



# City of Colorado Springs

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

## Meeting Minutes City Council

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Tuesday, November 28, 2023

10:00 AM

Council Chambers

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Estimated agenda item times are provided for planning purposes and do not constitute notice of a specific time for any item. Items may take more or less time than estimated. City Council may amend the order of items.

## 1. Call to Order and Roll Call

President Helms called the meeting to order at 10:00 AM.

**Present:** 9 - Councilmember Yolanda Avila, President Pro Tem Lynette Crow-Iverson, Councilmember Dave Donelson, President Randy Helms, Councilmember Nancy Henjum, Councilmember David Leinweber, Councilmember Mike O'Malley, Councilmember Brian Risley, and Councilmember Michelle Talarico

Councilmember O'Malley attended the meeting virtually.

President Pro Tem Crow- Iverson left the meeting at approximately 11:45 and returned at approximately 12:06 PM.

## 2. Invocation and Pledge of Allegiance

The Invocation was made by Retired Army Ranger Chaplain Colonel Terry McBride.

President Helms led the Pledge of Allegiance.

### **3. Changes to Agenda/Postponements**

President Helms stated item 12.A. will be taken at 1:00 PM.

Sarah B. Johnson, City Clerk, stated Councilmember Donelson has requested items 4B.J. and 4B.K. to be removed from the Consent Calendar.

Consensus of Council agreed to these changes on the agenda.

### **4. Consent Calendar**

**These items will be acted upon as a whole, unless a specific item is called for discussion by a Councilmember or a citizen wishing to address the City Council. (Any items called up for separate consideration shall be acted upon following the Mayor's Business.)**

#### **4A. Second Presentation:**

- 4A.A. [23-397](#) Ordinance No. 23-63 repealing Ordinance No. 22-89 and Adopting the City of Colorado Springs - 2024 Salary Structure for Civilian and Sworn Municipal Employees

Presenter:

Mike Sullivan, Chief Human Resources and Risk Officer  
Charae McDaniel, Chief Financial Officer

**Attachments:** [2024 Salary Schedule \(1\).pdf](#)  
[11-13-23 - Ordinance - 2024 Salary Schedule](#)

**This Ordinance was finally passed on the Consent Calendar.**

- 4A.B. [23-529](#) Ordinance no. 23-64 repealing Ordinance No. 23-12, And Amending Section 3 Of Ordinance No. 14-20 (An Ordinance Confirming The Mayor's Appointment Of The City Attorney And Setting The Salary Of The City Attorney), And Section 3 Of Ordinance No. 18-120 (An Ordinance Appointing The City Council Administrator And Setting The Salary Of The City Council Administrator), And Section 3 Of Ordinance No. 21-06 (An Ordinance Appointing Jacqueline Rowland As City Auditor And Prescribing Her Duties, Compensation, And Tenure In Office), And Prescribing The Salaries Of The City Attorney, City Council Administrator, And City Auditor

Presenter:

Michael Sullivan, Chief Human Resources and Risk Officer

**Attachments:** [2024 Appointee Salary Ordinance](#)

**This Ordinance was finally passed on the Consent Calendar.**

- 4A.C.** [23-600](#) Ordinance No. 23-66 annexing to the City of Colorado Springs that area known as North Gate Boulevard Addition No. 8 annexation consisting of 1.37-acres located at North Gate Boulevard and Struthers Road intersection.  
(Legislative)

Presenter:  
Katelynn Wintz, Planning Supervisor, Planning and Neighborhood Services  
Peter Wysocki, Director, Planning and Neighborhood Services

**Attachments:** [ORD\\_Northgate8](#)  
[Exhibit A - Legal North Gate Blvd Add No 8](#)  
[Annex Plat North Gate Blvd Add No 8](#)  
[Planner Affidavit](#)  
[Surveyor Affidavit](#)  
[Staff Presentation NothGate 8](#)  
[StaffReport\\_Northgate ANEX](#)

**This Ordinance was finally passed on the Consent Calendar.**

- 4A.D.** [23-601](#) Ordinance No. 23-67 annexing to the City of Colorado Springs that area known as North Gate Boulevard Addition No. 9 annexation consisting of 0.55-acres located west of North Gate Boulevard and Struthers Road intersection.

