

# City of Colorado Springs

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



## **Regular Meeting Agenda**

**Wednesday, November 6, 2019**

**8:30 AM**

**City Council Chambers**

**Downtown Review Board**

## **1. Call to Order**

## **2. Approval of the Minutes**

- 2.A. [DRB 19-671](#) Minutes for the October 2, 2019 Downtown Review Board Meeting

Presenter:

Stuart Coppedge, Downtown Review Board Chair

**Attachments:** [DRB Minutes 10.02 draft](#)

## **3. Communications**

Ryan Tefertiller - Urban Planning Manager

## **4. CONSENT CALENDAR**

**These items will be acted upon as a whole, unless a specific item is called for discussion by a Commissioner/Board Member or a citizen wishing to address the Commission or Board. (Any items called up for separate consideration shall be acted upon following the Consent Vote.)**

- A. [CPC CU 19-00129](#) A Form-Based Zone Conditional Use Development Plan for 1 S. Nevada Ave. The site is zoned FBZ-CEN (Form-Based Zone - Central Sector), is roughly 37,000 square feet in size, and is located on the northeast corner of S. Nevada Ave. and E. Colorado Ave.

Presenter:

Ryan Tefertiller, Urban Planning Manager, Planning and Community Development

**Attachments:** [1 S Nevada Comedy Club DRB Staff Report](#)  
[Figure 1 Comedy Club CU Devt Plan](#)  
[Figure 2 Comedy Club Project Statement](#)  
[Figure 3 Stakeholder Input Comedy Club](#)

## **5. UNFINISHED BUSINESS - None**

## **6. NEW BUSINESS CALENDAR**

Robson Arena

- 6.A. [CPC CU 19-00111](#) A Form-Based Zone Conditional Use Development Plan for Robson Arena. The 3,400 seat arena includes street-level commercial uses and an attached 324 stall parking garage. The project spans roughly 3.67 acres of FBZ-T2A zoned (Form-Based Zone - Transition Sector 2A) land

on the block bound by E. Cache la Poudre St., N. Nevada Ave., E. Dale St., and N. Tejon St.

(QUASI-JUDICIAL)

Presenter:  
Ryan Tefertiller, Urban Planning Manager, Planning and Community Development

**Attachments:** [Robson Arena DRB Staff Report 110619](#)  
[Figure 1 - Robson Arena DP](#)  
[Figure 2 - Robson Arena Project Statement](#)  
[Figure 3 - Stakeholder emails and letters](#)  
[Figure 4 - Robson Arena Public Comment Response Letter](#)  
[Figure 5 - Robson Arena Final Traffic and Parking Report](#)  
[Figure 6 - Robson Arena Nevada Perspective](#)  
[Figure 7 - Neighborhood Parking Changes by City](#)  
[Figure 8 - Robson Arena vacation plat](#)  
[Figure 9 - Robson Arena MP Amendment](#)  
[Downtown Partnership Robson Arena Support Letter](#)  
[Robson Arena DRB Presentation 110619](#)

- 6.B.** [CPC V](#)  
[19-00112](#) A vacation of the north/south running public alley that connects E. Cache la Poudre St. and E. Dale St. between N. Tejon St. and N. Nevada Ave.

(LEGISLATIVE)

Presenter:  
Ryan Tefertiller, Urban Planning Manager, Planning and Community Development

**Attachments:** [Figure 8 - Robson Arena vacation plat](#)  
[7.7.402.C Vacation Procedures](#)

- 6.C.** [CPC MP](#)  
[97-00261-A6](#)  
[MN19](#) A minor amendment to the Colorado College Master Plan to reflect the proposed Robson Arena project and associated supporting projects.

(QUASI-JUDICIAL)

Presenter:  
Ryan Tefertiller, Urban Planning Manager, Planning and Community Development

**Attachments:** [Figure 9 - Robson Arena MP Amendment](#)  
[7.5.408 Master Plan](#)

**7. Adjourn**