



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, September 26, 2023

10:00 AM

Council Chambers

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

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 in addition to calling +1 720-617-3426 United States, Denver (Toll) and entering this Conference ID: 678 797 920#

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.G. [ZONE-23-0013](#)**

Ordinance No. 23-49 amending the zoning map of the City of Colorado Springs relating to 8.02 acres located at 5410 East Pikes Peak Avenue from BP/APZ-1 SS/AP-O (Business Park, Airport Accident Potential Zone-1 with Streamside and Airport Overlays) to LI/APZ-1 SS/AP-O (Light Industrial, Airport Accident Potential Zone-1 with Streamside and Airport Overlays)

Presenter:

Kyle Fenner, Senior Planner, Planning & Neighborhood Services
Department

Peter Wysocki, Director, Planning & Neighborhood Services
Department

Attachments:

[Cover Memo Stockpile Investments 2023.09.12](#)

[ORD_ZC_Stockpile Investments 9.12.23](#)

[Exhibit A - Stockpile Investments](#)

[Exhibit B - Stockpile Investments](#)

[Staff Report 5410 E Pikes Peak Ave Stockpile](#)

[Public Comment ZONE-23-0013 & MAPN-23-0003](#)

[Stockpile Vicinity Map](#)

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

4A.A. [ANEX-22-0001](#)

Ordinance No. 23-50 annexing the area known as Villages at Waterview North Addition No. 1 Annexation consisting of 144.82 acres located northeast of the Powers Boulevard and Bradley Road intersection.

(Legislative)

Related Files: ANEX-22-0001R, MAPN-22-0002, ZONE-22-0013, ZONE-22-0014, ZONE-22-0015, ZONE-22-0016, ZONE-22-0017, COPN-22-0002

Presenter:

Gabe Sevigny, Planning Supervisor, Planning & Neighborhood Services Department

Peter Wysocki, Planning Director, Planning & Neighborhood Services Department

Attachments:

[ORD_AnnexVillagesatWaterviewNorthAdditionNo1](#)

[Exhibit A - Legal Description](#)

[Exhibit B - Annexation Plat](#)

[Staff Report](#)

[Project Statement](#)

[Annexation Agreement](#)

[GeoHazard Study](#)

[Decades Map](#)

[7.6.203 Annexation Conditions](#)

4A.B. [ZONE-22-0013](#)

Ordinance No. 23-51 amending the zoning map of the City of Colorado Springs pertaining 20.45 acres establishing a LI/APZ1-AP-O (Light Industrial / Accident Potential Subzone-1 with Airport Overlay) zone district located northeast of the Powers Boulevard and Bradley Road intersection.

(Legislative)

Related Files: ANEX-22-0001, ANEX-22-0001R, MAPN-22-0002, ZONE-22-0014, ZONE-22-0015, ZONE-22-0016, ZONE-22-0017, COPN-22-0002

Presenter:

Gabe Sevigny, Planning Supervisor, Planning & Neighborhood Services Department

Peter Wysocki, Planning Director, Planning & Neighborhood Services Department

Attachments:

[ORD_ZC_VillagesatWaterviewNorthAdditionNo1 - LI](#)

[Staff Report](#)

[Exhibit A](#)

[Exhibit B](#)

[Project Statement](#)

[Over-All Zone Change Exhibit](#)

[GeoHazard Study](#)

[Decades Map](#)

[7.5.603.B Findings - ZC](#)

4A.C. [ZONE-22-0014](#)

Ordinance No. 23-52 amending the zoning map of the City of Colorado Springs pertaining to 27.65 acres establishing MX-L/APZ1-AP-O (Mixed-Use Large Scale / Accident Potential Subzone-1 with Airport Overlay) zone district located northeast of the Powers Boulevard and Bradley Road intersection.

(Legislative)

Related Files: ANEX-22-0001, ANEX-22-0001R, MAPN-22-0002, ZONE-22-0013, ZONE-22-0015, ZONE-22-0016, ZONE-22-0017, COPN-22-0002

Presenter:

Gabe Sevigny, Planning Supervisor, Planning & Neighborhood Services Department

Peter Wysocki, Planning Director, Planning & Neighborhood Services Department

Attachments:

[ORD_ZC_VillagesatWaterviewNorthAdditionNo1 - MX-L](#)

[Staff Report](#)

[Exhibit A](#)

[Exhibit B](#)

[Project Statement](#)

[Over-All Zone Change Exhibit](#)

[GeoHazard Study](#)

[Decades Map](#)

[7.5.603.B Findings - ZC](#)

4A.D. [ZONE-22-0015](#)

Ordinance No. 23-53 amending the zoning map of the City of Colorado Springs pertaining to 3.84 acres establishing PF-AP-O (Public Facilities with Airport Overlay) zone district located northeast of the Powers Boulevard and Bradley Road intersection.

