



# City of Colorado Springs

## Regular Meeting Agenda - Final-revised City Council

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

*City Council meetings are broadcast live on Channel 18. In accordance with the ADA, anyone requiring an auxiliary aid to participate in this meeting should make the request as soon as possible but no later than 48 hours before the scheduled event.*

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Tuesday, October 10, 2023

10:00 AM

Council Chambers

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### How to Watch the Meeting

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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](mailto:allcouncil@coloradosprings.gov)

During the meeting, those who wish to comment should submit their name, telephone number, and the topic or agenda item for comment via [allcouncil@coloradosprings.gov](mailto:allcouncil@coloradosprings.gov) in addition to calling +1 720-617-3426 United States, Denver (Toll) and entering this Conference ID: 375 607 903#

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. General Improvement Districts

**Following a recess of the Regular City Council meeting, City Council shall reconvene as the Colorado Springs Board of Directors of the Briargate General Improvement District 2021 for action on the following item:**

- 4.A. [23-508](#)  
**Est. Time:** 5  
minutes
- Request to set November 14, 2023 as the Public Hearing date for consideration of adopting the proposed 2024 Colorado Springs Briargate General Improvement District 2021 Budget and to advertise as required by law

Presenter:  
Charae McDaniel, Chief Financial Officer

**Attachments:** [2024 Briargate GID 2021 Budget](#)

**Following adjournment of the Briargate General Improvement District 2021, City Council shall reconvene as the Colorado Springs Board of Directors of the Market place at Austin Bluffs General Improvement District for action on the following item:**

- 4.B. [23-394](#)  
**Est. Time:** 5  
minutes
- Request to set November 14, 2023 as the Public Hearing date for consideration of adopting the proposed 2024 Colorado Springs Marketplace at Austin Bluffs General Improvement District Budget and to advertise as required by law

Presenter:  
Charae McDaniel, Chief Financial Officer

**Attachments:** [MAB GID Budget 2024](#)

**Following adjournment of the Colorado Springs Board of Directors of the Market place at Austin Bluffs General Improvement District, City Council shall reconvene the City Council meeting.**

## **5. 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.)**

### **5A. Second Presentation:**

- 5A.A. [23-361](#)
- Ordinance 23-56 repealing Ordinance No. 23-46 and Approving a Supplemental Appropriation to the Memorial Health System Enterprise Fund in the amount of \$1,465,848 for monies due to UCH-MHS for the periodic reconciliation with UC Health

Presenter:  
Charae McDaniel, Chief Financial Officer

**Attachments:** [ORD Repeal and Approve new Supplemental Approp Ord for MHS to UCH recon payment](#)

**5B. First Presentation:****5B.A. [23-523](#)**

City Council Regular Meeting Minutes September 26, 2023

Presenter:

Sarah B. Johnson, City Clerk

**Attachments:**[9-26-2023 City Council Meeting Minutes Final](#)**5B.B. [23-420](#)**

An Ordinance Certifying Delinquent Stormwater Fees and Charges to the El Paso County Treasurer for Collection

Presenter:

Richard Mulledy, P.E., Stormwater Enterprise Manager

**Attachments:**[Exhibit A](#)[Ordinance StormwaterFees-Certification](#)**5B.C. [23-450](#)**

A Resolution authorizing the acquisition of Real Property owned by the Colorado Department of Transportation

Presenter:

Troy Stover, Business Park Development Director, Colorado Springs Airport

**Attachments:**[RES CDOT LandAcquisition - Airport](#)[Exhibit A-1 to Resolution](#)[Exhibit A-2 to Resolution](#)**5B.D. [23-504](#)**

The City Clerk reports that on September 21, 2023 there was filed with her a petition for the annexation of Authentix Wolf Ranch Addition No. 1 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:**[Petition for Annexation.pdf](#)[Authentix Filing No 1 Annexation Plat 4th Submittal.pdf](#)[Memo to Clerk Annexation Petition.pdf](#)[Updated Petition Hooks 4th Submittal.pdf](#)[Updated Petition Tri-Lakes 4th Submittal.pdf](#)

**5B.E.** [23-524](#)

The City Clerk reports that on September 21, 2023 there was filed with her a petition for the annexation of Authentix Wolf Ranch 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:**

