



# City of Colorado Springs

## Regular Meeting Agenda - Final City Council

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

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Tuesday, May 24, 2022

10:00 AM

Council Chambers

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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**

### **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. [22-167](#)**

Ordinance No. 22-31 by the City of Colorado Springs, Colorado, authorizing the issuance and delivery of its Multifamily Housing Revenue Note (Copper Rose Apartments Project) Series 2022, in an aggregate amount not to exceed \$24,000,000, for the purpose of financing the acquisition, construction, improvement and equipping of a multifamily housing facility in the City of Colorado Springs, Colorado and to pay certain issuance expenses of such Note; approving and authorizing execution of a loan agreement with the funding lender, a loan agreement with the borrower, and a tax regulatory agreement with respect to the Note; making findings and determinations with respect to the Project and the Note; authorizing the execution and delivery of related documents; and repealing all action heretofore taken in conflict herewith

Presenter:

Katie Sunderlin, Senior Affordable Housing Coordinator  
Steve Posey, Community Development Division Manager  
John Bales, Fred Marienthal, Kutak Rock LLP  
Peter Wysocki, Director of Planning and Community Development

**Attachments:** [Copper Rose - 2022 Ordinance](#)

**4B. First Presentation:****4B.A. [22-313](#)**

City Council Regular Meeting Minutes May 10, 2022

Presenter:

Sarah B. Johnson, City Clerk

**Attachments:** [5-10-2022 City Council Meeting Minutes Final](#)

**4B.B. [22-268](#)**

The City Clerk reports that on April 22, 2022 there was filed with her a petition for the annexation of Marksheffel Single-Family Residential Addition No. 1 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:**

[2 Welborn Updated Petition](#)

[3 Oleszek Updated Petition](#)

[4 Trigon Updated Petition](#)

[6 Pulpit Rock Annexation Petition Signed](#)

[7 Stetson Ridge Metro Dist Annexation Petition Signed](#)

[11 Marksheffel Single-Family Residential Vicinity Map](#)

[10 Marksheffel Single-Family Annexation Plat Overall Legal](#)

**4B.C. [22-283](#)**

The City Clerk reports that on May 4, 2022 there was filed with her a petition for the annexation of T5 Addition No. 1 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 Colorado Revised Statute (“CRS”) Section 31-12-107(1).

Presenter:

Sarah B. Johnson, City Clerk

**Attachments:**

[T5 Annexation Petition - final](#)

[Vicinity Map Annexation T5](#)

[T5 Legal](#)

**4B.D. [22-269](#)**

Request to Establish a Public Hearing Date for the Consideration of a Resolution Regarding Certain Changes to Colorado Springs Utilities’ Open Access Transmission Tariff

Presenter:

Tristan Gearhart, Chief Planning and Finance Officer

Aram Benyamin, Chief Executive Officer, Colorado Springs Utilities

- 4B.E.** [22-291](#) Request to set July 12, 2022 as the Public Hearing date to hear any protests against or objections to dissolution of the Colorado Springs Spring Creek General Improvement District and to advertise as required by law

Presenter:  
Charae McDaniel, Chief Financial Officer

**Attachments:** [Spring Creek Dissolution 2022](#)

- 4B.F.** [22-247](#) A Resolution Authorizing the Acquisition of a 0.844-acre Permanent Easement from 4225 Sinton Road Properties, LLC for the North Douglas Creek Channel Restoration: I-25 to Union Pacific Railroad Project

Presenter:  
Richard Mulledy, P.E. Stormwater Enterprise Manager  
Darlene Kennedy, Real Estate Services Manager

**Attachments:** [4225 Sinton Rd Properties Easement - Resolution for City Council 2022-04-13](#)  
[4225 Sinton Rd Properties Easement - Council Working Session Powerpoint](#)

- 4B.G.** [22-271](#) A Resolution Approving an Economic Development Agreement Between the City of Colorado Springs and Project Barrel.

Presenter:  
Bob Cope, Economic Development Officer  
Shawna Lippert, Senior Economic Development Specialist

**Attachments:** [EconDev-ProjectBarrelCouncilRES-2022-04-19](#)  
[Project Barrel EDA Presentation for City Council v2 WORK](#)  
[Project Barrel Economic Development Agreement - WORK](#)

- 4B.H.** [22-188](#) A resolution finding a petition for annexation of the area known as Space Village Addition No. 1 consisting of 21.82 acres to be in substantial compliance with section 31-12-107(1), C.R.S. and setting a hearing date of June 28, 2022, for the Colorado Springs City Council to consider the annexation of the area.

