

El Paso County  
Falcon/Peyton Small Area Master Plan Update  
Advisory Committee Meeting

18 June, 2008: 3-5 pm

LOCATION: El Paso County Development Services Department  
2<sup>nd</sup> Floor Conference Room  
2880 International Circle Colorado Springs, CO 80910

ATTENDEES: Jason Alwine, Committee Vice Chair  
Lynne Bliss, Committee Chair  
Aaron Briggs, HB&A  
Tammy Jansma, Committee Member  
Tim Kistler Committee Member  
Doug Shaw, HB&A

## MINUTES

Lynne opened the meeting and asked Aaron Briggs to give an overview of the previous committee meeting and talk about the agenda for the current meeting. Aaron noted that that the majority of the time at the previous meeting was devoted to a review and comment session addressing the text of the plan. The focus was on the sections of the plan that had been significantly revised since the last committee meeting.

Aaron said the current meeting will have much the same focus. He gave a summary of all of the sections and their status in terms of completeness, noting gaps and areas that will require input from committee members. He indicated that the plan is largely complete, with just a few sections needing text review or insertion of maps/graphics.

Aaron is most concerned about the Community Services section of the plan. It has a great deal of specific information that will require input from the people with local knowledge. Aaron noted that Carl, despite no longer working for El Paso County, has offered to help fill since he has many years of experience with planning-related issues in the area.

The plan is largely completed in terms of graphics and figures, with two exceptions, including a parks/recreational trail amenities map.

Aaron noted that some sections have been reorganized so the document “flows” better and has better organization. He said that some maps are too small to be read on-line at the resident resolution. These maps will be made “clickable” to allow users of the website to click on an image and have it expand to a larger, higher-resolution format that can be better read and will print clearly.

Continuing with the plan review, he indicated that the population projections and estimates that he and Carl made appear to be reasonable based on everything he has seen since they were done. Overall he said, the section seems well done.

The Land Use section of the plan still needs refinement. Aaron went through the section with the committee and indicated areas he felt needed refinement. He reviewed the land use descriptions and associated maps (Section 4.3) and noted areas of interest that the committee members may want to review more thoroughly. He also talked once again about the growth nodes and corridors concept.

Aaron demonstrated the “highlights” map that indicates portions of the planning area of particular interest. The highlights are linked to area-specific policies.

Aaron noted that nothing significant had been changed in the General policies section of the plan since the last time he had shown it to the committee members. He also mentioned that he needs to add text about green infrastructure/sustainability as well as design standards, particularly for existing communities that want to maintain a particular identity.

In addition he needs to add an “acknowledgements” page to recognize all of the people who have contributed to the creation of the plan, including committee members and those who have attended the steering committee meetings. In addition, he noted, he needs to make the search page fully functional. Currently it simply has placeholder text and doesn’t actually search anything. The Definitions and Terms page also needs to be completed, but he said this is best left to the end when all of the text revisions have been finalized.

Aaron asked committee members for input regarding links for the Document Archive and Links page. He indicated these can be links to anything that members believe will reinforce or enhance the functionality of the page for the end user. Lastly, he indicated that the Help section needs to be made more functional.

Aaron went over the revised review and approval process with the committee and discussed when they would like to meet again.

Lynne asked if there were any additional comments or other business. There were none.

The meeting was adjourned at approximately 4:15 p.m.