



City of Colorado Springs

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

Meeting Minutes - Final-revised Council Work Session

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.

Monday, June 8, 2015

1:00 PM

Council Chambers

1. Call to Order

- Present** 8 - Councilmember Larry Bagley, President Merv Bennett, Councilmember Helen Collins, President Pro Tem Jill Gaebler, Councilmember Keith King, Councilmember Don Knight, Councilmember Bill Murray, and Councilmember Tom Strand
- Excused** 1 - Councilmember Andy Pico

2. Changes to Agenda

There were no Changes to the Agenda.

3. Regular Meeting Comments

Eileen Gonzalez, City Council Administrator, stated an added agenda item relating to the Independent Ethics Commission findings will be included on the agenda for the City Council meeting tomorrow.

4. Review of Previous Meeting Minutes

The Meeting Minutes were approved as presented.

5. Executive Session

A) Open

A)A. [15-00314](#) James A. Reed, P.C. v. City, et al.; 2015CV31118

Consensus of Council agreed with the recommendation of the Civil Action Investigation Committee to authorize the City to represent the City and named officers as required by the Colorado Governmental Immunity Act and the Peace Officers Liability Act.

B) Closed

There was not a Closed Executive Session.

6. Staff and Appointee Reports

6.A. [15-00238](#) Agenda Planner Review

Ms. Gonzalez stated the Agenda Planner Review is included in the Council packets. Councilmember Murray requested an update on the public input plan for the Cable Franchise Agreement. Ms. Gonzalez will make sure this is included in a future agenda.

7. Presentations for General Information**7.A. [15-00229](#) Girls of the West, Pikes Peak Range Riders and Pikes Peak or Bust Rodeo**

Dick Rackley with the Pikes Peak Range Riders presented a brief history of the Pikes Peak Range Riders whose goal is to promote the Pikes Peak or Bust Rodeo. Ralph Braden, member of the Pikes Peak or Bust Rodeo Board, provided an overview of the activities centered around the Pikes Peak or Bust Rodeo. Corliss Palmer with the Girls of the West introduced Rachel Braaten, Girl of the West, and Allison Mitchell, Aide to Girl of the West who provided a promotional presentation about the Pikes Peak or Bust Rodeo.

Council President Bennett expressed appreciation for the Pikes Peak or Bust Rodeo Foundation's help with keeping Colorado Springs in touch with our Western Heritage.

7.B. [15-00272](#) City of Colorado Springs/El Paso County Continuum of Care Update

Shawna Kemppainen, Executive Director of Urban Peak, provided an update on the activities of the organization addressing homelessness in the City. Anne Beer, Continuum of Care Administrator, provided information on an upcoming conference addressing homelessness.

7.C. [15-00298](#) Community input survey on 2016 City Budget priorities

Jacob Anderson, representing the City Strategic Advisory Team, presented a summary of the plan to engage community members in setting City budget priorities and provided illustrations of the citizen engagement survey website. Mr. Anderson requested Councilmembers encourage constituents to participate in the survey.

Council President Pro Tem Gaebler requested hard copies of the survey be provide for distribution at town hall meetings. Mr. Anderson stated the Granicus Citizen Engagement tool will be used in future surveys.

Councilmember Bagley stated he took the survey on-line last night and found the videos to be very helpful and the questions well worded. He requested a direct link to the survey from the City's homepage be added to allow easier citizen access to the survey. Mr. Anderson stated a link to the survey has been added to the home page and that other forms of social media will also provide direct links to the survey.

7.D. [15-00214](#) 2040 Regional Transit Plan

Craig Blewitt, Transit Services Manager, provided a brief overview of the Regional Transit Plan.

Brian Vitulli, Planning Supervisor, Transit Services, provided additional information about the Plan including background, goals, needs, challenges and opportunities to improve transit in the City. The Plan will be adopted by the PPACG Board next month.

Council President Bennett clarified this plan does not require Council approval. Mr. Vitulli confirmed this.

Council President Pro Tem Gaebler stated, as the Councilmember involved with the development of this plan, she supports this. She requested ATAC and CTAB Board perspectives be included in future presentations. Mr. Vitulli stated he can provide the requested information showing they were included in the Plan.

Councilmember Knight encouraged the use of more economical buses that more closely fit the ridership without decreasing wheelchair capacity and requested improved service along the Power's corridor.

Discussion continued between Council and Mr. Vitulli about transportation service and needs in the community. Mr. Vitulli stated the transit system evaluates the service needs twice a year and makes service changes based on customer feedback.

8. Items for Introduction

8.A. [15-00321](#) Amended Gold Hill Mesa Urban Renewal Plan
(Legislative Matter)

Res/Ord Number: 68-15

Peter Wysocki, Director of Planning and Development, provided a

request to amend the Gold Hill Mesa Urban Renewal Plan including a bifurcation of the residential and commercial developments. Mr. Wysocki stated further action to finalize the Urban Renewal Agreement will follow the actions taken by Council on June 23, 2015. Mr. Wysocki confirmed the amended plan has been approved unanimously by both the Urban Renewal Authority and the Planning Commission.

Jim Rees, Executive Director, Colorado Springs Urban Renewal Authority, responded to Councilmembers questions about the proposed amendments to the development plan, including funding sources and the unique needs of the property. Mr. Rees explained the decision to be made at the next Council meeting is whether to allow the development plan to be amended as outlined in Mr. Wysocki's presentation, details on the financial implications will be decided by Council at a later date.

Councilmember Knight stated he could not vote for declaring barren ground blighted and requested meetings with staff to consider other economic development tools to help promote this land. Mr. Wysocki requested Council look at this parcel from a different perspective and consider the holistic area to include the surrounding areas and developments, and do something that fits the in-fill and comprehensive plans for the City.

Councilmember Murray requested an analysis of what the City can expect to gain from the development of this property if the City assists the developer with this development. Mr. Rees stated the updated development plan in the November meeting will provide an analysis of the financial expectations and request the portion of tax that will be used to benefit this area.

Councilmember King asked about the likelihood of the commercial area being developed without this change and how this change will affect the residential area. Mr. Rees stated the planned commercial development has been stagnant for years and will not happen without a plan change and that the commercial development will be beneficial to the residential area, making it a more desirable place to live and will not affect the residential taxes.

Anne Ricker, Ricker Cunningham, the consultant firm hired to provide consultation advice on this property, stated the original tax incremental financing for the residential area will not change. Ms. Ricker further explained how, from a technical perspective, this is considered an infill

project and the cost of rehabilitating this area is high. Ms. Ricker also responded to Councilmembers questions regarding the financial prospects of the property and explained the difference between barren and blighted land.

Bob Willard, Developer for Gold Hill Mesa, provided additional information on the financial hardships faced by the development group for this area. Mr. Willard explained commercial development plans in conjunction with the proposed amended development plan are still being finalized.

8.B. [15-00322](#) Gold Hill Mesa Commercial Project Urban Renewal Plan
(Legislative Matter)

Res/Ord Number: 69-15

Please see comments in agenda item 8.A.

9. Items Under Study

There were no Items Under Study.

10. Councilmember Reports and Open Discussion

Council President Bennett stated several Councilmembers went on the Utilities Board Homestake Tour last Friday which he feels was very beneficial to Council.

Council President Bennett stated he received a call from Mayor Suthers asking if Council would benefit from having a designated full time attorney and informing him of his plans to attend the Council Staff Work Plan Review meeting tomorrow.

Councilmember Strand stated he took a trial ride on the Bustang route to Denver and expressed appreciation and positive expectations for this service.

Councilmember Murray requested permission to use a portion of his Council funds to attend the Smart Cities Week in Washington September 14-16, 2015. Consensus of Council agreed to this expenditure of funds.

11. Adjourn