

# City of Colorado Springs

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



## Regular Meeting Agenda

**Wednesday, May 2, 2018**

**8:30 AM**

**City Council Chambers**

**Downtown Review Board**

## 1. Call to Order

## 2. Approval of the Minutes

- 2.A. [DRB 18-0168](#) January 3, 2018 Downtown Review Board Minutes

Presenter:

Stuart Coppedge, Chair, Downtown Review Board

Attachments: [MeetingMinutes-03-Jan-2018](#)

- 2.B. [DRB 18-0211](#) April 4, 2018 Downtown Review Board Minutes

## 3. Communications

Ryan Tefertiller, Urban Planning Manager

## 4. CONSENT CALENDAR

- 4.A. [CPC CU 18-00038](#) A Conditional Use Development Plan allowing for a 1,819 square foot tenant space within the Windfield Scott Block project to be occupied by a bar. The application also includes the use of a 746 square foot outdoor patio facing south along E. Moreno Ave. The site is zoned FBZ-CEN (Form-Based Zone - Central Sector) and is located at 60 E. Moreno Ave.

Presenter:

Ryan Tefertiller, Urban Planning Manager

Attachments: [Cork and Cask DRB Staff Report 050218](#)

[Figure 1 - Development Plan](#)

[Figure 2 - Project Statement](#)

[Figure 3 - ltr](#)

[7.5.704 Conditional Use Review](#)

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

## 5. UNFINISHED BUSINESS

## 6. NEW BUSINESS CALENDAR

- 6.A.** [AR DP](#)  
[16-00296-A1](#)  
[MN18](#)
- An amendment to the Hilton Garden Inn development plan to allow multiple changes to the previously approved building, including: 1) the addition of an 11th floor restaurant through use of the Form-Based Code's Density Bonus provisions; and 2) numerous changes to the building façade. The site is located at 125 North Cascade Avenue.

(Quasi-Judicial)

Presenter:

Ryan Tefertiller, Urban Planning Manager

**Attachments:** [Hilton Garden Inn DRB Staff Report 050218](#)  
[Figure 1 - Development Plan](#)  
[Figure 2 - Project Statement](#)  
[Figure 3a - ltr](#)  
[Figure 3b - ltr](#)

- 6.B.** [CPC R](#)  
[18-00045](#)
- A relief for the Hilton Garden Inn from the Form-Based Code's glazing standards reducing the glazing from the required 60% to 57% on the building façade facing Bijou Street. The site is located at 125 North Cascade Avenue.

(Quasi-Judicial)

Presenter:

Ryan Tefertiller, Urban Planning Manager

**Attachments:** [7.5.1102 Findings Necessary to Grant Administrative Relief](#)

## **7. Work Session**

Downtown Gateway Update - Sarah Humbargar

## **8. Adjourn**