



# 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, August 13, 2018

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. [18-0350](#) City Council Work Session Minutes July 23, 2018

Presenter:

Sarah B. Johnson, City Clerk

**Attachments:** [7-23-18 City Council Work Session Meeting Minutes Final.pdf](#)

#### **5. Executive Session**

##### **5A. Open**

5A.A. [18-0357](#) Sean Welch v. Michael Happ and City of Colorado Springs, Case No. 18CV31547, District Court, El Paso County, Colorado

Presenter:

Wynetta Massey, City Attorney

**Attachments:** [2018-07-23 CAIC Recommendation to Council](#)

##### **5B. Closed**

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

- 6.A. [17-1335](#) Agenda Planner Review
- Presenter:  
Carly Hoff, Legislative Analyst

**Attachments:** [Agenda Planner.docx](#)

- 6.B. [18-0213](#) Financial Report - City of Colorado Springs
- Presenter:  
Charae McDaniel - Chief Financial Officer

**Attachments:** [August 13 Monthly Financial Report.pptx](#)

## **7. Presentations for General Information**

- 7.A. [18-0372](#) Urban Renewal Areas Concepts and Principals
- Presenter:  
Carolynne White, Attorney, Brownstein Hyatt Farber Schreck (BHFS)  
Bob Cope, Economic Development Officer, Economic Development

- 7.B. [18-0344](#) Regional Parks and Open Space Public Safety Management Challenges
- Presenter:  
Kurt Schroeder, Park Maintenance and Operations Manager

**Attachments:** [8-13-18 - Regional Parks Safety Challenges Powerpoint](#)

## **8. Items for Introduction**

- 8.A. [18-0358](#) A resolution of the City Council of the City of Colorado Springs, Colorado, approving, solely for the purposes of Section 147(f) of the Internal Revenue Code, the issuance by the Capital Trust Agency of its Senior Living Revenue Bonds (American Eagle Portfolio Project), Series 2018, for the purpose of financing the senior living facilities herein described, one of which is located in the City and providing an effective date.

Presenter:  
Erich Kennedy, Esq., Dinsmore & Shohl LLP

**Attachments:** [CTA Letter to Colorado Springs.pdf](#)  
[Inducement Resolution No. 11-18 - CTA 2018 American Eagle Brookdale Bond.](#)  
[AE Brookdale 2018 - Notice of Public Hearing Colorado Springs v3 \(002\).docx](#)  
[AE Brookdale 2018 - TEFRA Resolution Colorado Springs v3.docx](#)

- 8.B. [18-0364](#) A Resolution Closing the Wolf Ranch Portion of the Cottonwood Creek Drainage Basin

Presenter:

Travis Easton, P.E., Public Works Director

Brian Kelley, P.E., Stormwater Capital Programs Manager

**Attachments:**

[ResCloseWolfRanchDB](#)

[StaffMemoCloseWolfRanchExhibitA](#)

[StaffMemoCloseWolfRanchExhibitB](#)

[StaffMemoCloseWolfRanchExhibitC](#)

[StaffMemoCloseWolfRanchExhibitD](#)

[StaffMemoCloseWolfRanchExhibitE](#)

- 8.C. [18-0365](#) A resolution to fix the Drainage Fees for Powers Auto Park in the Cottonwood Creek Drainage Basin at \$13,241 per acre

(Legislative)

Presenter:

Travis Easton, Public Works Director

Brian Kelley, Stormwater Capital Programs Manager

**Attachments:**

[ResPowersAutoPark](#)

[StaffMemoPowersAutoParkExhibitA](#)

[StaffMemoPowersAutoParkExhibitB](#)

[StaffMemoPowersAutoParkExhibitC](#)

- 8.D. [18-0366](#) A resolution to increase drainage basin fees for the Cottonwood Creek drainage basin to \$16,100 per acre

(Legislative)

Presenter:

Travis Easton, Public Works Director

Brian Kelley, Stormwater Capital Programs Manager

**Attachments:**

[ResDrainageFeeIncrease2018Cottonwood](#)

[StaffMemoCottonwoodFeeIncreaseExhibitA](#)

[StaffMemoCottonwoodFeeIncreaseExhibitB](#)

[StaffMemoCottonwoodFeeIncreaseExhibitC](#)

- 8.E. [18-0367](#) A Resolution Eliminating the Surcharge Fee in the Cottonwood Creek Drainage Basin

**Attachments:** [ResCottonwoodSurcharge](#)  
[StaffMemoSurchargeExhibitA](#)  
[StaffMemoSurchargeExhibitB](#)  
[StaffMemoSurchargeEliminationExhibitC](#)