Presenter:  
Katelynn Wintz, Planning Supervisor, Planning and Neighborhood Services  
Peter Wysocki, Director, Planning and Neighborhood Services

**Attachments:** [ORD\\_Northgate9](#)  
[Signed Resolution No. 140-23.pdf](#)  
[Exhibit A - Legal North Gate Blvd Add No 9](#)  
[Annex Plat North Gate Blvd Add No 9](#)  
[Planner Affidavit](#)  
[Surveyor Affidavit](#)  
[Staff Presentation\\_NorthgateAdd9](#)  
[StaffReport\\_Northgate ANEX](#)

**This Ordinance was finally passed on the Consent Calendar.**

- 4A.E.** [23-602](#) Ordinance No. 23-68 annexing to the City of Colorado Springs that area known as Woodmen Road Addition No. 2 annexation consisting of 1.60-acres located northwest of Woodmen Road and Chapel Lane intersection.  
(Legislative)

Presenter:

Katelynn Wintz, Planning Supervisor, Planning and Neighborhood Services

Peter Wysocki, Director, Planning and Neighborhood Services

**Attachments:** [ORD Woodmen2](#)  
[Signed Resolution No. 141-23.pdf](#)  
[Exhibit A WoodmenRoadAdd2 LegalDesc](#)  
[Annex Plat Woodmen Road Add 2](#)  
[Planner Affidavit](#)  
[Surveyor Affidavit](#)  
[Staff Presentation Woodmen Addition 2](#)  
[StaffReport WoodmenANEX](#)

**This Ordinance was finally passed on the Consent Calendar.**

#### **4B. First Presentation:**

- 4B.A.** [23-620](#) City Council Regular Meeting Minutes November 14, 2023

Presenter:

Sarah B. Johnson, City Clerk

**Attachments:** [11-14-2023 City Council Meeting Minutes Final](#)

**The Minutes were approved on the Consent Calendar.**

- 4B.B.** [23-623](#) Appointments to the Pikes Peak Rural Transportation Authority

Presenter:

Randy Helms, Council President and Councilmember District 2

**Attachments:** [PPRTA Appointments](#)

**This Item was approved on the Consent Calendar.**

- 4B.C.** [23-518](#) A Resolution fixing and certifying the 2023 annual assessment mill levy for assessments payable in 2024 at zero (0.00) mills upon each dollar of assessed valuation within the Briargate Special Improvement Maintenance District

Presenter:

Charae McDaniel, Chief Financial Officer

- Attachments:** [Briargate SIMD map](#)  
[Resolution re Mill Levy for Briargate SIMD 11 13 23](#)  
[Signed Resolution No. 191-23.pdf](#)

**This Resolution was adopted on the Consent Calendar.**

- 4B.D. [23-497](#)** A Resolution fixing and certifying the 2023 annual assessment mill levy for assessments payable in 2024 at 1.009 mills upon each dollar of assessed valuation within the Colorado Avenue Gateway Special Improvement Maintenance District

Presenter:  
Charae McDaniel, Chief Financial Officer

- Attachments:** [Resolution re Fix Mill Levy for Colo Ave Gateway SIMD 11.13.23](#)  
[Colo Ave Gateway SIMD map](#)  
[136 Gateway budget letter 230906](#)  
[Signed Resolution No. 192-23.pdf](#)

**This Resolution was adopted on the Consent Calendar.**

- 4B.E. [23-498](#)** A Resolution fixing and certifying the 2023 annual assessment mill levy for assessments payable in 2024 at 3.935 mills upon each dollar of assessed valuation within the Nor'wood Special Improvement Maintenance District

Presenter:  
Charae McDaniel, Chief Financial Officer

- Attachments:** [Resolution re Set Mill Levy for Norwood SIMD 11.13.23](#)  
[Norwood SIMD map](#)  
[132 Norwood Budget Letter 230928](#)  
[Signed Resolution No. 193-23.pdf](#)

**This Resolution was adopted on the Consent Calendar.**

- 4B.F. [23-499](#)** A Resolution fixing and certifying the 2023 annual assessment mill levy for assessments payable in 2024 at 13.416 mills upon each dollar of assessed valuation within the Old Colorado City Security & Maintenance District

Presenter:  
Charae McDaniel, Chief Financial Officer

**Attachments:** [Resolution re Set Mill Levy for Old Colorado City SIMD 11.13.23](#)  
[Old Colo City SIMD map](#)  
[131 Old Colo City budget letter 230920](#)  
[Signed Resolution No. 194-23.pdf](#)

**This Resolution was adopted on the Consent Calendar.**

**4B.G. [23-500](#)** A Resolution fixing and certifying the 2023 annual assessment mill levy for assessments payable in 2024 at \$1.10 per front footage of real property within the Platte Avenue Special Improvement Maintenance District

Presenter:  
Charae McDaniel, Chief Financial Officer

**Attachments:** [Resolution re Set Mill Levy for Platte Ave SIMD 11.13.23](#)  
[PLATTEAVESID-Tax-Map](#)  
[137 Platte Budget Letter 230928](#)  
[Signed Resolution No. 195-23.pdf](#)