[Petition for Annexation - City Signature.pdf](#)

[Memo to Clerk Annexation Petition.pdf](#)

[Authentix Wolf Ranch Fil 2 Vicinity Map\\_1st Submittal.pdf](#)

[EXHIBIT A Authentix Filing No 2.pdf](#)

[Filing\\_2\\_Annexation\\_Plat\\_4th Submittal\\_\(2023-0918\).pdf](#)

**5B.F.** [23-029](#)

Martin Drake Power Plant Decommissioning Regulatory Asset Creation Resolution

Presenter:

Tristan Gearhart, Chief Financial Officer, Colorado Springs Utilities

Travas Deal, Chief Executive Officer, Colorado Springs Utilities

**Attachments:**

[CSU-DrakeRegAssetRES-2023-08-01](#)

[Drake Decommissioning Reg Asset Presentation](#)

**5B.G.** [23-515](#)

A Resolution of the City Council of the City of Colorado Springs, amending the previously approved Issuance of Debt by the Copper Ridge Metropolitan District in the form of a Tax-Exempt Bank Loan in a principal amount of up to \$24,530,000. (Legislative Item)

Presenter:

Mike Tassi, Assistant Director, Planning and Community  
Development

Peter Wysocki, Director of Planning and Community Development

**Attachments:**

[Resolution - Amended debt issuance](#)

[Amended City Council Letter 09-23](#)

[Copper Ridge MD Amended Financial Plan 09-23](#)

[Copper Ridge MD Amended Loan Agreement 09-23](#)

[Copper Ridge MD Amended Term Sheet 09-23](#)

[General Counsel Opinion Letter - 2023 Loan \(01108179\)](#)

[Copper Ridge Amended debt issuance presentation](#)

**5B.H. [ZONE 23-0018](#)**

An ordinance amending the zoning map of the city of Colorado Springs relating to 8.197 acres located at 4415 Grinnell Blvd. from APD APZ-2 AP-O (Airport Planned Development Accident Potential Subzone 2 with Airport Overlay) to MX-M APZ-2 AP-O (Mixed-Use Medium Accident Potential Subzone 2 with Airport Overlay).

**Presenter:**

Drew Foxx, Planner II, Planning and Community Development  
(Planner First and Peter Second)  
Peter Wysocki, Planning Director, Planning and Community  
Development

**Background:**

Back-up documentation provided for advanced review.

**Attachments:**

[Peak Zone Change Ordinance](#)

[Exhibit A - Legal Description V3 08-29-23](#)

[Exhibit B - Zoning Depiction V3 08-29-23](#)

[Staff Report](#)

[Figure 1 Project Statement](#)

[Figure 2 Exhibits A & B](#)

[Figure 3 Land Use Statement](#)

[Figure 4 COPN-22-0003](#)

[Figure 5 Peak Innovation Project Statement](#)

[Vicinity Map](#)

[Mineral Estate Owner Notification Certification Affidavit](#)

[Peak Zone Change Presentation](#)

- 5B.I.**    [UVAR-23-0004](#)            Use Variance to allow an animal care facility use within an MX-M (Mixed-Use Medium) zone district consisting of 25,903 square feet located at 5929 Delmonico Drive.

Presenter:

Kerri Schott, Planner II, Development Review Enterprise.  
Peter Wysocki, Planning Director, Planning & Development Department

**Attachments:**

[Staff Report KLS Catology](#)

[Land Use Statement KLS Catology](#)

[PlanCOS Vision Map](#)

[7.5.527 USE VARIANCE](#)

[UV Catology CC Presentation staff](#)

[UV Catology Presentation Applicant](#)

- 5B.J.**    [ANEX-23-0005](#)            A resolution finding a petition for annexation of the area known as North Gate Boulevard Addition No. 8 Annexation consisting of 1.37 acres to be in substantial compliance with section 31-12-107(1), C.R.S. and setting a hearing date of November 14, 2023, for the Colorado Springs City Council to consider the annexation of the area. (Legislative)

Presenter:

Katelynn Wintz, Planning Supervisor Planning & Neighborhood Services  
Peter Wysocki, Planning & Neighborhood Services

**Attachments:**

[Resolution](#)

