



# City of Colorado Springs

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

## Meeting Minutes Council Work Session

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Monday, February 26, 2024

10:00 AM

Council Chambers

### How to Watch the Meeting

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Facebook Page @coscity Council | SPRINGS TV - Comcast Channel 18 / 880 (HD)  
- Stratus IQ Channel 76 / 99 (Streaming)

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

President Helms called the meeting to order at 10:00 AM.

- Present** 7 - President Pro Tem Lynette Crow-Iverson, Councilmember Dave Donelson, President Randy Helms, Councilmember Nancy Henjum, Councilmember David Leinweber, Councilmember Brian Risley, and Councilmember Michelle Talarico
- Excused** 2 - Councilmember Yolanda Avila, and Councilmember Mike O'Malley

Councilmember Henjum attended the meeting virtually.

### 2. Changes to Agenda

There were no Changes to Agenda.

### 3. Regular Meeting Comments

Sarah B. Johnson, City Clerk, stated Planning Staff has requested item 4B.P. be removed from the February 27, 2024 City Council meeting Consent Calendar in order to make a correction. Consensus of City Council agreed to this change.

### 4. Review of Previous Meeting Minutes

- 4.A. [24-098](#) City Council Work Session Meeting Minutes February 12, 2024

Presenter:  
Sarah B. Johnson, City Clerk

**Attachments:** [2-12-24 City Council Work Session Meeting Minutes Final](#)

The minutes of the February 12, 2024 Work Session were approved by Consensus of City Council.

Councilmember Donelson stated that he has still not received the information from Katie Sunderlin, Senior Affordable Housing Coordinator, Housing and Community Vitality Department, regarding the calls for service at The Ridge he requested at the February 12, 2024 Work Session. Emily Evans, City Council Administrator, stated they will follow up on that information.

## **5. Presentations for General Information**

There were no Presentations for General Information.

## **6. Staff and Appointee Reports**

### **6.A. [24-107](#) PPROEM Updates January Extreme Winter Response and SW Migrants**

Presenter:

Mayor Yemi Mobolade, City of Colorado Springs

Andrew Notbohm, Regional Emergency Management and Recovery Director

Pikes Peak Regional Office of Emergency Management (PPROEM)

**Attachments:** [SW Migrant Update 2.13.2024 \(2\).pptx](#)

Mayor Yemi stated preparedness is very important to the City's Administration and introduced the Pikes Peak Regional Office of Emergency Management (PPROEM) presentation of the framework for emergency response for the winter of 2024.

Andrew Notbohm, Regional Emergency Management and Recovery Director, PPROEM, provided an update of the emergency warming shelter response during the extreme cold event, January 12 through 16, 2024, number of people sheltered, what went well, and PPROEM's commitment to improvement.

Councilmember Henjum asked when PPROEM assumed the role of coordinating warming shelters and what the threshold was for providing resources. Mr. Notbohm stated September 6, 2023 and the threshold is temperatures below twenty degrees.

Councilmember Henjum asked what the plan was prior to that. Steve Johnson, Community and Public Health Administrator, Colorado Springs

Fire Department (CSFD), stated there was no coordinated response plan in place prior to last year other than what the Springs Rescue Mission provides.

Councilmember Henjum asked how the temperature threshold is determined. Mr. Johnson stated they have followed the threshold limit for the Springs Rescue Mission and other regions across the country.

Councilmember Leinweber asked why the occupancy rate of the Springs Rescue Mission did not increase during this cold spell and what their capacity is. Travis Williams, Chief Development Officer, Springs Rescue Mission, stated they provide shelter to anyone who needs shelter, there is a very small percentage of individuals who are not welcome due to safety reasons, and they have multiple beds, mats, and cots which would shelter at least six hundred individuals.

Councilmember Leinweber asked if backpacks are searched prior to admittance to the Springs Rescue Mission. Mr. Williams stated they are a low-barrier shelter, but they do a security check for drugs and weapons in order to provide a safe environment.

