



**Department of Public Works**  
Permit Operations and Right of Way Enforcement  
201 W. Colfax Avenue, Dept. 507  
Denver, CO 80202  
P: 720-865-2782  
F: 720-865-3280  
www.denvergov.org/pwprs

**REQUEST FOR RESOLUTION TO DEDICATE PUBLIC RIGHT-OF-WAY**

**TO:** Karen Walton, City Attorney's Office

**FROM:** Robert J. Duncanson P.E., Engineering Manager II  
Right-of-Way Services

**DATE:** April 22, 2014

**ROW #:** 2014-0051-17                      **SCHEDULE #:** 0232204041000

**TITLE:** This request is to dedicate a City owned land as Public Alley.  
Located between W. 25<sup>th</sup> Ave., W. 26<sup>th</sup> Ave., Irving St. and Julian St.

**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 Public Alley.

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 Public Alley. The land is described as follows.

**INSERT PARCEL DESCRIPTION ROW (2014-0051-17-001) HERE.**

A map of the area to be dedicated is attached.

RD/AG /BLV

cc: Asset Management, Steve Wirth  
City Councilperson & Aides, Susan Shepherd District # 1  
City Council Staff, Gretchen Williams  
Environmental Services, David Erickson  
Public Works, Manager's Office, Alba Castro  
Public Works, Manager's Office, Nancy Kuhn  
Public Works, Right-of-Way Engineering Services, Rob Duncanson  
Department of Law, Karen Aviles  
Department of Law, Brent Eisen  
Department of Law, Karen Walton  
Public Works Survey, Ali Gulaid  
Public Works Survey, Paul Rogalla  
Owner: City and County of Denver  
Project file folder 2014-0051-17

**ORDINANCE/RESOLUTION REQUEST**

Please email requests to Nancy Kuhn at [Nancy.Kuhn@Denvergov.org](mailto:Nancy.Kuhn@Denvergov.org) by **NOON on Monday**.

*\*All fields must be completed.\*  
Incomplete request forms will be returned to sender which may cause a delay in processing.*

Date of Request: April 22, 2014

Please mark one:  Bill Request or  Resolution Request

1. Has your agency submitted this request in the last 12 months?

Yes  No

If yes, please explain:

2. **Title:** (Include a concise, one sentence description – please include name of company or contractor and contract control number - that clearly indicates the type of request: grant acceptance, contract execution, amendment, municipal code change, supplemental request, etc.)

This request is to dedicate a City owned land as Public Alley.  
Located between W. 25th Ave., W. 26th Ave., Irving St. and Julian St.

3. **Requesting Agency:** PW Right of Way Engineering Services

4. **Contact Person:** (With actual knowledge of proposed ordinance/resolution.)

- **Name:** Barbara Valdez
- **Phone:** 720-865-3153
- **Email:** [Barbara.valdez@denvergov.org](mailto:Barbara.valdez@denvergov.org)

5. **Contact Person:** (With actual knowledge of proposed ordinance/resolution who will present the item at Mayor-Council and who will be available for first and second reading, if necessary.)

- **Name:** Nancy Kuhn
- **Phone:** 720-865-8720
- **Email:** [Nancy.Kuhn@denvergov.org](mailto:Nancy.Kuhn@denvergov.org)

6. **General description of proposed ordinance including contract scope of work if applicable:**

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 Public Alley.

**\*\*Please complete the following fields:** (Incomplete fields may result in a delay in processing. If a field is not applicable, please enter N/A for that field.)

- a. **Contract Control Number:** N/A
- b. **Duration:** Permanent
- c. **Location:** Alley Located between W. 25th Ave., W. 26th Ave., Irving St. and Julian St
- d. **Affected Council District:**
- e. **Benefits:** N/A
- f. **Costs:** N/A

7. **Is there any controversy surrounding this ordinance?** (Groups or individuals who may have concerns about it?) **Please explain.**

None

To be completed by Mayor's Legislative Team:

SIRE Tracking Number: \_\_\_\_\_

Date Entered: \_\_\_\_\_



## EXECUTIVE SUMMARY

**DENVER**  
THE MILE HIGH CITY

**Project Title: 2014-0051-17 Dedication 25<sup>th</sup> and Irving**

**Description of Proposed Project:**

**Explanation of why the public right-of-way must be utilized to accomplish the proposed project:** Dedicating City owned land to Public Right of Way, from the vacant parcel program approved through City Council.