**This Resolution was adopted on the Consent Calendar.**

**4B.H. [23-501](#)** A Resolution fixing and certifying the 2023 annual assessment mill levy for assessments payable in 2024 at 3.858 mills upon each dollar of assessed valuation within the Stetson Hills Special Improvement Maintenance District

Presenter:  
Charae McDaniel, Chief Financial Officer

**Attachments:** [Resolution re Set Mill Levy for Stetson Hills SIMD 11.13.23](#)  
[Stetson Hills SIMD map](#)  
[134 Stetson Budget Letter 230918](#)  
[Signed Resolution No. 196-23.pdf](#)

**This Resolution was adopted on the Consent Calendar.**

**4B.I. [23-502](#)** A Resolution fixing and certifying the 2023 annual assessment mill levy for assessments payable in 2024 at 3.615 mills upon each dollar of assessed valuation within the Woodstone Special Improvement Maintenance District

Presenter:  
Charae McDaniel, Chief Financial Officer

**Attachments:** [Resolution re Set Mill Levy for Woodstone SIMD\\_11.13.23](#)  
[Woodstone SIMD map](#)  
[135 Woodstone budget letter 230918](#)  
[Signed Resolution No. 197-23.pdf](#)

**This Resolution was adopted on the Consent Calendar.**

- 4B.L. [23-598](#)** A Resolution adopting final form of the Agreement and Joint Plan for the Exclusion of Certain Property from the Black Forest Fire Rescue Protection District

Presenter:  
Frederick Stein, Public Safety Attorney

**Attachments:** [City Resolution-FINAL](#)  
[CouncilPresentation-Exhibit-PropertyMap](#)  
[Property Exclusion List 2023](#)  
[AgreementJoint Plan for Exclusion-BlackForest-Eff2024-FINAL1.docx](#)

**This Resolution was adopted on the Consent Calendar.**

- 4B.M. [23-548](#)** A Resolution Authorizing the Acquisition of Real Property Located at 38 Bluestem Way, Fairplay, Colorado to be Used for a Watershed Caretaker Residence

Presenter:  
Jessica K. Davis, Land Resource Manager, Colorado Springs Utilities  
Travas Deal, Chief Executive Officer, Colorado Springs Utilities

**Attachments:** [3 - CC Resolution 38 Bluestem 11-6-23](#)  
[2 - CC Presentation 38 Bluestem 11-6-23](#)  
[Signed Resolution No. 201-23.pdf](#)

**This Resolution was adopted on the Consent Calendar.**

- 4B.N. [23-610](#)** The City Clerk reports that on November 13, 2023 there was filed with her a petition for the annexation of 7770 Black Forest Addition No 1 Annexation. The City Clerk herewith communicates such to City Council and recommends that the petition and map be referred to the City Administration for review and recommendation regarding whether the petition is in substantial compliance with Section 31-12-107(1).

Presenter:  
Sarah B. Johnson, City Clerk

**Attachments:** [7770 Black Forest Road Addition No. 1 Annexation Plat.pdf](#)  
[7770 Black Forest Road Addition No. 1 Memo.pdf](#)  
[7770 Black Forest Road Addition No. 1 Petition for Annexation.pdf](#)  
[7770 Black Forest Road Addition No. 1 Vicinity Map.pdf](#)  
[7770 BLACKFOREST Addition No. 1 Legal Description.pdf](#)

**This Item was approved on the Consent Calendar.**

**4B.O. [23-611](#)**

The City Clerk reports that on November 13, 2023 there was filed with her a petition for the annexation of 7770 Black Forest Addition No 2 Annexation. The City Clerk herewith communicates such to City Council and recommends that the petition and map be referred to the City Administration for review and recommendation regarding whether the petition is in substantial compliance with Section 31-12-107(1).

Presenter:

Sarah B. Johnson, City Clerk

**Attachments:** [7770 Black Forest Road Addition No. 2 Annexation Plat.pdf](#)  
[7770 Black Forest Road Addition No. 2 Memo.pdf](#)  
[7770 Black Forest Road Addition No. 2 Vicinity Map.pdf](#)  
[7770 Black Forest Road Addition No. 2 legal description.pdf](#)  
[7770 Black Forest Road Addition No. 2 Petition for Annexation.pdf](#)

**This Item was approved on the Consent Calendar.**

**4B.P. [23-612](#)**

The City Clerk reports that on November 13, 2023 there was filed with her a petition for the annexation of Brass-Oliver Addition No 1 Annexation. The City Clerk herewith communicates such to City Council and recommends that the petition and map be referred to the City Administration for review and recommendation regarding whether the petition is in substantial compliance with Section 31-12-107(1).

