City of Colorado Springs

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

Meeting Minutes
City Council

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Tuesday, July 14, 2026 | **9:00 AM** | **Council Chambers**

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1. Call to Order and Roll Call

President Crow-Iverson called the meeting to order at 9:00 AM.

Present: 9 - Councilmember Ken Casey, President Lynette Crow-Iverson, Councilmember Dave Donelson, Councilmember Kimberly Gold, Councilmember Nancy Henjum, Councilmember David Leinweber, Councilmember Roland Rainey Jr., President Pro Tem Brian Risley, and Councilmember Brandy Williams

Councilmember Gold attended the meeting virtually.

2. Invocation and Pledge of Allegiance

The Invocation was made by Pastor Pat Hartsock from the First Presbyterian Church Colorado Springs.

President Crow-Iverson led the Pledge of Allegiance.

3. Changes to Agenda/Postponements

There were no changes to the Agenda.

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. 26-215

Ordinance No. 26-24 Amending Multiple Parts of Article 8 (Stormwater Quality Management and Discharge Control Code) of Chapter 3 (Public Property and Public Works) of the Code of the City of Colorado Springs 2001, as Amended, Pertaining to Stormwater Quality Management and Discharge Control Code and Providing Penalties for the Violation Thereof

Presenter:
Erin Powers, P.E., Stormwater Enterprise Manager
Richard Mulledy, P.E., Public Works Director

Attachments: Ordinance_Stormwater Illicit Discharge
Signed Ordinance 26-24

This Ordinance was finally passed on the Consent Calendar.

4A.B. 26-216

Ordinance No. 26-25 Amending Multiple Parts of Chapter 7 (Unified Development Code) of the Code of the City of Colorado Springs 2001, as Amended, Pertaining to Stormwater Permanent Control Measures

Presenter:
Erin Powers, P.E., Stormwater Enterprise Manager
Richard Mulledy, P.E., Public Works Director

Attachments: Stormwater-PCM-ORD-2026-04-23
Signed Ordinance 26-25

This Ordinance was finally passed on the Consent Calendar.

4A.C. ZONE-26-0004

Ordinance No. 26-27 amending the zoning map of the City of Colorado Springs pertaining to approximately 5.24 acres located at 4535 Marconi Heights from R-E/PF/HS-O (Residential Estate and Public Facilities with Hillside Overlay) and PDZ/PF/HS-O (Planned Development Zone and Public Facilities with Hillside Overlay) to PF/HS-O (Public Facilities with Hillside Overlay). (Quasi-Judicial) (2nd Reading and Public Hearing)

Related Files: N/A

Located in Council District 1

Presenter:
Allison Stocker, Senior Planner, Planning Department
Kevin Walker, Planning Director, Planning Department

Attachments: ZONE-26-0004_Ordinance
ZONE-26-0004_Staff_Report
Attachement_1_Zone Map
Attachment_2_Legal Description
Attachment_3_Land Use Statement
Attachment_4_Development Plan
Attachment_5_Subdivision Plat
Attachment_6_Geohazard Report
Attachment_7_Drainage Variance
Attachment_8_Project Statement
Excerpt Minutes -Austin Bluffs Pump Station - CPC 05_13_2026
ZONE-26-0004_CC_Presentation
Signed Ordinance 26-27

This Ordinance was finally passed on the Consent Calendar.

4B. First Presentation:

4B.A. 26-249 City Council Regular Meeting Minutes June 9, 2026

Presenter:
Sarah B. Johnson, City Clerk

Attachments: 6-9-2026 City Council Meeting Minutes Final

The Minutes were approved on the Consent Calendar.

4B.B. 26-182 A Resolution Repealing Resolution No. 86-25 and Establishing Fees and Charges for the Parks, Recreation and Cultural Services Cemetery Enterprise for 2027

Presenter:
Cheryl Godbout, Cemetery Operations Manager
Kim King, Assistant Director - Parks, Recreation and Cultural Services

Attachments: June 2026 - Cemetery Fee Increase Resolution
Copy of 2027_Cemetery Fees And Charges Exhibit A -4_30
2027 Cemetery Fees & Charges - June 8 Work Session - PowerPoint
Signed Resolution 60-26

This Resolution was adopted on the Consent Calendar.

4B.C. 26-241

The City Clerk reports that on June 2, 2026, there was filed with her a petition for the annexation of 7770 Black Forest Road Addition No. 2 Annexation. The City Clerk herewith communicates such to City Council and recommends that the petition and map be referred to the City Administration for review and recommendation regarding whether the petition is in substantial compliance with Section 31-12-107(1).

Presenter:
Sarah B. Johnson, City Clerk

Attachments: 7770 Black Forest Road Annexation Addition No 2 Petition for Annexation
7770 Black Forest Road Annexation Addition No 2 Legal Description
7770 Black Forest Road Annexation No. 2 Vicinity Map
7770 Black Forest Road No. 2 Annexation Plat

This Item was approved on the Consent Calendar.

4B.D. 26-256

The City Clerk reports that on June 24, 2026, there was filed with her a petition for the annexation of Broadmoor Glen Additions 1-3 Annexations. The City Clerk herewith communicates such to City Council and recommends that the petition and map be referred to the City Administration for review and recommendation regarding whether the petition is in substantial compliance with Section 31-12-107(1).

Presenter:
Sarah B. Johnson, City Clerk

Attachments: Broadmoor Glen Annexation Petition 3-23-26 (002)
Petition - City
Legal Description_Broadmoor Glen Addition No. 1
Legal Description_Broadmoor Glen Addition No. 2
Legal Description_Broadmoor Glen Addition No. 3
Annex Plat_Broadmoor Glen Addition No. 1
Annex Plat_Broadmoor Glen Addition No. 2
Annex Plat_Broadmoor Glen Addition No. 3
Vicinity Map

This Item was approved on the Consent Calendar.

4B.E. 26-260

A Resolution Setting a Public Hearing Date for August 25, 2026, for Consideration of Proposed Changes as Provided in Colorado Springs Utilities' July 2026 Net Metering Rate Case

Presenter:
Travas Deal, Chief Executive Officer, Colorado Springs Utilities
Chris Bidlack, Senior Attorney, Colorado Springs City Attorney's Office-Utilities Division

Attachments: 07-14-26 CC Resolution Setting Hearing for Rate Case
July 2026 Net Metering Rate Case 07-07-2026
Signed Resolution 61-26

This Resolution was adopted on the Consent Calendar.

