



City of Colorado Springs

Regular Meeting Agenda - Final City Council

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

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Tuesday, December 9, 2025

9:00 AM

Council Chambers

How to Watch the Meeting

Coloradosprings.gov/springstv | Facebook Live: Colorado Springs City Council
Facebook Page @cospity 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. [25-623](#)

Ordinance No. 25-99 Creating a new Article 15 (Prohibition Against the Use of Graywater Within the City) of Chapter 6 (Neighborhood Vitality/Community Health) Prohibiting the Use of Graywater within the City

Presenter:

Lauren Swenson, Environmental Services Manager, Colorado Springs Utilities

Jenny Bishop, Engineer IV, Water Resource Planning, Colorado Springs Utilities

Travas Deal, Chief Executive Officer, Colorado Springs Utilities

Attachments:

[Ch6-GraywaterProhibition-ORD-2025-10-29](#)

4A.B. [25-574](#)

Ordinance No. 25-100 Amending Budget Ordinance No. 24-104 (2025 Budget Appropriation Ordinance) for a Supplemental Appropriation to the Trails, Open Space and Parks Fund up to \$4,150,000 to Complete the Acquisition of approximately 130 Acres of Property, identified as the Cheyenne Mountain State Park Extension for the Purpose of Public Open Space and Trails

Presenter:

Britt Haley, Director, Parks, Recreation and Cultural Services Department

Lonna Thelen, Program Manager, Trails, Open Space and Parks (TOPS) Program

David Deitemeyer, Senior Program Administrator, Trails, Open Space and Parks (TOPS) Program

Attachments:

[Ordinance - TOPS supplemental approp - CMSP Extension.docx](#)

4B. First Presentation:**4B.A. [25-660](#)**

City Council Regular Meeting Minutes November 25, 2025

Presenter:

Sarah B. Johnson, City Clerk

Attachments:

[11-25-2025 City Council Meeting Minutes Final](#)

4B.B. [25-624](#)

A Resolution of the City of Colorado Springs consenting to the dissolution of the College Creek Metropolitan District.

Council District 2

Presenter:

Kevin Walker, Planning Director, City Planning Department

Attachments:

[RES College Creek MD Consent to Dissolution](#)

[College Creek MD Cover Memo](#)

[College Creek MD Notice of Filing Petition](#)

[Exhibit A Resolution of the Board of Directors](#)

[Exhibit B Certified Financial Statement](#)

[Resolution 128-06 College Creek MD Service Plan](#)

[College Creek MD Dissolution Issuance Staff Presentation](#)

4B.C. [25-625](#)

A Resolution Authorizing the Acquisition of Real Property located at 1765 North Academy Boulevard to be used for the Rock Island Substation Relocation Project

Presenter:

Jessica K. Davis, Land Resource Manager, Colorado Springs Utilities

Travas Deal, Chief Executive Officer, Colorado Springs Utilities

Attachments:

[FINAL CC Resolution Rock Island Substation Relocation Property](#)

[Acquisition 1765 N. Academy](#)

[FINAL CC Presentation Rock Island Sub 1765 N Academy](#)

4B.D. [25-626](#)

A Resolution Authorizing the Acquisition of Real Property Located at 1856 North Academy Boulevard to be used for the Rock Island Substation Relocation Project

Presenter:

Jessica K. Davis, Land Resource Manager, Colorado Springs Utilities

Travas Deal, Chief Executive Officer, Colorado Springs Utilities

Attachments:

[FINL CC Resolution Rock Island Substation Relocation 1856 N.](#)

[Academy Blvd.](#)

[FINAL CC Presentation Rock Island Sub 1856 N Academy Blvd](#)

4B.E. [25-627](#)

A Resolution Authorizing The Use Of A Possession And Use Agreement And Eminent Domain To Acquire Permanent Easements On Real Properties Owned By The Lockwood Limited Liability Company Needed For The Kelker To South Plant Transmission Project

Presenter:

Jessica K. Davis, Land Resource Manager, Colorado Springs Utilities

Travas Deal, Chief Executive Officer, Colorado Springs Utilities

Attachments:

[FINAL_CC Presentation Easement Acquisition Eminent Domain Lockwood](#)
[Exhibits to CC Resolution Lockwood Limited Liability Company](#)
[FINAL_CC Resolution Easement Acquisition Lockwood Eminent Domain](#)

4B.F. [25-628](#)