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

**What is the known duration of an 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 Public Right-of-Way.



# Public Alley between Julian St-Irving St & W.25 Ave-W.26th



- Dedicating Ordinances
- Denver County (Boundary)
- Street Centerline
- Interstate
- US Highway
- Other
- Parcels
- Lots/Blocks (Base Map) mask
- 2010\_Denver.jp2.iri
- Denver County (Shaded)
- Denver County
- Adams County
- Arapahoe County
- Jefferson County

Map generated 10/22/2012 - The City and County of Denver shall not be liable for damages of any kind arising out of the use of this information. The information is provided "as is" without warranty of any kind, express or implied, including, but not limited to, the fitness for a particular use. This is not a legal document.

Copyright © City & County of Denver GIS

**PW Legal Description No. 2014-0051-17-001**

**A parcel of land conveyed Warranty Deed to the City & County of Denver, recorded on the 10th of January 2008 by Reception No. 2008003885 in the City and County of Denver Clerk & Records Office, State of Colorado,**

**Said parcel of land located in Lot 36 of the Re-subdivision of Block 24 of Witter and Cofields Sub-division of the Town of Highlands being in the in the Northwest Quarter of Section 32, Township 3 South, Range 68 West of the 6<sup>th</sup> Principle Meridian, City and County of Denver, State of Colorado, being more particularly described as follows:**

**Commencing at the Southwest Corner of said Lot 36; thence N90°00'00"E along the southerly line of said Lot 36, a distance of 72.80 feet to the Point of Beginning; thence N45°00'00"E, a distance of 17.68 feet, more or less; thence N00°00'00"E along a line 2.00 feet westerly of and parallel with the easterly line of said Lot 36, a distance of 36.00 feet; Thence N45°00'00"W, a distance of 17.68 feet; whence the northwest corner of said Lot 36 bears N90°00'00"W, a distance of 72.80 feet; thence N90°00'00"E along the northerly line of said Lot 36, a distance of 14.50 feet; thence S00°00'00"W along the easterly line of said Lot 36, a distance of 61.00 feet; thence N90°00'00"W along the southerly line of said Lot 36, a distance of 14.50 feet to the Point of Beginning. ; containing 278 square feet, (0.006 Acres), more or less.**



**EXHIBIT - "A"**

**CBM Surveys, Inc.**

1418 South Addison Court  
Aurora, Colorado 80018  
Tel (720) 373-8376  
Fax (866) 395-6482


ROW PROJECT NO. 2006-0672  
DES PARCEL NO. 20060672001

PROPERTY DESCRIPTION  
LOT 36 - PARCEL DED

A parcel of land located in Lot 36 of the Re-subdivision of Block 24 of Witter and Cofields Sub-division of the Town of Highlands being in the Northwest Quarter of Section 32, Township 3 South, Range 68 West of the 6<sup>th</sup> Principle Meridian, City and County of Denver, State of Colorado, being more particularly described as follows.

COMMENCING at the Southwest Corner of said Lot 36;  
THENCE N90°00'00"E along the southerly line of said Lot 36, a distance of 72.80 feet to the POINT OF BEGINNING;  
THENCE N45°00'00"E, a distance of 17.68 feet, more or less;  
THENCE N00°00'00"E along a line 2.00 feet westerly of and parallel with the easterly line of said Lot 36, a distance of 36.00 feet;  
THENCE N45°00'00"W, a distance of 17.68 feet;  
WHENCE the northwest corner of said Lot 36 bears N90°00'00"W, a distance of 72.80 feet;  
THENCE N90°00'00"E along the northerly line of said Lot 36, a distance of 14.50 feet;  
THENCE S00°00'00"W along the easterly line of said Lot 36, a distance of 61.00 feet;  
THENCE N90°00'00"W along the southerly line of said Lot 36, a distance of 14.50 feet to the POINT OF BEGINNING;

Containing 278 Square Feet, (0.006 Acres), more or less.

