



City of Colorado Springs

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

Meeting Minutes City Council

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Tuesday, April 12, 2022

10:00 AM

Council Chambers

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1. Call to Order and Roll Call

Present: 9 - Councilmember Yolanda Avila, Councilmember Dave Donelson, Councilmember Stephannie Fortune, President Pro Tem Randy Helms, Councilmember Nancy Henjum, Councilmember Bill Murray, Councilmember Mike O'Malley, President Tom Strand, and Councilmember Wayne Williams

2. Invocation and Pledge of Allegiance

The Invocation was made by Jason Brockman from Colorado Springs Baptist Church.

President Strand led the Pledge of Allegiance.

3. Changes to Agenda/Postponements

President Strand honored an El Paso County Sheriff K-9 dog which was killed last night in the line of service.

Sarah B. Johnson, City Clerk, stated Agenda item 7. Mayor's Business will be moved before Agenda item 6. Citizen Discussion.

Consensus of Council agreed to this change on the agenda.

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:

4B. First Presentation:

4B.A. [22-217](#) City Council Regular Meeting Minutes March 22, 2022

Presenter:

Sarah B. Johnson, City Clerk

Attachments: [3-22-2022 City Council Meeting Minutes Final](#)

The Minutes were approved on the Consent Calendar.

4B.B. [22-207](#) Appointments to Boards, Commissions, and Committees

Presenter:

Michael Montgomery, Deputy City Council Administrator

Attachments: [041222 Boards Commissions and Committee Appointments](#)

This Item was approved on the Consent Calendar.

4B.C. [22-131](#) An ordinance excluding property from the boundaries of the MW Retail Business Improvement District located near the intersection of Woodmen and Marksheffel Roads.

(Legislative)

Presenter:

Carl Schueler, Comprehensive Planning Manager, Planning & Community Development

Peter Wysocki, Planning and Community Development Director

Attachments: [Ordinance_MW Retail Exclusion](#)

[Exhibit A- MW Colorado Springs - executed Petition for Exclusion of Property Site Plan](#)

[Transmittal Letter for Exclusion](#)

[Exhibit B- Notice of Exclusion](#)

This Ordinance was approved on first reading on the Consent Calendar

- 4B.D.** [22-157](#) An ordinance including property into the boundaries of the MW Retail Business Improvement District located near the intersection of Woodmen and Marksheffel Roads.

(Legislative)

Presenter:

Carl Schueler, Comprehensive Planning Manager, Planning & Community Development

Peter Wysocki, Planning and Community Development Director

Attachments: [Ordinance MW Retail BID Inclusion](#)
[Exhibit A- Executed Petition for Inclusion](#)
[PowerPoint- MW Retail BID Inclusion, Exclusion and Debt Issuance](#)
[Exhibit B- Notice of Inclusion](#)

This Ordinance was approved on first reading on the Consent Calendar

- 4B.E.** [22-130](#) A resolution of the City of Colorado Springs, Colorado approving the issuance of special revenue bonds by the MW Retail Business Improvement District in an amount not to exceed \$5,000,000 for a project located at the intersection of Woodmen and Marksheffel Roads.

(Legislative Item)

Presenter:

Carl Schueler, Comprehensive Planning Manager, Planning & Community Development

Peter Wysocki, Planning and Community Development Director

Attachments: [Resolution MW BID Debt Issuance](#)
[Applicant Presentation MW Retail BID - City Council Finance](#)
[Applicant Bond Issuance Cover Letter- MW Retail BID](#)
[2022-02-22 MW Retail BID Financing Analysis - v5](#)
[Retail Civil Cost](#)
[MW Retail BID 2022 - Draft Bond Resolution](#)
[MW Retail BID - Finance Plan Cover Letter, RBC Capital Markets.](#)
[Draft Bond Counsel Opinion - MW Retail BID](#)
[Draft GC Bond Opinion](#)
[Signed Resolution No. 41-22.pdf](#)

This Resolution was adopted on the Consent Calendar.

