



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 8, 2014

ROW #: 2014-0051-18 **SCHEDULE #:** 0504205036000 & 0504205043000

TITLE: This request is to dedicate a City owned land as W. Colfax.
Located near the intersection of W. Colfax and Umatilla.

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 W. Colfax.

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 W. Colfax. The land is described as follows.

INSERT PARCEL DESCRIPTION ROW (2014-0051-18-001) HERE.

A map of the area to be dedicated is attached.

RD/JL/BLV

cc: Asset Management, Steve Wirth
City Councilperson & Aides, Judy Montero District # 9
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 2014-0051-18

ORDINANCE/RESOLUTION REQUEST

Please email requests to Nancy Kuhn at
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 8, 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 W. Colfax.
Located near the intersection of W. Colfax and Umatilla.

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

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

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 W. Colfax.

****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:** W. Colfax and Umatilla St.
- d. **Affected Council District:** Montero Dist. 9
- 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: _____



DENVER
THE MILE HIGH CITY

EXECUTIVE SUMMARY

Project Title: 2014-0051-18 Dedication, W. Colfax and Umatilla St.

Description of Proposed Project: Dedicate a parcel of public right of way as W. Colfax.

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

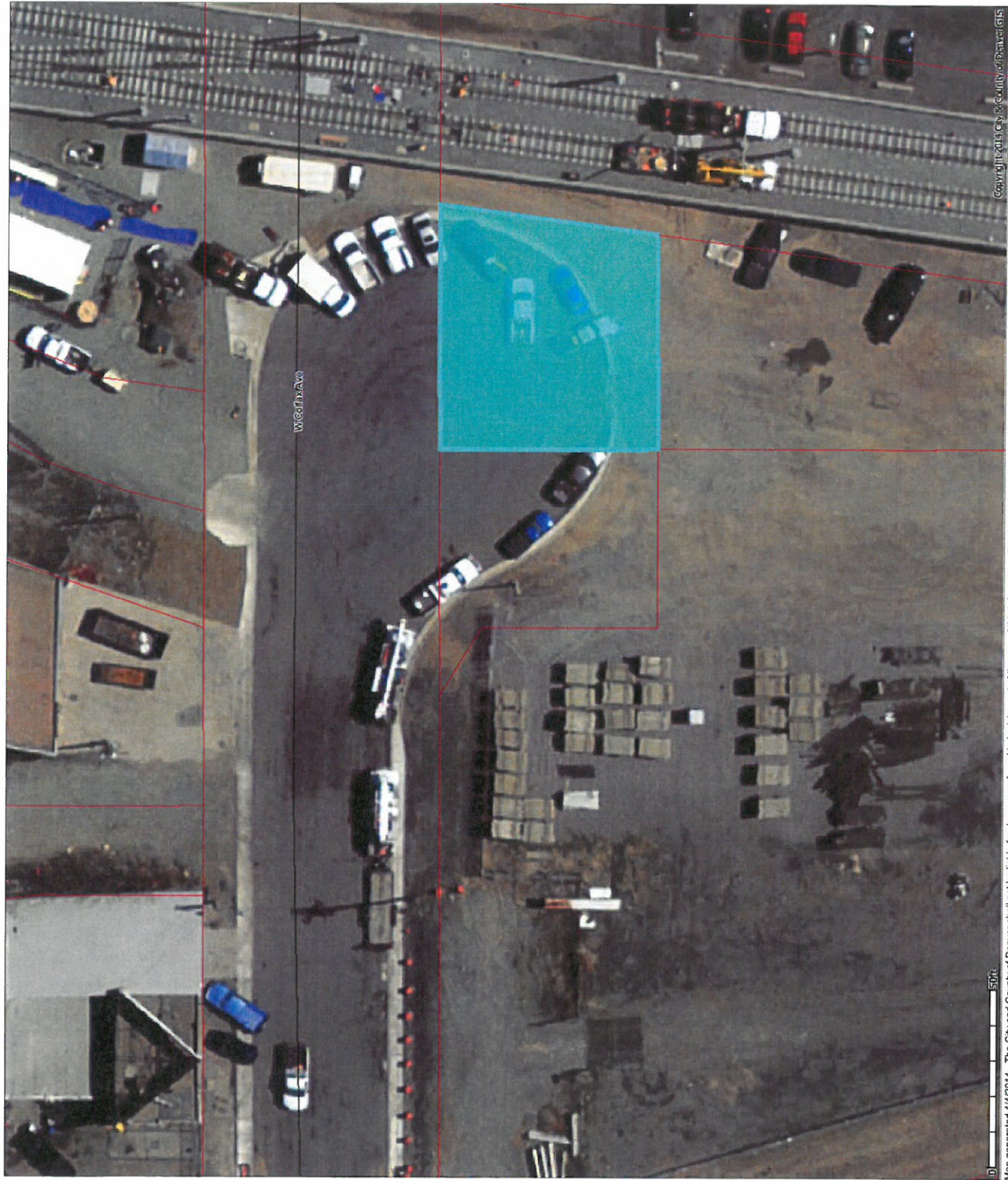
Will land be dedicated to the City if the vacation goes through: N/A

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.

