

BY AUTHORITY

RESOLUTION NO. CR25-0010
SERIES OF 2025

COMMITTEE OF REFERENCE:
Land Use, Transportation & Infrastructure

A RESOLUTION

Accepting and approving the plat of Peña Station South Filing No. 1.

WHEREAS, the property owner of the following described land, territory or real property situate, lying and being in the City and County of Denver, State of Colorado, to wit:

Parcel One:

That portion of the Southeast ¼ of Section 9, Township 3 South, Range 66 West of the 6th P.M., City and County of Denver, State of Colorado, being more particularly described as follows:

Beginning at the South ¼ corner of said Section 9; thence North, along the West line of the Southeast ¼ of said Section 9, a distance of 2640.02 feet to the center of said Section 9; thence East, along the North line of the Southeast ¼ of said Section 9, a distance of 350.71 feet; thence South parallel with the West line of said Southeast ¼, a distance of 2638.62 feet to a point on the South line of said Section 9, thence West, along the South line of said Section 9, a distance of 350.70 feet, more or less to the Point of Beginning;

Except the South 50 feet of subject property for East 56th Avenue; and

Except that portion conveyed to City and County of Denver by Deed recorded August 28, 1998 under Reception No. 9800143404.

And Further Excepting any portion that may lie within the recorded plat of Pena Station, Filing No. 1 recorded August 21, 2015 in Plat Book 45 at Page 117.

Parcel Two:

The SE ¼ of Section 9, Township 3 South, Range 66 West, West of the 6th P.M., City and County of Denver, State of Colorado:

EXCEPT that portion thereof described as follows:

That portion of the SE ¼ of Section 9, Township 3 South, Range 66 West of the 6th P.M., County of Denver, State of Colorado, being more particularly described as follows:

Beginning at the South ¼ corner of said Section 9; thence North, along the West line of the SE 1/4 , of said Section 9, a distance of 2640.02 feet, to the center of said Section 9; thence East, along the North line of the SE ¼ of said Section 9, a distance of 350.71 feet; thence South, parallel with the West line of said SE ¼, a distance of 2638.62 feet, to a point on the South line of to said Section 9;

1 thence West, along the South line of said Section 9, a distance of 350.70 feet, more or less, to the
2 Point of Beginning;

3 And except those portions conveyed to the City and County of Denver recorded September 17, 1990
4 at Reception No. 90-0085923; January 6, 1992 at Reception No. 92-0001566 and August 28, 1998 at
5 Reception No. 9800143405.

6 And Further Excepting any portion that may lie within the recorded plat of Pena Station, Filing No. 1
7 recorded August 21, 2015 in Plat Book 45 at Page 117.

8 And further excepting the south 50 feet of the southeast quarter of section 9

9 propose to lay out, plat and subdivide said land, territory or real property into lots, blocks, and tracts
10 and have submitted to the Council of the City and County of Denver a plat of such proposed
11 subdivision under the name and style aforesaid, showing the adjacent streets and platted territory,
12 accompanied by a certificate of title from the attorney for the City and County of Denver; and
13 dedicating the streets, avenues, easements, and public utilities and cable television easements as
14 shown thereon; and

15 **WHEREAS**, said subdivision was surveyed by or under the direction of the City Engineer of the
16 City and County of Denver and said City Engineer has certified as to the accuracy of said survey and
17 said plat or map and their conformity with the requirements of Chapter 49, Article III of the Revised
18 Municipal Code of the City and County of Denver, and said plat has been approved by the City
19 Engineer, the Executive Director of Community Planning and Development, the Executive Director of
20 the Department of Transportation and Infrastructure and the Executive Director of Parks and
21 Recreation;

22 **BE IT RESOLVED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**

23 **Section 1.** That the Council hereby finds and determines that said land, territory, or real
24 property has been platted in strict conformity with the requirements of the Charter of the City and
25 County of Denver.

26 **Section 2.** That the said plat or map of Peña Station South Filing No. 1 and dedicating to the
27 City and County of Denver the streets, avenues, easements, and public utilities and cable television
28 easements as shown thereon, be and the same is hereby accepted by the Council of the City and
29 County of Denver.

30

1 COMMITTEE APPROVAL DATE: January 14, 2025 by Consent

2 MAYOR-COUNCIL DATE: January 21, 2025

3 PASSED BY THE COUNCIL: _____

4 _____ - PRESIDENT

5 ATTEST: _____ - CLERK AND RECORDER,
6 EX-OFFICIO CLERK OF THE
7 CITY AND COUNTY OF DENVER
8

9 PREPARED BY: Martin A. Plate, Assistant City Attorney DATE: January 23, 2025

10 Pursuant to section 13-9, D.R.M.C., this proposed resolution has been reviewed by the office of the
11 City Attorney. We find no irregularity as to form, and have no legal objection to the proposed
12 resolution. The proposed resolution is not submitted to the City Council for approval pursuant to
13 § 3.2.6 of the Charter.

14
15 Kerry Tipper, Denver City Attorney

16 BY: _____, Assistant City Attorney DATE: _____