

City of Manitou Springs

Mobility and Parking Board Regular Meeting Minutes

Hybrid Meeting – Memorial Hall & Zoom

February 25, 2026

Call to Order

Chair Cory Sutela called the Mobility and Parking Board (MAP) meeting to order at 5:04 PM.

Roll Call

Board Members Present:

Chair Cory Sutela

Vice Chair Karl Stang

Board Member Bill Koerner – Arrived later in the meeting at

Board Member Joy Porter

Board Member Luke Harper Prince

Board Member Pamela Smith

Board Members Absent:

Board Member Rolf Jacobson

Staff and Liaisons Present:

Mobility and Parking Director Felipe Lopez

Mobility and Parking Supervisor James Kelemen

Mobility and Parking Administrative Assistant Wendi Campbell

City Administrator Denise Howell

City Council Liaison Nate Nassif

Approval of Agenda

No changes were proposed to the agenda.

Karl Stang moved to approve the February 25, 2026 agenda as presented. Board Member Pamela Smith seconded the motion.

The motion passed unanimously 5–0.

Approval of Minutes

Approval of the January 28, 2026 MAP Board Minutes

Luke Prince requested that the record reflect that the MAP Board did not provide comment or discussion with City Council regarding the Metropolitan District dissolution.

Board Member Bill Koerner arrived at 5:07PM

Board Member Luke Prince moved to approve the January 28, 2026 minutes as amended to reflect his request. Board Member Pamela Smith seconded.

The motion passed unanimously 6–0.

Public Comment on Non-Agenda Items

No members of the public were present to provide comment.

City Council Liaison Report

City Council Liaison Nate Nassif provided updates from recent City Council meetings. Discussion included continued monitoring of the Metropolitan District matter and broader budget considerations impacting City operations. Council Liaison Nassif emphasized the importance of coordination between the MAP Board and City Council as new mobility initiatives are developed.

Board members discussed maintaining strong communication channels and ensuring that MAP priorities remain aligned with overall City goals.

Presentations

Staff Presentations

Staffing Updates

Mobility and Parking Director Felipe Lopez presented his vision for the Mobility and Parking Department, emphasizing improved customer service, data-driven decision making, operational efficiency, and long-term strategic mobility planning. He discussed strengthening internal processes, improving communication with residents and businesses, and developing clear performance metrics.

Director Lopez formally introduced Wendi Campbell and outlined her role within the department. Board members welcomed her and expressed appreciation for expanded departmental capacity.

Accelerator Grant

An update was provided by Public Works Director of Public Services Ben Schmitt regarding the Accelerator Grant opportunity. Ben discussed how the grant could support planning efforts, including advancement of the Bike/Ped Plan RFP. Board members asked clarifying questions about timelines, eligibility, and matching requirements. Staff noted that additional details would be brought forward as the process progresses.

New Parking Kiosks

Director Lopez provided an overview of new kiosk implementation, including improved payment technology, enhanced reliability, and user-friendly features.

Board members expressed support for modernization while emphasizing the importance of clear communication during rollout.

Proposed Changes to Residential Parking Permit (RPP) Program

Director Lopez presented proposed updates to the Residential Parking Permit program.

Board members discussed balancing neighborhood protection with fairness and administrative efficiency.

Cory requested that future discussions have a clearer direction on how the board can provide input.

Manitou Open House – March 7, 2026

Staff invited Board members to participate in the upcoming open house and encouraged engagement with residents regarding mobility and parking initiatives.

Felipe mentioned that the start time is 9AM instead of 10AM, correcting the time listed on the agenda.

Regular Updates

Pike Ride Update

Mobility and Parking Supervisor James Kelemen provided an update on Pike Ride operations, including ridership patterns and seasonal trends. Board members discussed system utilization and potential opportunities to improve integration with downtown activity.

Mountain Metro Report

Staff provided a summary of Mountain Metro coordination efforts. Board members discussed ongoing interest in improved transit access and the importance of maintaining regional collaboration.

SeeClickFix Report

Supervisor Kelemen summarized recent SeeClickFix trends and the types of parking-related issues most frequently reported. Discussion included response times and recurring issues.

Call Log Tracking

Director Lopez reported that the department has begun categorizing inbound calls to better track trends and identify areas for improved public education. Board members expressed interest in reviewing summary data at future meetings.

Infrastructure Updates

Requested Updates – Hiawatha Gardens

Director Lopez provided an update on the Hiawatha Gardens project, including project status and anticipated construction impacts. Board members discussed potential parking impacts during construction phases.

MAP Board Presentations

MAP Board Goal Review

The Board reviewed previously established 2026 goals.

Finalize RFP for Bike/Ped Plan, Secure Contractor

Discussed in coordination with the Accelerator Grant update. No formal action taken.

Conduct Strategic Session with City Council and Staff

Board acknowledged that this remains on hold while new staff and the liaison continue onboarding.

Policy and On-Boarding Manual for MAP Board

Vice Chair Karl Stang discussed progress and invited continued input. Board Member Luke Harper Prince reiterated interest in including a recommended reading list for new members.

Update RPP Policy

Addressed during Staff Presentations.

Business

MAP Board Elections

Chair Cory Sutela opened nominations for Chair.

Vice Chair Karl Stang nominated Cory Sutela to continue serving as Chair. The nomination was seconded by Board Member Luke Prince. No additional nominations were made.

The Board voted unanimously 6–0 to elect Cory Sutela as Chair.

Chair Sutela then opened nominations for Vice Chair.

Board Member Luke Prince nominated Karl Stang for Vice Chair. The nomination was seconded by Board Member Pamela Smith. No additional nominations were made.

The Board voted unanimously 6–0 to elect Karl Stang as Vice Chair.

RPP Voting Item

Supervisor Kelemen summarized the proposed Residential Permit Zone request.

Board Member Karl Stang moved to remove the proposed RPP modifications as voting item.

Board Member Joy Porter seconded.

Board discussion included implementation timing and public communication strategy.

The motion passed unanimously 6 –0.

Board Correspondence

Board Member Luke Prince stated that he would like staff to consider free parking in downtown Manitou Springs November – April to drive visitors to downtown businesses.

Adjournment

Vice Chair Karl Stang moved to adjourn the meeting.

Chair Cory Sutela adjourned the meeting at 7:34 PM.