



COLORADO

Department of Transportation

Region 2

Traffic & Safety – Permits Unit

I-25A/MP 151.69
City of Colorado Springs

March 27, 2026

Allison Stocker, Planner (allison.stocker@coloradosprings.gov)
City of Colorado Springs Planning and Community Development
30 South Nevada Ave, Suite 701
Colorado Springs, CO 80903

RE: Briargate/Voyager
Land Use Plan (LUPL-25-0010)

Allison,

I am in receipt of a referral request for comments regarding the land use and rezone plans for Briargate Parkway and Voyager Parkway Development proposed to be located at the intersection of Briargate Parkway and Voyager Parkway, south of Springcrest Road. The project is proposed to include 223 multifamily dwelling units in Colorado Springs, El Paso County. The submittals for Briargate Parkway and Voyager Parkway Development have been reviewed by CDOT. The comments from our letter dated March 17, 2026, remain the same. They are as follows:

Hydraulics

On July 1, 2025, a planning referral letter was sent from CDOT to the City of Colorado Springs requesting a drainage report to analyze any downstream impacts to I25 and ramps be submitted.

In the latest submittal package, the “CDOT 2nd Referral Comments Response Letter” dated February 18, 2026, stated the project team provided a drainage report with the revised application. However, CDOT did not receive the drainage report submittal.

Therefore, the Hydraulics comment from our letter dated July 1, 2025, remains the same with the request to provide CDOT with a drainage report to analyze any downstream impacts to I25 and ramps.

Access

A CDOT Access Permit may be required for this development. Per the response letter mentioned above, it is acknowledged that that project traffic only increases existing traffic volumes to and from the ramps at Interstate 25 and Briargate Parkway by 1.2% and there were no CDOT intersections studied in the traffic study.

CDOT has no objections to the approval of the Land Use Plan. However, further hydraulics analysis/ reports will be required to be submitted and approved by CDOT prior to the development plan being finalized.

Please contact me at 719-248-0318 or teresa.guagliardo@state.co.us with any questions.

Sincerely,

Teresa Guagliardo

Teresa Guagliardo
CDOT R2 Access Manager

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