

Jefferson Park United Neighborhood
General Membership Meeting
4/07/09

Meeting opened at 6:30 by Tom Blyth.

Tom announced upcoming meetings concerning the Denver Zoning Code Update. There is a meeting on Sat. April 18, 9:00 – 11:00 at North High School.

This is Councilman Rick Garcia's Spring Community Forum.

A second meeting of the Zoning Code Task Force is scheduled for April 22nd at Webb Municipal Building, 201 W. Colfax, 4th floor, Room 4F6.

Recurring New Code meeting typically take place on the 2nd and 4th Wed. of each month at the Webb Building.

A 3rd meeting, Round 1: New Zoning Code Public Meeting in Northwest Denver, will be at Lake Middle School, 1801 Lowell Blvd. On Thursday, May 14 at 6:30.

The web site to see the updated zoning code is www.newcodedenver.org

Report by Officer Martinez – Cinco de Mayo coming up. Federal will be congested for the weekend before the 5th and possibly the weekend after the 5th. There is a weekend operation going on with the gang unit for the next 6 weeks. Officers will be working further south. Officer Martinez asked people to call the non-emergency number or 911 if necessary for any problems.

No Treasurer's Report

23rd Ave. Bridge project – Jerry Olson

Event is planned for Sat. April 25, 2009. Jerry is looking for volunteers for the project. Probably need about 15 people for the event. Jerry passed out flyers with contact information, Katie Sullivan 303 455-5600. John Applegate from Invesco and Allied Group are contributing supplies.

Special Projects – Ed Kieta

Town Square, 25th and Elliott. Groundwork Denver is taking a survey in the neighborhood about what people want in the Square.

Katie Sullivan, Groundwork Denver, reported that 54 people have responded to the survey, 46 have been local residents.

Safety Committee – Paul

A neighborhood watch project is in process. Paul wants to expand the number of blocks participating and to connect the different groups.

There is contact information on the JPUN website that allows people to make reports for police action.

Paul is working on setting up a phone tree and contact system for neighborhood watch groups.

Jefferson Park Day – Barbara Baker

Yearly event for the neighborhood to come together to clean up the neighborhood, then join in a fun afternoon with games and food. Volunteers receive a T-shirt, coffee, water and a burrito.

Allied is funding the day and David Zucker is providing the roll Off.

Paul Campbell – update on Pinnacle Station

Thanks for the support of JPUN for the project. The project is moving forward. The new name for the project is Element 47. Further updates and more detail will be available at the next meeting.

Land Use Committee

David Solomon gave the update on the vacation of Alcott from Spear to 27th. Denver is considering the merit of the request by Allied for their development project. The vacation of Alcott has been disputed by the Brinkerhoff brothers. They believe the closure of Alcott would be harmful to their proposed project, which include retail, on the block between 26th/27th and Bryant/Alcott.

The Brinkerhoff brothers are requesting the support of JPUN for a project in the neighborhood. They are looking for a rezone of the area for a future project.

Update by Allied

Laruen, with Allied Realty, requested a meeting between Allied, the Brinkheroffs, JPUN board members and Councilman Garcia to attempt to find a compromise for both developer projects concerning the rezoning request by Brinkerhoffs and the vacation of Alcott St. requested by Allied.

Tom Blyth stated that JPUN has supported the Allied project and the vacation of Alcott St. The final decision on Alcott rests with the city of Denver.

Allied cannot complete a new project design until the city decides on the vacation of Alcott.

Jim Brinkerhoff presented their project that includes townhouses, retail space, a garage and condos. The current zoning is PRV and they are requesting RMU –30.

Carl Worthington is the architect for the Brinkerhoff project. He spoke briefly about the project and their goal of creating a vital mixed-use development.

JPUN is waiting to see more detail on the Brinkerhoff project before formally supporting the project. It was stated that the presentation to the Land Use Committee and to the General Membership has not provided enough detail for JPUN to make a decision. JPUN does not want to endorse a project that could change significantly after rezoning.