Presenter:

Sarah B. Johnson, City Clerk

**Attachments:** [Brass-Oliver Addition No. 1 Annexation Plat.pdf](#)  
[Brass-Oliver Addition No. 1 Memo.pdf](#)  
[Brass-Oliver Addition No. 1 Vicinity Map.pdf](#)  
[BRASS-OLIVER Addition No. 1 Legal Description.pdf](#)  
[Brass-Oliver Addition No. Petition for Annexation.pdf](#)

**This Item was approved on the Consent Calendar.**

**4B.Q. [23-613](#)**

The City Clerk reports that on November 13, 2023 there was filed with her a petition for the annexation of Brass-Oliver Addition No 2



Annexation. The City Clerk herewith communicates such to City Council and recommends that the petition and map be referred to the City Administration for review and recommendation regarding whether the petition is in substantial compliance with Section 31-12-107(1).

Presenter:

Sarah B. Johnson, City Clerk

**Attachments:** [Brass-Oliver Addition No 2 Legal Description.pdf](#)  
[Brass-Oliver Addition No. 2 Vicinity Map.pdf](#)  
[Brass-Oliver Addition No. 2 Annexation Plat.pdf](#)  
[Brass-Oliver Addition No. 2 Memo.pdf](#)  
[Brass-Oliver Addition no. 2 Petition for Annexation Brass.pdf](#)  
[Brass-Oliver Addition no. 2 Petition for Annexation Oliver.pdf](#)

**This Item was approved on the Consent Calendar.**

## Approval of the Consent Agenda

**Motion by Councilmember Leinweber, seconded by Councilmember Donelson, that all matters on the Consent Calendar be passed, adopted, and approved by unanimous consent of the members present. The motion passed by a vote of 9-0-0**

**Aye:** 9 - Avila, Crow-Iverson, Donelson, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

## 5. Recognitions

**5.A. [23-639](#)** Appointments to City Council Boards, Commissions, and Committees

Presenter:

Randy Helms, Council President and Councilmember District 2

**Attachments:** [112823 Boards Commissions and Committee Appointments](#)

President Helms presented the City Council Appointments to Boards, Commissions, and Committees.

Councilmember Donelson expressed appreciation for the nominees who wish to serve on the Independent Ethics Commission and gave a brief overview of the interview process.

**Motion by Councilmember Henjum, seconded by Councilmember Donelson, that the Appointments to City Council Boards, Commissions, and Committees be approved. The motion passed by a vote of 9-0-0**

**Aye:** 9 - Avila, Crow-Iverson, Donelson, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

- 5.B. [23-624](#) A Resolution honoring December 7, 2023 as Pearl Harbor Remembrance Day

Presenter:

Dave Donelson, Councilmember District 1

**Attachments:** [Pearl Harbor](#)

[Signed Resolution No. 202-23.pdf](#)

Councilmember Donelson honored Donald Stratton, World War II Veteran, and read the Resolution honoring December 7, 2023 as Pearl Harbor Remembrance Day.

Councilmember Donelson, Councilmember O'Malley, President Helms, and Mayor Yemi asked everyone to take a moment on December 7, 2023 to remember those who made the ultimate sacrifice.

**Motion by President Pro Tem Crow-Iverson, seconded by Councilmember Leinweber, that the Resolution honoring December 7, 2023 as Pearl Harbor Remembrance Day be adopted. The motion passed by a vote of 9-0-0**

**Aye:** 9 - Avila, Crow-Iverson, Donelson, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

- 5.C. [23-616](#) A Resolution to acknowledge and endorse the impressive achievement of accreditation by the Pikes Peak Regional Office of Emergency Management.

Presenter:

Randy Helms, Council President and District 2 Councilmember

Yemi Mobolade, Mayor, Colorado Springs

Andrew Notbohm, Director, Pikes Peak Regional Office of Emergency Management

**Attachments:** [Accreditation Resolution 11.28.2023 Revised.doc](#)

[Signed Resolution No. 203-23.pdf](#)

President Helms read a Resolution to acknowledge and endorse the achievement of accreditation by the Pikes Peak Regional Office of Emergency Management (PPROEM).

Mayor Yemi recognized the PPROEM for receiving the highest marks from the Emergency Management Accreditation Program (EMAP) and stated to achieve this accreditation, applicants must demonstrate they meet top emergency management standards, proven capabilities in disaster preparedness and response system. He stated this accreditation is valid

for five years, this stamp of approval says the City is both ready to prepare our residents and ready to respond to disasters, the City is one of only a handful of Regional offices that have received this accreditation which takes great leadership and a great team.

