



City of Colorado Springs

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

Meeting Minutes Council Work Session

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Monday, April 10, 2023

10:00 AM

Council Chambers

How to Watch the Meeting

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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

- Present** 7 - Councilmember Yolanda Avila, Councilmember Dave Donelson, President Randy Helms, Councilmember Nancy Henjum, Councilmember Bill Murray, President Tom Strand, and Councilmember Wayne Williams
- Excused** 2 - Councilmember Stephannie Fortune, and Councilmember Mike O'Malley

2. Changes to Agenda

There were no Changes to Agenda.

3. Regular Meeting Comments

There were no Regular Meeting Comments.

4. Review of Previous Meeting Minutes

- 4.A. [23-182](#) City Council Work Session Meeting Minutes March 13, 2023

Presenter:
Sarah B. Johnson, City Clerk

Attachments: [3-13-23 City Council Work Session Meeting Minutes Final](#)

The minutes of the March 13, 2023 Work Session were approved by Consensus of City Council.

5. Executive Session

5A. Open

There was no Open Executive Session.

5B. Closed

There was no Closed Executive Session.

6. Presentations for General Information**6.A. [23-169](#) State of Colorado Division of Fire Prevention and Control**

Presenter:

Brenda Wasielewski, Battalion Chief, Pikes Peak Region, Division of Fire Prevention and Control

Brenda Wasielewski, Battalion Chief, Pikes Peak Region, Division of Fire Prevention and Control (DFPC), provided an overview of the State of Colorado DFPC, Wildland Fire Management Section, planning, preparedness, training, response, technical assistance, response resources, funding support, coordination with local/federal agencies, prescribed fire, operations, aviation, preparedness, and TAVA Module.

President Pro Tem Helms asked how someone could become involved in the State DFPC. Ms. Wasielewski stated they can participate in one of their local academies which they hold every January and they can find more information on their website, Facebook, and Instagram page.

President Pro Tem Helms asked if aviation assets were involved in the 403 Fire. Ms. Wasielewski confirmed they were, but were ineffective due to the high winds.

Councilmember Donelson asked if their unit would always be involved with wildland fire outside of City limits. Ms. Wasielewski it would be wildland fire and they are able to support the entire nation, but they are focused on the five counties in the Pikes Peak Region.

Councilmember Donelson asked how many total state firefighters there are and what the last fire they were involved in. Ms. Wasielewski stated approximately one hundred to two hundred and the 403 Fire.

Councilmember Murray asked what are the capabilities of the FIREHAWK. Ms. Wasielewski stated it is a Type 1 helicopter built for wildland fire and search and rescue.

Councilmember Murray asked if they have any satellite imagery capabilities. Ms. Wasielewski confirmed they do as well as other technologies they utilize.

Councilmember Avila asked how they coordinate with the Pikes Peak Regional Office of Emergency Management and other agencies. Ms. Wasielewski stated she goes to meetings and shares information through chains of command. She stated her focus is suppression, response, and preparedness, not consequence management.

6.B. [23-190](#) Annual Update from VisitCOS

Presenter:

Doug Price, President and CEO, VisitCOS

Attachments: [Q4 22 VCOS KPI Presentation](#)

Doug Price, President and CEO, VisitCOS, presented the 2022 fourth quarter Key Performance Indicator (KPI) report which reflected results through December 2022. He gave an overview of Lodging and Auto Rental Tax (LART), Revenue per Available Room (RevPAR), and group sales.

Melissa Williams, Director of Marketing, VisitCOS, provided an overview of marketing, communications, partnership, and visitor services.

Councilmember Avila asked how much of an impact is caused by the short-term rentals and Airbnb. Ms. Williams stated it was a point of contention for lodging properties for a while, but as it relates to attracting visitors, it does not seem to impact the City as a destination.

Councilmember Henjum requested additional information regarding the new website. Ms. Williams stated they launched the new website in April 2022 and they discovered fairly quickly that the website traffic had taken a hit and the Search Engine Optimization (SEO) management had not been handled correctly by the company they had paid to manage it. She stated there was also a number of website architecture restructuring where navigation and redirects were not working properly.

Councilmember Murray asked if the City expects to see a dramatic growth or a tempering of growth of tourism for 2023 and 2024. Mr. Price stated the forecast for 2023 is strong, but there is still a concern regarding labor in the industry and advance bookings for 2024 continues to look very strong.

Councilmember Murray recommended the LART be increased. Mr. Price stated it will ultimately be up to City Council to decide when the right

time is to increase the LART.

President Strand asked what the LART rate is currently and how long it has been at that rate. Mr. Price stated the lodging is at two percent and the automobile rental tax is at one percent and has been those rates since 1980.

President Strand asked how the City's LART compares to other LART cities. Mr. Price stated out of 150 cities, Colorado Springs ranked at 141.

Councilmember Williams asked where the City would rank if the LART was doubled. Mr. Price stated 128.

Councilmember Avila stated the City is within the top ten of the world's destination cities and it behooves the City to collect the revenue associated with that.

Councilmember Avila requested additional information regarding the task force for people with disabilities and creating equity amongst tourists. Mr. Price stated they discovered last year that across the United States, people with mobility and accessibility issues spend approximately \$58 billion per year which made them look at how accessible their tourism sites are and are planning to have Wheel the World evaluate thirty of their hotels to make sure they are doing everything they can to make everyone feel welcome.

7. Staff and Appointee Reports

7.A. [23-199](#) Agenda Planner Review

Presenter:

Sarah B. Johnson, City Clerk

Attachments: [Agenda Planner Review 4-10-23](#)

Councilmember Donelson requested a presentation in May 2023 regarding murals and graffiti along Platte Avenue in the old Knob Hill area due to citizen concerns.

Councilmember Henjum recommended that Planning and Community Development Department and the Public Arts Commission be included in that discussion.

8. Items for Introduction

8.A. [23-163](#) A resolution of the City Council of the City of Colorado Springs,

Colorado approving the issuance of Lowell Metropolitan District Limited General Obligation Refunding Term Loan and Limited Tax General Obligation Refunding Bonds in an aggregate amount not to exceed \$7,120,000 and related bond documents for a district located in the southeastern area of downtown Colorado Springs.

Presenter:

Carl Schueler, Comprehensive Planning Manager

Peter Wysocki, Planning and Community Development Director

Attachments: [Resolution](#)

[Lowell MD Refinancing-Staff PP](#)

[Transmittal Letter, 2023-03-15](#)

[Transaction Summary to City - Lowell MD as of 2.13.23](#)

[NBH Bank Lowell MD Term Sheet 12.14.22](#)

[Senior Indenture - Lowell MD \(2022\) \(Jan 31 2023 v3\)](#)

[Subordinate Indenture - Lowell MD \(Jan 31 \)](#)

[PLOM \(01.3.23\) v2](#)

[Signed Resolution No. 63-23.pdf](#)

Carl Schueler, Comprehensive Planning Manager, Planning and Community Development Department, presented the Resolution approving the issuance of Lowell Metropolitan District Limited General Obligation Refunding Term Loan and Limited Tax General Obligation Refunding Bonds in an aggregate amount not to exceed \$7,120,000 and related bond documents for a district located in the southeastern area of downtown Colorado Springs. He provided an overview of the district, location, district boundaries, district background/history, recent development status, 2004 bonds, refinancing summary, questions/comments from the Budget Committee, and next steps.

Chris Cipoletti, President, Lowell Metropolitan District Board, stated the Board is in unanimous support of this proposed refinancing.

President Strand asked how many members are on the District Board. Mr. Cipoletti stated there are three members.

President Strand asked what the impact would be if the refinancing was not approved. Mr. Cipoletti stated they would be paying the tax in perpetuity.

Councilmember Henjum asked if the district had a website. Mr. Cipoletti stated they are currently working with the state to get one.

Councilmember Henjum asked if the residents have been notified of this item. Mr. Cipoletti stated there is no impact to the residents and their taxes will remain the same, but there will eventually be a sunset.

9. Items Under Study

There were no Items Under Study.

10. Councilmember Reports, Open Discussion and Takeaways

Councilmember Murray requested an update regarding the status of the April 4, 2023 General Municipal Election. Sarah B. Johnson, City Clerk, stated they are currently within the eight-day post-election cure period to allow for registered voters to sign their already returned ballot envelopes if they forgot to do so, and for overseas military/citizens, and missionaries to return their ballots since it takes longer for those ballots to get here.

Councilmember Henjum asked when the ballots for the Mayoral Runoff Election will be mailed. Ms. Johnson stated per City Code, they will be mailed out between April 21, 2023 and May 1, 2023 and the election will be held May 16, 2023.

Councilmember Williams asked why the ballots received during the cure period are not counted as they come in. Ms. Johnson stated they are counted in batches in order to maintain the secrecy of the ballot as is intended by the Constitution. She also provided an overview of the 2021 cure period in which 142 signatures were cured and 5 military/overseas/missionaries ballots were received.

Councilmember Murray asked what is a Canvassing Board, who is on it, and what is its purpose. Ms. Johnson stated the Canvassing Board provides oversight and certification of the lengthy documentation of everything which occurred during the electoral process including the vote totals. She stated per state statute Title 31, the Board consists of the Mayor, as long as they are not a candidate, and the City Clerk.

President Strand asked what percentage of registered voters voted in this election and what was the total number. Ms. Johnson stated 35.15 percent turnout which equaled 109,638 returned ballots. She stated on Monday, April 3, 2023, the City Clerk's Office received over 16,000 ballots, and on election day, April 4, 2023, there were over 30,000

ballots received which is why they were unable to finish counting those on Tuesday.

President Strand asked if there has been a request for a recount and if there is a deadline to request one. Ms. Johnson stated there has been no official request at this time, the deadline is ten days from the date of the election, and the City Clerk's Office has five days to complete it.

Councilmember Avila asked if registered voters who did not vote in the April 4, 2023 General Municipal Election would be able to vote in the May 16, 2023 Mayoral Runoff Election. Ms. Johnson confirmed they would.

Councilmember Henjum asked if there is a budget for voter education to increase voter turnout and participation. Ms. Johnson stated it is very personal as to whether or not someone chooses to vote, she thinks communication is candidate/issue driven, and expressed appreciation for the efforts of the Communication Department to get the word out.

Councilmember Williams stated that the May 16, 2023 Mayoral Runoff Election is completely independent of the April 4, 2023 General Municipal Election so regardless of how a person voted in the first election, those votes are not carried over to the second election.

Councilmember Williams asked if a recount would delay when Uniformed and Overseas Citizens Absentee Voting Act (UOCAVA) are able to be mailed out. Ms. Johnson confirmed it would.

Councilmember Donelson requested a future discussion regarding quasi-judicial items which go on the Consent Calendar if there is a unanimous approval by the Planning Commission and a follow up on the information he requested regarding any previous history of fire or police employees which have requested the City represent them in a criminal case. Ben Bolinger, Legislative Counsel, City Attorney's Office, stated he will provide that information. Councilmember Donelson requested information regarding the difference between gender identity and gender expression as listed in one of the "Whereas" statements in the Resolution recognizing Fair Housing Month for the April 11, 2023 City Council meeting. He also read a letter from a citizen who lives near Babilonia Bar and Grill, now the Paradise Nightclub and Restaurant describing the chaos caused by patrons and the venues booked there.

Councilmember Avila stated she attended the retirement ceremony for Jim Reid, Pikes Peak Office of Emergency Management (PPOEM) and groundbreaking ceremony for Panorama Heights, participated in a panel for the Pikes Peak Women's Leadership Program, and gave an introduction for the Sertoma Club.

President Strand stated he attended the Colorado Springs Fire Department (CSFD) promotion ceremony.

President Pro Tem Helms expressed appreciation for the CSFD promotions and the Trails, Open Space, and Parks (TOPS) extension issue being passed by the voters.

Councilmember Henjum stated she attended the groundbreaking ceremony for Panorama Heights and Artspace, dedication of the Parkinson's Butterfly in Nancy Lewis Park for Parkinson's Awareness Month, participated in the Sparkhire process for the position of Director of PPOEM, strategic planning process for the Fountain Creek Watershed District, and attended a mental health retreat for elected officials in Marble, CO, and sponsored by the Mental Health Collaborative.

Councilmember Williams expressed appreciation to the voters for passing the TOPS extension issue, congratulated the forwarding members of City Council, stated he visited with the Humane Society of the Pikes Peak Region, attended the Floor and Décor ribbon cutting ceremony, Jim Reid's retirement ceremony, CSFD promotion ceremony, dedication of the Parkinson's Butterfly, City Council farewell reception, Living Christ Easter Experience at the Church of Jesus Christ of Latter Day Saints, Duncan Bremmer's 80th birthday celebration and the Sinton Trail ribbon cutting ceremony. Councilmember Williams also expressed appreciation for everyone who serves the public.

President Strand thanked City Council staff for the farewell reception held at Patty Jewett Golf Course.

11. Adjourn

There being no further business to come before City Council, Council adjourned.

Sarah B. Johnson, City Clerk