

Walnut Hills Civic Association

BOARD MEETING

May 8th, 2025, 6:30 PM, (In Person Castlewood Library)

Minutes

1. Call to order: 6:30 pm

2. Attendance (Five members constitute a quorum.)

<input checked="" type="checkbox"/> Lutton, Randy (1)	<input checked="" type="checkbox"/> Gamec, Julie (6)	<input type="checkbox"/> Pierce, Aaron (11)
<input checked="" type="checkbox"/> Mark Bassett (2)	<input checked="" type="checkbox"/> Draheim, Tyler (7)	<input type="checkbox"/> Vacant (12)
<input type="checkbox"/> Katich, Mike (3)	<input checked="" type="checkbox"/> Brooks, Barb (8)	<input type="checkbox"/> Vacant (13)
<input checked="" type="checkbox"/> Garcia, Myra (4)	<input checked="" type="checkbox"/> Nixon, Jeff (9)	<input type="checkbox"/> Vacant (14)
<input checked="" type="checkbox"/> Senn, Donna (5)	<input checked="" type="checkbox"/> Salvoch, Jenny (10)	<input type="checkbox"/> Vacant (15)

Guests:

3. Correction and Approval of Minutes from 3/13/25:

- annual meeting minutes approved by unanimous consent

4. Guest Speaker – David King – City of Centennial – “Midtown Centennial”

Why long range planning?

- plan for future land use
- predictable development for residents and businesses

What is midtown centennial?

- the part of centennial between Yosemite to Havana, and from Arapahoe to county line
- AUC4
- dry creek light rail station
- IKEA
- shopping north of county line across from park meadows (largest sales district in Centennial)
- Current land use in midtown centennial is office space
 - Current vacancy rate over 24%
- up to 60% drop in price of commercial office buildings, sold in 2024 for land value
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Approach for planning

- meet market and economic demands
- integrated land uses
- new housing options
- Focus on public realm
 - parks and open space
 - pedestrian infrastructure
 - transit connectivity
- fiscal sustainability
- economic vitality
- signature Centennial
- transportation and mobility
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Opportunities for community feedback

Midtown webpage: <https://www.centennialco.gov/Government/City-Projects-and-Initiatives/Midtown-Centennial>

Map for comments on specific places:

Use our [interactive mapping tool](#) to provide feedback on Midtown

5. GID:
 - Approval of bills:
 - approved unanimous consent
 - Projects/Other:
 - City has finished drafting easements along yosemite
6. Bills/Reimbursements
 - Cen Con fee increase
7. Committee Reports:
 - Treasurer's Report, Lutton: see attached for 2024
 - Website, Lutton/Bassett: posting death notifications, need to update website
 - Social Media Update, Garcia/Draheim:
 - Membership Report, Lutton: 371 payments for 360 homes, 126 through paypal
 - Welcome Wagon, Nixon: ex
 - Compliance Calendar, Brooks: Julie has applied for \$500 Centennial grant
 - fire truck requested for 4th, will request for national night out
 - Report from the Chair, Draheim:
8. Old business:
 - Update on Dumpster days confirmation
 - Re-election of Odd numbered Seats (Mike, Donna, Tyler)
 - Election of Secretary
9. New Business
 - Easter Recap
 - Good!
 - better/more signs for little kid's zone
 - Plans/volunteers for Dumpster Day
 - Plans/volunteers for 4th of July Event
10. Upcoming Events
 - Community Garage Sale – May 30th & 31st
 - Spring Dumpster Day – June 7th 8am – 12pm
 - July 4th Parade and Ice Cream Social – July 4th 10th
11. Neighborhood concerns/questions:
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12. Adjourn: 7:56 pm
13. Next Meeting Scheduled for June 12th, 2025 @ 6:00pm at Castlewood Library