



City of Colorado Springs

Regular Meeting Agenda - Final-revised City Council

City Hall
107 N. Nevada Avenue
Colorado Springs, CO
80903

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Tuesday, August 26, 2025

9:00 AM

Council Chambers

How to Watch the Meeting

Coloradosprings.gov/springstv | Facebook Live: Colorado Springs City Council
Facebook Page @coscity Council | SPRINGS TV - Comcast Channel 18 / 880 (HD)
- Stratus IQ Channel 76 / 99 (Streaming)

How to Comment on Agenda Items

Before the meeting, you may email general comments for items not on the agenda or comments regarding agenda items to: allcouncil@coloradosprings.gov

Estimated agenda item times are provided for planning purposes and do not constitute notice of a specific time for any item. Items may take more or less time than estimated. City Council may amend the order of items.

1. Call to Order and Roll Call

2. Invocation and Pledge of Allegiance

3. Changes to Agenda/Postponements

4. Consent Calendar

These items will be acted upon as a whole, unless a specific item is called for discussion by a Councilmember or a citizen wishing to address the City Council. (Any items called up for separate consideration shall be acted upon following the Mayor's Business.)

4A. Second Presentation:

4A.A. [CODE-25-0002](#)

Ordinance No. 25-67 amending Chapter 7 (the "Unified Development Code" or "UDC") of the Code of the City of Colorado Springs 2001, as amended, as related to battery-charged electric fencing and security detection fencing systems.
(Legislative)

Related Files: CODE-25-0002
Located in All Council Districts

Presenter:
Johnny Malpica, Senior Comprehensive Planner, City Planning Department
Kevin Walker, Planning Director, City Planning Department

Attachments:

[Staff Report - Battery-Charged Electric Fencing and Security Detection Fencing Systems Ordinance](#)
[Attachment 1 - Ordinance](#)
[Attachment 2 - HB25-1060](#)
[CPC Minutes Excerpt - Battery-Charged Fences - 06.11.2025](#)

4A.B. [ANEX-23-0027](#)

Ordinance No. 25-70 annexing into the City of Colorado Springs the area known as PTAA Addition No. 1 Annexation consisting of 14.12 acres located southeast of the Stetson Hills Boulevard and North Marksheffel Road intersection. (Legislative)

Council District # 6 (upon successful annexation)

Presenter:

Chris Sullivan, Senior Planner, City Planning Department
Kevin Walker, Planning Director, City Planning Department

Attachments:

[Staff Report PTAA_CSR](#)

[Attachment 1 - PTAA - Petition](#)

[Attachment 2 - Project Statement](#)

[Attachment 3 - PTAA annexation- Legal Description](#)

[Attachment 4 - Annexation Plat](#)

[Attachment 5 - Fiscal Impact Study](#)

[Attachment 6 - PTAA - SOA](#)

[Attachment 7 - Deed SSS Education](#)

[Attachment 8 - Zone Change - Project Statement](#)

[Attachment 9 - Exhibit A - Zone Legal Description](#)

[Attachment 10 - Exhibit B - Zone Map Depiction](#)

[Attachment 11 - Land Use Plan - Project Statement](#)

[Attachment 12 - Land Use Plan](#)

[Attachment 13 - D-49 Comment Letter](#)

[7.5.701 ANNEXATION OF LAND](#)

[Annex Ord](#)

[Exhibit A Legal Plat Combined](#)

[Vicinity Map](#)

[08122025 City Council Regular Meeting - PTAA V2](#)

[CPC Minutes Excerpt - PTAA Annexation. - 09.11.2024](#)

[Clerks Affidavit](#)

4B. First Presentation:**4B.A. [25-425](#)**

City Council Regular Meeting Minutes August 12, 2025

Presenter:

Sarah B. Johnson, City Clerk

Attachments:

[8-12-2025 City Council Meeting Minutes Final](#)

4B.B. [25-380](#)

An Ordinance by the City of Colorado Springs, Colorado authorizing the issuance and delivery of its multifamily housing revenue bonds (Bradley Ridge Apartments Project), series 2025, in one or more tax-exempt or taxable series in an aggregate amount not to exceed \$76,832,222.72 for the purpose of financing the acquisition, construction, improvement and equipping of a multifamily housing facility in the City of Colorado Springs, State of Colorado and to pay certain issuance expenses of such bonds, approving and authorizing execution of an indenture of trust, a loan agreement with the borrower, a forward bond purchase agreement, a bond purchase agreement, and a tax regulatory agreement with respect to the bonds; making findings and determinations with respect to the project and the bonds; authorizing the execution and delivery of related documents; and repealing all action heretofore taken in conflict herewith.

