



City of Colorado Springs

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

Meeting Minutes Council Work Session

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Monday, September 27, 2021

10:00 AM

Blue River Board Room

How to Watch the Meeting

Coloradosprings.gov/springstv | Facebook Live: Colorado Springs City Council
Facebook Page @coscity Council | SPRINGS TV - Comcast Channel 18 / 880 (HD)
- CenturyLink Channel 18

1. Call to Order and Roll Call

- Present** 8 - Councilmember Yolanda Avila, Councilmember Dave Donelson, Councilmember Randy Helms, Councilmember Nancy Henjum, Councilmember Bill Murray, President Pro Tem Richard Skorman, President Tom Strand, and Councilmember Wayne Williams
- Excused** 1 - Councilmember Mike O'Malley

Councilmember Murray and President Pro Tem Richard Skorman attended the meeting virtually.

2. Changes to Agenda

There were no Changes to Agenda.

3. Regular Meeting Comments

There were no Regular Meeting Comments.

4. Review of Previous Meeting Minutes

- 4.A. [21-562](#) City Council Work Session Meeting Minutes September 13, 2021

Presenter:
Sarah B. Johnson, City Clerk

Attachments: [9-13-21 City Council Work Session Meeting Minutes Final](#)

The minutes of the September 13, 2021 Work Session were approved by Consensus of City Council.

5. Executive Session

5A. Open

There was no Open Executive Session.

5B. Closed

There was no Closed Executive Session.

6. Staff and Appointee Reports

6.A. [21-561](#) Agenda Planner Review

Presenter:
Sarah B. Johnson, City Clerk

Attachments: [Agenda Planner Review 9-27-21](#)

There were no comments on this item.

6.B. [21-458](#) Downtown Development and Parking Update

Presenters:
Ryan Tefertiller, Urban Planning Manager, Planning and Development Department
Scott Lee, Parking Enterprise Director, Office of the Mayor
Peter Wysocki, Planning Director, Planning and Development Department

Attachments: [Downtown Development Presentation Council Work Session 091321](#)

Peter Wysocki, Planning Director, Planning and Development Department introduced the Downtown Development update which was requested by Councilmember Williams.

Ryan Tefertiller, Planning Manager, Planning and Community Development Department, provided an overview of the current projects, projects under construction, projects expected to start by the end of 2021, and projects expected to start in 2022.

Councilmember Donelson asked what the City Code requirement is for apartments and hotels located downtown. Mr. Tefertiller stated the majority of these projects fall under the Downtown Form-Based Zone which is parking exempt because the area relies on the provisions of publicly available parking, the individual project providing their own parking, and that often times visitors park once, but visit multiple destinations.

Councilmember Murray stated the issue is mass event parking availability and these projects will not add any parking which is not dedicated to their location. Jeff Greene, Chief of Staff, stated the Parking Enterprise has a utility aspect to provide parking to support downtown businesses and

residences as well as an economic development tool aspect.

President Strand asked how many stories are allowed in downtown. Mr. Tefertiller stated the Downtown Form-Based Zone is divided into four sectors and there are different height standards for each of them.

President Pro Tem Skorman asked if anything can be done with a building's physical appearance if it does not comply with the characteristics of downtown. Mr. Tefertiller stated there are no design standards for architectural designs on the upper levels, but they do have design guidelines to improve it.

Councilmember Donelson asked how tall the tallest building located in downtown is. Mr. Tefertiller stated it is the Well Fargo Building which is approximately 260 feet.

Scott Lee, Parking Enterprise Director, Office of the Mayor, gave an overview of the parking plan to support growth.

Councilmember Murray asked if there has been discussion regarding a partnership with Nor'wood regarding the property across the street from the U.S. Olympic and Paralympic Museum. Mr. Lee confirmed there has been ongoing negotiations with Nor'Wood to accommodate a parking structure within one or more of their blocks to the east of the museum.

Councilmember Henjum asked if electric vehicles (EV) are being considered in these proposed parking facilities. Mr. Lee confirmed there will be EV charging capacity required in these new facilities and they are expanding the number of EV charging stalls in existing structures.

