

BY AUTHORITY

ORDINANCE NO. _____
SERIES OF 2014

COUNCIL BILL NO. CB14-0936
COMMITTEE OF REFERENCE:
Infrastructure & Culture

A BILL

For an ordinance designating certain property as “park” under section 2.4.5 of the city charter, namely Prairie Park.

WHEREAS, the following real property, known as Prairie Park, which is under the jurisdiction of the Denver Department of Parks and Recreation, has been or will be used for park purposes within the City and County of Denver (“Park Property”):

A parcel of land located in the S1/2 of the SW1/4 of Section 24, and the N1/2 of Section 25, all in Township 4 South, Range 68 West of the 6TH Principal Meridian, City and County of Denver, State of Colorado, more particularly described as follows:

Commencing at the SW corner of said Section 24 from which the South quarter corner of said Section 24 bears N89°40'13"E, a distance of 2631.39 feet; Thence N0°10'37"W, along the West line of said Section 24, a distance of 318.54 feet; Thence N89°49'23"E, a distance of 50.00 feet to a point of intersection with the West line of Block 14, as delineated on the recorded plat of First Addition to University Park and a line 50 feet from the centerline of the original Colorado and Southern main railroad track when measured at right angles, said point being the Point of Beginning; Thence S79°36'42"E, parallel with the centerline of said main track, a distance of 253.44 feet to the Northwest corner of a tract of land as described in Book 9564 at Page 204 in the records of the City and County of Denver; Thence S10°23'18"W, along the West line of said tract, a distance of 30.00 feet to a point 20 feet from the centerline of said main track when measured at right angles; Thence S79°36'42"E, parallel with the centerline of said main track, a distance of 1300.15 feet to a point on the South line of said Section 24; Thence N89°40'13"E, along said South line, a distance of 161.30 feet to a point 50 feet from the centerline of said main track when measured at right angles; Thence S79°36'42"E, parallel with the centerline of said main track, a distance of 1288.76 feet to a point of intersection with the West line of the alley in Block 11, as delineated on the recorded plat of University Park – Amended Map; Thence S10°23'18"W, a distance of 40.00 feet; Thence S79°36'42"E, a distance of 427.24 feet; Thence N10°23'18"E, a distance of 40.00 feet to a point 50 feet from the centerline of said main track when measured at right angles; Thence S79°36'42"E, parallel with the centerline of said main track, a distance of 386.55 feet to a point of intersection with the West line of the alley in Block 13, as delineated on the recorded plat of University Park – Amended Map; Thence S10°23'18"W, a distance of 100.00 feet to a point 50 feet from the centerline of said main track when measured at right angles; Thence N79°36'42"W, parallel with the centerline of said main track, a distance of 3470.50 feet; Thence N67°30'41"W, a distance of 124.88 feet; Thence N58°57'09"W, a distance of 104.81 feet; Thence N66°18'23"W, a distance of 125.91 feet to a point of intersection with the West line of said Block 14, as delineated on the recorded plat of First Addition to University Park; Thence N0°10'37"W, along said West line, a distance of 8.00 feet to the Point of Beginning.

Excepting therefrom the dedicated right-of-ways of S. Columbine St., S. Clayton St., S. St Paul St., and S. Adams St. as described in Council Resolution No. 44 Series of 2007.

1 And also excepting the following parcel of land:
2 Commencing at the SW corner of said Section 24 from which the South quarter corner of said
3 Section 24 bears N89°40'13"E, a distance of 2631.39 feet; Thence N0°10'37"W, along the West
4 line of said Section 24, a distance of 318.54 feet; Thence N89°49'23"E, a distance of 50.00 feet to
5 a point of intersection with the West line of Block 14, as delineated on the recorded plat of First
6 Addition to University Park and a line 50 feet from the centerline of the original Colorado and
7 Southern main railroad track when measured at right angles, said point being the Point of
8 Beginning; Thence S79°36'42"E, parallel with the centerline of said main track, a distance of
9 253.44 feet to the Northwest corner of a tract of land as described in Book 9564 at Page 204 in the
10 records of the City and County of Denver; Thence S10°23'18"W, along the West line of said tract,
11 a distance of 30.00 feet to a point 20 feet from the centerline of said main track when measured at
12 right angles; Thence S79°36'42"E, parallel with the centerline of said main track, a distance of
13 94.77 feet to the Point of Beginning; ; Thence S79°36'42"E, parallel with the centerline of said main
14 track, a distance of 40.69 feet; Thence S0°10'37"E, a distance of 71.20 feet to a point 50 feet from
15 the centerline of said main track when measured at right angles; Thence N79°36'42"W, parallel
16 with the centerline of said main track, a distance of 40.69 feet; Thence N0°10'37"W, a distance of
17 71.20 feet to the Point of Beginning.

18
19 **WHEREAS**, the Parks and Recreation Advisory Board and the Manager of Parks and
20 Recreation have recommended that said Park Property be formally designated as a "park" under
21 section 2.4.5 of the City Charter.

22 **THEREFORE, BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**

23 **Section 1.** That the Park Property, known as Prairie Park, is hereby designated as a "park"
24 under section 2.4.5 of the City Charter and shall henceforth be regarded as being a designated
25 park in the City and County of Denver, such designation being subject to a) the reservation of
26 access rights retained in the Quitclaim Deed from the Regional Transportation District to the City
27 and County of Denver recorded May 3, 2005, at reception number 2005072721; b) the existing
28 Public Service Company overhead transmission lines located on the Park Property within the
29 easement granted in Book 9511, Page 267, as of October 19, 1965; and c) any other existing
30 utilities lawfully located in the Park Property as of the date of this park designation.

31
32

1 COMMITTEE APPROVAL DATE: November 5, 2014 by consent
2 MAYOR-COUNCIL DATE: November 11, 2014
3 PASSED BY THE COUNCIL: _____, 2014
4 _____ - PRESIDENT
5 APPROVED: _____ - MAYOR _____, 2014
6 ATTEST: _____ - CLERK AND RECORDER,
7 EX-OFFICIO CLERK OF THE
8 CITY AND COUNTY OF DENVER
9 NOTICE PUBLISHED IN THE DAILY JOURNAL: _____, 2014; _____, 2014
10 PREPARED BY: Patrick A. Wheeler Assistant City Attorney DATE: November 13, 2014
11 Pursuant to section 13-12, D.R.M.C., this proposed ordinance has been reviewed by the office of
12 the City Attorney. We find no irregularity as to form, and have no legal objection to the proposed
13 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to
14 §3.2.6 of the Charter.
15
16 D. Scott Martinez, Denver City Attorney
17
18 BY: _____, Assistant City Attorney DATE: _____, 2014