

Vacation Submittal Checklist

Any submittal not meeting all minimum checklist criteria herein shall be rejected as incomplete.

Street and Alley Vacation submittal documents will include the following:

- Application (Page 3-4 of this document) - Must be signed by owner, or a vested party
- A Legal Description and Exhibits of the proposed vacation, prepared by a Professional Land Surveyor, licensed in the State of Colorado:
 - PDF format (**must be PLS signed and stamped**) **and**
 - Word format (Does not need to be PLS signed and stamped)
- Site Plan - accurately engineered drawings to include:
 - Numerical and Bar Scale (Scale not to exceed 1:40)
 - North arrow
 - Legend
 - Vicinity map, if necessary
 - Plan set date and revision number (if applicable)
 - Call out the location of area to be vacated and hatch the area
 - Call out the location of any existent easements, and if a new easement will be held/conveyed (if applicable)
 - Property lines
 - Right-of-Way width
 - Edge of Pavement and/or Curb and Gutter
 - Sidewalks
 - Trees and landscaping in the ROW
 - Nearby driveways and alleys
 - Street names
 - Aerial imagery is allowed, but does not replace the required Engineered drawings**

FEES:

Must be paid immediately after project is logged in and a project number is provided by your Coordinator along with the project invoice.

Initial Processing Fee = \$1,000.00 (Non-Refundable)

Legal Description Review Fee = \$300.00 (Non-Refundable)

Ordinance Fee = \$300.00 (Non-Refundable)

I hereby attest that all above information has been incorporated into our plan submittal.

Owner/Vested Party/Applicant Signature

4/12/22
Date



DENVER
THE MILE HIGH CITY

APPLICATION

STREET and ALLEY VACATION

Please complete this application to apply for a Vacation Request. Vacations can only be applied for, when the area in question is within the Public Right-of-Way within the City and County of Denver. Please reference [Street and Alley Vacation Entrance Requirements](#) for more detail on the vacation process. Please enter information and fully answer any of the following sections. Submit the complete application electronically to: DOTL.ER@denvergov.org.

DATE: 8/2/21

PROJECT NAME: Sun Valley Homes and Sun Valley Homes Second Filing

IS THIS PROJECT ASSOCIATED WITH A SITE DEVELOPMENT REVIEW? Yes No

If you checked 'Yes' above, provide Project Master, Site Plan and/or Concept Development Project Numbers:

2019-PM-0000673 , 2020-SDP-0000337 , 2021-SDPSUB-00003

ADDRESS (approx.) OF VACATION: 999 N Clay Way Denver, CO 80204

APPLICANT:

Name: Travis Nicholson

Company (if applicable): Matrix Design Group Title: Project Manager

Address: 707 17th Street, Suite 3150, Denver, CO 80202

Telephone number: 303-572-0200 Email address: travis.nicholson@matrixdesigngroup.com

PROPERTY OWNER (where the vacation is located): Check if the same as Applicant

Company: Housing Authority of the City & County of Denver

Owner Contact: Christopher Spelke

Address: P.O. Box 40305, Denver, CO 80204

Telephone Number: 303-518-9885 Email address: cspelke@denverhousing.com

EXPLANATION of REQUEST

Explanation of why the Requestor wants the right-of-way (ROW) vacated:

The Sun Valley Homes and Sun Valley Homes Second Filing projects from the 1950's are being redeveloped to bring updated affordable housing options to the Sun Valley neighborhood. During this process the existing curvilinear streets are being relocated to match the preferred Denver street grid layout. Therefore some of the existing right-of-way will need to be vacated and new right-of-way will be dedicated. There are no utilities with the right-of-way.



APPLICATION
Street and Alley Vacation

Explanation of the current use of the ROW to be vacated:

The current use of the right-of-way is a public street for access to the previous residences. All previous residences have been relocated to new affordable housing.


EXISTING UTILITIES:

If there are utilities, explain whether or not such utilities will be relocated or remain in the vacated ROW.

(Utilities in the proposed vacation area will need to be relocated at the owner's expense. If relocation is not feasible, a standard hard surface easement may be required. The City will reserve this easement for all remaining easements within the vacated area, in the Vacation Ordinance. The Requestor shall acknowledge the need and acceptance of such utility easements.)