(Legislative)

Presenter:

Gabe Sevigny, Planning Supervisor, Planning & Community Development

Peter Wysocki, Planning and Community Development Director

**Attachments:** [RES\\_SpaceVillageAdditionNo.1\\_HearingDate](#)  
[Exhibit A Space Village Add. No. 1 Annexation Petition](#)  
[Vicinity Map Annexation](#)

- 4B.I.** [22-300](#) Request for approval of settlement amount for a claim arising from a police canine bite on March 23, 2021.

Presenter:

Wynetta Massey, City Attorney

- 4B.J.** [22-331](#) A Resolution Approving Consent to the Assignment of an Economic Development Agreement Between the City of Colorado Springs and Mining Exchange Group, LLC, to KWHP Mining Exchange Group, LLC

Presenter:

Bob Cope, Economic Development Officer

**Attachments:** [MiningExchangeHotelEDA\\_RES-2022-05-16](#)  
[Assignment and Assumption of Economic Development Agreement](#)  
[Mining Exchange EDA](#)  
[Mining Exchange Hotel EDA Assignment Presentation](#)

## **5. Recognitions**

- 5.A.** [22-302](#) A Resolution of Appreciation of Kurt Schroeder, Parks Maintenance and Operations Manager, Parks Recreation & Cultural Services, for their 23 years of service to the City of Colorado Springs.

**Est. Time:** 20 minutes

Presenter:

Britt Haley, Parks Development Manager.

**Attachments:** [Retiree Resolution \(Employee Will Attend\)\\_Kurt Schroeder](#)

- 5.B. [22-310](#) A Resolution recognizing June 4th to June 8th as Small Business Week in the Pikes Peak Region  
**Est. Time:** 10 minutes

Presenter:

Nancy Henjum, Councilmember District 5  
Paul Myers-Bennett, Vice President of Marketing & Events, Better Business Bureau of Southern Colorado

**Attachments:** [Small Business Week](#)

- 5.C. [22-282](#) A Resolution in appreciation of The Center for Strategic Ministry for operating the Westside Community Center  
**Est. Time:** 10 minutes

Presenter:

Stephannie Fortune, Councilmember District 3

**Attachments:** [Center for Strategic Ministry](#)

- 5.D. [22-309](#) A Resolution honoring May 30, 2022 as Memorial Day  
**Est. Time:** 10 minutes

Presenter:

Tom Strand, Council President and Councilmember At Large

**Attachments:** [Memorial Day](#)

- 5.E. [22-266](#) City Council Appointments to Boards, Commissions, and Committees  
**Est. Time:** 10 minutes

Presenter:

Tom Strand, Council President and Councilmember At Large

**Attachments:** [052422 Boards Commissions and Committee Appointments](#)

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

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

## **8. Citizen Discussion For Items Not On Today's Agenda**

## **9. Utilities Business**

## **10. Unfinished Business**

## **11. New Business**

- 11.A. [22-306](#) A Resolution Approving the City of Kranj, Slovenia as a Sister City of the City of Colorado Springs, Colorado, USA  
**Est. Time:** 10 minutes  
Britt Haley, Parks, Recreation and Cultural Services  
Donna Nelson, Spirit of the Springs Program Coordinator

Presenter:

Britt Haley, Parks, Recreation and Cultural Services  
Donna Nelson, Spirit of the Springs Program Coordinator

**Attachments:** [05-24-22 - New Sister City - RES](#)

## **12. Public Hearing**

- 12.A. [CPC CU](#) An appeal of City Planning Commission's decision to approve a  
[21-09196](#) conditional use development plan for a licensed large daycare home  
**Est. Time:** 40 minutes with a maximum of twelve (12) children and infants at 8265 Clifton Drive.

(Quasi-Judicial)

Presenter:

Tamara Baxter, Senior Planner, Planning & Community Development  
Department  
Peter Wysocki, Director, Planning and Community Development  
Department

**Attachments:** [Appellant Statement](#)  
[CC\\_Little Monkeys Treehouse Childcare](#)  
[CPC Staff Report Little Monkey Treehouse](#)  
[Conditional Use Development Plan](#)  
[Project Statement](#)  
[PlanCOS\\_Vision Map](#)  
[Public Comment](#)  
[Public Comment 4.28.22](#)  
[Public Comment 5.13.22 Wren](#)  
[Public Comment Response](#)  
[LittleMonkeyTreeDaycare\\_AdditionalPublicComment](#)  
[Context Map](#)  
[CPC\\_Minutes\\_LittleMonkeyTreehouseDaycare\\_draft](#)  
[7.5.704 Conditional Use Review](#)  
[7.5.502.E Development Plan Review](#)

## **13. Added Item Agenda**

**14. Executive Session**

**15. Adjourn**