4B.F. 26-263 A Resolution Authorizing the Acquisition of Real Property at 845 West Moreno Avenue to be used for the Rio Grande Pump Station Relocation Project

Presenter:
Travas Deal, Chief Executive Officer, Colorado Springs Utilities
Jessica K. Davis, Land Resource Manager, Colorado Springs Utilities

Attachments: CC Resolution_Rio Grande Pump Station Property Acquisition_845 W. Moreno Ave
UB Presentation_Rio Grande Pump Station Property Acquisition_845 W. Moreno Ave_Updated 5.19.26
Signed Resolution 62-26

This Resolution was adopted on the Consent Calendar.

Approval of the Consent Agenda

Motion by Councilmember Donelson, seconded by President Pro Tem Risley, that all matters on the Consent Calendar be passed, adopted, and approved by unanimous consent of the members present. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

5. Recognitions

5.A. 26-266 Community Recognition Program: Honoring District 6 Resident, Phillip Cisneros

Presenter:
Roland Rainey, Councilmember District 6

Councilmember Rainey provided a brief overview of the Community Recognition Program, and recognized District 6 Resident, Phillip Cisneros, for his outstanding dedication to serving local youth and families through his many vital roles.

Mr. Cisneros expressed appreciation for the recognition, his friend, Chris Horton, who nominated him for the award, and for the support of his wife, Robin.

5.B. 26-269 A Resolution Recognizing July 19, 2026 as Jack Slocum Day

Presenter:
Dave Donelson, Councilmember District 1

Attachments: Jack Slocum Day
Signed Resolution 63-26

Councilmember Donelson provided a brief history of Jack Slocum, his service to the military, and read the Resolution Recognizing July 19, 2026 as Jack Slocum Day.

Motion by Councilmember Gold, seconded by Councilmember Henjum, that the Resolution Recognizing July 19, 2026 as Jack Slocum Day be adopted. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

5.C. 26-166 A Resolution Designating July as National Park and Recreation Month

Presenter:
David Leinweber, Councilmember At Large
Skyler Rorabaugh, Director - Parks, Recreation and Cultural Services

Attachments: Park and Rec Month Resolution 2026
Signed Resolution 64-26

Councilmember Leinweber spoke about the importance of people getting outside, the healthcare cost savings associated with it, and read the Resolution Designating July as National Park and Recreation Month.

Skyler Rorabaugh, Director, Parks, Recreation and Cultural Services, provided a brief history of National Park and Recreation Month, identified the extensive park system within the City, this year's theme of "The Power Of", some of the events and activities scheduled for the month of July 2026 to commemorate National Park and Recreation Month, and expressed appreciation for the members of the parks system staff, volunteers, and the support of City Council.

Councilmember Henjum spoke about the need for revenue to maintain the City's existing parks.

Councilmember Williams spoke about the wellness benefits of forest bathing.

Councilmember Donelson identified the history of parks in the City.

Motion by Councilmember Gold, seconded by Councilmember Rainey Jr., that the Resolution to designate July as Park and Recreation Month be adopted. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

5.D. 26-267 City Council Appointments to Boards, Commissions, and Committees

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

Attachments: 07142026 Boards Commissions and Committees Appointment
07142026 Independent Ethics Commission
07142026 LART Advisory Committee
07142026 Parks Board
07142026 Planning Commission
07142026 Civil Service Commission

President Crow-Iverson presented the City Council Appointments to Boards, Commissions, and Committees.

Several Councilmembers expressed appreciation for the nominees who wish to serve the City.

Motion by Councilmember Gold, seconded by Councilmember Rainey Jr., that the City Council Appointments to Boards, Commissions, and Committees be approved. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

6. Mayor's Business

Wayne Williams, Chief of Staff, stated they will not be putting an item on the City Council agenda for the purchase of the replacement fire engine for the one that was totaled in an accident because they found that there was the potential discount for advancing it, the City was able to participate in making the Pikes Peak or Bust Rodeo Parade take place, the Creel family announced their pecan shelling and distribution center will be located at Peak Innovation Park, Sertich Ice Center has reopened, the City's economic development position closes at 5:00 PM, Thursday, July 16, 2026, and Sales Tax went up again last month by 4.1%. He stated citizens have been sued for a Charter provision that sets up elections in April and they plan to defend the citizens against this lawsuit.

7. Items Called Off Consent Calendar

There were no items called off the Consent Calendar.

8. Utilities Business

There was no Utilities Business.

9. Unfinished Business

There was no Unfinished Business.

10. New Business

10.A. 26-211 An Ordinance Amending Multiple Sections Of Article 3 (Code Of Ethics) Of Chapter 1 (Administration, Personnel And Finance) Of The Code Of The City Of Colorado Springs 2001, As Amended, Pertaining To The Code Of Ethics

Presenter:
Brian Risley, President Pro Tem, Councilmember At Large
Carly Hoff, Senior Legislative Analyst, Legislative Services

Attachments: EthicsCodeRevision-ORD-2026-07-20 (formatted) FINAL

President Pro Tem Risley introduced the Ordinance amending multiple Sections of Article 3 (Code of Ethics) of Chapter 1 (Administration, Personnel And Finance) of the City Code pertaining to the Code of Ethics, provided a brief history, and the proposed changes to include babysitting.

Carly Hoff, Senior Analyst, City Council Legislative Services, provided an overview of why these changes are being proposed, purpose of updating City Code, proposed changes, and next steps.

Councilmember Leinweber asked if there could be language added to permit frivolous low-cost infractions which are under fifty dollars in value. Tracy Lessig, Deputy City Attorney, City Attorney's Office, stated City Code already has a process and provisions for the Ethics Committee to dismiss frivolous complaints and even if there is a de minimis exception added to the Ordinance, it would not remove the review by the Independent Ethics Commission (IEC).

President Pro Tem Risley stated a dollar amount is not what is in question, it is whether it is ethical.

Wayne Williams, Chief of Staff, provided an overview of the broad group of covered people the IEC pertains to and believes a de minimis provision would prevent abuse.

President Pro Tem Risley asked who the supervisor of elected officials is. Mr. Williams stated the citizens of Colorado Springs.