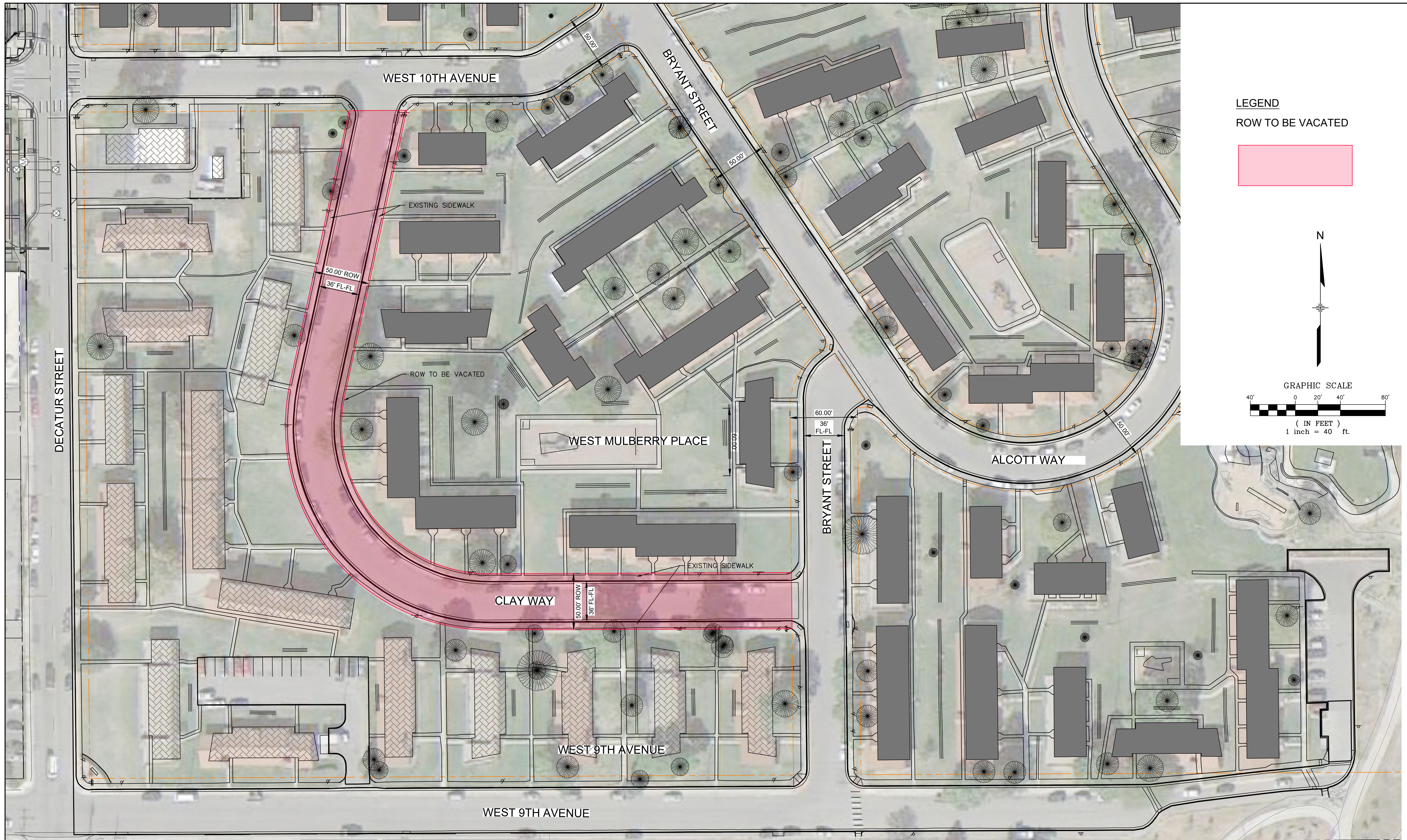
There are not any existing utilities within this right-of-way vacation.

I/WE HEREBY CERTIFY THAT I/WE ARE THE OWNER(S) OF THE REAL PROPERTY WHICH IS THE SUBJECT OF THIS APPLICATION AND THAT THE FOREGOING INFORMATION ON THIS APPLICATION IS TRUE AND COMPLETE.



(Owner/Vested Party Signature)

4/12/22
DATE



ROW VACATION - SITE PLAN



SUN VALLEY HOMES AND SUN VALLEY HOMES SECOND FILING REDEVELOPMENT

AUGUST 2, 2021

FIGURE No. 1

Sun Valley Homes Second Filing Vacation 999 N Clay Way

11/08/2022

Master ID: 2019-PROJMSTR-0000673 **Project Type:** ROW Vacation
Review ID: 2022-VACA-0000013 **Review Phase:**
Location: 999 N Clay Way **Review End Date:** 05/11/2022

Any denials listed below must be rectified in writing to this office before project approval is granted.

