happy Hour: September 21st: about a dozen people attended. Next: January.

Future Speakers:

November: Beth McCann, Denver District Attorney.

Liability Insurance:

Lance, Bill and Lee have been following up on the liability insurance issue, and contacted the attorney who helped guide us through the process of rewriting the articles of incorporation and bylaws. She recommended some sites for information purposes, and Lance distributed copies of information about nonprofit directors’ responsibilities from the Colorado State Board of Education, which recommends that D&O insurance should be provided. Lance made a **motion** for the Board to direct him, Lee and Bill to obtain three or more offers for liability insurance to the next Board meeting; seconded by Lee; the motion passed.

New Business:

Events:

There was discussion about whether we need an Events Committee to coordinate association events. No action was taken.

There being no more business, the meeting was adjourned at 8:45 by Tim McHugh.

Lance Musselman

Secretary

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