

City of Colorado Springs

30 South Nevada Avenue, Suite 102



Regular Meeting Agenda

Wednesday, December 1, 2021

8:30 AM

Open to the Public

Ph: 720-617-3426 ID: 683 735 710#

Downtown Review Board

How to Comment on Agenda Items

Those who wish to comment during the meeting should call 720-617-3426 and enter Conf ID: 683 735 710# and wait to be admitted into the meeting

or

Copy and paste or type into your web browser to join the MS Teams meeting via the Web:

https://teams.microsoft.com/join/19%3ameeting_ZWVjYThkMzltYjY5NS00ZDQ3LWJmYWItNmVIYzIxNmQ5YTc4%40thread.v2/0?context=%7b%22id%22%3a%2290f74bf0-a593-4c12-9591-fb8ef4ba6ad1%22%2c%22oid%22%3a%22864b5de6-2ecc-4f9f-b29d-5e3e4727b016%22%7d

For those who participate by calling in, you will be muted upon entry to the meeting. Once an item has been heard, the Chair will open the public portion of the hearing for those who wish to comment. There is a three (3) minute time limit for each person. In order to speak, you must press *6 on your phone to unmute yourself.

1. Call to Order

2. Approval of the Minutes

- 2.A. [DRB 21-747](#) Minutes for the October 6, 2021, Downtown Review Board hearing.

Presenter:

Ryan Tefertiller

Attachments: [DRB Minutes 10.06.21](#)

3. Communications

Ryan Tefertiller - Urban Planning Manager

Chair/Vice Chair Elections

- A. [DRB 21-749](#) Election of Chair and Vice Chair for the Downtown Review Board

Presenter:

Ryan Tefertiller

4. CONSENT CALENDAR - None

5. UNFINISHED BUSINESS - None

6. NEW BUSINESS CALENDAR

- 6.A. [CPC DP 21-00152](#) A Form-Based Zone Development Plan with Density Bonus provisions and a Building Envelope Warrant to allow construction of a 6-story, 207-unit apartment project on 1.4 acres. The site is located on the northwest corner of E. Rio Grande St. and S. Wahsatch Ave., and is zoned FBZ-T2B (Form-Based Zone - Transition Sector 2B)

Presenter:

Ryan Tefertiller, Planning Manager, Urban Planning Division

Attachments: [Wahsatch and Rio Grande Apartments DRB Staff Report](#)

[FIGURE 1 - Development Plan](#)

[FIGURE 2 - Project Statement](#)

[FIGURE 3 - Zoning Exhibit](#)

[FIGURE 4 - Stakeholder Letter of Support](#)

7. PRESENTATIONS/UPDATES - None

8. Adjourn