Reviewing Agency: Asset Management Review Review Status: Approved

Reviewers Name: David Edwards
Reviewers Email: DavidJ.Edwards@denvergov.org

Status Date: 04/22/2022
Status: Approved
Comments:

Reviewing Agency: Building Department Review Review Status: Approved

Reviewers Name: Keith Peetz
Reviewers Email:

Status Date: 04/28/2022
Status: Approved
Comments:

Reviewing Agency: CenturyLink Referral Review Status: Approved

Status Date: 05/12/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: Lumen
Reviewers Name: VeShon Sheridan
Reviewers Phone: 804-234-6825
Reviewers Email: veshon.sheridan@lumen.com
Approval Status: Approved

Comments:
To Whom It May Concern:
QWEST CORPORATION d/b/a CENTURYLINK QC ("CenturyLink") has reviewed the request for the subject vacation and has determined that it has no objections with respect to the ROW proposed for vacation
It is the intent and understanding of CenturyLink that this vacation shall not reduce our rights to any other existing easements or rights we have on this site or in the area.
This No objection response is submitted WITH THE STIPULATION that if CenturyLink facilities are found and/or damaged within the ROW area as described, the Applicant will bear the cost of relocation and/or repair of said facilities.

Reviewing Agency: CDOT Referral Review Status: Approved

Status Date: 05/12/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: CDOT Region 1 ROW/survey
Reviewers Name: dane courville

Comment Report

Sun Valley Homes Second Filing Vacation 999 N Clay Way

11/08/2022

Master ID: 2019-PROJMSTR-0000673 **Project Type:** ROW Vacation
Review ID: 2022-VACA-0000013 **Review Phase:**
Location: 999 N Clay Way **Review End Date:** 05/11/2022

Any denials listed below must be rectified in writing to this office before project approval is granted.

Reviewers Phone: 7206720231
Reviewers Email: dane.courville@state.co.us
Approval Status: Approved

Comments:
Does not affect CDOT on-system ROW. Proposed effort is approved as the location does not affect CDOT ROW.

Reviewing Agency: City Councilperson and Aides Referral Review Status: Approved - No Response

Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: City Forester Review Review Status: Approved

Reviewers Name: Nick Evers
Reviewers Email: Nick.Evers@denvergov.org
Status Date: 05/11/2022
Status: Approved
Comments: Approved. No expected PRW tree conflict. Existing trees have been accounted for as part of development plan.

Reviewing Agency: Comcast Referral Review Status: Approved - No Response

Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: DS Project Coordinator Review Review Status: Approved - No Response

Reviewers Name: Tanner Axt
Reviewers Email: Tanner.Axt@denvergov.org
Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: DES Transportation Review Review Status: Approved

Reviewers Name: Christopher Mueller
Reviewers Email: Christopher.Mueller@denvergov.org
Status Date: 06/10/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: DOTI ROW
Reviewers Name: Christopher Mueller PE NCEES
Reviewers Phone: 314-737-2758
Reviewers Email: christopher.mueller@denvergov.org
Approval Status: Approved

Comment Report

Sun Valley Homes Second Filing Vacation 999 N Clay Way

11/08/2022

Master ID: 2019-PROJMSTR-0000673 **Project Type:** ROW Vacation
Review ID: 2022-VACA-0000013 **Review Phase:**
Location: 999 N Clay Way **Review End Date:** 05/11/2022

Any denials listed below must be rectified in writing to this office before project approval is granted.

Comments:

Status Date: 05/12/2022
Status: Denied
Comments: This is denied on behalf of this critical reviewer. This is still under review. Please contact reviewer to resolve.

Status Date: 04/27/2022
Status: Not Required
Comments:

Reviewing Agency: DES Wastewater Review **Review Status:** Approved w/Conditions

Reviewers Name: Philip Kim
Reviewers Email: Philip.Kim@denvergov.org

Status Date: 11/08/2022
Status: Approved w/Conditions
Comments: There is a storm lateral within the vacation area that will need an easement.