- 4B.F.** [22-133](#) A resolution of the City Council of the City of Colorado Springs, Colorado approving the issuance of Gold Hill Mesa No. 2 Metropolitan District Limited Tax General Obligation Bonds Series 2022(A) in an amount not to exceed \$16,000,000 and Limited Tax General Obligation Bonds Series 2022(B) in an amount not to exceed \$6,700,000 located south of Highway 24 and east of 21st Street

Presenter:

Hannah Van Nimwegen, Senior Planner, Planning & Community Development Department

Peter Wysocki, Planning and Community Development Director

Attachments: [Resolution](#)

[Staff Presentation](#)

[Applicant Presentation](#)

[Financial Plan & Projections](#)

[Draft Bond Resolution](#)

[Draft Indenture of Trust \(Senior Bond\)](#)

[Draft Indenture of Trust \(Subordinate Bond\)](#)

[General Counsel Opinion Letter](#)

[Draft Bond Counsel Opinion \(Senior Bond\)](#)

[Draft Bond Counsel Opinion \(Subordinate Bond\)](#)

[Signed Resolution No. 42-22.pdf](#)

This Resolution was adopted on the Consent Calendar.

- 4B.G.** [22-126](#) A resolution updating and confirming the legislative status of the City of Colorado Springs' adopted privately-initiated land use master plans

(Legislative)

Presenter:

Hannah Van Nimwegen-McGuire, Senior Planner, Planning & Community Development Department

Peter Wysocki, Planning & Community Development Director

Attachments: [Resolution](#)

[Exhibit A](#)

[CPC Staff Report](#)

[Master Plan Status Updates Attachment](#)

[Master Plan Status Updates - Staff presentation](#)

[Signed Resolution No. 43-22.pdf](#)

This Resolution was adopted on the Consent Calendar.

- 4B.H.** [22-208](#) The City Clerk reports that on March 14, 2022 there was filed with her a petition for the annexation of North Gate Boulevard Addition No. 8 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: [Petition for Annexation - North Gate Blvd Addition No 8](#)
[North Gate Blvd No 8 Annex Plat](#)
[North Gate Blvd No 8 - Legal](#)

This Item was approved on the Consent Calendar.

- 4B.I.** [22-209](#) The City Clerk reports that on March 14, 2022 there was filed with her a petition for the annexation of North Gate Boulevard Addition No. 9 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: [Petition for Annexation - North Gate Blvd Addition No 9](#)
[North Gate Blvd No 9 Annex Plat](#)
[North Gate Blvd No 9 - Legal](#)

This Item was approved on the Consent Calendar.

- 4B.J.** [22-187](#) Ordinance Amending Ordinance No. 18-77 to change the name of the United States Air Force Academy Visitor's Center Business Improvement District to TrueNorth Commons Business Improvement District
(Legislative)

Presenter:

Hannah Van Nimwegen, Senior Planner, Planning & Community Development
Carl Schueler, Comprehensive Planning Manager, Planning & Community Development
Peter Wysocki, Planning & Community Development Director

Attachments: [ORD_TrueNorthBID-2022-04-05](#)
[Ltr to Colorado Springs \(Schueler\) re Name Change\(6535084.1\)](#)
[Executed Resolution Approving Name Change\(6535083.1\)](#)
[PowerPoint](#)

This Ordinance was approved on first reading on the Consent Calendar

Approval of the Consent Agenda

Motion by Councilmember Henjum, seconded by Councilmember Williams, that all matters on the Consent Calendar be passed, adopted, and approved by unanimous consent of the members present. The motion passed by a vote of 9-0-0

Aye: 9 - Avila, Donelson, Fortune, Helms, Henjum, Murray, O'Malley, Strand, and Williams

5. Recognitions

- 5.A.** [22-194](#) A Resolution of Appreciation Designating April 17th Through 23rd, 2022 as National Volunteer Week

Presenter:

Karen Palus - Parks, Recreation and Cultural Services Director
Yolanda Avilla, District 4 City Councilmember

Attachments: [4-12-22- Volunteer Recognition Week Resolution](#)
[Signed Resolution No. 44-22.pdf](#)

Councilmember Avila read the Resolution of appreciation designating April 17th through 23rd, 2022 as National Volunteer Week.

Carly Kobasiar, Special Events Supervisor and Interim Volunteer Coordinator, Parks, Recreation and Cultural Services, stated National Volunteer Week was established in 1974 and expressed appreciation for the over 3,000 volunteers who contributed hours of service to the community.

Stephanie Evitts, Citizens Advancing Public Safety Coordinator, Randy Royal, Chief, Colorado Springs Fire Department, Adrian Vasquez, Interim and Nominated Chief, Colorado Springs Police Department, Jim Reid, Director, Pikes Peak Regional Office of Emergency Management, and Aidan Ryan, Airport Marketing and Communications, Manager, Colorado Springs Airport, expressed appreciation for all the volunteers in the community.