Andrew Notbohm, Director, PPROEM, introduced the members of his team and expressed gratitude for all the work they have done.

Councilmember Leinweber asked if there are any areas the City should be looking at regarding preparedness. Mr. Notbohm stated they are continuing to look at the messaging campaign and working with Colorado Springs Police Department (CSPD) and the Colorado Springs Fire Department (CSFD).

**Motion by Councilmember Henjum, seconded by Councilmember Talarico, that the Resolution honoring December 7, 2023 as Pearl Harbor Remembrance Day be adopted. The motion passed by a vote of 9-0-0-0**

**Aye:** 9 - Avila, Crow-Iverson, Donelson, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

## **6. Mayor's Business**

There was no Mayor's Business.

## **7. Citizen Discussion For Items Not On Today's Agenda**

Citizen Samantha Stang ceded their time to David Stang who spoke about Colorado Springs Utilities sewer line backup in his basement due to pieces of asphalt in the line and about the struggles he has encountered regarding the cost of cleanup and repairs.

Jeannete Caproon ceded their time to Citizen Kathy Pennington, Citizen Tammy Burghardt ceded their time to Joe Ryman, Byron Burghardt ceded their time to Kathy Murray, who spoke about a recent home break in and speeding vehicles in the Valley Hi subdivision, the lack of timely police response, and requested speed bumps and police presence, and streetlights be added to the neighborhood.

Citizens Ethan Stewart, Brenden Paul, and Kaviya Chidambaram, students from Colorado College, spoke about updating Regional Building Codes to include energy efficiency requirements for new developments.

Citizen Tim Hoiles spoke in opposition to the variance granted to the

Colorado Springs Utilities water tank and bureaucrats not providing City Council the information they need and Council not having their own legal representative.

Citizen Janice Moglen stated Colorado is leading the nation in transitioning toward one hundred percent renewable energy and spoke about the Pueblo wind power plant.

Citizen Dana Duggan spoke about the Emergency Management Accreditation Program (EMAP).

## **8. Items Called Off Consent Calendar**

- 4B.J.** [23-506](#) A Resolution Fixing and Certifying the 2023 Tax Levy for Taxes Payable in 2024 at 5.000 Mills for the Colorado Springs Downtown Development Authority in Colorado Springs, Colorado

Presenter:

Charae McDaniel, Chief Financial Officer

**Attachments:** [01\\_Res to Fix Mill Levy for DDA 11 13 23](#)  
[11.13.2023 DDA & BID City Council](#)  
[Signed Resolution No. 198-23.pdf](#)

Charae McDaniel, Chief Financial Officer, presented the Resolution fixing and certifying the 2023 tax levy for taxes payable in 2024 at 5.000 mills for the Colorado Springs Downtown Development Authority (DDA).

Councilmember Donelson asked if the DDA hires the Downtown Partnership to do certain functions and provides roughly have the funding. Susan Edmondson, Executive Director, Downtown Development Authority (DDA) confirmed that the DDA provide a little less than half of the funding. Councilmember Donelson asked if the Downtown Partnership endorses certain people as Councilmembers and the Mayor. Ms. Edmondson stated only At-Large and District 3 Council positions. Councilmember Donelson asked if they take positions on ballot items. Ms. Edmondson stated at times, they do. Councilmember Donelson stated for that reason and that the Downtown Partnership chooses what goes up on the downtown streets such as lamp post banners and he sees the LGBTQ+ banner as advocacy and promotion for it, he will be voting against these items.

President Helms stated that the City needs to represent all communities in the City and asked if endorsing a particular candidate or issue is legal. Ben Bolinger, Legislative Counsel, City Attorney's Office, confirmed it is.

**Motion by Councilmember Avila, seconded by Councilmember Henjum, that the**

**Resolution to fix and certify the 2023 tax levy for taxes payable in 2024 at 5.000 mills for the Colorado Springs Downtown Development Authority. The motion passed by a vote of 7-1-1-0**

**Aye:** 7 - Avila, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

**No:** 1 - Donelson

**Excused:** 1 - Crow-Iverson

**4B.K. [23-507](#)** A Resolution Approving the 2024 Budget for the Colorado Springs Downtown Development Authority in Colorado Springs Colorado

Presenter:

Charae McDaniel, Chief Financial Officer

**Attachments:** [02 Res to Approve Budget for DDA 11.13.23](#)

[DDA 2024 Preliminary Budget](#)

[Signed Resolution No. 199-23.pdf](#)

Please see comments in Agenda item 4B.J.

**Motion by Councilmember Henjum, seconded by Councilmember Talarico, that the Resolution approving the 2024 Budget for the Colorado Springs Downtown Development Authority in Colorado Springs, Colorado. The motion passed by a vote of 7-1-1-0**

**Aye:** 7 - Avila, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

**No:** 1 - Donelson

**Excused:** 1 - Crow-Iverson

## **9. Utilities Business**

There was no Utilities Business.

## **10. Unfinished Business**

**10.A. [23-395](#)** Ordinance No. 23-62 Making and Certifying the 2023 Tax Levy for Taxes Payable in 2024 at 3.579 Mills (comprised of a general operating mill levy of 4.279 mills and a temporary tax credit of 0.70 mills) Upon Each Dollar of Assessed Valuation of All Taxable Property and a Tax Credit of 3.579 Mills Upon Each Dollar of Assessed Valuation of All Taxable Business Personal Property Within the Corporate Limits of the City of Colorado Springs

Presenter:

Charae McDaniel, Chief Financial Officer

**Attachments:** [TaxLevy2024-BPPT CreditORD SB23B 11.28.23](#)

Charae McDaniel, Chief Financial Officer, presented the Ordinance certifying the 2023 tax levy for taxes payable in 2024 at 3.579 mills upon each dollar of assessed valuation of all taxable property and stated this is the first reading of this modified Ordinance due to the State Legislature passing a property tax reduction bill (SB 23B-001) and accommodate their change.

There were no comments on this item.

**Motion by Councilmember Avila, seconded by Councilmember Talarico, that the Ordinance making and certifying the 2023 tax levy for taxes payable in 2024 at 3.579 mills (comprised of a general operating mill levy of 4.279 mills, and a temporary tax credit of 0.70 mills) upon each dollar of assessed valuation of all taxable property and a tax credit of 3.579 mills upon each dollar of assessed valuation of all taxable business personal property within the corporate limits of the City of Colorado Springs be approved on first reading. The motion passed by a vote of 8-0-1-0**

**Aye:** 8 - Avila, Donelson, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

**Excused:** 1 - Crow-Iverson

- 10.B.** [23-396](#) Ordinance 23-65 Annual Appropriation Ordinance Adopting the Annual Budget and Appropriating Funds for the Several Purposes Named in Said Budget for the Year Ending December 31, 2024

Presenter:

Charae McDaniel, Chief Financial Officer

**Attachments:** [2024 Budget Ordinance-11.13.23](#)

Charae McDaniel, Chief Financial Officer, presented the Ordinance adopting the annual budget for the City for the year ending December 31, 2024.

Citizen Jim Bensburg spoke in opposition of the proposed budget due to the cuts to the Colorado Springs Police Department and 911 Dispatch Center.

President Helms stated the item Council is voting on today is the whole budget, it is not taking one department at a time and deciding winners or losers, all the Department Heads came together to determine this proposed budget including the Chief of Police and giving a four percent increase to sworn positions will assist in retention.

Councilmember O'Malley stated he supports the proposed budget because it supports his core values of public safety and a business-friendly environment, but he would like to see more toward economic development.

Councilmember Leinweber stated to not look at the whole picture is inappropriate and even though public safety is priority, they must look at the whole government and the Police Department is just part of the picture.

Councilmember Donelson stated the other departments do not have to be gutted, the pay raises just have to be delayed for one to three months and that money could go to the Police Department, not all of the other departments are focused on public safety. He asked if there are any police vehicles being funded in the proposed budget. Ms. McDaniel confirmed there are and will be funded through the Fleet Department. Adrian Vasquez, Chief, Colorado Springs Police Department (CSPD), stated there is approximately \$1.1 million allocated for police vehicles.

Councilmember Donelson asked why it was important for the City to get back the two thousand hours of police overtime pay. Chief Vasquez stated the overtime that they looked at was \$4.4 million of targeted decreases in overtime for things like community engagement, special projects, and the Real Crime Center that they are piloting, so the \$100,000 that was added back into the budget gives them more flexibility to send Officers out for deployments that we might not have otherwise done.

Councilmember Donelson stated citizens, like the ones from the Valley Hi neighborhood have voiced their concerns regarding people speeding, intimidating citizens that are driving on the streets, and gunfire at night, and they are asking for targeted enforcement and more patrol, and he will not vote for a budget which cuts that type of activity, and he does not believe this is the best for the citizens.

President Helms stated the sworn personnel and dispatchers have been differentiated from the rest of City employees through the pay raise of four percent.

Councilmember Henjum asked if the 3.4 percent cut to the Police Department's budget was restored, would it change how the Police Department addresses targeted enforcement and patrol. Chief Vasquez stated the biggest issue they face is not a budget issue, it is staffing. He stated the areas where they are cutting the budget are not going to impact the deployment of Officers for operational needs and he is confident with the proposed budget that they will be able to do everything we can within the realms of staffing.

Councilmember Henjum asked what would happen to morale if the four percent wage increase was delayed. Chief Vasquez stated the Police profession has a lot of things making it very difficult to be a Police Officer and they are comparing their pay to the Denver metro area and the pay

raises are significant to the Officers morale because they believe that they should be paid for a very dangerous job in one of the most difficult times in policing and it would be detrimental to take those pay raises away.

Councilmember Henjum asked what Council can do to help. Chief Vasquez stated they the things which impact Officer's morale come from a lot of different directions, but overall, they are doing pretty good because they are trying very hard to remedy difficult situations and make things the best, they can for them.

Councilmember Henjum stated everyone on Council wants a safe City and they should continue the conversation regarding safety, but this proposed budget has been vetted and believes Council should support City staff.

Councilmember Avila stated it is difficult to have to look at cuts in the budget but believes the strong leadership has worked extremely hard to put it together, other departments such as Parks and Cultural Service, Public Works, and Economic Development also had to take budget cuts and she will be supporting the proposed budget.

Councilmember Donelson asked if all the money allocated for overtime in 2023 is expected to be spent. Chief Vasquez stated it is a very fluid budget and if they need to deploy Officers, they will, and will use the overtime money if necessary.

Councilmember Donelson asked how they are cutting \$800,000 from the 911 Call Center. Chief Vasquez there are cost savings based on how many people they are actually able to employ, and they are not cutting hiring or positions. Ms. McDaniel stated they are budgeting for what they anticipate the staffing will be as opposed to thinking that they are going to have every single position filled, they included that attrition factor in part of the budgeting forecast, so they anticipate an amount of turnover and they have taken that as part of the reduction.

Councilmember Henjum stated because the City's General Fund Budget is so dependent on sales tax revenue which is so volatile and would like to look at long-term solutions, so they do not have to face these challenges in the future.

**Motion by Councilmember O'Malley, seconded by Councilmember Talarico, that the annual appropriation Ordinance adopting the annual budget and appropriating funds for the several purposes named in said budget for the year ending December 31, 2024 be finally passed. The motion passed by a vote of 8-2-0-0**

**Aye:** 7 - Avila, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

**No:** 2 - Crow-Iverson, and Donelson



## **11. New Business**

- 11.A. [23-505](#) A Resolution Approving the 2024 Budget for Pikes Peak Regional Building Department

Presenter:

Charae McDaniel, Chief Financial Officer  
Roger Lovell, Building Official, Pikes Peak Regional Building Department  
Erin Garcia, Finance Director, Pikes Peak Regional Building Department

**Attachments:** [2024 Budget Presentation - City Council Work Session](#)  
[2024 Final Budget](#)  
[2024 PPRBD Budget Resolution-11.27.23](#)  
[Signed Resolution No. 204-23.pdf](#)

Charae McDaniel, Chief Financial Officer presented the Resolution approving the 2024 budget for the Pikes Peak Regional Building Department.

There were no comments on this item.

**Motion by Councilmember Donelson, seconded by Councilmember Henjum, that the Resolution e adopting the 2024 Budget for Pikes Peak Regional Building Department be adopted. The motion passed by a vote of 9-0-0**

**Aye:** 9 - Avila, Crow-Iverson, Donelson, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

## **12. Public Hearing**

- 12.A. [ZONE-23-00](#)  
[12](#) Ordinance No. 23-61 amending the zoning map of the City of Colorado Springs relating to 1.23 acres located at 4760 Flintridge Drive from MX-N (Mixed Use Neighborhood Scale) to MX-M (Mixed Use Medium Scale) zone district for a convenience store and fuel canopy. (Quasi-Judicial)

Presenter:

Austin Cooper, Planner II, Planning + Neighborhood Services.  
Peter Wysocki, Director, Planning + Neighborhood Services

**Attachments:** [Ordinance Quik Trip Academy and Flintridge](#)[Quik Trip Staff Report](#)[Figure 1 - Project Statement](#)[Figure 2 - Public Comments](#)[Figure 3 - Public Comment Response](#)[Figure 4 - Exhibit A](#)[Figure 5 - Exhibit B](#)[Figure 6 - Trip Generation Comparison](#)[7.5.502.E Development Plan Review](#)[7.5.603.B Findings - ZC](#)[7.A-B. Staff Quik Trip Zone Change](#)[Signed Ordinance No. 23-61.pdf](#)

Austin Cooper, Planner II, Planning and Neighborhood Services, presented the Ordinance amending the zoning map of the City relating to 1.23 acres located at 4760 Flintridge Drive from MX-N (Mixed Use Neighborhood Scale) to MX-M (Mixed Use Medium Scale) zone district for a convenience store (QuikTrip) and fuel canopy. He provided an overview of the vicinity map, project summary, site plan, background, agency review, stakeholder involvement, public comment analysis, staff review, compatibility with PlanCOS, review criteria, and proposed motions.