A perpetual, non-exclusive easement is hereby reserved by the City and County of Denver, its successors and assigns, over, under, across, along, and through the vacated area for the purposes of constructing, operating, maintaining, repairing, upgrading and replacing public or private utilities including, but not limited to, storm drainage and sanitary sewer, and water facilities and all appurtenances to said utilities. A hard surface shall be maintained by the property owner over the entire easement area. The City reserves the right to authorize the use of the reserved easement by all utility providers with existing facilities in the easement area. No trees, fences, retaining walls, landscaping or structures shall be allowed over, upon or under the easement area. Any such obstruction may be removed by the City or the utility provider at the property owner's expense. The property owner shall not re-grade or alter the ground cover in the easement area without permission from the City and County of Denver. The property owner shall be liable for all damages to such utilities, including their repair and replacement, at the property owner's sole expense. The City and County of Denver, its successors, assigns, licensees, permittees and other authorized users shall not be liable for any damage to property owner's property due to use of this reserved easement.

Status Date: 05/02/2022
Status: Approved w/Conditions
Comments: Storm sewer at the intersection of 10th and Clay will be relocated through a separate SSPR process.
Drainage and sanitary of F2 will need to conform to the Sun Valley master plans
Block and street reconfiguration will need to be processed under a new subdivision.

Reviewing Agency: Office of Disability Rights Review **Review Status:** Approved

Reviewers Name: Juan Pasillas
Reviewers Email: Juan.Pasillas@denvergov.org

Status Date: 05/16/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: Division of Disability Rights
Reviewers Name: Juan Pasillas
Reviewers Phone: 720-913-3309
Reviewers Email: juan.pasillas@denvergov.org
Approval Status: Approved

Comments:

Comment Report

Sun Valley Homes Second Filing Vacation 999 N Clay Way

11/08/2022

Master ID: 2019-PROJMSTR-0000673 **Project Type:** ROW Vacation
Review ID: 2022-VACA-0000013 **Review Phase:**
Location: 999 N Clay Way **Review End Date:** 05/11/2022

Any denials listed below must be rectified in writing to this office before project approval is granted.

*Approved.

*Any creation of new sidewalks or areas of public use will be required to comply with all applicable 2010 ADA requirements.

Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: Denver Water Referral **Review Status:** Approved

Status Date: 05/12/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: Denver Water
Reviewers Name: Gina Begly
Reviewers Phone: 303-628-6219
Reviewers Email: gina.begly@denverwater.org
Approval Status: Approved

Comments:

Reviewing Agency: Denver Fire Department Review **Review Status:** Approved w/Conditions

Reviewers Name: Richard Tenorio
Reviewers Email:

Status Date: 05/11/2022
Status: Approved w/Conditions
Comments: Denver Fire Dept. Approved with Conditions - RT

***The Vacation of Clay St. shall not impact fire dept. access in the future development.

Reviewing Agency: Landmark Review **Review Status:** Approved - No Response

Reviewers Name: Rebecca Dierschow
Reviewers Email: Becca.Dierschow@denvergov.org

Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: Metro Wastewater Referral **Review Status:** Approved

Status Date: 05/12/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: Metro Water Recovery
Reviewers Name: Myles Howard
Reviewers Phone: 7207033627
Reviewers Email: MHoward@metrowaterrecovery.com
Approval Status: Approved

Comment Report

Sun Valley Homes Second Filing Vacation 999 N Clay Way

11/08/2022

Master ID: 2019-PROJMSTR-0000673 **Project Type:** ROW Vacation
Review ID: 2022-VACA-0000013 **Review Phase:**
Location: 999 N Clay Way **Review End Date:** 05/11/2022

Any denials listed below must be rectified in writing to this office before project approval is granted.

Comments:

Reviewing Agency: Office of Emergency Management Referral Review Status: Approved - No Response

Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: Dev and Planning Services Review Review Status: Approved

Reviewers Name:
Reviewers Email:

Status Date: 06/21/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: Parks Planning Design and Construction
Reviewers Name: Gregory Neitzke
Reviewers Phone: 3039162689
Reviewers Email: greg.neitzke@denvergov.org
Approval Status: Approved

Comments:

Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: Parks and Recreation Review Review Status: Approved

Reviewers Name: Jennifer Cervera
Reviewers Email: Jennifer.Cervera@denvergov.org

Status Date: 04/28/2022
Status: Approved
Comments:

Reviewing Agency: ERA Transportation Review Review Status: Not Required

Reviewers Name:
Reviewers Email:

Status Date: 04/20/2022
Status: Not Required
Comments:

Reviewing Agency: ERA Wastewater Review Review Status: Not Required

Reviewers Name:
Reviewers Email:

Comment Report

Sun Valley Homes Second Filing Vacation 999 N Clay Way

11/08/2022

Master ID: 2019-PROJMSTR-0000673 **Project Type:** ROW Vacation
Review ID: 2022-VACA-0000013 **Review Phase:**
Location: 999 N Clay Way **Review End Date:** 05/11/2022

Any denials listed below must be rectified in writing to this office before project approval is granted.