Motion by Councilmember Avila, seconded by President Pro Tem Helms, that the Resolution of appreciation designating April 17th Through 23rd, 2022 as National

Volunteer Week be adopted. The motion passed by a vote of 9-0-0-0

Aye: 9 - Avila, Donelson, Fortune, Helms, Henjum, Murray, O'Malley, Strand, and Williams

5.B. [22-203](#) A Resolution recognizing April 2022 as the Month of the Military Child

Presenter:

Nancy Henjum, Councilmember District 5

Attachments: [Month of the Military Child](#)
[Signed Resolution No. 45-22.pdf](#)

Councilmember Henjum read a Resolution recognizing April 2022 as the Month of the Military Child.

Megan Garland, School Liaison Program Manager, United States Air Force Academy (USAFA) and Victoria Henderson, School Liaison Program Manager, Peterson Space Force Base, identified their work with military families and the transitions they must face.

Scott Marble, Interim Chief Executive Officer (CEO) Colorado Springs Conservatory, introduced Mason and Mylan Brazel who performed a song called "What I Want to Do: Daddy's Song" which they wrote for their father Army Staff Sergeant Alfred David Brazel.

Kait Brazel, widow of Staff Sgt. Brazel, shared her husband's story and his battle resulting from the toxins he was exposed to while serving overseas. She also spoke about the Angels of America's Fallen program which provided funding to allow her sons to perform with the Colorado Springs Conservatory.

Motion by Councilmember Williams, seconded by Councilmember Donelson, that the Resolution recognizing April 2022 as the Month of the Military Child be adopted. The motion passed by a vote of 9-0-0-0

Aye: 9 - Avila, Donelson, Fortune, Helms, Henjum, Murray, O'Malley, Strand, and Williams

5.C. [22-223](#) A Resolution recognizing April 2022 as Child Abuse Prevention Month

Presenter:

Tom Strand, Council President and Councilmember At Large
Catania Jones the Child, Youth and Family Services Director, El Paso County

Kristina Iodice the Department of Human Services Public Information Officer Manager, El Paso County

Attachments: [Child Abuse Prevention Month](#)
[Signed Resolution 46-22](#)

President Strand read a Resolution recognizing April 2022 as Child Abuse Prevention Month.

Catania Jones the Child, Youth and Family Services Director, El Paso County, thanked their many partners in the region who work to prevent child abuse and/or neglect and identified the state hotline number (1-844-CO4KIDS) to report suspected child abuse or neglect.

Kristina Iodice the Department of Human Services Public Information Officer Manager, El Paso County, stated the pinwheels planted throughout the community during the month is a way to bring awareness to these issues.

Motion by Councilmember Henjum, seconded by President Pro Tem Helms, that the Resolution recognizing April 2022 as Child Abuse Prevention Month be adopted. The motion passed by a vote of 9-0-0-0

Aye: 9 - Avila, Donelson, Fortune, Helms, Henjum, Murray, O'Malley, Strand, and Williams

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

Citizen Eva Stubbins expressed appreciation and support for the Colorado Springs Police Department (CSPD), as well as the military and requested additional police officers be added to the police force in order to provide additional protection.

Citizens Caroline Lamz, Larry Lamz, and Dee Newman spoke against the prohibition of motorized boating and the aeration plan for the prevention of blue/green algae at Prospect Lake.

Citizen Sam Masias spoke in favor of an independent board for Colorado Springs Utilities.

Citizen Terence Connolly spoke in opposition of the proposed amphitheater at Polaris Pointe due to parking and sound issues.

Citizen Shelly Cox recommended amendments to the proposed Massage Business License Ordinance.

Citizens Linda Margrave, Chuck Lucas, Sallie Clark, Judy McKay, spoke about recommendations for the Westside Community Center

Citizen Jaymen Johnson expressed appreciation for the Resolution recognizing April 2022 as the Month of the Military Child

Citizen Tom Noonan asked when the new transit bus terminal will begin construction.

Citizen Conrad Cgajkoski spoke about the housing crisis within the City.

Councilmember Williams gave recognition to Battalion Chief Mike Dalton who served forty-one years with the Colorado Springs Fire Department.