[Exhibit A](#)

[Annex Plat North Gate Blvd Add No 8](#)

[Northgate8 Vicinity](#)

**5B.K.** [ANEX-23-0006](#)

A resolution finding a petition for annexation of the area known as North Gate Boulevard Addition No. 9 Annexation consisting of 0.55 acres to be in substantial compliance with section 31-12-107(1), C.R.S. and setting a hearing date of November 14, 2023, for the Colorado Springs City Council to consider the annexation of the area. (Legislative)

Presenter:

Katelynn Wintz, Planning Supervisor Planning & Neighborhood Services

Peter Wysocki, Planning & Neighborhood Services

**Attachments:**

[Resolution](#)

[Exhibit A](#)

[Annex Plat North Gate Blvd Add No 9](#)

[Northgate9 Vicinity](#)

**5B.L.** [ANEX-23-0007](#)

A resolution finding a petition for annexation of the area known as Woodmen Road Addition No. 2 Annexation consisting of 1.6 acres to be in substantial compliance with section 31-12-107(1), C.R.S. and setting a hearing date of November 14, 2023, for the Colorado Springs City Council to consider the annexation of the area. (Legislative)

Presenter:

Katelynn Wintz, Planning Supervisor Planning & Neighborhood Services

Peter Wysocki, Planning & Neighborhood Services

**Attachments:**

[Resolution](#)

[ExhibitA](#)

[Annex Plat Woodmen Road Add 2](#)

[VicinityMap](#)

**6. Recognitions****6.A.** [23-540](#)

**Est. Time:** 10  
minutes

A Resolution in Support of Israel

Presenter:

Lynette Crow-Iverson, President Pro Tem and Councilmember At Large

**Attachments:**

[Resolution in Support of Israel](#)



- 6.B.**    [23-474](#)                    A Resolution recognizing October 2023 as Arts Month in the Pikes Peak Region  
**Est. Time:** 10 minutes

Presenter:  
Michelle Talarico, Councilmember District 3  
Angela Seals, Executive Director, Cultural Office of the Pikes Peak Region

**Attachments:**            [Arts Month in the Pikes Peak Region](#)

- 6.C.**    [23-526](#)                    A Resolution recognizing October 2023 as National Domestic Violence Awareness Month  
**Est. Time:** 10 minutes

Presenter:  
Lynette Crow-Iverson, President Pro Tem & Councilmember At Large  
Anne Markley, CEO, TESSA of Colorado Springs

**Attachments:**            [National Domestic Violence Awareness Month](#)

- 6.D.**    [23-525](#)                    Appointments to City Council Boards, Commissions, and Committees  
**Est. Time:** 10 minutes

Presenter:  
Randy Helms, Council President and Councilmember District 2

**Attachments:**            [101023 Boards Commissions and Committee Appointments](#)

## **7. Mayor's Business**

## **8. Citizen Discussion For Items Not On Today's Agenda**

## **9. Items Called Off Consent Calendar**

## **10. Utilities Business**

## **11 Unfinished Business**

## **12. New Business**

## **13. Public Hearing**

## **14. Added Item Agenda**

## **15. Executive Session**

**15.A.** [23-535](#)**Est. Time:** 1 hour

In accord with City Charter art. III, § 3-60(d) and its incorporated Colorado Open Meetings Act, C.R.S. § 24-6-402(4)(b), the City Council, in Open Session, is to determine whether it will hold a Closed Executive Session. The issue to be discussed involves consultation with the City Attorney for the purposes of receiving legal advice on specific legal questions regarding regulation of short term rentals.

The President of Council shall poll the City Councilmembers, and, upon consent of two-thirds of the members present, may conduct a Closed Executive Session. In the event any City Councilmember is participating electronically or telephonically in the Closed Executive Session, each City Councilmember participating in the Closed Executive Session shall affirmatively state for the record that no other member of the public not authorized to participate in the Closed Executive Session is present or able to hear the matters discussed as part of the Closed Executive Session. If consent to the Closed Executive Session is not given, the item may be discussed in Open Session or withdrawn from consideration.

Presenter:

Wynetta Massey, City Attorney

**Attachments:**

[23-535 Closed Session memo - 10-2-23](#)

**16. Adjourn**