Councilmember Henjum asked if the parking metered are scheduled to be updated. Mr. Lee stated they have recently amended the program technology to fix the bugs people were experiencing.

Councilmember Henjum asked if the Transit Center is moved if the parking garage which is located there will remain. Mr. Lee stated they are negotiating with Transit and the private entity in regard to the Kiowa facility to form a three-way partnership for the Transit Center and they do not know yet what will occur to the first floor parking.

7. Presentations for General Information

7.A. [21-534](#) Springs Recovery Connection

Presenter:
Nancy Henjum, Councilmember District 5

Trudy Strewler Hodges, Chief Executive Officer, Springs Recovery Connection

Trudy Strewler Hodges, Chief Executive Officer, Springs Recovery Connection, gave a brief history of Springs Recovery Connection, and gave an overview of their mission, vision, peer recovery coaches, services, and programs. She identified the recovery journey, the Serenity Center, collective impact, four pillars of recovery, and partnerships. Ms. Hodges requested City Council approve a \$500,000 contribution from the City's American Rescue Plan Act (ARPA) funding to go toward the purchase of the \$3M Serenity Center which would provide ongoing support for individuals in recovery from substance use disorder.

Julia Brownfield, Program Director, Springs Recovery Connection, went over the details of their justice programs.

President Pro Tem Skorman spoke about the need for the City to become more involved in this addiction crisis.

Councilmember Henjum spoke about the cost offset regarding substance abuse illness and requested the City allocate some of its ARPA funding towards this program.

Councilmember Avila stated these services need to be a priority for the City.

Councilmember Donelson asked if this property is zoned to allow this kind of use. Ms. Strewler stated they have researched it and that it is zoned for any kind of public health facility.

Councilmember Donelson asked if they have received feedback from the neighborhood regarding the proposed use. Ms. Strewler Hodges explained the questions they had received, and they let them know that this facility will not be a live-in facility.

Councilmember Williams asked why they are requested the same amount of funding from the County and the City. Ms. Strewler Hodges stated she did not realize the County received double the ARPA funds as the City.

7.B. [21-559](#)

Diversus Health

Presenter:

Katie Blickenderfer, Interim Chief Clinical Officer, Diversus Health
Kellie Helderman, Director of Crisis Services, Diversus Health

Luke Dirks, Clinical Manager, Crisis Services, Diversus Health, gave a brief overview of Diversus Health, their partnership with the Colorado

Springs Fire Department and Police Department, their crisis walk-in center, evaluators, and acute treatment unit.

Kellie Helderman, Director of Crisis Services, Diversus Health, gave an overview of the number clients who utilize the walk-in center.

President Strand requested additional information regarding their services. Ms. Helderman agreed to provide that information.

Councilmember Henjum asked what prompted the rebranding from Aspen Point to Diversus Health. Ms. Helderman stated it was to reeducate people and reach people who needed their services.

8. Items for Introduction

- 8.A.** [21-488](#) A resolution accepting and endorsing the recommendations from the Lodgers and Automobile Rental Tax (LART) Citizen Advisory Committee for expenditures from the LART special fund for inclusion in the 2022 budget

Presenter:

Charae McDaniel, Chief Financial Officer

P.K. McPherson, Chair, LART Citizens' Advisory Committee

Attachments: [REVISED 2022 LART Resolution Exhibit A \(Recommendations\)](#)

Charae McDaniel, Chief Financial Officer presented the Resolution accepting and endorsing recommended expenditures from the Lodgers and Automobile Rental Tax (LART) special fund for inclusion in the 2022 budget. She stated there is approximately \$8.5M in funding and the LART Committee is making recommendations for \$7.839M in events and projects.

President Strand requested the amount of the remaining fund. Ms. McDaniel stated approximately \$654,000 will remain in reserve for events that may come up throughout the year.

Councilmember Avila asked how many awards are recommended to be granted and if there was an award for the Juneteenth event. Michael Montgomery, Deputy City Administrator, and staff liaison to the LART Citizen Advisory Committee stated between forty-five and fifty-five and they did not receive an application for Juneteenth, but they can still apply prior to March 2022.