Councilmember Leinweber asked if a de minimis provision would strengthen the Ordinance. Ms. Lessig stated whether the complaint is determined to be de minimis would be a decision of the IEC.

Councilmember Henjum stated she has concerns that the spouse and families of elected officials would not be permitted to ride in a City-owned vehicle. Ms. Lessig stated she feels there needs to be clarifying language if the proposed edits intended to permit the elected official's family to drive with them to City-related events.

Councilmember Henjum stated she would also support a de minimis provision and recommended this be postponed until the City Code changes which are in progress are completed.

President Pro Tem Risley stated there is also the factor of the elected official’s spouse and family not being covered under the City’s insurance.

Councilmember Donelson stated this would not be an issue if there were not cases of fraud, waste, and abuse occurring, but he does believe an elected official’s spouse or family should be permitted to ride with them to City events.

Councilmember Gold stated she does not support the Ordinance as it is written and City Council should provide greater support to the mayor especially since it is a twenty-four hour, seven days a week position.

Ms. Lessig read the language which Denver, CO has passed regarding an elected official’s family and others being transported in City-owned vehicles. President Pro Tem Risley agreed with adding that language to the proposed Ordinance.

Councilmember Donelson and Councilmember Henjum recommended this item be postponed for two weeks to make the revisions.

Mr. Williams went over the efforts to comply with the new policy and stated they are now using telemetric data to capture mileage.

Councilmember Henjum suggested that City Council work collaboratively with the Administration regarding this issue. President Pro Tem Risley identified the attempts of collaboration which were rejected by the Administration.

Councilmember Williams stated she does not feel a de minimis provision is necessary due to the provisions already in City Code.

Councilmember Rainey stated this Ordinance is definitely needed, and he supports the de minimis provision.

Councilmember Rainey asked if reporting should go through the Fraud, Waste and Abuse Hotline. Natalie Lovell, City Auditor, Office of the City Auditor, explained that the Fraud, Waste, and Abuse Hotline is under her office's jurisdiction, the IEC is an independent commission, and a report of fraud, waste, or abuse could also have an ethics component to it. Ms. Lessig confirmed that an abuse claim with the City Auditor could also have a claim filed with the IEC.

Councilmember Rainey stated they need to legislate on behalf of the citizens and they need a mechanism to close the gap.

Ms. Lessig asked if they would like the language regarding valets or other City employees driving City vehicles clarified. Mr. Williams confirmed they would.

Motion by Councilmember Donelson, seconded by President Pro Tem Risley, that the Ordinance be postponed to later in today's Agenda and before Public Hearing items. The motion passed by a vote of 7-2-0-0

Aye: 7 - Casey, Crow-Iverson, Donelson, Leinweber, Rainey Jr., Risley, and Williams

No: 2 - Gold, and Henjum

10.B. 26-066 An Ordinance Amending Article 1 (Administration) And Repealing Article

4 (Urban Forest) Of Chapter 4 (Parks, Recreation And Cultural Services) Of The Code Of The City Of Colorado Springs 2001, As Amended, Pertaining To Urban Forest

Presenter:
Matthew Puckett, City Forester

Attachments: Forestry-Parks-Repeal-ORD-2026-01-21.docx
Current Article 4 Urban Forest.pdf

Matthew Puckett, City Forester, presented the Ordinances amending Article 1 (Administration) and repealing Article 4 (Urban Forest) of Chapter 4 (Parks, Recreation And Cultural Services) and creating a new Article 9 (Urban Forest) of Chapter 3 (Public Property And Public Works) of City Code pertaining to urban forest and providing penalties for violation thereof. He provided an overview of recodification and enforcement adjustments.

There were no comments on this item.

Motion by Councilmember Donelson, seconded by Councilmember Casey, that the Ordinance amending Article 1 (Administration) and repealing Article 4 (Urban Forest) of Chapter 4 (Parks, Recreation and Cultural Services) of the Code of the City of Colorado Springs 2001, as amended, pertaining to Urban Forest be approved on first reading. The motion passed by a vote of 8-0-1-0

Aye: 8 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Risley, and Williams

Absent: 1 - Rainey Jr.

10.C. 26-067 Ordinance No. 26-30 Creating A New Article 9 (Urban Forest) Of Chapter 3 (Public Property And Public Works) Of The Code Of The City Of Colorado Springs 2001, As Amended, Pertaining To Urban Forest, And Providing Penalties For Violation Thereof

Presenter:
Matthew Puckett, City Forester

Attachments: Forestry-Ch3Art9UrbanForest-ORD-2026-07-01-Clean
City Code- Forestry Presentation 7.14.26
HAS- Letter of Support for Forestry.pdf
Rise Southeast- Letter of Support 2.pdf
NEW letter for Forestry3.26.2026.pdf
Letter of Support- Roots for Justice
ONEN Forestry Letter-3.28.2026.Signed_.pdf
CSFS Letter of Support

Please see comments in Agenda item 10.B.

Motion by Councilmember Henjum, seconded by Councilmember Leinweber, that the Ordinance creating a new Article 9 (Urban Forest) of Chapter 3 (Public Property and Public Works) of the Code of the City of Colorado Springs 2001, as amended, pertaining to Urban Forest, and providing penalties for violation thereof be approved on first reading. The motion passed by a vote of 8-0-1-0

Aye: 8 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Risley, and Williams

Absent: 1 - Rainey Jr.

10.D. 26-264 An Ordinance of the City Of Colorado Springs Dissolving The Old Colorado City Downtown Development Authority

Presenter:
Emily Evans, City Council Administrator
Brandy Williams, Councilmember District 3
Roland Rainey, Councilmember District 6

Attachments: Old Colorado City DDA - Dissolution Ord
OCC DDA Resolution 2026-01 June26, 2026.docx
June 24 DDA Minutes

Emily Evans, City Council Administrator, introduced the Ordinance dissolving The Old Colorado City Downtown Development Authority (OCC DDA).

Councilmember Williams stated this is not personal; this is not the right tool for this part of the City.

Allison Daniell, Vice Chair, OCC DDA Board of Directors, provided an overview of the history of the OCC DDA, quotes received from their consultant, current plans, why the DDA was chosen over a Business Improvement District (BID), and future plans, and requested additional time before the Board is dissolved.