  
Randy Fortuin, PLS 27263  
Date: October 08, 2007  
Job No.: 1420  
For and on Behalf of  
CBM Surveys, Inc.

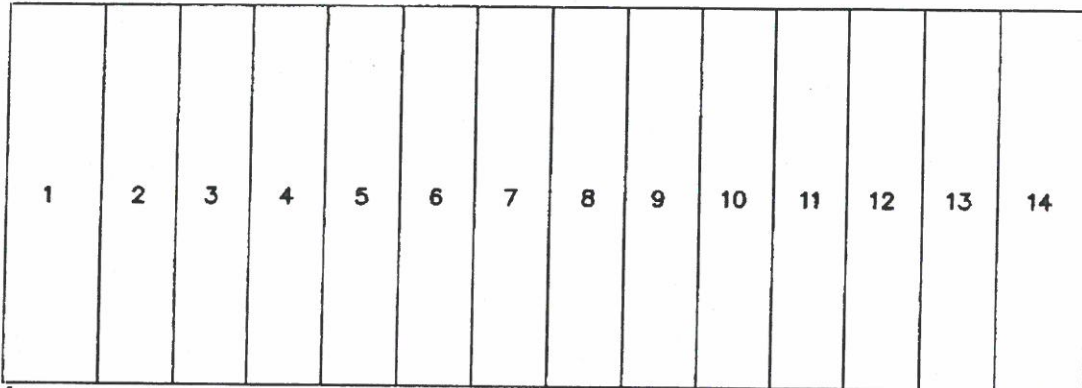


CBM SURVEYS, INC.  
LAND SURVEYING SERVICES

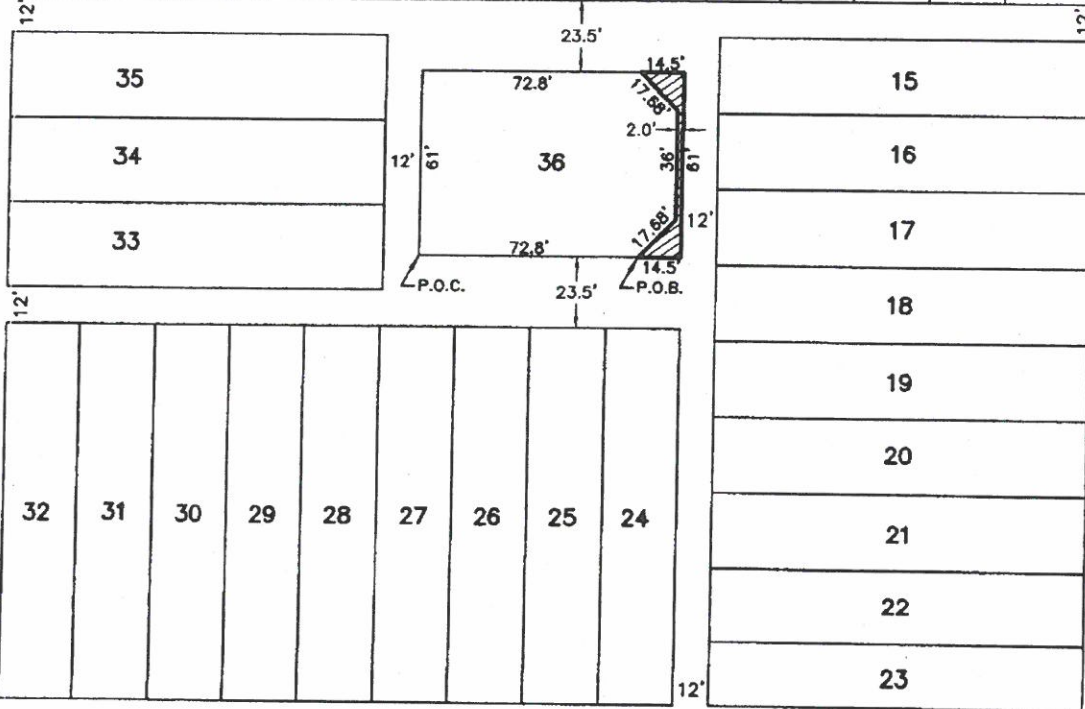
1418 S. Addison Ct.  
Aurora, CO 80018  
720-373-8376