- 8.B.** [21-543](#) An Ordinance amending Ordinance No. 20-92 (2021 Appropriation Ordinance) for a supplemental appropriation to the Grant Fund in the

amount of \$109,025,439, the Airport Grant Fund in the amount of \$8,022,990, and the HOME Investment Partnership Program Grant Fund in the amount of \$5,741,978 for the Coronavirus Aid, Relief, and Economic Security Act (CARES) and American Rescue Plan Act (ARPA) grants funding response to and recovery from the coronavirus pandemic

Presenter:

Jen Vance, Grants Manager

Charae McDaniel, Chief Financial Officer

Attachments: [CARES ARPA GrantsSuppAppORD-2021-09-27](#)

[Granicus File 21-543 Grants Fund Supplemental Appropriation PowerPoint_09.27.2021](#)

Charae McDaniel, Chief Financial Officer, introduced the Ordinance for a supplemental appropriation to the Grant Fund in the amount of \$109,025,439, the Airport Grant Fund in the amount of \$8,022,990, and the HOME Investment Partnership Program Grant Fund in the amount of \$5,741,978 for the Coronavirus Aid, Relief, and Economic Security Act (CARES) and American Rescue Plan Act (ARPA) grants funding response to and recovery from the coronavirus pandemic.

Jen Vance, Grants Manager, provided an overview of the COVID-19 funding, Emergency Rental Assistance (ERA), urbanized area apportionments, HOME Investment Partnership Program, and Airport rescue grants. Ms. McDaniel went over the coronavirus state and local fiscal recovery funds, summary of appropriation by fund, and grants management.

Councilmember Henjum asked if the Downtown Shuttle is successful, how operations will continue once grant funding runs out. Ms. McDaniel stated it is reviewed during the annual budget process and they would work with the Transit Department to see if there were other sources of revenue available to go toward it.

President Strand asked if the \$76M toward public health response needs to be COVID-19 related. Ms. Vance confirmed it does.

8.C. [21-463](#)

A resolution adopting and approving the Intergovernmental Agreement concerning the Pikes Peak Community College Public Safety Training Facility

Presenter:

Vince Niski, Chief of Police
Pat Rigdon, Deputy Chief of Police
Frederick Stein, Public Safety Attorney

Attachments: [PPCC_CSPD-IGAResolution-2021-07-22.doc](#)
[IGA-PPCC-CSPD-Public-Safety-Training-Facility](#)

Vince Niski, Chief of Police, Colorado Springs Police Department (CSPD) presented the Resolution approving the Intergovernmental Agreement (IGA) concerning the Pikes Peak Community College (PPCC) public safety training facility. He gave a brief history of the City's history with the facility, stated the IGA includes a thirty-year initial term with two potential twenty-year extensions.

President Strand asked how much funding the City will be investing in the range. Chief Niski stated \$5M will be invested for improvements which has already been set aside for this purpose.

Councilmember Henjum asked if the potential for new recruits would occur due to the location of the range on PPCC. Chief Niski stated it would.

- 8.D.** [21-530](#) An ordinance amending Section 104 (Deposit of Coins or Tokens; Time Limits; Prohibitions) of Article 15 Parking Meter Regulations) of Chapter 10 (Motor Vehicles and Traffic) of the Code of the City of Colorado Springs 2001, as amended, pertaining to remuneration-exempt identifying placard

Presenter:
Scott Lee, Parking Enterprise Manager

Attachments: [Parking-Remuneration-ExemptPlacardORD-2021-09-09v2.docx](#)

Scott Lee, Parking Enterprise Manager, presented the Ordinance pertaining to remuneration-exempt identifying placard to conform to the State of Colorado statute regarding remuneration-exempt purple placards being exempt from requirement to pay at metered parking stalls.

Councilmember Henjum asked how citizens will identify they are remuneration-exempt. Mr. Lee stated it can be displayed from their rear-view mirror or they can purchase disability license plates.

