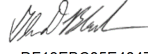




REQUEST FOR RESOLUTION TO DEDICATE PUBLIC RIGHT-OF-WAY

TO: Katherine Ehlers, City Attorney's Office

FROM: Glen D. Blackburn, P.E., Director, Right-of-Way Services

Signed by:

DF13EBC85E48471...

DATE: May 13, 2026

ROW #: 2026-DEDICATION-0000054 **SCHEDULE #:** Adjacent to 0505406021000

TITLE: This request is to dedicate a City-owned parcel of land as Public Right-of-Way as North Federal Boulevard, located near the intersection of North Federal Boulevard and West Holden Place.

SUMMARY: Request for a Resolution for laying out, opening and establishing certain real property as part of the system of thoroughfares of the municipality; i.e. as North Federal Boulevard.

It is requested that the above subject item be placed on the Mayor-Council Agenda for the next available date.

Therefore, you are requested to initiate Council action to dedicate a parcel of existing City owned land for Public Right-of-Way purposes as North Federal Boulevard. The land is described as follows:

INSERT PARCEL DESCRIPTION ROW (2026-DEDICATION-0000054-001) HERE.

A map of the area to be dedicated is attached.

GB/PR/DG

- cc: Dept. of Real Estate, RealEstate@denvergov.org
City Councilperson Jamie Torres District # 3
Council Aide Daisy Rocha Vasquez
Council Aide Angelina Gurule
Council Aide Ayn Tougaard Slavis
City Council Staff, Luke Palmisano
Environmental Services, Andrew Ross
DOTI, Manager's Office, Alba Castro
DOTI, Director, Right-of-Way Services, Glen Blackburn
DOTI, Deputy Director, Right-of-Way Services, Darion Mayhorn
Department of Law, Brad Beck
Department of Law, Katherine Ehlers
Department of Law, Janet Valdez
Department of Law, Mar'quasa Maes
DOTI Survey, Paul Rogalla
DOTI Ordinance
MileHighOrdinance
Project file folder 2026-DEDICATION-0000054

City and County of Denver Department of Transportation & Infrastructure
Right-of-Way Services
201 W. Colfax Ave. | Denver, CO 80215
www.denvergov.org/doti
Phone: 720-865-3002

ORDINANCE/RESOLUTION REQUEST

Please email requests to the Mayor’s Legislative Team at MileHighOrdinance@DenverGov.org by 9 a.m. Friday. Contact the Mayor’s Legislative team with questions

Date of Request: May 13, 2026

Please mark one: Bill Request or Resolution Request

Please mark one: The request directly impacts developments, projects, contracts, resolutions, or bills that involve property and impact within .5 miles of the South Platte River from Denver's northern to southern boundary? (Check map [HERE](#))

Yes No

1. Type of Request:

- Contract/Grant Agreement Intergovernmental Agreement (IGA) Rezoning/Text Amendment
 Dedication/Vacation Appropriation/Supplemental DRMC Change
 Other:

2. Title: Dedicate a City-owned parcel of land as Public Right-of-Way as North Federal Boulevard, located near the intersection of North Federal Boulevard and West Holden Place.

3. Requesting Agency: DOTI, Right-of-Way Services
Agency Section: Survey

4. Contact Person:

Contact person with knowledge of proposed ordinance/resolution (e.g., subject matter expert)	Contact person for council members or mayor-council
Name: Dalila Gutierrez	Name: Alaina McWhorter
Email: Dalila.Gutierrez@denvergov.org	Email: Alaina.McWhorter@denvergov.org

5. General description or background of proposed request. Attach executive summary if more space needed:
 Surveyor is requesting a remnant street parcel dedication as North Federal Boulevard.

6. City Attorney assigned to this request (if applicable):

7. City Council District: Jamie Torres, District # 3

8. **For all contracts, fill out and submit accompanying Key Contract Terms worksheet**

To be completed by Mayor’s Legislative Team:

Resolution/Bill Number: _____

Date Entered: _____

Key Contract Terms

Type of Contract: (e.g. Professional Services > \$500K; IGA/Grant Agreement, Sale or Lease of Real Property):

Vendor/Contractor Name (including any dba's):

Contract control number (legacy and new):

Location:

Is this a new contract? Yes No Is this an Amendment? Yes No If yes, how many? _____

Contract Term/Duration (for amended contracts, include existing term dates and amended dates):

Contract Amount (indicate existing amount, amended amount and new contract total):

<i>Current Contract Amount</i> (A)	<i>Additional Funds</i> (B)	<i>Total Contract Amount</i> (A+B)

<i>Current Contract Term</i>	<i>Added Time</i>	<i>New Ending Date</i>

Scope of work:

Was this contractor selected by competitive process? If not, why not?

