



# City of Colorado Springs

## Work Session Meeting Agenda

### Council Work Session

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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Monday, April 24, 2017

1:00 PM

Council Chambers

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#### 1. Call to Order

#### 2. Changes to Agenda

#### 3. Regular Meeting Comments

#### 4. Review of Previous Meeting Minutes

- 4.A. [17-954](#) City Council Work Session Meeting Minutes April 10, 2017

Presenter:  
Sarah B. Johnson, City Clerk

Attachments: [4-10-2017 Work Session Final.pdf](#)

#### 5. Executive Session

##### 5A. Open

##### 5B. Closed

#### 6. Staff and Appointee Reports

- 6.A. [17-937](#) Financial Report - Memorial Health System Enterprise

Presenter:  
Kara Skinner, Chief Financial Officer

Attachments: [03-March 2017 Monthly MHS Report for Council](#)

- 6.B. [16-688](#) Agenda Planner Review

Presenter:  
Eileen Lynch Gonzalez, City Council Administrator

Attachments: [042417 Agenda Planner Review MEMO](#)

**6.C.**    [17-795](#)            Southwest Downtown Update

Presenter:  
Kara Skinner, Chief Financial Officer

**Attachments:**    [SWDT Update 4.24.17.pptx](#)

**7. Presentations for General Information****7.A.**    [17-915](#)            Bancroft Park Update

Presenter:  
Kurt Schroeder, Parks Operations Manager

**Attachments:**    [4-24-17 - BancroftPark-Update - PowerPoint](#)

**8. Items for Introduction****8.A.**    [17-924](#)            A resolution appointing directors to the Interquest South Business Improvement District (Legislative).

Presenter:  
Carl Schueler, Comprehensive Planning Manager, Planning and Development

**Attachments:**    [Interquest S BID PowerPoint - 4-24-17](#)  
[RES-apptBdMembers-04-11-17](#)  
[Ltr CSchueler - Board Appointments 2017-cleaned](#)  
[Interquest South BID Operating Plan 2017 \(2\)](#)  
[CRS 31-12-1209 BID](#)  
[Ordinance No 15-71](#)

- 8.B.**     [17-909](#)           A Resolution Approving the Issuance of Debt by Colorado Crossing Metropolitan District Nos. 1, 2 and 3 in the Form of a Series 2017 Limited Property Tax Supported Revenue Bond issued by Colorado Crossing Metropolitan District No. 2 and a Capital Pledge Agreement Supporting the 2017 Bonds entered into among Colorado Crossing Metropolitan District Nos. 1, 2 and 3

(Legislative)

Presenter:

Carl Schueler, Comprehensive Planning Manager, Planning and Community Development

**Attachments:**

[RES City Resolution Re. Approval of Debt \(00549093-3x9C7A0\)](#)  
[Figure 3- Letter to City Council Re. Issuance of Debt Instrument \(3.24.17\) \(00549093-3x9C7A0\)](#)  
[Figure 4- Draft Bond Resolution \(3.24.17\) \(00545606x9C7A0\)](#)  
[Figure 5- Draft Capital Pledge Agreement \(3.24.17\) \(00545605x9C7A0\)](#)  
[Figure 6- Draft Indenture \(3.24.17\) \(00545603x9C7A0\)](#)  
[Figure 7- Draft Term Sheet \(3.24.17\) \(00545595x9C7A0\)](#)  
[Figure 8- Financial Forecast \(3.24.17\) \(00545597x9C7A0\)](#)  
[Figure 9- Statement of Service Plan Compliance \(3.24.17\) \(00545599x9C7A0\)](#)  
[Figure 10 - Summary of Known Public Improvement Fees](#)

- 8.C.**     [17-956](#)           An Ordinance Amending Ordinance No. 16-116 (2017 Appropriation Ordinance) for a Supplemental Appropriation to the Memorial Health System Enterprise Fund in the Amount of \$2,581,000 to Pay Costs Related to Third-Party Payor Audits and to Transfer monies to the Colorado Springs Health Foundation

Presenter:

Kara Skinner, Chief Financial Officer

**Attachments:**

[Supplemental Approp Ord for MHS 3rd Party Insurance Settlements](#)

- 8.D. [CPC CA 17-00026](#) An ordinance amending Section 502 (Development Plans) of Part 5 (Concept Plans and Development Plans) of Article 5 (Administration and Procedures) of Chapter 7 (Planning, Development and Building) of the Code of the City of Colorado Springs 2001, as amended, pertaining to Development Plan Review Criteria.

(Legislative)

Presenter:

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

**Attachments:**

[Figure 1 Plan Dev-DPReviewCriteria-2017-02-21](#)

[Figure 2-Concept Plans and Development Plans](#)

[Figure 4- CPC Staff Report DP Review Criteria Code Change 3 16-17](#)

[Figure 5- DP Review Criteria PowerPoint - 4-24-17](#)

[CPC Minutes 3.16.17 Draft](#)

- 8.E. [17-851](#) A Resolution Authorizing a Land Exchange between the City of Colorado Springs and CSJ No. 7, LLC and Urban Enterprises, LLC.

Presenter:

Kathleen Krager, Transportation Planning Manager - Traffic Engineering  
Darlene Kennedy, Real Estate Services Manager  
Bob Cope, Manager - Economic Development

**Attachments:**

[LandExchange-CityCSJRES-2017-04-18 for granicus](#)

[Figure 2](#)

[2006 SOI](#)

[2008 SOI](#)

[Table 1](#)

[Southwest Downtown Land Exchange - Closed Legal Session 4-10-17](#)

## **9. Items Under Study**

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

## **11. Adjourn**