President Crow-Iverson asked what the difference in dollars would be between a DDA and a BID. Laura Gardner, The Gardner Law Office, stated they have not been given the time to obtain that information

Councilmember Williams asked when the vote occurred to retain legal counsel. Ms. Gardner stated she was not part of the discussion at the time because she was only given a three-day notice. Ryan Lloyd, Board Member, OCC DDA Board of Directors, stated the Chair, Adam Stepan, requested Bob Gardner, The Gardner Law Office, to represent the OCC DDA when Mr. Stepan received information that the OCC DDA would be dissolved.

Councilmember Williams stated El Paso County should not be collecting Tax Incremental Financing (TIF) for the OCC DDA until a Plan of Development is approved. Trevor Gloss, Senior Attorney, City Attorney's Office, stated El Paso County had been incorrectly collecting TIF for the OCC DDA and the Finance Department was working to rectify the issue

Councilmember Williams stated the reason this item needs to move forward at this time is because a Plan of Development has been submitted which creates the potential to encumber debt.

Motion by Councilmember Leinweber, seconded by Councilmember Henjum, that the Ordinance of the City Of Colorado Springs dissolving the Old Colorado City Downtown Development Authority be postponed to the August 25, 2026 City Council meeting. The motion passed by a vote of 5-4-0-0

Aye: 5 - Donelson, Gold, Henjum, Leinweber, and Rainey Jr.

No: 4 - Casey, Crow-Iverson, Risley, and Williams

10.E. 26-262 An Ordinance of the City of Colorado Springs Correcting the Central Business District Boundaries of The Old Colorado City Downtown Development Authority

Presenter:
Brandy Williams, Councilmember District 3

Attachments: Old Colorado City DDA - Property Removal Ord
OCC DDA Resolution 2026-01 June26, 2026.docx
June 24 DDA Minutes
OCC DDA Map

Councilmember Williams presented the Ordinance correcting the Central Business District boundaries of the Old Colorado City Downtown Development Authority (OCC DDA).

Councilmember Rainey stated seventeen properties were erroneously captured into this OCC DDA, there are only two other cities in the nation which have two DDAs within their city, and the voters voted with misleading information.

Motion by Councilmember Donelson, seconded by President Pro Tem Risley, that the Ordinance of the City of Colorado Springs correcting the Central Business District Boundaries of the Old Colorado City Downtown Development Authority be approved on first reading. The motion passed by a vote of 8-1-0-0

Aye: 8 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Risley, and Williams

No: 1 - Rainey Jr.

10.A. 26-211

An Ordinance Amending Multiple Sections Of Article 3 (Code Of Ethics) Of Chapter 1 (Administration, Personnel And Finance) Of The Code Of The City Of Colorado Springs 2001, As Amended, Pertaining To The Code Of Ethics

Presenter:
Brian Risley, President Pro Tem, Councilmember At Large
Carly Hoff, Senior Legislative Analyst, Legislative Services

Attachments: EthicsCodeRevision-ORD-2026-07-20 (formatted) FINAL

Continued from earlier in the meeting.

President Crow-Iverson asked if the City's liability policy does not cover the Mayor's wife or children. Sara Brewen, Senior Attorney, City Attorney's Office confirmed that is correct.

Councilmember Henjum asked if an elected official is authorized to conduct personal business while on their way to official business. Ms. Brewen stated they are not.

Councilmember Henjum asked if the de minimis request was added to the revised Ordinance. Ms. Brewen stated it was not.

Motion by Councilmember Donelson, seconded by Councilmember Williams, that the Ordinance, as amended, amending multiple Sections of Article 3 (Code of Ethics) of Chapter 1 (Administration, Personnel and Finance) of the Code of the City of Colorado Springs 2001, as amended, pertaining to the Code of Ethics be approved on first reading. The motion passed by a vote of 7-1-1-0

Aye: 7 - Casey, Crow-Iverson, Donelson, Leinweber, Rainey Jr., Risley, and Williams

No: 1 - Henjum

Absent: 1 - Gold

11. Public Hearing

PTAA Annexation Addition No. 1 Estimated Time: 15 Minutes

11.A. ANEX-23-0027RF A Resolution adopting findings of fact and conclusions of law based thereon and determining the eligibility for the annexation of property known as PTAA Addition No. 1 Annexation.
(Legislative)

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

Attachments: Resolution Finding of Fact
Staff Report_PTAA_CSR
Approved LUP
Exhibit A_City Petition_05.05.2026
Exhibit A_Petition_SSS EDU Corp_05.04.2026
Signed Ordinance No. 25-71
Exhibit 12A PLANNER AFFIDAVIT
Exhibit 12C - Surveyors Affidavit
Exhibit A_Legal-Plat Combined
V2_Signed_PTAA Annexation Agreement
Signed Resolution 65-26

President Pro Tem Risley recused himself due to his firm being retained as the architect of record for this project.

Chris Sullivan, Senior Planner, City Planning Department, presented the Resolution adopting findings of fact and conclusions of law based thereon and determining the eligibility for the annexation of property known as PTAA Addition No. 1 Annexation consisting of 14.12 acres located southeast of the Stetson Hills Boulevard/North Marksheffel Road intersection, the Ordinance annexing the area into the City, and the Ordinance amending the Zoning Map of the City of and establishing an MX-M/AP-O (Mixed-Use Medium Scale with Airport Overlay) District, and the related Land Use Plan for PTAA Charter School. He provided an overview of the proposed changes and optional motions.

Councilmember Donelson asked if all three items passed unanimously at Planning Commission and the first reading of City Council. Mr. Sullivan confirmed they did.

Blain Perkins, Planning and Landscape Architecture Group Lead, HR Green, representing the applicant, stated they were not the original planner on the original application and there is another annexation plat application in City review for Huber Road.

There were no public comments on this item.

Motion by Councilmember Williams, seconded by Councilmember Rainey Jr., that the Resolution adopting findings of fact and conclusions of law based thereon and determining the eligibility for annexation of property known as PTAA Addition No. 1 Annexation consisting of 14.12 acres be adopted. The motion passed by a vote of 8-0-0-1

Aye: 8 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., and Williams

Recused: 1 - Risley

11.B. ANEX-23-0027 An ordinance 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, Planning Department
Kevin Walker, Planning Director, Planning Department

Attachments: Annex Ord
Annexation Plat
Exhibit A Legal-Plat Combined
Overall Legal Description
Project Statement
Vicinity Map

Please see comments in Agenda item 11.A.