Has this contractor provided these services to the City before? Yes No

Source of funds:

Is this contract subject to: W/MBE DBE SBE XO101 ACDBE N/A

WBE/MBE/DBE commitments (construction, design, Airport concession contracts):

Who are the subcontractors to this contract?

To be completed by Mayor's Legislative Team:

Resolution/Bill Number: _____

Date Entered: _____



EXECUTIVE SUMMARY

Project Title: 2026-DEDICATION-0000054

Description of Proposed Project: Surveyor is requesting a remnant street parcel dedication as North Federal Boulevard.

Explanation of why the public right-of-way must be utilized to accomplish the proposed project: The City and County of Denver was deeded this land to be dedicated as North Federal Boulevard.

Has a Temp MEP been issued, and if so, what work is underway: N/A

What is the known duration of a MEP: N/A

Will land be dedicated to the City if the vacation goes through: N/A

Will an easement be placed over a vacated area, and if so explain: N/A

Will an easement relinquishment be submitted at a later date: N/A

Additional information: This land was deeded to the City and County of Denver for the purpose of dedicating it as North Federal Boulevard.

City and County of Denver Department of Transportation & Infrastructure
Right-of-Way Services
201 W. Colfax Ave | Denver, CO 80215
www.denvergov.org/doti
Phone: 720-865-3002

CONNECT WITH US | 311 | DENVERGOV.ORG | DENVER 8 TV

PARCEL DESCRIPTION ROW NO. 2026-DEDICATION-0000054-001:

LAND DESCRIPTION – NORTH FEDERAL BOULEVARD PARCEL NO 1

A PARCEL OF LAND LYING IN THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, CONVEYED TO THE CITY AND COUNTY OF DENVER BY DEED RECORDED APRIL 22, 2016 AT RECEPTION NUMBER 2016052838 IN THE OFFICE OF THE CLERK AND RECORDER OF THE CITY AND COUNTY OF DENVER, COLORADO, ALSO BEING A PORTION OF “WESTSIDE” – PARCEL C OF THE BARGAIN AND SALE DEED RECORDED DECEMBER 31, 1996 AT RECEPTION NO. 1996176519 OF THE CITY AND COUNTY OF DENVER RECORDS, AND ALSO BEING A PORTION OF LOTS 1, 2, 31 AND 32, BLOCK 4, WEST FAIRVIEW, TOGETHER WITH THE NORTH ½ OF VACATED WEST 11TH AVENUE LYING TO THE SOUTH OF SAID LOTS 1 AND 2 AND THE SOUTH HALF OF VACATED WEST 12TH AVENUE LYING TO THE NORTH OF SAID LOTS 1 AND 2, DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER-NORTH 1/16 CORNER OF SAID SECTION 5, (WHENCE THE S ¼ CORNER OF SECTION 5 BEARS S 00°32’51” E, A DISTANCE OF 3960.79 FEET); THENCE S 06°25’24” E, A DISTANCE OF 656.90 FEET TO THE NORTH LINE OF SAID “WESTSIDE” – PARCEL C AND THE TRUE POINT OF BEGINNING;

THENCE ALONG A NON-TANGENT CURVE TO THE RIGHT, HAVING A CENTRAL ANGLE OF 01°50’23”, A RADIUS OF 3399.50 FEET, AN ARC LENGTH OF 109.16 FEET, THE CHORD OF WHICH BEARS S 01°28’03 E, A DISTANCE OF 109.16;

THENCE S 00°32’51” E, 14 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF “WESTSIDE” – PARCEL C, SAID WEST LINE OF “WESTSIDE” – PARCEL C ALSO BEING THE EXISTING EAST RIGHT OF WAY LINE OF FEDERAL BOULEVARD (DECEMBER, 2011), A DISTANCE OF 177.47 FEET;

THENCE S 45°32’51” E, A DISTANCE OF 14.12 FEET, TO A POINT IN THE SOUTH LINE OF SAID LOT 31, BLOCK 4 WEST FAIRVIEW;

THENCE ALONG SAID SOUTH LINE OF LOT 31, N 89°44’05” E, A DISTANCE OF 6.01 FEET;