Jeff Babb, Real Estate Manager, QuikTrip, representing the applicant, provided an overview of Quik Trip, their purpose, investments in communities, store security, store offerings, store design, and gas canopy.

President Helms asked if the office buildings on the west side of the lot will remain. Mr. Babb confirmed they would.

Councilmember Henjum asked why they chose Colorado Springs. Mr. Babb stated Colorado Springs is a fast-growing economy and City.

Councilmember Henjum asked if they have plans to over electric vehicle charging capability. Mr. Babb stated they will be ready for it when the time comes, but this site does not currently offer it.

Councilmember Donelson asked if the business is family owned. Mr. Babb confirmed it is.

Councilmember Donelson asked what the hours of operation are. Mr. Babb

stated it is twenty-four hours. Councilmember Donelson stated he is concerned about the residents across the parking lot who will be exposed to this 24/7.

Councilmember Donelson asked how they will address people experiencing homelessness on the property. Mr. Babb stated safety is there number one priority and the manager will ask them to leave. Councilmember Donelson stated he is concerned they will just move to the edge of the parking lot.

Councilmember Donelson stated he believes the noise, cars, and activity will negatively impact the neighborhood, and accidents at the intersection of Flintridge and Academy will be detrimental to the residents.

Mr. Babbs stated they did their due diligence to hold a neighborhood meeting and conduct a traffic study to show they are going to be a friendly neighbor and be a positive influence on the community.

Councilmember Donelson asked if of sixteen letters received by the Planning Department if any of them were in favor of the project. Mr. Austin stated there were not, but Ent Credit Union wrote requesting additional information regarding the Development Plans but did not express any opinion regarding the project.

Councilmember Leinweber asked if Academy Boulevard is a quiet street. Mr. Austin stated it is a principal arterial roadway.

Councilmember Leinweber asked if the surrounding commercial parking lots are currently lighted twenty-four hours per day. Mr. Austin confirmed they are.

Councilmember Leinweber stated it is several blocks to the nearest convenience store so will this project, the neighborhood could walk to pick up milk which would reduce traffic.

Councilmember Donelson stated project site is at the very edge of the Garden Ranch neighborhood and residents buy their milk at the King Soopers near Flintridge Drive and Westwood Boulevard. He read several comments from the letters received in opposition to the project and stated City Council should only approve this zone change only if the findings are

made that the action will not be detrimental to the public interest, their health, their safety, convenience, or general welfare and he thinks there are some concerns on several of those criteria. Councilmember Donelson stated the City has an interest in quiet neighborhoods, the office buildings which currently exist block the sound generated from Academy Boulevard, those buildings are closed on weekends and in the evening time and encouraged City Council to vote no on this zone change.

**Motion by Councilmember Avila, seconded by Councilmember Henjum, that the Ordinance approving the zone change of 1.23 acres from MX-N (Mixed-Use Neighborhood) to MX-M (Mixed-Use Medium Scale) based upon the findings that the request complies with the criteria for a Zoning Map Amendment as set forth in City Code Section 7.5.603 be finally passed. The motion passed by a vote of 8-1-0-0**

**Aye:** 8 - Avila, Crow-Iverson, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

**No:** 1 - Donelson

- 12.B.** [DEPN-23-00](#) Quik Trip Development Plan for a convenience store with fuel canopy on 1.23 acres located at 4760 Flintridge Drive. (Quasi-Judicial)  
[83](#)

Presenter:

Austin Cooper, Planner II, Planning + Neighborhood Services.

Peter Wysocki, Director, Planning + Neighborhood Services

**Attachments:** [Development Plan](#)  
[7.5.502.E Development Plan Review](#)

Please see comments in Agenda item 12.A.

**Motion by Councilmember O'Malley, seconded by Councilmember Leinweber, that the QuikTrip Development Plan based upon the findings that the request complies with the criteria as set forth in City Code Section 7.5.502 be approved. The motion passed by a vote of 8-1-0-0**

**Aye:** 8 - Avila, Crow-Iverson, Helms, Henjum, Leinweber, O'Malley, Risley, and Talarico

**No:** 1 - Donelson

### **13. Added Item Agenda**

There were no items added to the Agenda.

### **14. Executive Session**

There was no Executive Session.

### **15. Adjourn**

There being no further business to come before City Council, President

Helms adjourned the meeting at 2:15 PM.

Sarah B. Johnson, City Clerk