Motion by Councilmember Donelson, seconded by Councilmember Williams, that the Ordinance annexing to the City of Colorado Springs

that area known as PTAA Addition No. 1 Annexation consisting of 14.12 acres located at southeast of Stetson Hills Boulevard and North Marksheffel Road intersection based upon the findings that the annexation complies with the conditions for annexation as set forth in City Code Section 7.5.701 be approved on first reading. The motion passed by a vote of 8-0-0-1

Aye: 8 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., and Williams

Recused: 1 - Risley

11.C. 26-265

An Ordinance ratifying and applying ordinance No. 25-71, amending the Zoning Map of the City of Colorado Springs related to approximately 14.12 acres located southeast of Stetson Hills Boulevard and North Marksheffel Road and establishing an MX-M/AP-O (Mixed-Use Medium Scale with Airport Overlay) District, and the related Land Use Plan for PTAA Charter School.

Located in Council District 6

Presenter:
Chris Sullivan, Senior Planner, Planning Department
Kevin Walker, Planning Director, Planning Department

Attachments: Ratification Ord_PTAA v2
Signed Ordinance No. 25-70
Signed Ordinance No. 25-71
Exhibit A - Zone Legal Description
Exhibit B - Zone Map Depiction
Exhibit C_Approved LUP
CC Minutes July 22 2025
CC Minutes August 12, 2025

Please see comments in Agenda item 11.A.

Motion by Councilmember Rainey Jr., seconded by Councilmember Donelson, that the Ordinance ratifying and applying Ordinance No. 25-71, amending the Zoning Map of the City of Colorado Springs related to approximately 14.12 acres located southeast of Stetson Hills Boulevard and North Marksheffel Road and establishing an MX-M/AP-O (Mixed-Use Medium Scale with Airport Overlay) District, and the related Land Use Plan for PTAA Charter School be approved on first reading. The motion passed by a vote of 8-0-0-1

Aye: 8 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., and Williams

Recused: 1 - Risley

Kettle Creek Annexation Addition No. 1. Estimated Time: 1 Hour

11.D. ANEX-25-0002RF A Resolution adopting findings of fact and conclusions of law based thereon and determining the eligibility for the annexation of property known as Kettle Creek Addition No. 1 Annexation.
(Legislative)

Related Files: ANEX-25-0002, ZONE-25-0028, LUPL-25-0014
Located in Council District 2 (Upon Annexation)

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

Attachments: Resolution Findings of Fact
Exhibit A_Combined Legal - Plat
Exhibit 12C_Surveyors Affidavit
Applicant Signed Annexation Agreement
Exhibit 12A_Planner Affidavit_Kettle Creek
Signed Resolution 66-26

Chris Sullivan, Senior Planner, City Planning Department, presented the Resolution adopting findings of fact and conclusions of law based thereon and determining the eligibility for the annexation of property known as Kettle Creek Addition No. 1 Annexation consisting of 19.88 acres located northeast of Kettle Creek Road and Old Ranch Road intersection, the Ordinance annexing the area into the City, and the Ordinance amending the Zoning Map of the City and establishing an R-Flex Medium/SS-O/AF-O (Residential Flex Zone Medium with Streamside and United States Air Force Academy Overlays). He provided an overview of the vicinity map, applications, project summary, site plan, title, timeline of review, stakeholder involvement, agency review, PlanCOS compliance, application review criteria, and optional motions.

Councilmember Casey asked if the Cottages at Kettle Creek are zoned R-5 and are within the City. Mr. Sullivan confirmed they are.

Councilmember Donelson asked what business is to the west of the site. Mr. Sullivan stated there is a Walmart Distribution center and Charis Ministries located there.

Councilmember Donelson asked how much the current five-year rolling average decreased. Mr. English stated 200-acre feet per year.

Bryan English, Development Projects Manager, Colorado Springs Utilities (CSU), went over the vicinity map, CSU's application of City Code 12.4.305.B./12.4.305, current water resources, full-buildout water requirements, balanced portfolio-planned water supplies, City Code 7.5.701.A.4.-requirements of annexation, electric service area overlap, City Code 7.5.701.A.3.b.-conditions for annexation, water/wastewater/natural gas/electric/fiber infrastructure, CSU capital cost estimate, developer capital cost estimate, CSU operations and management (O&M) costs at full buildout, and Kettle Creek annexation cost summary.

Councilmember Casey asked why the CSU capital costs are not being paid by the developer. Mr. English stated the meters for electric, natural gas, and water, and the resource for generation capacity in power plants/generation facilities are provided by CSU.

Andrea Barlow, NES, representing the applicant, provided an overview of the application request, site location, site context, annexation petition acceptance, PlanCOS compliance, zone establishment, Land Use Plan, review criteria, 2026 Annexation Plan, surrounding zoning, and compatibility/transitions.

Councilmember Henjum asked if the sidewalk on Old Ranch Road ends before reaching Challenger Middle School. Ms. Barlow stated as part of the Pikes Peak Rural Transportation Authority (PPRTA), there are plans to widen Old Ranch Road to Chapel Ridge Drive.

Councilmember Casey asked how many lanes are proposed for Old Ranch Road. Todd Frisbie, City Traffic Engineer, stated it is planned to be four lanes to Lexington Road and then will turn into a three-lane road.

Councilmember Casey asked if approved when development will begin. Ms. Barlow stated site work would begin this year with homes being built in the Spring of 2027.

There were no public comments on this item.

Councilmember Leinweber asked how safety will be addressed for the children walking to Challenger Middle School. Mr. Frisbie stated it will be addressed by moving forward with the PPRTA project and in the interim, they will need to be driven to the school.