Status Date: 04/20/2022
Status: Not Required
Comments:

Reviewing Agency: Construction Engineering Review **Review Status:** Approved

Reviewers Name: Porames Saejiw
Reviewers Email: Joe.Saejiw@denvergov.org

Status Date: 05/11/2022
Status: Approved
Comments:

Reviewing Agency: Policy and Planning Review **Review Status:** Approved - No Response

Reviewers Name: Emily Gloeckner
Reviewers Email: Emily.Gloeckner@denvergov.org

Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: Street Maintenance Review **Review Status:** Approved - No Response

Reviewers Name: Brian Roecker
Reviewers Email: Brian.Roecker@denvergov.org

Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: Survey Review **Review Status:** Approved

Reviewers Name: Dana Sperling
Reviewers Email: Dana.Sperling@denvergov.org

Status Date: 06/07/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: DOTI-SURVEY
Reviewers Name: DANA SPERLING
Reviewers Phone: 7204565207
Reviewers Email: dana.sperling@denvergov.org
Approval Status: Approved

Comments:
approved descriptions and exhibit are in the Approved - Legal Description folder

Status Date: 05/12/2022
Status: Denied

Comment Report

Sun Valley Homes Second Filing Vacation 999 N Clay Way

11/08/2022

Master ID: 2019-PROJMSTR-0000673 **Project Type:** ROW Vacation
Review ID: 2022-VACA-0000013 **Review Phase:**
Location: 999 N Clay Way **Review End Date:** 05/11/2022

Any denials listed below must be rectified in writing to this office before project approval is granted.

Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: DOTI-SURVEY
Reviewers Name: DANA SPERLING
Reviewers Phone: 7204565207
Reviewers Email: dana.sperling@denvergov.org
Approval Status: Denied

Comments:
comments are uploaded
correct subdivision and street names
area on illustration

Attachment: SURVEY COMMENTS 03 Clay Vacation-PLS signed.pdf

Attachment: Vacation Survey Comments 2022-VACA-0000013.docx

Status Date: 05/11/2022
Status: Denied
Comments: survey comments have been uploaded to e-review
resubmittal required

REDLINES uploaded to the E-Review webpage.

Reviewing Agency: TES Sign and Stripe Review Review Status: Approved - No Response

Reviewers Name: Brittany Price
Reviewers Email: Brittany.Price@denvergov.org

Status Date: 05/12/2022
Status: Approved - No Response

Comments:

Reviewing Agency: CPM Wastewater Review Review Status: Approved - No Response

Reviewers Name:
Reviewers Email:

Status Date: 05/12/2022
Status: Approved - No Response

Comments:

Reviewing Agency: RTD Referral Review Status: Approved

Status Date: 05/12/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: RTD
Reviewers Name: C. Scott Woodruff
Reviewers Phone: 303-299-2943
Reviewers Email: clayton.woodruff@rtd-denver.com
Approval Status: Approved

Comment Report

Sun Valley Homes Second Filing Vacation 999 N Clay Way

11/08/2022

Master ID: 2019-PROJMSTR-0000673 **Project Type:** ROW Vacation
Review ID: 2022-VACA-0000013 **Review Phase:**
Location: 999 N Clay Way **Review End Date:** 05/11/2022

Any denials listed below must be rectified in writing to this office before project approval is granted.

Comments:

Reviewing Agency: Solid Waste Review Review Status: Approved - No Response

Reviewers Name: Mike Lutz
Reviewers Email: Mike.Lutz@denvergov.org

Status Date: 05/12/2022
Status: Approved - No Response
Comments:

Reviewing Agency: Xcel Referral Review Status: Approved

Status Date: 05/12/2022
Status: Approved
Comments: PWPRS Project Number: 2022-VACA-0000013 - Sun Valley Homes Second Filing Vacation 999 N Clay Way
Reviewing Agency/Company: Public Service Company of Colorado (PSCo) dba Xcel Energy
Reviewers Name: Donna George
Reviewers Phone: 13035713306
Reviewers Email: donna.l.george@xcelenergy.com
Approval Status: Approved

Comments:

Reviewing Agency: Case Manager Review/Finalize Review Status: Approved

Reviewers Name: Jessica Eusebio
Reviewers Email: Jessica.Eusebio@denvergov.org

Status Date: 08/02/2022
Status: Approved
Comments:

Status Date: 05/12/2022
Status: Comments Compiled
Comments: