



# City of Colorado Springs

## Regular Meeting Agenda - Final 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, September 10, 2019

10:00 AM

Council Chambers

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**1. Call to Order**

**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.A. [CPC PUZ  
19-00029](#)**

Ordinance No. 19-56 amending the zoning map for the City of Colorado Springs pertaining to 23.46 acres located northeast of the intersection of Running Water Drive and New Life Drive from A (Agricultural) to PUD (Planned Unit Development; single-family detached residential, 3.5-8 dwelling units per acre, 35-foot maximum building height).

(QUASI-JUDICIAL)

Related Files: CPC MP 06-00219-A9MJ19, CPC PUD 19-00030

Presenter:

Peter Wysocki, Director of Planning and Community Development  
Katie Carleo, Principal Planner, Planning and Community Development

**Attachments:** [ZC\\_ORD\\_FlyingHorseCapriParcel13](#)  
[EXHIBIT A\\_Legal](#)  
[EXHIBIT B\\_Zone Change Depiction](#)

**4A.B.** [CPC V  
19-00044](#)

Ordinance No. 19-58 vacating a public right of way of an east-west running alley located south of Lot 13 in the Bristols Subdivision of Blocks 229 and 231 Addition No. 1 in the City of Colorado Springs consisting of 0.034 of an acre.

(Legislative)

Presenter:

Peter Wysocki, Director, Planning and Community Development  
Matthew Fitzsimmons, Planner II, Urban Planning Division

**Attachments:**

[V\\_ROW\\_ORD\\_418EWillamette](#)

[Exhibit A - Legal Description](#)

[Exhibit B - Vacation Plat](#)

**4A.C.** [CPC ZC  
19-00049](#)

Ordinance No. 19-59 changing the zone for Switchback Coffee from R2/UV (Two Family Residential with a previously approved Use Variance) to C5/cr (Intermediate Business with conditions of record) for the 5,740 square foot property located at 330 and 332 North Institute Street.

(QUASI-JUDICIAL)

Related Files: CPC ZC 19-00049, CPC UV 03-00120-A1MN19, and CPC NV 19-00051

Presenter:

Peter Wysocki, Director of Planning and Community Development  
Ryan Tefertiller, Planning Manager, Planning and Community Development

**Attachments:**

[ZC\\_ORD\\_SwitchbackCoffe](#)

[Exhibit A - Legal Description](#)

[Exhibit B - Zone Change](#)

[Switchback Coffee Vicinity Map](#)

**4B. First Presentation:****4B.A.** [19-537](#)

City Council Regular Meeting Minutes August 27, 2019

Presenter:

Sarah B. Johnson, City Clerk

**Attachments:**

[8-27-2019 City Council Meeting Minutes Final.pdf](#)

- 4B.B.** [19-429](#) Request to Establish a Public Hearing Date for the Consideration of Resolutions Setting Water, and Wastewater Rates and Certain Changes to Electric Rate Schedules and Utilities Rules and Regulations Within the Service Areas of Colorado Springs Utilities

Presenter:

Tamela Monroe, Chief Planning and Finance Officer  
Aram Benyamin, Chief Executive Officer

- 4B.C.** [19-486](#) An ordinance amending Ordinance No. 18-118 (2019 Appropriation Ordinance) for a supplemental appropriation to the Colorado Springs Airport Capital Improvement Program fund in the amount of \$2,700,000 for Airport Land Development and the Airport Master Plan

Presenter:

Charae McDaniel, Chief Financial Officer  
Troy Stover, Assistant Director of Aviation

**Attachments:**

[8-1-19-Airport Land Development Ordinance-pdf](#)  
[Land Use Study Scope.pdf](#)  
[Budget supplemental City Council 08.15.2019v2](#)  
[AAC-LetterofSupportSupplemental 08202019](#)

- 4B.D.** [19-508](#) An Ordinance of the City of Colorado Springs, Colorado providing for the refunding of certain outstanding Utilities System Revenue Bonds of the City; providing for the extension, betterment, other improvement and equipment of the City of Colorado Springs Utilities System; providing for the issuance and sale of the City of Colorado Springs, Colorado, Utilities System Refunding Revenue Bonds, Series 2019A in an aggregate principal amount not to exceed \$110,000,000, payable solely out of the net revenues to be derived from the operation of the City of Colorado Springs Utilities System; authorizing the execution by the City of a Paying Agent Agreement, a Bond Purchase Agreement and an Official Statement related thereto; and providing other matters relating thereto:

Presenter:

Tamela Monroe, Chief Planning and Financial Officer, Colorado Springs Utilities  
Aram Benyamin, Chief Executive Officer, Colorado Springs Utilities

**Attachments:**

[CSU 2019A Bond Ordinance 4834-5197-4812 4](#)

## **5. Recognitions**

- 5.A. [19-517](#) A proclamation recognizing the opening of The Ronald McDonald House

Presenter:  
Tom Strand, City Council Member

Attachments: [Ronald McDonald House Opening - 2019 - FINAL](#)

- 5.B. [19-516](#) A Proclamation Celebrating Constitution Day

Presenter:  
Wayne Williams, City Council Member

Attachments: [Constitution Day 2019](#)

- 5.C. [19-482](#) A resolution of appreciation for Jody Sanchez-Skamarak on the occasion of her retirement from the City of Colorado Springs.