Motion by Councilmember Henjum, seconded by Councilmember Williams, that the Resolution adopting findings of fact and conclusions of law based thereon and determining the eligibility for annexation of property known as Kettle Creek Addition No. 1 Annexation consisting of 19.88 acres be adopted. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

11.E. ANEX-25-0002

An Ordinance annexing to the City of Colorado Springs that area known as Kettle Creek Addition No. 1 Annexation consisting of 19.88 acres located northeast of Kettle Creek Road and Old Ranch Road intersection.
(Legislative)

Related Files: ANEX-25-0002, ZONE-25-0028, LUPL-25-0014
Located in Council District 2 (Upon Annexation)

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

Attachments: ANNEX ORDINANCE

Staff Report_Kettle Creek_CS

Annexation Plat_Kettle Creek

Exhibit A_Combined Legal - Plat

Legal Description_Kettle Creek

Project_Statement_Kettle_Creek

Vicinity Map

Attachment 1_Petition_MGLG

Attachment 2_Petition_RP

Attachment 2b_Petition Waldo

Attachment 3_Project Statement

Attachment 9_USFWS Effects Determination Request_ Challenger at Kettle Creek_8-5-25

Attachment 10_Geo-hazard Report_APPROVED

Attachment 11_TIA

FIA Cover Letter Kettle Creek Annex LUP

Combined Funds Summary - Kettle Creek

Combined Public Comments - Kettle Creek

CPC_Minutes 4.8.26 Final

CC Presentation_Kettle Creek_CS

7.5.701 ANNEXATION OF LAND

Please see comments in Agenda item 11.D.

Motion by Councilmember Casey, seconded by Councilmember Leinweber, that the Ordinance annexing to the City of Colorado Springs that area known as Kettle Creek Addition No. 1 consisting of 19.88 acres located northeast of Kettle Creek Road and Old Ranch Road intersection, based upon the finding that the annexation complies with the conditions for annexation set forth in City Code Section 7.5.701 be approved on first reading. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

11.F. ZONE-25-0028 An Ordinance amending the zoning map of the City of Colorado Springs pertaining to 19.88 acres establishing a R-Flex Medium/SS-O/AF-O (Residential Flex Zone Medium with Streamside and United States Air Force Academy Overlays) zone district located northeast of Kettle Creek Road and Old Ranch Road intersection. (Legislative)

Related Files: ANEX-25-0002, ZONE-25-0028, LUPL-25-0014
Located in Council District 2 (Upon Annexation)

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

Attachments: Zone Ordinance_ZONE-25-0028
Exhibit A
Exhibit B
7.5.704 ZONING MAP AMENDMENT (REZONING)

Please see comments in Agenda item 11.D.

Motion by Councilmember Casey, seconded by Councilmember Rainey Jr., that the Ordinance establishing 19.88 acres as R-Flex Medium/SS-O/AF-O (Residential Flex Zone Medium with Streamside and United States Air Force Academy Overlays) zone district, based upon the finding that the zone establishment request complies with the criteria set forth in City Code Section 7.5.704 be approved on first reading. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

11.G. LUPL-25-0014 Establishing the Kettle Creek Annexation Land Use Plan for proposed Single-Family Residential Land Use, consisting of 19.88 acres located northeast of Kettle Creek Road and Old Ranch Road intersection.
(Legislative)

Related Files: ANEX-25-0002, ZONE-25-0028, LUPL-25-0014
Located in Council District 2 (Upon Annexation)

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

Attachments: Kettle Creek Annexation LUP
7.5.514 LAND USE PLAN

Please see comments in Agenda item 11.D.

Motion by Councilmember Casey, seconded by Councilmember Rainey Jr., that the Kettle Creek Annexation Land Use Plan related to 19.88 acres based upon the findings that the request complies with the review criteria for Land Use Plan set forth in City Code Sections 7.5.514 and 7.5.516 be approved. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

Briargate/Voyager Project Estimated Time: 2 Hour

11.H. ZONE-25-0023 Ordinance No. 26-26 amending the zoning map of the City of Colorado Springs pertaining to approximately 7.93 acres located at 1625 Springcrest Road from BP/CR/HR-O/AF-O (Business Park with Conditions of Record, High-Rise Overlay, and the United States Air Force Academy Overlay) to MX-M/AF-O (Mixed-Use Medium Scale with the United States Air Force Academy Overlay). (Quasi-Judicial) (Second Reading and Public Hearing)

Related Files: LUPL-25-0010
Located in Council District 2

Presenter:
Allison Stocker, Senior Planner, Planning Department
Kevin Walker, Planning Director, Planning Department

Attachments: Staff Report
Attachment_A_Briargate_Master_Plan
Attachment_B_Ordinance_99-139
Attachment_C_CPC DP 99-125
Attachment_D_Public_Comments
Attachment_E_Public_Comment_Response_Letters
Attachment_E1_Public_Comments_from_CPC
Attachment_F_Traffic_Impact_Study
Attachment_G_Land_Use_Plan
Attachment_H_USAFA_Avigation_Easement
Attachment_I_CDOT_Final_Review_Comments
Attachment_J_Project_Statement
Attachment_K_Public_Notice_Affidavits
Attachment_L_Owner_Authorization_Form
Attachment_M_Mineral_Estate_Form
Attachment_N_BBCOA_Letter_of_Support
Attachment_O_Neighborhood_Meeting_Sign_In_Sheet
Attachment_P_Briargate_MP_Signed_Resolution_No._43-22
Exhibit_A_Legal_Description
Exhibit_B_Zone_Map
7.5.704 ZONING MAP AMENDMENT (REZONING)
Excerpt Minutes -Briargate_Voyager - CPC 05_13_2026
Briargate_Voyager_2nd_CC_Presentation
Signed Ordinance 26-26

Allison Stocker, Senior Planner, City Planning Department, presented the Ordinance amending the zoning map of the City pertaining to approximately 7.93 acres located at 1625 Springcrest Road from BP/CR/HR-O/AF-O (Business Park with Conditions of Record, High-Rise Overlay, and the United States Air Force Academy Overlay) to MX-M/AF-O (Mixed-Use Medium Scale with the United States Air Force Academy Overlay) and the establishment of the Briargate/Voyager Multi-Family Land Use Plan for proposed multi-family residential. She provided an overview of the vicinity map, applications, project summary, zoning map, timeline of review, Land Use Plan, context map, agency review, stakeholder involvement, PlanCOS compliance, application review criteria, and optional motions.

Councilmember Donelson asked if residents would be able to exit on to the arterial road, Briargate Parkway. Ms. Stocker stated they would not.

Councilmember Henjum asked if Otero Road is the only alternate route which is a county-maintained road. Mr. Stocker confirmed it is.