7. Mayor's Business

- 7.A. [22-159](#) Nomination to appoint Karen Anderson to serve a four-year term on the Colorado Springs Housing Authority Board, expiring on 04/11/2026.

Presenter:
Mayor John Suthers

Attachments: [Council Memo--Karen Anderson](#)
[Karen Anderson Bio](#)

Mayor John Suthers presented the nomination to appoint Karen Anderson to serve a four-year term on the Colorado Springs Housing Authority Board (CSHAB) set to expire April 11, 2026. He gave a brief history of the CSHAB and provided an overview of Ms. Anderson's qualifications.

Ms. Anderson expressed appreciation for the nomination.

Motion by Councilmember Williams, seconded by President Pro Tem Helms, to appoint Karen Anderson to serve a four-year term on the Colorado Springs Housing Authority Board, expiring on April 11, 2026. The motion passed by a vote of 9-0-0-0

Aye: 9 - Avila, Donelson, Fortune, Helms, Henjum, Murray, O'Malley, Strand, and Williams

- 7.B. [22-213](#) Nomination to reappoint Eric Phillips to serve a four-year term on the Colorado Springs Housing Authority Board, expiring on 04/11/2026.

Presenter:
Mayor John Suthers

Attachments: [Council Memo--Eric Phillips](#)

Mayor John Suthers presented the nomination to reappoint Eric Phillips to serve a four-year term on the Colorado Springs Housing Authority Board

(CSHAB) set to expire April 11, 2026. He provided an overview of Mr. Phillips' qualifications and recommended his reappointment.

Mr. Phillips expressed appreciation for the opportunity to continue to serve on the CSHAB.

Motion by Councilmember Fortune, seconded by Councilmember Williams, to reappoint Eric Phillips to serve a four-year term on the Colorado Springs Housing Authority Board, expiring on April 11, 2026. The motion passed by a vote of 9-0-0-0

Aye: 9 - Avila, Donelson, Fortune, Helms, Henjum, Murray, O'Malley, Strand, and Williams

- 7.C.** [22-214](#) Nomination to reappoint Eddie Rodriguez to serve a four-year term on the Colorado Springs Housing Authority Board, expiring on 04/11/2026.

Presenter:
Mayor John Suthers

Attachments: [Council Memo--Eddie Rodriguez](#)

Mayor John Suthers presented the nomination to reappoint Eric Rodriguez to serve a four-year term on the Colorado Springs Housing Authority Board (CSHAB) set to expire April 11, 2026. He provided an overview of Mr. Rodriguez' qualifications and recommended his reappointment.

Motion by Councilmember Fortune, seconded by Councilmember Henjum, to reappoint Eddie Rodriguez to serve a four-year term on the Colorado Springs Housing Authority Board, expiring on April 11, 2026. The motion passed by a vote of 9-0-0-0

Aye: 9 - Avila, Donelson, Fortune, Helms, Henjum, Murray, O'Malley, Strand, and Williams

8. Items Called Off Consent Calendar

There were no items called off the Consent Calendar.

9. Utilities Business

There was no Utilities Business.

10. Unfinished Business

There was no Unfinished Business.

11. New Business

- 11.A.** [22-162](#) A Resolution adopting the City Council's Annual Report to the Citizens for April 1, 2021 to March 31, 2022

Presenter:
Emily Evans, City Council Administrator

Alex Ryden, City Council Communications Specialist

Attachments: [Annual Report Res 21-22](#)
[Council Annual Report 2021-22](#)
[Signed Resolution No. 47-22.pdf](#)

Alex Ryden, City Council Communications Specialist, presented the City Council annual report to the Citizens for April 1, 2021 to March 31, 2022 and identified the plan for distribution.

Councilmember Henjum requested copies be available at the ConnectCOS meetings and President Strand requested they also be available at the VisitCOS building. Mr. Ryden agreed to the requests.

Motion by Councilmember Donelson, seconded by Councilmember Williams, that the Resolution adopting the City Council's Annual Report to the Citizens for April 1, 2021 to March 31, 2022 adopted. The motion passed by a vote of 9-0-0

Aye: 9 - Avila, Donelson, Fortune, Helms, Henjum, Murray, O'Malley, Strand, and Williams

12. Public Hearing

There was no Public Hearing.

13. Added Item Agenda

There were no items added to the Agenda.

14. Executive Session

There was no Executive Session.

15. Adjourn

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

Sarah B. Johnson, City Clerk