(Legislative)

Related Files: ANEX-22-0001, ANEX-22-0001R, MAPN-22-0002, ZONE-22-0013, ZONE-22-0014, ZONE-22-0016, ZONE-22-0017, COPN-22-0002

Presenter:

Gabe Sevigny, Planning Supervisor, Planning & Neighborhood Services Department

Peter Wysocki, Planning Director, Planning & Neighborhood Services Department

Attachments:

[ORD_ZC_VillagesatWaterviewNorthAdditionNo1 - PF](#)

[Staff Report](#)

[Exhibit A](#)

[Exhibit B](#)

[Project Statement](#)

[Over-All Zone Change Exhibit](#)

[GeoHazard Study](#)

[Decades Map](#)

[7.5.603.B Findings - ZC](#)

4A.E. [ZONE-22-0016](#)

Ordinance No. 23-54 amending the zoning map of the City of Colorado Springs pertaining to 41.28 acres establishing R-5-AP-O (Multi-Family High with Airport Overlay) zone district located northeast of the Powers Boulevard and Bradley Road intersection.

(Legislative)

Related Files: ANEX-22-0001, ANEX-22-0001R, MAPN-22-0002, ZONE-22-0013, ZONE-22-0014, ZONE-22-0015, ZONE-22-0017, COPN-22-0002

Presenter:

Gabe Sevigny, Planning Supervisor, Planning & Neighborhood Services Department

Peter Wysocki, Planning Director, Planning & Neighborhood Services Department

Attachments:

[ORD_ZC_VillagesatWaterviewNorthAdditionNo1 - R-5](#)

[Staff Report](#)

[Exhibit A](#)

[Exhibit B](#)

[Project Statement](#)

[Over-All Zone Change Exhibit](#)

[GeoHazard Study](#)

[Decades Map](#)

[7.5.603.B Findings - ZC](#)

4A.F. [ZONE-22-0017](#)

Ordinance No. 23-55 amending the zoning map of the City of Colorado Springs pertaining to 23.28 acres establishing R-FLEX-MED-AP-O (R-Flex Medium with Airport Overlay) zone district located northeast of the Powers Boulevard and Bradley Road intersection.

(Legislative)

Related Files: ANEX-22-0001, ANEX-22-0001R, MAPN-22-0002, ZONE-22-0013, ZONE-22-0014, ZONE-22-0015, ZONE-22-0016, COPN-22-0002

Presenter:

Gabe Sevigny, Planning Supervisor, Planning & Neighborhood Services Department

Peter Wysocki, Planning Director, Planning & Neighborhood Services Department

Attachments:

[ORD_ZC_VillagesatWaterviewNorthAdditionNo1 - R-Flex Medium](#)

[Staff Report](#)

[Exhibit A](#)

[Exhibit B](#)

[Project Statement](#)

[Over-All Zone Change Exhibit](#)

[GeoHazard Study](#)

[Decades Map](#)

[7.5.603.B Findings - ZC](#)

4B. First Presentation:

- 4B.A.** [MAPN-23-0003](#) Establishment of the 5470 E. Pikes Peak Avenue/Stockpile Investments Land Use Plan for proposed Commercial and Industrial uses consisting of 12.56 acres located at 5410 E. Pikes Peak Avenue.

(Quasi-Judicial)

Related Files: ZONE-23-0013

Presenter:

Kyle Fenner, Senior Planner, Planning & Community Development

Attachments:

[Staff Report](#)

[Land Use Plan](#)

[Public Comment](#)

[Stockpile Vicinity Map](#)

[PlanCOS Vision Map](#)

[7.5.514 LAND USE PLAN](#)

- 4B.B.** [23-493](#) City Council Regular Meeting Minutes September 12, 2023

Presenter:

Sarah B. Johnson, City Clerk

Attachments:

[9-12-2023 City Council Meeting Minutes Final](#)

- 4B.C.** [23-361](#) An Ordinance 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](#)

4B.D. [23-007](#)

A Resolution of the City of Colorado Springs approving a Service Plan for the Waterview North Metropolitan District Nos. 1 and 2 serving an area west of Powers Boulevard and north of Bradley Road

Presenter:

Mike Tassi, Assistant Director, Planning & Neighborhood Services Department

Peter Wysocki, Director, Planning & Neighborhood Services Department

Attachments:

[Resolution](#)

[Waterview North MD Nos. 1 2 - Consolidated Service Plan 2023-08-22\(1249643.17\)](#)

[Redlines Waterview North MD Nos. 1 & 2 - Service Plan, 2023-06-28\(1327541.1\)](#)

[Revised Transmittal Letter for Waterview North MD Nos. 1 2 2023-08-22\(1280230.11\)](#)

[Staff PowerPoint Waterview North Nos 1 and 2](#)

4B.E. [23-477](#)

The City Clerk reports that on August 30, 2023 there was filed with her a petition for the annexation of 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:

[1 -Black Forest Rd Addition No 2 - Annexation Petition.pdf](#)

[3 - Black Forest Rd Addition No 2 - VICINITY MAP.pdf](#)

[LegalDesc BlackForestRoadAdd2.pdf](#)

[AnxPlat_V2_6.29.2023.pdf Black Forest.pdf](#)

4.B.F [23-503](#)

Request for approval of settlement amount in Case No. 22CV31701

Presenter:

Wynetta Massey, City Attorney/Chief Legal Officer

5. Recognitions

- 5.A. [23-451](#) A Resolution to support October 2023 as Fire Prevention month in the City of Colorado Springs
Est. Time: 30 minutes

Presenter:

Randy Helms, City Council President and District 2 Representative
Randy Royal, Fire Chief, Colorado Springs Fire Department
Kris Cooper, Deputy Fire Marshal, Colorado Springs Fire Department
Sunny Smaldino, Community Education & Outreach Supervisor, Colorado Springs Fire Department

Attachments: [2023 CSFD Fire Prevention Month Resolution](#)

- 5.B. [23-489](#) A Resolution recognizing October 2023 as Police Appreciation Month
Est. Time: 15 minutes

Presenter:

Dave Donelson, Councilmember District 1

Attachments: [Police Appreciation Month](#)

- 5.C. [23-475](#) A Resolution recognizing September 30 through October 9 as Creek Week 2023
Est. Time: 15 minutes

Presenter:

David Leinweber, Councilmember At Large
Hannah Mooney, Watershed Outreach Coordinator

Attachments: [Creek Week](#)

- 5.D. [23-490](#) Councilmember Appointments to Boards, Commissions, and Committees
Est. Time: 5 minutes

Presenter:

Randy Helms, Council President and Councilmember District 2

Attachments: [092623 Boards Commissions and Committee Appointments](#)

6. Mayor's Business

7. Citizen Discussion For Items Not On Today's Agenda

8. Items Called Off Consent Calendar

9. Utilities Business

10. Unfinished Business

11. New Business

11.A. [23-390](#)
Est. Time: 15
Minutes

A Resolution of the City of Colorado Springs approving a Service Plan for the Evergreen Ridge Metropolitan District serving an area east of South 26th Street and north of Wheeler Avenue.

Presenter:

Mike Tassi, Assistant Director- Planning & Neighborhood Services Department

Peter Wysocki, Director, Planning & Neighborhood Services Department

Attachments:

[Resolution](#)

[Attachment 1 - Page 1 of DP](#)

[Staff PowerPoint Evergreen Ridge - work session](#)

[Transmittal Letter for Evergreen Ridge MD 2023-07](#)

[REDLINE - Service Plan for Evergreen Ridge Metropolitan District](#)

[Revised-Service Plan for Evergreen Ridge Metro District.pdf](#)

12. Public Hearing

Mesa Highlands Project--30 Minutes

12.A. [ZONE-23-0011](#)

Ordinance No. 23-48 amending the zoning map of the City of Colorado Springs pertaining to 28.9 acres located at the southeast corner of West Fillmore Street and Centennial Boulevard from PUD (Planned Unit Development) to MX-L/WUI-O (Mixed-Use Large Scale with Wildland Urban Interface Overlay).
(Quasi-Judicial)

Presenter:

Tamara Baxter, Senior Planner, Planning and Community Development Department
Peter Wysocki, Planning Director, Planning and Community Development Department

Attachments:

[CC Memo First Reading for Mesa Highlands ZC_9.12.23](#)

[Exhibit A - Legal Description](#)

[Exhibit B - Zone Amendment Map](#)

[Staff Report](#)

[Public Comment](#)

[Public Comment Response](#)

[Context Map](#)

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

[ORD_ZC_Mesa Highlands_9.12.23_updated](#)

12.B. [MAPN-23-0004](#)

The establishment of the Mesa Highlands Land Use Plan for a proposed religious institution, office/medical office, multi-family residential and private open space consisting of 28.9 acres located at the southeast corner of West Fillmore Street and Centennial Boulevard.

(Legislative)

Presenter:

Tamara Baxter, Senior Planner, Planning and Community Development Department
Peter Wysocki, Planning Director, Planning and Community Development Department

Attachments:

[Staff Report](#)

[Exhibit A - Legal Description](#)

[Exhibit B - Zone Amendment Map](#)

[PUD Zone Plan](#)

[Land Use Plan](#)

[Project Statement](#)

[Public Comment](#)

[Public Comment Response](#)

[Additional Public Comment 7.30.23](#)

[Context Map](#)

[PlanCOS Vision Map](#)

[7.5.514 LAND USE PLAN](#)

13. Added Item Agenda**14. Executive Session****15. Adjourn**