Councilmember Donelson asked if Springcrest Road is the only entrance for The Classical Academy (TCA). Ms. Stocker confirmed it is.

President Pro Tem Risley requested additional information regarding the Planning Commission recommendations. Ms. Stocker provided an overview of the discussion at the Planning Commission meeting.

President Pro Tem Risley asked if the Planning Department/Director reviews compatibility and can deny an application even if the zoning is a use by right. Ms. Stocker confirmed they can.

Councilmember Casey asked if the property to the north of the site is planning to apply for a rezone to Mixed Use Neighborhood Scale (MX-N). Ms. Stocker stated there was a request last fall to amend the zoning to MX-N, but it has not moved forward at this time.

Councilmember Casey asked what the coordination with School District 20 consists of. Ms. Stocker stated it is notifying them of the proposed development to ensure they have capacity for new students. Councilmember Casey asked if TCA was directly involved. Ms. Stocker stated they received a public notice postcard, but they declined to attend the neighborhood meeting.

Councilmember Rainey asked what the Planning Commission votes were. Ms. Stocker stated the zone change was approved 9-0 and the Land Use Plan was approved 8-1 with Commissioner Robbins voting no.

Councilmember Donelson stated large roads should be natural dividers for use/zone types. Ms. Stocker stated she will let the applicant comment on their choice of zone type.

Councilmember Leinweber asked if the Business Park (BP) zone permits buildings up to sixty-five feet in height. Ms. Stocker stated the current property allows for a sixty-eight foot with the high-rise overlay.

Joseph Minke, Kimley Horn and Associates, representing the applicant, identified the site location, proposed zone change, Land Use Plan, Briargate Master Plan, PlanCOS compliance, regional stormwater system improvement goals, open space trail connections, local connections, and the traffic comparison.

Councilmember Donelson stated if a use is improper for the area, it can be denied even if it is a use by right. Mr. Minke stated the Master Plan for this area indicated this area would be a high-intense use.

Councilmember Casey asked why the applicant chose the office building profile for the existing BP zone regarding ingress/egress. Mr. Minke stated the previous Development Plan several years ago untended that use which is the most intense use of the area.

Councilmember Williams asked if the Institute of Transportation Engineers (ITE) Trip Generation Manual has been updated to account for staggered schedules due to people who work from home. Jeff Planck, Kimley Horn and Associates, representing the applicant, stated the latest edition of the Trip Generation Manual came out last year which includes twenty years of data.

Councilmember Williams asked if TCA is working towards reducing traffic congestion. Mr. Planck stated they have been working with the school regarding solutions to the conditions such as a staggered bell schedule.

Councilmember Rainey asked if the applicant has discussed the solutions directly with TCA. Andrew Ritter, Blackburn Communities, representing the applicant, confirmed they have had conversations with TCA.

Councilmember Rainey requested additional information regarding the Colorado Department of Transportation (CDOT) response of no objection. Mr. Minke stated CDOT was a referred agency during each of the applications submitted and there were no comments from them, but they were required to have a minimum distance offset from the Briargate Parkway of five hundred feet.

Councilmember Rainey asked how the 1,224 fewer daily trips were determined. Mr. Planck stated they used an industry standard data collection of trips of common uses that are part of the development using the (ITE) Trip Generation Manual.

Councilmember Casey asked if the development would generate 1,148 additional trips per day. Mr. Planck confirmed that is correct.

Councilmember Williams asked if single-family homes generate more trips per day than multifamily. Mr. Planck confirmed they did.

Councilmember Williams asked what the distance is between Voyager Parkway and the access to the parcel. Mr. Minke stated he believes it is three hundred feet.

Councilmember Williams asked if they contemplated a roundabout in the access location. Mr. Planck stated they did not because there would be backups in the queues for the roundabout.

Councilmember Henjum asked how residents will access I-25 since they cannot turn left onto Voyager Parkway. Mr. Planck stated there is full continuity internal to the site to use both accesses so they can make a left onto Springcrest Road onto Voyager Parkway.

Councilmember Williams asked what is being proposed to prevent residents from going across three lanes of traffic to make a U-turn at Springcrest Road. Mr. Minke stated the striping patterns, acceleration/deacceleration lanes, and the design of the exit will prevent this unsafe pattern.

Councilmember Casey asked if U-turns are prohibited at Springcrest Road. Mr. Frisbie stated U-turns are allowed at all intersections unless there is signage prohibiting it which there is no signage at this intersection.

Councilmember Leinweber asked if there were two left turn lanes at that intersection. Mr. Frisbie stated there is one dedicated left turn lane, the middle lane is a through, shared left lane, and the right lane is an exclusive right turn lane.

Councilmember Leinweber asked if there is still traffic congestion with that configuration. Mr. Frisbie stated the traffic study shows acceptable levels of service, but there is congestion at the school during peak times.

Councilmember Leinweber asked who the target market is for this development. Mr. Ritter stated it is a blend, but definitely families and people who work on the Briargate Business Campus.

Mr. Minke identified the housing in Colorado Springs and project goals.

Citizens Jill Gaebler, Executive Director, Pikes Peak Housing Network, and Amanda DeMarco, Apartment Association of Southern Colorado, spoke in support of the project.

Citizens Ryan Tepley, Paul Hubbard, Elizabeth Gilbert, Sarah Pramanik, David Wahl, Patty Gould, John Purcell, Bruce Francione, Jacqueline Peveto, Ronald Peveto, spoke in opposition to project,

Councilmember Henjum asked if there are any nearby neighborhood parks. Ms. Gilbert stated there is none within walking distance.

Councilmember Leinweber requested asked if the Colorado Springs Fire Department (CSPD) has any concerns with the project. Kris Cooper, Fire Marshal, CSPD, stated he has reviewed the applications, the Fire Code requires at least two points of access into the intent of the development which this project meets, and he does not have an opinion on this one way or the other without the final Development Plan.

Councilmember Leinweber asked if CSPD has looked at time of day heavy traffic patterns. Fire Marshal Cooper stated the Fire Code does not specifically address that, so they rely on the City Traffic Engineer to make sure those things are addressed.