**EXHIBIT - "A"**  
ROW PROJECT NO. 2006-0672  
DES PARCEL NO. 20060672001

WEST 26TH AVENUE



JULIAN STREET



IRVING STREET

WEST 25TH AVENUE



SCALE: 1" = 60'

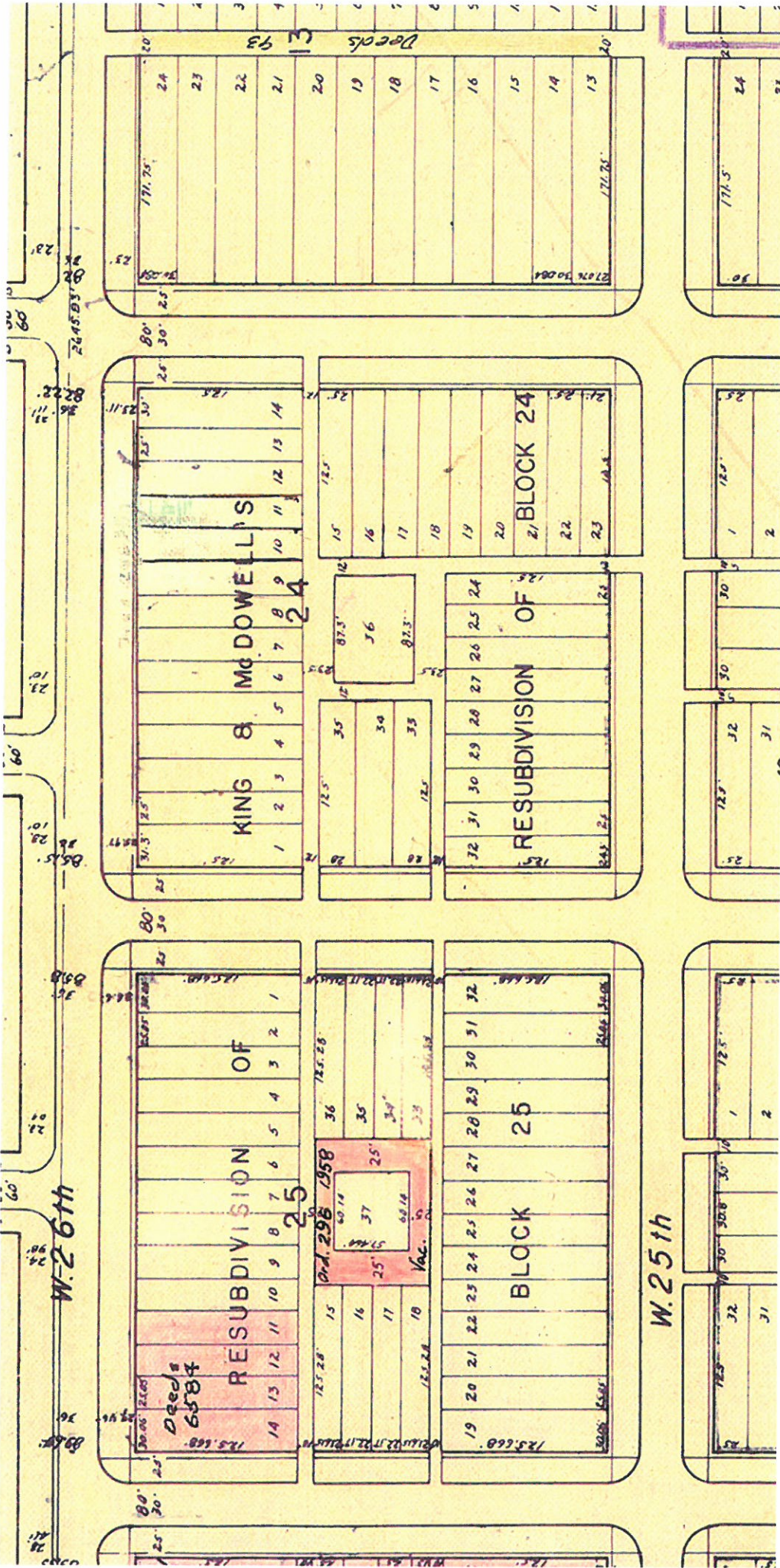


PROFESSIONAL LAND SURVEYOR  
Randy Fortuin, P.L.S. 27263  
OCT. 08 2007  
For and on Behalf of, CBM Surveys, Inc.

PROPERTY DESCRIPTION:  
Lot 36, Dedication  
Re-subdivision of Block 24 of  
Witter & Cofields Sub-division  
of the Town of Highlands  
County of Denver, State of Colorado  
N.W. 1/4 - 32-T3S-R68W

ADDRESS:  
Julian St. / W. 25th Ave.  
City of Denver  
DATE: Oct. 08, 2007  
DWG: 1420-DED.DWG







Asset Mgmt. # 08-004  
Asset Management  
Date: 1/10/08  
Approved  
2537 Irving Street  
752

**WARRANTY DEED**

THIS DEED, is dated January 10, 20 08, and is made between MARIO L. MARTINEZ

(whether one, or more than one), the "Grantor," of the \* CITY & County of DENVER and State of COLORADO and THE CITY & COUNTY OF DENVER A COLORADO MUNICIPAL CORPORATION

(whether one, or more than one), the "Grantee," whose legal address is 1437 BANNOCK STREET DENVER, COLORADO 80202 of the CITY & County of DENVER and State of COLORADO

WITNESS, that the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) & OTHER GOOD & VALUABLE CONSIDERATION ( \$ 10.00 ) DOLLARS, the receipt and sufficiency of which is hereby acknowledged, hereby grants, bargains, sells, conveys and confirms unto the Grantee and the Grantee's heirs and assigns forever, all the real property, together with any improvements thereon, located in the CITY & County of DENVER and State of Colorado, described as follows:

FOR LEGAL DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART OF THIS GENERAL WARRANTY DEED

also known by street address as: VACANT LAND and assessor's schedule or parcel number:

**TOGETHER** with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, the reversions, 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 above bargained premises, with the hereditaments and appurtenances; **TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the Grantee and the Grantee's heirs and assigns forever.

The Grantor, for the Grantor and the Grantor's heirs and assigns, does covenant, grant, bargain, and agree to and with the Grantee, and the Grantee's heirs and assigns: that at the time of the ensembling and delivery of these presents, the Grantor is well seized of the premises above described; has good, sure, perfect, absolute and indefeasible estate of inheritance, in law and in fee simple; and has good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form as aforesaid; and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except and subject to:  none; or  the following matters:

And the Grantor shall and will WARRANT AND FOREVER DEFEND the above described premises, but not any adjoining vacated street or alley, if any, in the quiet and peaceable possession of the Grantee and the heirs and assigns of the Grantee, against all and every person or persons claiming the whole or any part thereof.

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

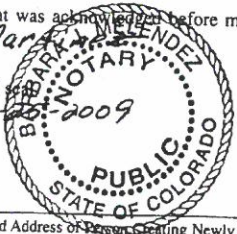
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
BY: Mario L. Martinez  
MARIO L. MARTINEZ

STATE OF COLORADO  
County of

ss.

The foregoing instrument was acknowledged before me this 10th day of January, 20 08, by Mario L. Martinez

Witness my hand and official seal  
My commission expires: 11-20-2009



Barbara J. Felendy  
Notary Public

\*Insert "City and" if applicable.

Name and Address of Person Creating Newly Created Legal Description (§38-35-106.5, C.R.S.)