Presenter:

Aimee Cox, Chief Housing and Homelessness Officer, Housing & Homelessness Response Department

Attachments:

[Bradley Ridge Presentation](#)

[Bond Purchase Agreement \(Bradley Ridge\)](#)

[Forward Bond Purchase Agreement \(v1\) \(002\) - Bradley Ridge](#)

[Indenture - Bradley Ridge Apartments 2025](#)

[Loan Agreement Bradley Ridge Apartments 2025](#)

[Ordinance - Bradley Ridge Apartments 2025](#)

[Permanent Financing Agreement Bradley Ridge 2025](#)

[Permanent Trust Indenture - Bradley Ridge 2025 Permanent Trust Indenture](#)

[Tax Regulatory Agreement - Bradley Ridge Apartments 2025](#)

4B.C. [25-416](#)

An ordinance to fill the vacancy on the Catalyst Campus Business Improvement District's Board of Directors. (First reading)
(Legislative)

Attachments:

[CatalystCampus BID Amend 2025 Ordinance](#)

[Exhibit A Second Amendment to Lease Agreement Catalyst Campus BID \(SIGNED\)](#)

[Exhibit B Qualified Property Owner Q&A](#)

[Exhibit C Ordinance 21-75](#)

- 4B.D.** [ANEX-24-0016R](#) A resolution finding a petition for annexation of the area known as Miller Downs at Wyoming Lane Addition No. 1 consisting of 21.37 acres to be in substantial compliance with section 31-12-107(1), C.R.S. and setting a hearing date of October 14, 2025, for the Colorado Springs City Council to consider the annexation of the area.
(Legislative)

Council District 6 (upon approval)

Presenter:

Tamara Baxter, Planning Supervisor, City Planning Department
Kevin Walker, Planning Director, City Planning Department

Attachments:

[Miller Downs at Wyoming Lane Resolution Setting Hearing Date](#)

[Exhibit A - Petition for Annexation](#)

[Vicinity Map](#)

- 4B.E.** [ANEX-25-0001R](#) A Resolution finding a petition for annexation of the area known as North Gate Boulevard Addition No. 10 Annexation consisting of 0.33 acres to be in substantial compliance with section 31-12-107(1), C.R.S. and setting a hearing date of October 14, 2024, for the Colorado Springs City Council to consider the annexation of the area.
(Legislative)

Presenter:

Tamara Baxter, Planning Supervisor, City Planning Department
Kevin Walker, Planning Director, City Planning Department

Attachments:

[North Gate Blvd No. 10 Resolution Setting Hearing Date](#)

[Exhibit A- Petition for Annexation](#)

[Vicinity Map](#)

5. Recognitions

- 5.A.** [25-461](#) A Resolution Recognizing September 8-13, 2025 as Sober Week in Colorado Springs
Est. Time: 10 minutes

Presenter:

David Leinweber, Councilmember At Large

Attachments:

[Sober Week](#)

- 5.B. [25-421](#) A Resolution of Appreciation of Phyllis Goss, Records Supervisor,
Est. Time: 30 PD - Records & ID, for their 36 years of service to the City of
Minutes Colorado Springs.

Presenter:
Doug Trainer, Police Commander.

Attachments: [Goss, Phyllis Retiree Resolution](#)

- 5.C. [25-422](#) A Resolution of Appreciation of Brian Kates, Parks Operations
Est. Time: 30 Administrator, Parks, Recreation and Cultural Services
minutes Department for their 30 years of service to the City of Colorado
Springs.

Presenter:
Kim King, Assistant Parks, Recreation and Cultural Services
Director.