A Resolution Declaring the Real Property Known as Teller County Tax Schedule Number R0014623 / 3745.074000090 Surplus Property and Authorizing the Disposal of Such Property

Presenter:

Jessica Davis, Land Resource Manager, Colorado Springs Utilities

Travas Deal, Chief Executive Officer, Colorado Springs Utilities

Attachments:

[Exhibits A and B to CC Resolution Old Twin Rocks Pump Station](#)
[FINAL_CC Resolution Disposal of Old Twin Rocks Pump Station Property](#)
[FINAL_CC Presentation - Disposal of Old Twin Rocks Pump Station Property](#)

4B.G. [25-637](#)

A Resolution Authorizing The Use Of A Possession And Use Agreement And Eminent Domain To Acquire A Permanent Easement On Real Property Owned By Weston Road Holdings Company LLC Needed For The Kelker To South Plant Transmission Project

Presenter:

Jessica K. Davis, Land Resource Manager, Colorado Springs Utilities

Travas Deal, Chief Executive Officer, Colorado Springs Utilities

Attachments:

[FINAL_CC Presentation Easement Acquisition Eminent Domain Weston Road Holdings](#)
[Exhibits to CC Resolution for Weston Road](#)
[FINAL_CC Resolution Easement Acquisition Eminent Domain Weston Road Holdings](#)

4B.H. [25-645](#)

A Resolution Authorizing the Acquisition of Real Properties located at 1705, 1715, and a portion of 1749 North Academy Boulevard to be used for the Rock Island Substation Relocation Project

Presenter:

Jessica K. Davis, Land Resource Manager, Colorado Springs Utilities

Travas Deal, Chief Executive Officer, Colorado Springs Utilities

Attachments:

[FINAL CC Resolution Rock Island Substation 1705,1715,1749](#)

[FINAL CC Presentation Rock Island Sub 1705 1715 1749 N Academy](#)

4B.I. [25-650](#)

A Resolution Setting the Street Lighting Service Revenue Requirement for the Period of January 1, 2026 Through December 31, 2026

Presenter:

Tristan Gearhart, Chief Planning and Finance Officer Travas Deal, Chief Executive Officer, Colorado Springs Utilities

Attachments:

[12-09-2025 - 2026 MG Street Lighting Resolution](#)

[Worksheet - 2026 Street Lighting Cost of Service](#)

4B.J. [25-622](#)

A Resolution Establishing 2026 Drainage Basin Fees, Bridge Fees, Detention Pond Facility and Land Fees

Presenter:

Erin Powers, P.E., Stormwater Enterprise Manager

Attachments:

[SW - 2026DrainageBasinFees RES 11-18-25](#)

[Exhibit A - Proposed 2026 Fee Schedule](#)

[Exhibit B - Memo to Drainage Board](#)

[Exhibit C - Resolution 190-24](#)

[Exhibit D - HBA letter of Support for 2026 fees](#)

4B.K. [25-641](#)

A Resolution of the City Council of the City of Colorado Springs, Colorado Establishing that the City of Colorado Springs Does Not Intend to Adopt an Ordinance or Resolution in Accord with CRS § 31-23-316(2)(a)(I) or (2)(a)(II) Concerning Electric Vehicle Charging System Permitting Procedures.
(Legislative)

Located in Council District: All

Presenter:

Johnny Malpica, Senior Comprehensive Planner, City Planning Department

Kevin Walker, Planning Director, City Planning Department

Attachments:

[Resolution](#)

[Attachment 1 - HB24-1173](#)

[Attachment 2 - Model Land Use Code & Guidance](#)

[CC Presentation Resolution Concerning EV Charging Systems Permitting Procedures](#)

4B.L. [ZONE-25-0005](#)

An Ordinance to amend the zoning map of the City of Colorado Springs pertaining to approximately 7.03 acres located at 3875 Aerospace Boulevard from BP/cr/AP-O/SS-O (Business Park with Conditions of Record, Airport and Streamside Overlays) to BP/cr/AP-O/SS-O (Business Park with Conditions of Record, Airport and Streamside Overlays). (1st Reading and setting the public hearing date for January 13, 2025.)
(Quasi-Judicial)

Related Files: ZONE-25-0005
Council District 4

Presenter:

Ethan Shafer, Urban Planner II, City Planning Department
Kevin Walker, Planning Director, City Planning Department

Attachments:

[ZC ORD_ZONE-25-0005 \(Dorado Transport\)_EPS](#)

[Staff Report for ZONE-25-0005](#)

[Attachment 1 - Exhibit A \(Legal Description\)](#)

[Attachment 2 - Exhibit B](#)

[Attachment 3 - Ordinance 88-122](#)

[Attachment 4 - Land Use Statement](#)

[Attachment 5 - Public Comment](#)

[Attachment 6 - Project Statement](#)

[Attachment 7 - Banning Lews Ranch Master Plan \(CPC MP 87-00381-A22MJ18\)](#)

[Presentation for Dorado Transport](#)

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

[CPC Minutes Excerpt - Dorado Transport - 11.12.2025](#)

4B.M. [ZONE-24-0020](#)

An Ordinance to amend the zoning map of the City of Colorado Springs pertaining to approximately 2.17 acres located at 4880 Airport Road from R1-6/AP-O (Single Family - Medium with Airport Overlay) to R-5/AP-O (Multi-Family - High with Airport Overlay) (1st Reading only to set the public hearing date for January 13, 2025) (Quasi-Judicial)

Related Files: ZONE-24-0020
Located in Council District 4

Presenter:

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

Attachments:

[Zone Ord_ZONE_24-0020](#)

[Staff Report - ZONE-24-0020](#)

[Attachment 1 Project Statement](#)

[Attachment 2 Land Use Statement](#)

[Attachment 3 Rezone Exhibit A_B](#)

[Attachment 4 Public Comment Response](#)

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

[Staff PP - ZONE-24-0020](#)

[CPC Minutes Excerpt - 4880 Airport Rd Rezone - 11.12.2025](#)

4B.N. [ZONE-25-0025](#)

An Ordinance to amend the zoning map of the City of Colorado Springs pertaining to approximately 156.18 acres located north and south of East Woodmen Road and east and west of Banning Lewis Parkway from PDZ/AP-O (Planned Development Zone with Airport Overlay) to MX-L/AP-O (Mixed-Use Large Scale with Airport Overlay). (1st Reading only to set the public hearing for January 13, 2026)
(Quasi-Judicial)

Related Files: ZONE-25-0025, PDZL-25-0004
Council District #6

Presenter:

Molly O'Brien, Planner II, City Planning Department
Kevin Walker, Planning Director, City Planning Department

Attachments:

[Ordinance - Percheron Zone Change](#)

[Staff Report](#)

[Attachment 1 - Project Statement](#)

[Attachment 2 - Land Use Plan](#)

[Attachment 3 - Exhibits A and B](#)

[Attachment 4 - Public Comment](#)

[Attachment 5 - Traffic Impact Study_Oct2025](#)

[Attachment 6 - D49 Correspondence](#)

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

[CPC Minutes Excerpt - Percheron - 11.12.2025](#)

5. Recognitions**5.A. [25-662](#)**

Est. Time: 10
minutes

A Resolution honoring December 7, 2025 as Pearl Harbor Remembrance Day

Presenter:

Dave Donelson, Councilmember District 1

Attachments:

[Pearl Harbor](#)

5.B. [25-651](#)

Est. Time: 30
Minutes

A Resolution of Appreciation of Britt Haley, Director of the Parks, Recreational and Cultural Services Department, for their 13 years of service to the City of Colorado Springs.

Presenter:

Travis Easton, Deputy Chief of Staff.

Attachments:

[Britt Haley Retiree Resolution](#)

- 5.C. [25-577](#)
Est. Time: 10
minutes

City Council Appointments to Boards, Commissions, and
Committees

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

Attachments:

[12092025 Boards Commissions and Committees Appointment](#)
[12092025 Audit Committee Packet](#)
[12092025 Civil Service Commission Packet](#)
[12092025 Historic Preservation Board Packet](#)
[12092025 OCC DDA Packet](#)

6. Mayor's Business

- 6.A. [25-618](#)
Est. Time: 10
minutes

Updates from the Mayor's Office Representative

Presenter:
Jamie Fabos, Chief of Staff

7. Items Called Off Consent Calendar

8. Utilities Business

9. Unfinished Business

10. New Business

- 10.A. [25-648](#)
Est. Time: 10
minutes

Appointment to the Pikes Peak Library District Board of Trustees

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

Attachments:

[12092025 PPLD BOT Packet](#)
[12092025 Appointment to PPLD](#)

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