THENCE S 00°32’51” E, A DISTANCE OF 30.00 FEET TO THE CENTERLINE OF VACATED WEST 11TH AVENUE AS ESTABLISHED BY ORDINANCE NO. 1015, SERIES OF 2001 OF THE CITY AND COUNTY OF DENVER RECORDS;

THENCE ALONG THE CENTERLINE OF VACATED WEST 11TH AVENUE, S 89°44’05” W, A DISTANCE OF 30.00 FEET TO SAID EXISTING EAST RIGHT OF WAY LINE OF FEDERAL BOULEVARD (DECEMBER, 2011);

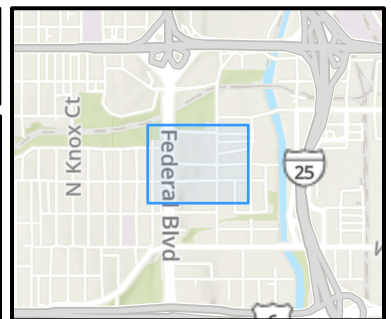
THENCE ALONG SAID EAST RIGHT OF WAY LINE OF FEDERAL BOULEVARD (DECEMBER, 2011), N 00°32’51” W, A DISTANCE OF 326.55 FEET TO THE CENTERLINE OF VACATED WEST 12TH AVENUE AS ESTABLISHED BY ORDINANCE 31, SERIES OF 1941 OF THE CITY AND COUNTY OF DENVER RECORDS;

THENCE ALONG THE CENTERLINE OF VACATED WEST 12TH AVENUE, N 89°46’29” E, A DISTANCE OF 12.25 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS 5,038 SQ. FT. (0.116 ACRES) OF LAND, MORE OR LESS.



North Federal Boulevard



Legend

Denver Base Layers

- Streets
- Alleys
- County Boundary
- Parcels

Sources: Esri, Vantor, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodatastyrelsen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap, and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community, These are credits



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

Map Generated: 05-12-2026

THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes

WARRANTY DEED
(Form)

After recording, return to:

City Attorney's Office
201 West Colfax Avenue, Dept 1207
Denver, CO 80202



04/22/2016 01:53 PM
City & County of Denver

R \$0.00

WD

2016052838
Page: 1 of 5
D \$0.00

GENERAL WARRANTY DEED

(Federal Boulevard 7th Avenue to West Holden Place Project RW-38)

THIS GENERAL WARRANTY DEED, made this 22nd day of April, 2016 between **DENVER HEALTH AND HOSPITAL AUTHORITY**, a body corporate and political subdivision of the State of Colorado, whose address is 660 Bannock Street, Denver, Colorado, 80204, ("Grantor") and the **CITY AND COUNTY OF DENVER**, a Colorado municipal corporation and home rule city ("Grantee"), whose address is 1437 Bannock Street, Denver, Colorado 80202.

WITNESSETH, that the Grantor, for and in consideration of the sum of **ONE HUNDRED FIFTY THOUSAND TWO HUNDRED SIXTY-FIVE AND 00/100 DOLLARS (\$150,265.00)** and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has and by these presents does grant, bargain, sell, convey and confirm, unto the Grantee, its successors and assigns forever, all of the real property, together with improvements, if any, situate, lying and being in the City and County of Denver and State of Colorado, described in Exhibit A, attached hereto and incorporated herein ("Property").

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the Grantor, either in law or equity, of, in and to the Property together with the hereditaments and appurtenances.

TO HAVE AND TO HOLD the Property, with the appurtenances, unto the Grantee, its successors and assigns forever. The Grantor, for itself, and its successors and assigns, does covenant, grant, bargain and agree to and with the Grantee, its successors and assigns, that at the time of the execution and delivery of this deed, it is well seized of the Property, has good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and has good right, full power and lawful authority to grant, bargain, sell and convey the Property manner and form

as aforesaid, and that the Property is free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature, except those Permitted Exceptions set forth in Exhibit B, attached hereto and incorporated herein.

The Grantor shall and will WARRANT AND FOREVER DEFEND the Property in the quiet and peaceable possession of the Grantee, its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

IN WITNESS WHEREOF, the Grantor has executed this Deed on the date set forth above.

DENVER HEALTH AND HOSPITAL AUTHORITY, a body corporate and political subdivision of the State of Colorado

By: *[Signature]*

Name: *Peg Burnette*

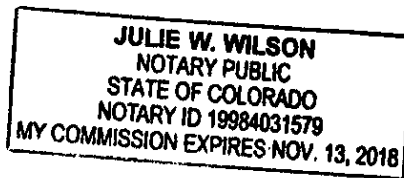
Title: *Chief Financial Officer*

State of Colorado)
) ss
City and County of Denver)

The foregoing instrument was acknowledged before me this *10th* day of *November*, *2015*, by *Peg Burnette* as *Chief Financial Officer* of Denver Health and Hospital Authority, a body corporate and political subdivision of the State of Colorado.