Attachments: [Kates, Brian Retiree Resolution](#)

- 5.D. [25-426](#) Ratification of Councilmember Liaisons to City Council Appointed
Est. Time: 5 Boards, Commissions, and Committees and Councilmember
minutes Membership on Boards, Commissions, and Committees

Presenter:
Lynette Crow-Iverson, Council President and Councilmember
At-Large

Attachments: [Summary of Boards, Commissions, and Committees Councilmember
Assignments - August 26, 2025](#)

6. Mayor's Business

- 6.A. [25-437](#) Mayor's Office Updates
Est. Time: 15
minutes
Presenter:
Jamie Fabos, Chief of Staff

7. Items Called Off Consent Calendar

8. Utilities Business

9. Unfinished Business

- 9.A.** [SUBD-25-0021](#) Ordinance No. 25-68 vacating a portion of public right-of-way known as Holly Avenue and First Street consisting of approximately 2.13 acres located northwest of the intersection at First Street and Lake Avenue.
Est. Time: 10 minutes
(Legislative) (Second Reading and Public Hearing).

Attachments:

[SUBD-25-0021 ORDINANCE DRAFT_EPS](#)

[Exhibit A - Legal Description](#)

[Exhibit B - Vacation Plat](#)

[Exhibit C - Vicinity Map](#)

[Exhibit D - Project Statement](#)

[Exhibit E - Public Comment in Opposition](#)

[Exhibit F - Public Comment Response and Memo](#)

[Exhibit G - Public Comment in Support](#)

- 9.B.** [25-377](#) Ordinance No. 25-69 amending Ordinance No. 25-31, Section 5 (Appointing Natalie Lovell As City Auditor And Prescribing Her Duties, Compensation, and Tenure In Office, And Superseding And Repealing All Prior Ordinances Inconsistent With The Provisions Of This Ordinance), And Removing The Requirement Of Certification As A Colorado Certified Public Accountant For The Position Of City Auditor.

Presenter:

Myra Romero, Chief Human Resources and Risk Officer
Lynette Crow-Iverson, City Council President

Attachments:

[25-377 Amended City Auditor Ordinance \(Lovell\)](#)

9.C. [ZONE-24-0006](#)**Est. Time:** 10
minutes

Ordinance No. 25-71 amending the zoning map of the City of Colorado Springs pertaining to 14.12 acres establishing a MX-M/AP-O (Mixed-Use Medium Scale with Airport Overlay) zone district located southeast of the Stetson Hills Boulevard and North Marksheffel Road intersection. (Legislative)

Council District #6 (upon success of annexation)

Presenter:

Chris Sullivan, Senior Planner, City Planning Department
Kevin Walker, Planning Director, City Planning Department

Attachments:

[Zone Ord_PTAA](#)

[7.5.704 ZONING MAP AMENDMENT \(REZONING\)](#)

[Exhibit A - Zone Legal Description](#)

[Exhibit B - Zone Map Depiction](#)

[Zone Change - Project Statement](#)

10. New Business**10.A.** [25-361](#)**Est. Time:** 30
minutes

A Resolution of the City of Colorado Springs approving a consolidated Service Plan for the Contrarian Airport Metropolitan Districts Nos. 1-6 located northwest of the intersection of Drennan Road and South Marksheffel Road.

Council District #4

Presenter:

Kevin Walker, Planning Director, City Planning Department

Attachments:

[Contrarian Airport MD 1 - 6 Resolution](#)

[Cover Letter - Contrarian Airport Metropolitan District Service Plan_V2](#)

[Exhibit 1_Contrarian Airport Metropolitan District Nos. 1-6 Service Plan_V2](#)

[Exhibit A Legal Descriptions](#)

[Exhibit B_Vicinity Map](#)

[Exhibit C-1 Initial Districts Boundary Map](#)

[Exhibit C-2_Future Inclusion Area Boundary Map](#)

[Exhibit D Public Improvements & Financial Plan_V2](#)

[Exhibit E_Description of Permitted Services](#)

[Redline Comparison of Contrarian Airport Service Plan](#)

[Contrarian Metropolitan District Nos. 1-6, Organizational Schedule](#)

11. Public Hearing

12. Added Item Agenda

13. One Hour of Citizen Discussion for Items not on Today's Agenda per City Council Rules

14. Executive Session

15. Adjourn