Councilmember Donelson asked how this Ordinance will increase revenue. Mr. Lee stated it clarifies that if a citizen does not have a remuneration-exempt, they are required to pay at metered parking stalls.

- 8.E. [21-537](#) An Ordinance Certifying Delinquent Stormwater Fees and Charges to the El Paso County Treasurer for Collection

Presenter:

Richard Mulledy, Stormwater Enterprise Manager
Travis Easton, Public Works Director

Attachments: [SW-DelinquentFeesORD-2021-09-21](#)

[Exhibit A](#)

Richard Mulledy, Stormwater Enterprise Manager, presented the Ordinance certifying delinquent stormwater fees and charges to the El Paso County Treasurer for collection. He gave a brief summary of the delinquent stormwater fee collection process and stated there are 114 parcels which are ninety days or more past due for a total of \$61,477.72.

Councilmember Henjum asked if this a typical amount of delinquency. Mr. Mulledy stated they do not have a very long history of data, but it appears to be trending down.

- 8.F. [21-556](#) Pursuant to City Code § 1.4.105 (Candidates for Election), Colorado Springs Utilities Employee Request for City Council Consent to Run for Harrison School District Two Board of Education and, If Elected, Request to Waive the Requirement to Terminate Employment

Presenter:

Tracy Lessig, Deputy City Attorney

Tracy Lessig, Deputy City Attorney, gave a brief history of the recent amendment to City Code § 1.4.105 (Candidates for Election) and presented the request for City Council consent for a Colorado Springs Utilities (CSU) employee to run for Harrison School District Two Board of Education and, if elected, request to waive the requirement to terminate employment.

Councilmember Donelson asked if City Council members are considered City employees. Ms. Lessig stated under the Fair Labor Standards Act, they are not.

Councilmember Donelson asked if City Council members would need permission if they were to run for another public office, not including Mayor. Ms. Lessig stated she will provide that information.

Ms. Lessig stated there is a provision in place in which consent may be revoked if City campaign practices requirements are not met such as no campaigning on City time or use of City resources.

Michelle Wills-Hill, Environmental Specialist, CSU, provided a brief background of herself and requested permission to run for the Harrison School District Two Board of Education.

Councilmember Williams asked Ms. Wills-Hill what she would do if there were a conflict of interest between the Board and CSU. She stated all the Board meetings and functions are after CSU hours, she would use vacation time for anything that occurs during working hours, and she will consult with the City Attorney for anything that may be construed as a conflict of interest so that she could recuse herself if needed.

Councilmember Williams and Councilmember Helms expressed their support for her public involvement.

9. Items Under Study

There were no Items Under Study.

10. Councilmember Reports and Open Discussion

Councilmember Murray stated the City needs to be involved in the school mask mandates.

Councilmember Williams stated he attended a bridge dedication ceremony for Marcy Morrison with President Pro Tem Skorman, former Vice Mayor Larry Small, and former Mayor Mary Lou Makepeace. He stated he and several other Councilmembers met with some of the members of the Congressional Delegation in Washington, D.C. and attended the Robson Arena ribbon cutting ceremony.

Councilmember Avila stated she also attended the Robson Arena ribbon cutting ceremony and was on the development track for the Washington D.C. trip. She stated she was the welcoming speaker for Zonta, she attended Latina Voices, and an event for Cinco De Mayo to raise money for college scholarships for Latino children.

Councilmember Henjum stated she found the Washington D.C. trip very helpful in working toward addressing the City's housing crisis and it was a

privilege to meet seven elected delegates.

Councilmember Helms stated he attended the Air and Space Force Ball at The Broadmoor and the new exit 156 to the United States Air Force Academy will be opening on October 7, 2021.

President Strand stated he attended the Downtown Partnership Breakfast, the 23rd Annual Homeless Veterans Stand Down, 40th anniversary event of the African American Historical and Genealogical Society of Colorado Springs, and APEX welcoming party.

11. Adjourn

There being no further business to come before City Council, Council adjourned.

Sarah B. Johnson, City Clerk