Presenter:  
Karen Palus, Director of Parks, Recreation, and Cultural Services, with the Parks, Recreation, and Cultural Services Department

Attachments: [Skamarak Resolution](#)

- 5.D. [19-560](#) A resolution for the appreciation of Kenneth J. Burgess on the occasion of his retirement from the City of Colorado Springs

Presenter:  
Wynetta Massey, City Attorney, City Attorney's Office

Attachments: KBurgessRetiree Resolution

## **6. Citizen Discussion**

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

- 7.A. [19-555](#) Spirit of the Springs Award for Cris Barnhart

Presenter:  
Mayor John Suthers

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

## **9. Utilities Business**

## **10. Unfinished Business**

**10.A. [19-476](#)**

Ordinance No. 19-57 Authorizing and Approving The Lease-Purchase Of Certain Property and the Execution of Documents Related Thereto by the City of Colorado Springs, Colorado, in Connection With the Issuance of Certificates of Participation, Series 2019, in an Aggregate Principal Amount of Not To Exceed \$12,500,000; Ratifying Action Previously Taken Concerning Such Matters; And Providing For Other Matters Related Thereto

Presenter:

Charae McDaniel, Chief Financial Officer

Tom Florczak, Deputy City Attorney

**Attachments:**

[Colorado Springs 2019 COPs - City Authorizing Ordinance.doc](#)

[Redline 4838-2539-9963v4 Colorado Springs 2019 COPs - City Authorizing Or](#)

[Colorado Springs 2019 COPs - Indenture.doc](#)

[Colorado Springs 2019 COPs Site Lease \(Governmental - A\).docx](#)

[Colorado Springs COPs 2019 - Lease Purchase Agreement \(Governmental - A\)](#)

[2019 Fire and Ice COP - presentatioin.pptx](#)

**11. New Business****11.A. [19-398](#)**

An ordinance organizing the MW Retail Business Improvement District and appointing an initial Board of Directors. (Legislative Item)

Presenter:

Peter Wysocki, Director of Planning and Community Development

Carl Schueler, Comprehensive Planning Manager, Planning & Community Development Department

**Attachments:**

[Ordinance\\_MWRetailBID](#)

[Exhibit A- 2019 07 12 - Executed Petition for Organization - MW Retail BID\(370\)](#)

[Exhibit B- 2019 08 01 - Notice of Hearing on Petition for Organization - MW Ret](#)

[Exhibit C- Operating Plan and Budget - MW Retail BID](#)

[Exhibit D- Special District Policy](#)

[Attachment 1- Transmittal Letter](#)

[Attachment 2- Redline BID Operating Plan](#)

[Attachment 3- MW Retail BID Public Improvements Cost Estimate](#)

[BID 2019 O&M Mill Levies](#)

[MW Retail BID PP](#)

**11.B.** [19-515](#)

A Resolution Amending Resolution 52-19 to Allow an Increase in the Maximum Amount Debt Authorized by Copper Ridge Metropolitan District in the Form of Tax Increment and Sales Tax Supported Revenue Bonds. (Legislative)

## Presenters:

Peter Wysocki, AICP, Planning and Community Development Director  
Carl Schueler, Comprehensive Planning Manager, Planning and Community Development

**Attachments:**

[Amended Copper Ridge Metro Debt Resolution9-10-19](#)

[Transmittal letter 082019](#)

[Original Resolution 52-19](#)

[Powers total cost with Wildcat Bid 081919](#)

[CRMD Cash Flow Model 8.16.19 \\$70M](#)

[Powerpoint](#)

**12. Public Hearing**

- 12.A. [CPC PUZ 19-00032](#) An ordinance amending the zoning map of the City of Colorado Spring pertaining to 0.63 of an acre located at the northeast corner of South Sierra Madre Street and West Fountain Boulevard from M-1 (Light Industrial) to PUD (Planned Unit Development: Multi-Family Residential, 28 dwelling units per acre, maximum building height of 14-feet).

(Quasi-Judicial)

Related file: CPC PUD 19-00033

Presenter:

Peter Wysocki, Director, Planning and Community Development  
Matthew Fitzsimmons, Planner II, Urban Planning Division

**Attachments:**

[ZC ORD WorkingFusion](#)

[Exhibit A](#)

[Exhibit B](#)

[Working Fusion CPC Report Final](#)

[Figure #1 - DP Drawings](#)

[Figure #2 - Project Statement](#)

[Figure #3 - Zoning](#)

[Figure #4 - PlanCOS Vision Map](#)

[Figure #5 - Stakeholder Letters](#)

[Figure #6 - Existing Renters](#)

[Figure #7 - Relocation Efforts](#)

[Figure #8 - Community Development Comments](#)

[7.5.603.B Findings - ZC](#)

[7.3.603 Establishment & Development of a PUD Zone](#)

[Working Fusion - CC Presentation STAFF 09.10.19](#)

**12.B.** [CPC PUD  
19-00033](#)

A PUD Development Plan for Working Fusion at Mill Street illustrating the proposed tiny home community. This proposed development is located at the northeast corner of South Sierra Madre Street and West Fountain Boulevard and consists of 0.63 acres.

(Quasi-Judicial)

Related File: CPC PUZ 19-00032

Presenter:

Peter Wysocki, Director, Planning and Community Development  
Matthew Fitzsimmons, Planner II, Urban Planning Division

**Attachments:**

[Figure #1 - DP Drawings](#)

[7.3.606 PUD Development Plan](#)

[7.5.502.E Development Plan Review](#)

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