Witness my hand and official seal.

My commission expires: *11/13/2018*



[Signature]
Notary Public

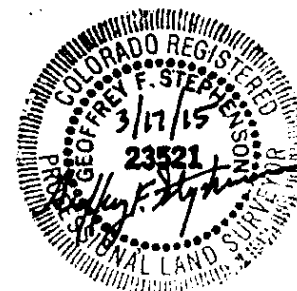


EXHIBIT "A"

PROJECT NUMBER: NHPP 2873-172

PARCEL NUMBER: RW-38

PROJECT CODE: 19957

CITY AND COUNTY OF DENVER CONTRACT NUMBER: CE71070

DATE: MARCH 17, 2015

DESCRIPTION

A tract or parcel of land No. RW-38 of the City and County of Denver, State of Colorado, Contract No. CE71070, Project No. NHPP 2873-172 (PC 19957) containing 5,038 sq. ft. (0.116 acres) of land, more or less, being a portion of "Westside" - Parcel C of the Bargain and Sale Deed recorded at Reception No. 9600176519 of the City and County of Denver records, lying in Lots 1, 2, 31 and 32, Block 4 "West Fairview" a subdivision plat recorded in Book 2, Page 97 of the Arapahoe County records, together with the North 1/2 of vacated West 11th Avenue lying to the South of said Lots 31 and 32 and the South 1/2 of vacated West 12th Avenue lying to the North of said Lots 1 and 2, located in the N.E. 1/4 of Section 5, Township 4 South, Range 68 West, of the 6th Principal Meridian, in the City and County of Denver, Colorado, said tract or parcel being more particularly described as follows:

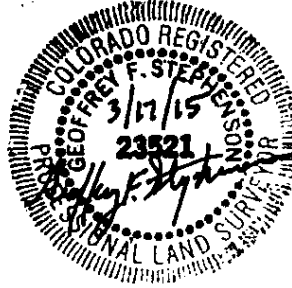
Commencing at the Center-North 1/16 corner of Section 5, (Whence the S 1/4 corner of Section 5, bears S. 00°32'51" E., a distance of 3960.79 feet); Thence S. 06°25'24" E., a distance of 656.90 feet to the north line of said "Westside" - Parcel C and the **TRUE POINT OF BEGINNING**;

1. Thence along a non-tangent curve to the right, having a central angle of 01°50'23", a radius of 3399.50 feet, an arc length of 109.16 feet, the chord of which bears S. 01°28'03" E., a distance of 109.16 feet;
2. Thence S. 00°32'51" E., 14 feet east of and parallel with the west line of "Westside" - Parcel C said west line of "Westside" - Parcel C also being the existing east right of way line of Federal Boulevard (December, 2011), a distance of 177.47 feet;
3. Thence S. 45°32'51" E., a distance of 14.12 feet, to a point in the south line of said Lot 31, Block 4 "West Fairview";
4. Thence along said south line of Lot 31, N. 89°44'05" E., a distance of 6.01 feet;
5. Thence S. 00°32'51" E., a distance of 30.00 feet to the centerline of vacated West 11th Avenue as established by Ordinance No. 1015, Series of 2001 of the City and County of Denver records;
6. Thence along the centerline of vacated West 11th Avenue, S. 89°44'05" W., a distance of 30.00 feet to said existing east right of way line of Federal Boulevard (December, 2011);
7. Thence along said east right of way line of Federal Boulevard (December, 2011), N. 00°32'51" W., a distance of 326.55 feet to the centerline of vacated West 12th Avenue as established by Ordinance 31, Series of 1941 of the City and County of Denver records;
8. Thence along the centerline of vacated West 12th Avenue, N. 89°46'29" E., a distance of 12.25 feet, more or less, to the **TRUE POINT OF BEGINNING**.

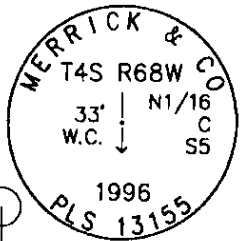
The above described Parcel contains 5,038 sq. ft. (0.116 acres) of land, more or less.