Councilmember Casey stated he will not be voting in favor of this project because the request for rezone does not meet the review criteria which states it must not be detrimental to the public interest, health, safety, and convenience or general welfare, the Land Use Plan is not compatible with surrounding land uses and development intensifies, it does not meet the adequacies of ingress/egress points, traffic circulation, and it does not meet the transition of height, intensity, and character between residential/mixed-use development and the nearby low residential development.

Mr. Ritter stated the main access point is intended to be on Voyager Parkway which is a right in/right out, the access point is approximately 400 feet south from where the video was taken to show traffic congestion at TCA which will allow tenants to access Voyager Parkway during peak school hours, the traffic issue is a temporary issue during the school drop off and pick up hours, the traffic has been studied and approved by the City's Traffic Engineering Department, multi-family Land Use is one of the most minimal impacts to traffic, and safety is of the utmost importance. He stated there are bad people everywhere, but they can have rigorous approval processes, background checks, screening their tenants, and it will be a non-smoking community.

Councilmember Williams requested information regarding the intersection at Briargate Parkway and Voyager Parkway. Mr. Planck stated the long-term plan is that it will operate at level of service D which will require dual southbound right turn lanes.

Councilmember Henjum asked if this development will be high-end or market rate apartments. Mr. Ritter stated it will be a market rate community with Class A finishes, and they consider market rate high end, and they will have many amenities to offer residents.

Councilmember Henjum stated she is concerned about the density and requested additional information regarding it. Mr. Ritter explained that they looked at many different layouts to have as much separation as possible, but there is a stormwater easement which runs along Voyager Parkway and the more units they can get, the more it helps with the underwriting, so their plan is to have three four-story buildings. He stated they initially proposed over 250 units, but lowered it based on neighborhood feedback.

President Pro Tem Risley stated he is not a fan of Conditions of Approval because they require more regulatory complications than what is necessary and asked if they would be agreeable to a Condition of Approval where the Development Plans would be required to be approved by the Planning Commission. Mr. Ritter confirmed they would be.

Councilmember Henjum asked how an abrupt transition constitutes compatibility. Ms. Stocker stated this site was planned as Business Park, so it does fit in with that context, but the adjacent agricultural does create a unique situation for this site. Kevin Walker, Director, Planning Department, stated this property has been Master Planned for a very long time as a commercial use.

Councilmember Henjum stated this is an odd piece of property and putting this many residents in an apartment here does not make good sense to her based on all the concerns which have been raised.

Councilmember Donelson asked if this would be the first time in Colorado Springs that a multi-family apartment complex would be right next to an elementary school. Ms. Stocker stated in her review of the northern area, she did not find any apartments immediately adjacent to a school. President Pro Tem Risley stated there is an apartment complex adjacent to the Roosevelt Charter Academy which is near Pikes Peak Avenue and Byron Drive.

Councilmember Donelson stated he agrees with Councilmember Casey that this property may be better zoned as MX-N instead of Mixed-Use Medium Scale (MX-M), City Council is permitted to consider traffic studies and daily traffic volumes, and therefore he will not be supporting this project.

Councilmember Leinweber asked if many of the Conditions of Approval limiting specific types of uses are already prohibited due to the distance requirements from the school. Ms. Stocker confirmed they were.

Councilmember Rainey asked if a permanent opening of the Mulligan exit is a possibility. Mr. Frisbie stated it is possible to open it to full access, but it would have to go through a public process to engage the neighborhoods which would be impacted and his recommendation would be to leave it as it is as an emergency egress.

Councilmember Rainey spoke about the traffic congestion on Voyager Parkway, there are not any parks in the area, concerns with emergency response/evacuation, not enhancing the neighbor's quality of life, and this complex would add additional safety problems, so he will not be supporting this plan.

Motion by Councilmember Casey, seconded by Councilmember Henjum, that the Ordinance No. 26-26 amending the zoning map of the City of Colorado Springs relating to approximately 7.93 acres located at 1625 Springcrest Road from BP/CR/HR-O/AF-O (Business Park with Conditions of Record, High-Rise Overlay, and the United States Air Force Academy Overlay) to MX-M/AF-O (Mixed-Use Medium Scale with the United States Air Force Academy Overlay) zone district based upon the finding that the request does not comply with the criteria for a Zoning Map amendment set forth in City Code Section 7.5.704 be denied. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

11.I. LUPL-25-0010 Establishment of the Briargate/Voyager Multi-Family Land Use Plan for proposed multi-family residential consisting of approximately 7.93 acres located at 1625 Springcrest Road.
(Quasi-Judicial)

Related Files: ZONE-25-0023
Located in Council District 2

Presenter:
Allison Stocker, Senior Planner, Planning Department
Kevin Walker, Planning Director, Planning Department

Attachments: Attachment_G_Land_Use_Plan
7.5.514 LAND USE PLAN

Please see comments in Agenda item 11.H.

Motion by Councilmember Casey, seconded by Councilmember Donelson, that the Briargate/Voyager Multi-Family Land Use Plan related to approximately 7.93 acres based upon the findings that the request does not comply with review criteria for Land Use Plans set forth in City Code Sections 7.5.514 be denied. The motion passed by a vote of 9-0-0-0

Aye: 9 - Casey, Crow-Iverson, Donelson, Gold, Henjum, Leinweber, Rainey Jr., Risley, and Williams

12. Added Item Agenda

There were no items added to the Agenda.

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

Citizen Charles Barber spoke about sewer gas entering homes.

Citizen AJ Neihusser spoke against the pay raise for the Colorado Springs Utilities, Chief Executive Officer.

Citizen Brett Dayberry stated except for Weidner Field, there was no patriotism reflected downtown on the 4th of July, only banners recognizing Pride Month.

Citizen Arnie Manvitz spoke in favor of saving the trees along the creek in Monument Valley Park.

Citizen Angela Alvarado spoke against the large data center coming to the City.

Citizen Taylor Gray spoke against City Council approving variances.

Citizen Allie Smith spoke against Project Taurus and in favor of a living wage for City Councilmembers.

Citizen Joseph Petchee spoke in support of legalizing the use of gray water.

Citizen Kyle McGuffey spoke against Automated License Plate Reader (ALPR) cameras.

14. Executive Session

There was no Executive Session.

15. Adjourn

There being no further business to come before City Council, Council adjourned at 6:24 PM.

Sarah B. Johnson, City Clerk