



OFFICE OF THE CITY AUDITOR COLORADO SPRINGS, COLORADO

Jacqueline M. Rowland
City Auditor, CPA CFE PMP

21-15 City of Colorado Springs Southwest Downtown Infrastructure

June 2021

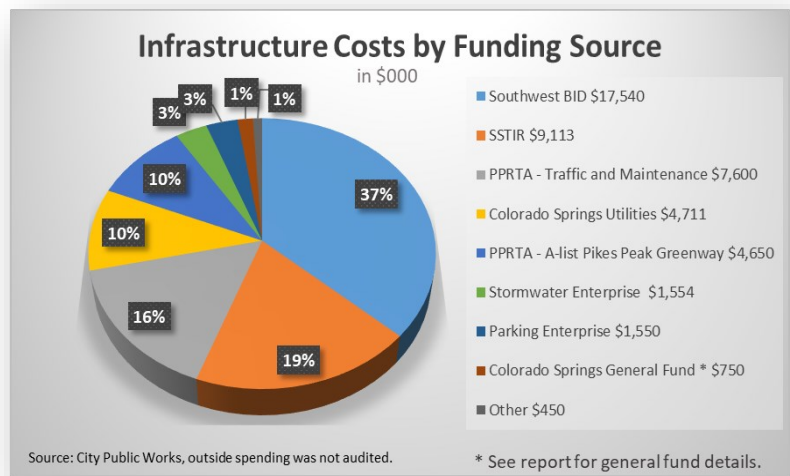
Purpose

The objective of this audit was to review the funding sources and total cost of the Southwest Colorado Springs Downtown Infrastructure improvements related to City for Champions (C4C).

Highlights

The Southwest Colorado Springs Downtown Infrastructure Improvements include the pedestrian bridge and streetscape improvements. Total cost will be \$47.9 million when complete in 2021. Controls over expenditure reporting were well defined and were followed.

The pedestrian bridge, streetscape improvements, on-street parking and utility upgrades were projects managed by the City intended to complement the City for Champions (C4C) project. Multiple funding sources were utilized, as shown in the chart.



The Colorado Springs Urban Renewal Authority (CSURA) was designated as the financing authority for C4C. CSURA issued revenue bonds secured by State Sales Tax Increment Revenue (SSTIR). The bonds paid for \$9.113 million (19%) of the infrastructure costs. The bonds shall not constitute or become an indebtedness, a debt or a liability of the State of Colorado or any county, or municipality (including the City of Colorado Springs). The Pikes Peak Regional Transportation Authority (PPRTA) contributed capital and maintenance funds.

* The City of Colorado Springs General Fund provided \$750,000 (1.6%) toward the improvements to block 3 on Vermijo between Cascade and Tejon. Block 3 was not a requirement or an element of C4C and was located outside of the Southwest Business Improvement District (BID). The improvements to block 3 were seen as an appropriate connection and transition for the general benefit of downtown. By combining project management, design, and construction of block 3 with adjacent work, the City made efficient use of funds.

We would like to thank the City Public Works Engineering staff, representatives with CSURA, and Colorado Springs Utilities for their assistance with this audit.

This audit was conducted in conformance with the International Standards for the Professional Practice of Internal Auditing, a part of the Professional Practices Framework promulgated by the Institute of Internal Auditors.