Basis of Bearings: All bearings are based on the line connecting "MOE" to "ALAMEDA" being a **GRID bearing of S. 24°42'20" W.** as obtained from a global positioning system (GPS) survey based on the Colorado High Accuracy Reference Network (CHARN). Said Grid bearing is NAD 83 (1992) Colorado State Plane – Central Zone 502. "MOE" (PID AA7132) is a National Geodetic Survey (NGS) first order horizontal mark monumented with a 3.5" diameter brass cap set flush in concrete, cap stamped in part "MOE 1994". "ALAMEDA" (PID KK1393) is a National Geodetic Survey (NGS) first order horizontal mark monumented with a 3.5" diameter brass cap set flush in concrete, cap stamped in part "ALAMEDA 1977".

Prepared by: Geoffrey F. Stephenson, PLS 23521
For and on Behalf of
The Lund Partnership, Inc.
12265 West Bayaud Avenue, Suite 130
Lakewood, Colorado 80228

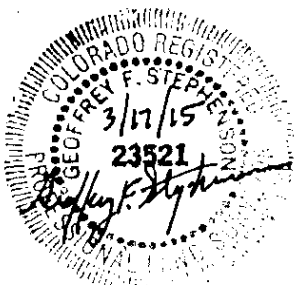


NOTE: THIS EXHIBIT IS A GRAPHIC DEPICTION OF THE PARCEL DESCRIBED ON THE ATTACHED PROPERTY DESCRIPTION AND IS NOT INTENDED TO INCLUDE SURVEY PLAT REQUIREMENTS AS DEFINED IN CRS 38-51-106.



POINT OF COMMENCEMENT
 C-N 1/16 CORNER
 SECTION 5,
 T4S, R68W, 6TH PM
 FOUND 3.25" DIA. ALUM. CAP
 IN RANGE BOX.

N00°32'51"W 3960.79'
 N-S CL OF SECTION 5



FEDERAL BLVD.

EAST R.O.W. LINE
 FEDERAL BLVD
 DECEMBER 2011

LINE TABLE RW-38

LINE	BEARING	DISTANCE
L341	S00°32'51"E	177.47'
L342	S45°32'51"E	14.12'
L343	N89°44'05"E	6.01'
L344	S00°32'51"E	30.00'
L345	S89°44'05"W	30.00'
L346	N00°32'51"W	326.55'
L347	N89°46'29"E	12.25'

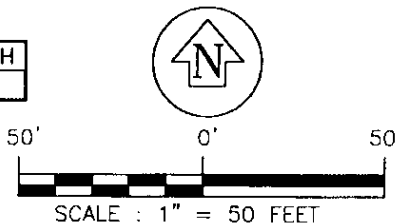
S 1/4 CORNER
 SECTION 5,
 T.4S., R.68W.,
 6TH PM
 ESTABLISHED FROM
 CDOT LAND
 SURVEY CONTROL
 DIAGRAM BOOK 57
 PAGE 251
 CCD RECORDS

CURVE TABLE RW-38

NUMBER	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD DIRECTION	CHORD LENGTH
C1	3399.50	109.16	01°50'23"	S01°28'03"E	109.16

RW-38 CONTAINING 5,038 S.F. OR 0.116 AC. MORE OR LESS

EXHIBIT TO ACCOMPANY PROPERTY DESCRIPTIONS



NE 1/4,
 SECTION 5
 T 4 S, R 68 W,
 6TH P.M.
 P.O.B. RW-38
 CL VACATED W. 12TH AVE.
 ORD. 31, SERIES 1941

**WEST FAIRVIEW
 B. 2 P.97**

RW-38

DENVER HEALTH AND HOSPITAL AUTHORITY,
 A BODY CORPORATE AND POLITICAL
 SUBDIVISION OF THE STATE OF COLORADO
 WESTSIDE PARCEL C
 REC. #9600176519
 (PARCEL 0505406021000)
 1100 FEDERAL BLVD.



RW-38

CL VACATED W. 11TH AVE.
 ORD. 1015, SERIES 2001

JOB NO.: 548-0201
 SCALE: 1" = 50'
 DATE: MARCH 17, 2015
 PAGE: 3 OF 3
 DRAWN BY: GFS

A PART OF THE NE 1/4 OF SECTION 5,
 TOWNSHIP 4 SOUTH, RANGE 68 WEST, 6TH P.M.
 CITY AND COUNTY OF DENVER, COLORADO

LUND
 PARTNERSHIP
 P: 303.989.1461 F: 303.989.4094
 CIVIL ENGINEERING & SURVEYING