- 8.F. [18-0369](#) A Resolution Authorizing the Acquisition of up to 64 Acres, as an Addition to the Blodgett Open Space, Through the Trails, Open Space And Parks Program

Presenter:

Karen Palus, Director of Parks, Recreation and Cultural Services  
Britt Haley, Parks Development Manager/TOPS Program Manager

**Attachments:** [8-13-18 - Blodgett Adjacent Trails Map](#)  
[8-13-18 - Blodgett Expansion Powerpoint](#)  
[8-13-18 - Blodgett Expansion Resolution](#)

- 8.G. [18-0368](#) An Ordinance Amending Ordinance No. 17-116 (2018 Appropriation Ordinance) For a Supplemental Appropriation in the Amount of \$778,500 to the Trails, Open Space And Parks Fund For Acquisition of up to 64 Acres of Property for the Purpose of Public Open Space and Trails as an Addition to the Blodgett Open Space Property

Presenter:

Karen Palus, Director of Parks, Recreation and Cultural Services  
Britt Haley, Parks Development Manager/TOPS Program Manager

**Attachments:** [8-13-18 - Blodgett Adjacent Trails Map](#)  
[8-13-18 - Blodgett Expansion Supplemental Approp Ordinance](#)  
[8-13-18 - Blodgett Expansion Powerpoint](#)

- 8.H. [18-0343](#) An Ordinance Amending Section 201 (General Penalty) of Part 2 (General Penalty) of Article 1 (Administration) of Chapter 1 (Administration, Personnel, and Finance) of the Code of the City of Colorado Springs 2001, as Amended, Pertaining to the Pedestrian Safety Program Funding Fee Surcharge

Presenter:

Charae McDaniel, Chief Financial Officer

**Attachments:** [PedSafetySurchargeORD-2018-06-28 \(2\)](#)

- 8.I. [18-0353](#) A Resolution Approving a new section to be included in the City of Colorado Springs Procedure Manual for the Acquisition and Disposition of Real Property Interests.

Presenter:

Darlene Kennedy, Real Estate Services Manager  
Steve Posey, HUD Program Administrator  
Peter Wysocki, Planning and Development Director

**Attachments:** [RES\\_ManualNewSectCh5RES\\_FINAL](#)  
[18-0353 PowerPoint](#)

- 8.J. [18-0308](#) A Resolution to Carryforward the City's 2018 Private Activity Bond Allocation for Qualified Residential Rental Projects

Presenter:

Steve Posey, HUD Program Administrator, Community Development Division

**Attachments:** [Colorado Springs Carryforward-RES\\_08-06-18-clean](#)  
[PAB Carryforward 8 13 18 Work Session](#)

- 8.K. [18-0362](#) A Resolution approving a service plan allowing for the creation of the Peak Metropolitan Districts Nos. 1, 2 and 3

(Legislative)

Presenter:

Carl Schueler, Planning Manager- Comprehensive Planning, Planning and Development Department  
Peter Wysocki, Planning and Development Director

**Attachments:** [Resolution Peak Metro District](#)  
[Consolidated Service Plan\\_Peak MD Nos. 1-3](#)  
[Figure 1 - Cover Letter for Consolidated Service Plan Submittal](#)  
[Figure 2 - REDLINE\\_Consolidated Service Plan\\_Peak MD Nos. 1-3](#)  
[Peak Metro\\_Dist PowerPoint](#)

- 8.L. [18-0359](#) A Resolution approving a Service Plan for the Banning Lewis Ranch Metropolitan District Nos. 8-11

(Legislative Item)

Presenter:

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

**Attachments:**

[RES BLRMD Nos. 8-11](#)

[Service Plan for BLRMD Nos 8-11](#)

[FIGURE 1 - Cover Ltr to Colo Springs BLRMD Nos. 8-11 Service Plan Submitta](#)

[FIGURE 2 - REDLINE Service Plan BLRMD Nos 8-11](#)

[FIGURE 3 - Evolution of BLR Districts Nos 8-11](#)

[FIGURE 4 - Consent Letter to BLR Proposed Districts](#)

[PowerPoint BLRMD Nos. 8-11](#)

- 8.M. [18-0360](#) A Resolution approving an Amended and Restated Service Plan for the Banning Lewis Ranch Regional Metropolitan District No. 2

(Legislative Item)

Presenter:

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

**Attachments:**

[Resolution BLR Regional No.2](#)

[Amended & Restated Service Plan BLR Regional MD No. 2](#)

[Figure 1 - Submittal letter for BLR Regional2](#)

[Figure 2 - Evolution of BLR Districts-](#)

[PowerPoint BLR Regional No.2](#)

## **9. Items Under Study**

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

## **11. Adjourn**