Councilmember Leinweber asked how safety is ensured at the churches providing shelter when weapons are brought onto the premise. Mr. Williams stated they are currently discussing that with the nonprofits.

Councilmember Donelson stated the other non-secured facilities actually drew some of the individuals who needed shelter away from the Springs Rescue Mission, he is concerned about the safety in the alternate facilities, and the City does not need to be held responsible for people who refuse assistance due to their need to keep weapons and drugs on their person.

President Helms asked if there were any fatalities due to the cold weather and if it was due to a refusal for help. Mr. Johnson stated there was one fatality and they will provide the information regarding the circumstances.

Councilmember Talarico stated she believes the alternate facilities are not encouraging weapons but are offering a low barrier way to save lives.

Councilmember Henjum stated HOPECOS has staff trained in de-escalation procedures, the Springs Rescue Mission needs to evaluate their policies regarding taking away an individual's bags, and requested a debrief to City Council after the After-Action Review Meeting scheduled for February 28, 2024. Mr. Notbohm agreed to provide that information.

Mr. Notbohm provided an overview of PPROEM's role regarding southwest

migrants, community impact, migrants served/sheltered by Denver, CO as of February 21, 2024, lines of effort, City services limitations, decision points, lessons learned from the Denver Office of Emergency Management (OEM), and anticipated future impacts.

Councilmember Risley asked how the City knows that 40,000 migrants have been processed. Mr. Notbohm stated that information was provided by the City of Denver, CO.

Councilmember Donelson asked what percentage of migrants have been processed. Mr. Notbohm stated he only has the number of migrants which have received Alien Identification (AI) numbers and that is ninety-five percent.

Councilmember Leinweber asked how the City's role can be shared with El Paso County. Mr. Notbohm stated he cannot speak of the County's plan at this time, just the City's response.

Councilmember Henjum asked why the County is not involved in this planning. Jamie Fabos, Chief of Staff, stated the County asked that this be presented strictly as a City perspective.

President Helms stated planning does not invite something to happen but provides a contingency to be able to react and asked how the City will react if Denver, CO sends a bus full of migrants to Colorado Springs. Mr. Notbohm stated that is what they are planning for and are building capacity in the sheltering communities.

Councilmember Donelson stated the Salvation Army stated they are at capacity and asked why they are not contributing that capacity to migrants. Mr. Notbohm stated that information came from their partner's group.

Councilmember Donelson asked what advice was given to the Salvation Army regarding their question regarding capacity. Ms. Fabos stated the City will not direct a nonprofit's mission.

Councilmember Donelson stated he does not believe migrants are coming to Colorado Springs independently if Denver, CO government is purchasing the bus tickets. Mr. Notbohm stated those individuals independently choose their destination.

Councilmember Donelson requested a list of community partners. Mr. Notbohm stated that list is frequently changing because of the growth of the list. Ms. Fabos stated those partners are part of the Continuum of Care which is available to the public.

Councilmember Donelson asked what the City's capacity is for the demand for shelter and other life-saving services. Mr. Notbohm stated that is what they are trying to figure out, but based on the limited data it is challenging, and they are not currently at capacity.

Councilmember Donelson asked what is considered a significant and uncoordinated/unplanned surge of migrants into the Pikes Peak region. Mr. Notbohm stated it would be a capacity and resource issue. Ryan Trujillo, Deputy Chief of Staff, stated Steve Posey, Chief Housing and Community Vitality Officer, will provide an overview of the City's capacity in his presentation.

Councilmember Donelson requested the City adopt a policy of buying a bus ticket for the migrant to be relocated to a sanctuary city if they arrive in Colorado Springs. Mr. Trujillo stated they will make a decision at the time the City reaches an emergency level position.

Councilmember Donelson asked if any updated data has been received. Mr. Trujillo stated the information they have received has been anecdotal and the mission of nonprofit organizations is to not ask the origin of people.

Councilmember Leinweber asked at what number would the camping ban be pushed aside. Ben Bolinger, Assistant City Attorney, City Attorney's Office, stated generally when there is available capacity at the shelters, the camping ban is enforceable.

Councilmember Henjum asked if the City could force a person to relocate to a sanctuary city. Mr. Bolinger stated it could not, they could only offer a bus ticket.

Councilmember Talarico asked if the Springs Rescue Mission asks where a person comes from. Mr. Williams stated they obtain basic information on individuals in order to serve them at their point of need, at this juncture they have not recognized a significant enough increase in any particular population that is warranting any kind of different response but if they do, they will reach out to the community, so they have a unified community response.

Councilmember Talarico asked if it is within the City's purview to tell a nonprofit how to operate. Ms. Fabos stated it is not unless they were breaking the law. Councilmember Donelson stated there is a difference between telling a nonprofit how to operate and when a nonprofit asks for advice because they are at capacity.

Councilmember Risley stated the City does enforce Code violations for nonprofits when necessary.

President Helms stated he believes everyone is working toward the same solutions, but just have some different ways of getting there.

**6.B.**    [24-051](#)    Update to the Colorado Springs City Council on Efforts to Reduce Homelessness in Our Community

Presenter:

Steve Posey, Chief Housing & Community Vitality Officer

**Attachments:**    [Update to CC on City Response to Homelessness.pptx](#)

Steve Posey, Chief Housing and Community Vitality Officer, presented the update on efforts to reduce homelessness in the community. He provided an overview of the homeless population based on the 2023 Census, shelter capacity, goals of the House America Challenge - 2022, Pikes Peak Continuum of Care, 2019 Homelessness Initiative, Colorado Springs Fire Department (CSFD) Homeless Outreach Program, and Colorado Springs Police Department (CSPD) Homeless Outreach Team (HOT).

Councilmember Henjum requested additional information regarding the types of beds and funding sources. Mr. Posey provided that information.

HayDen Kane, Chief Municipal Court Judge, gave an overview of the Homeless Outreach Court.

Councilmember Leinweber asked if the City implements seventy-two-hour mental health holds. Judge Kane stated that is an El Paso County provision and state legislature has limited the City's ability to hold people.

Mr. Posey went over the number of camping citations and camp cleanups.

Councilmember Leinweber asked if there were only twenty fires reported. Mr. Posey stated that number only reflects the number of citations issued by CSPD.

Mr. Posey identified the WorkCOS program, United States Department of Housing and Urban Development (HUD) funding priorities, and 2024 initiatives.

Councilmember Henjum asked if the WorkCOS program can be expanded by partnering with other organizations. Mr. Posey stated he will take that forward and see what can be accomplished.

Councilmember Donelson asked who the City's head of homeless

outreach is. Mr. Posey stated he is the head of the Department and Crystal Carr, Homeless Services Coordinator, works primarily with grant administration and the City's nonprofit partners.

Councilmember Donelson asked how Colorado Springs is different than Denver, CO in the way homeless individuals are allowed to live in the City. Mr. Posey stated one difference is in Colorado Springs' approach toward ticketing which is why the homeless population is decreasing in the City.

Councilmember Donelson asked why the number of shelter beds increased between 2020 and 2021. Mr. Posey explained where the beds were added due to projects and nonprofit partners.

Councilmember Donelson asked where the emergency shelter beds are located. Mr. Posey stated they are provided by the Springs Rescue Mission and Salvation Army, and the permanent housing beds are from The Commons, Greenway Flats, and Freedom Springs.

Councilmember Donelson asked what it means to clear misdemeanor warrants. Judge Kane stated it is when the warrant is served to the individual to appear at court.

Councilmember Henjum asked how the City is trying to serve the unhoused community. Mr. Posey stated the City's goal is reducing homelessness here in Colorado Springs while maintaining responsibility to the citizenry at large to make sure the City is kept clean.

Councilmember Leinweber asked if there are distinct groups which address the unique needs of the individuals experiencing homelessness. Mr. Posey stated the City does rely on the nonprofits to assist with the unique needs of the community.

**6.C.**    [24-097](#)            Agenda Planner Review

Presenter:  
Sarah B. Johnson, City Clerk

**Attachments:**    [Agenda Planner Review 2-26-24.pdf](#)

Councilmember Donelson stated there will be a public hearing regarding a multi-family residential development consisting of twenty attached townhomes located at 4113 Centennial Boulevard at the March 12, 2024 City Council meeting.

## **7. Items for Introduction**

**7.A.**    [24-074](#)            A Resolution approving an Economic Development Agreement between

the City Of Colorado Springs and Project TIB

Presenter:

Jessie Kimber, Economic Development Officer

Shawna Lippert, Senior Economic Development Specialist

**Attachments:** [RES ProjectTIB 2024](#)

[EDA Project TIB](#)

[EDA Project TIB Presentation](#)

[Signed Resolution No. 20-24.pdf](#)

Jessie Kimber, Economic Development Officer, presented the Resolution approving an Economic Development Agreement (EDA) between the City and Project TIB. She provided an overview of Project TIB, EDA requirements, EDA Criteria, proposed EDA, four-year and ten-year expansion/retention/combined: economic impact, incentives, and fiscal impact. Ms. Kimber went over the financial safeguards, consistency with the City's Strategic Plan, and staff recommendation.

There were no comments on this item.

## **8. Items Under Study**

There were no Items Under Study.

## **9. Councilmember Reports and Open Discussion**

Councilmember Leinweber stated he and Councilmember Talarico attended the opening of the new facility for the National Alliance on Mental Illness (NAMI).

President Helms stated he attended the 158th Anniversary of the Buffalo Soldiers event.

## **10. Executive Session**

### **10A. Open**

There was no Open Executive Session.

### **10B. Closed**

#### **10B.A. [24-092](#)**

In accord with City Charter art. III, § 3-60(d) and its incorporated Colorado Open Meetings Act, C.R.S. § 24-6-402(4)(b) and (e) and City Code § 1.5.506(B), the City Council, in Open Session, is to determine whether it will hold a Closed Executive Session. The issue to be discussed involves consultation with the City Attorney and staff for the



purpose of receiving legal advice and determining positions relative to negotiation regarding a litigation settlement in excess of \$100,000.

The President of Council shall poll the City Councilmembers, and, upon consent of two-thirds of the members present, may conduct a Closed Executive Session. In the event any City Councilmember is participating electronically or telephonically in the Closed Executive Session, each City Councilmember participating in the Closed Executive Session shall affirmatively state for the record that no other member of the public not authorized to participate in the Closed Executive Session is present or able to hear the matters discussed as part of the Closed Executive Session. If consent to the Closed Executive Session is not given, the item may be discussed in Open Session or withdrawn from consideration.

Presenter:

Wynetta Massey, City Attorney

**Attachments:** [24-092 March 11, 2024 Closed Session Litigation.docx](#)

Ben Bolinger, Assistant City Attorney, City Attorney's Office, stated that in accord with City Charter art. III, § 3-60(d) and its incorporated Colorado Open Meetings Act, C.R.S. § 24-6-402(4)(b) and (e), the City Council, in Open Session, is to determine whether it will hold an electronic Closed Executive Session. The issue to be discussed involves consultation with the City Attorney and staff for the purpose of receiving legal advice and determining positions relative to negotiation regarding a litigation settlement in excess of \$100,000.

President Helms polled City Council regarding the desire to proceed with an electronic Closed Executive Session. At least two-thirds of City Council agreed to proceed in an electronic Closed Executive Session.

## **11. Adjourn**

Upon conclusion of the Closed Executive Session and there being no further business to come before City Council, President Helms adjourned the meeting at 2:17 PM.

Sarah B. Johnson, City Clerk