



## Legislation Details (With Text)

**File #:** 21-458      **Version:** 2      **Name:** Downtown Development Projects & Parking  
**Type:** Informational Report      **Status:** Discussion Item  
**File created:** 7/19/2021      **In control:** Planning Commission  
**On agenda:** 11/18/2021      **Final action:** 11/18/2021  
**Title:** 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

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Downtown Development Presentation CPC 111821

Date	Ver.	Action By	Action	Result
11/18/2021	2	Planning Commission	received	
9/27/2021	1	Council Work Session	received	

### 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

**Summary:**

Downtown Colorado Springs is currently undergoing historic levels of investment and development. Many new apartments, hotels, commercial, and entertainment projects have recently been completed, are under construction, or are planned for the near future. The City is working to support these investments and continue to provide services to residents, employees, and the general public in Downtown Colorado Springs.

**Background:**

Downtown Colorado Springs is currently undergoing a renaissance with historic levels of development within the City's urban core. Many major projects have been completed over the last few years including major residential projects (e.g. Blue Dot Place, ECO 333, The Mae, and others), new hospitality projects (e.g. the Hilton Garden Inn), as well as cultural and entertainment projects (e.g. US Olympic and Paralympic Museum, Weidner Field). Numerous notable projects are also currently under construction some of which are nearing completion (e.g. the Hyatt Place, the Downtown Marriott, Robson Arena, and multiple major apartment projects). Planning Staff are also working with local and regional developers on a number of other major projects that will likely break ground in the next 6 months.

These levels of investment are the culmination of years of effort to update plans, revise codes, and install public infrastructure needed to support growth. Improving roadways and streetscapes, upgrading utilities, and modernizing parking have all helped attract and support new projects. Staff continues to work with stakeholders, developers and the general public to plan and anticipate for upcoming projects and proactively address potential barriers to a healthy and successful Downtown.

**Previous Council Action:**

N/A

**Financial Implications:**

N/A

**City Council Appointed Board/Commission/Committee Recommendation:**

N/A

**Stakeholder Process:**

N/A

**Alternatives:**

N/A

**Proposed Motion:**

N/A

N/A