W. Colfax Ave. Parcel 2



W. Colfax Ave. Parcel 1



- Denver County (Boundary)
- Street Centerline
- Interstate
- US Highway
- Other
- Parcels mask
- 2012_Denver.jp2.Iri
- Denver County (Shaded)
- Denver County
- Adams County
- Arapahoe County
- Jefferson County

Map generated 4/4/2014. 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.

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PW Legal Description 2014-0051-18-001

PARCEL 1

A parcel of land conveyed by Quit Claim Deed to the City & County of Denver, recorded on the 9th of November 2012 by Reception Number 2012154797 in the City and County of Denver Clerk & Records Office, State of Colorado,

Parcel No. 509 containing 3,184 square feet, being a portion of a parcel of land as described in Reception No. 2010005501 and being a part of Lots 7 and 8, Block 2, Baker's Villa and located in the Northwest Quarter of Section 4, Township 4 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, Colorado and being more particularly described as follows: Beginning at the northeast corner of Lot 7, said Block 2, whence the North Quarter Corner of said Section 5 (a found chiseled "±" as referenced on State Monument Record accepted on March 26, 2008) bears N86°24'51"W a distance of 4096.85 feet; thence South 00°11'02" East, along the easterly line of said Lot 7, a distance of 61.40 feet; thence South 89°43'29" West, a distance of 50.00 feet to a point on the westerly line of said Lot 7; thence North 00°11'02" West, along said westerly line, a distance of 49.81 feet; thence North 59°04'06" West, a distance of 22.52 feet to a point on the southerly right-of-way line of West Colfax Avenue, now known as Old Colfax Avenue; thence North 89°47'42" East, along said southerly right-of-way line, a distance of 69.28 feet to the Point of Beginning.

PARCEL 2

A parcel of land conveyed by Quit Claim Deed to the City & County of Denver, recorded on the 9th of November 2012 by Reception Number 2012154798 in the City and County of Denver Clerk & Records Office, State of Colorado,

Parcel No. 514 containing 3,918 square feet, being a portion of a parcel of land as described in Reception No. 2011048441 as recorded at the City and County of Denver Clerk and Recorder's Office on May 3, 2011, also being portions of Lots 5 and 6, Block 2, Baker's Villa, recorded in Plat Book 1, Page 12 and located in the Northwest Quarter of Section 4, Township 4 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, Colorado and being more particularly described as follows: Beginning at a point on the southerly right of way line of Old Colfax Avenue, also being a point on the northerly line of said parcel of land as described in Reception No. 2011048441, from which the North Quarter Corner of said Section 5 (a found chiseled "±" in median as referenced in State Monument Recorded accepted on March 26, 2008), bears N86°24'55"W a distance of 4096.85 feet; thence N89°47'42"E coincident with said southerly and northerly lines, a distance of 68.18 feet; thence S07°50'42"W a distance of 61.94 feet to a point on the southerly line of said parcel of land as described at Reception No. 201148441; thence the following two (2) courses coincident with the southerly and westerly of said parcel of land described at Reception No. 2011048441; (1) S89°43'29"W a distance of 59.52 feet; (2) N00°11'02"W a distance of 61.40 feet to the Point of Beginning.

Basis of Bearing: West line of the Northwest Quarter of the Northeast Quarter of said Section 5 being South 00°32'44" East (assumed), a distance of 1336.85 feet between a found chiseled cross at the North Quarter corner of said Section 5, T4S, R68W, 6th PM and a 3-1/4" aluminum cap at the Witness corner for the Central-North Sixteenth corner stamped "Merrick WC 33' LS 13155" of said Section 5, T4S, R68W, 6th PM

PARCEL 1

CITY & COUNTY OF DENVER
ASSET MANAGEMENT
201 W. COLFAX AVE DEPT 1010
DENVER, CO 80202

QUITCLAIM DEED
BNSF RAILWAY COMPANY PARCEL
(WC-343)

THIS DEED, made this 9TH day of NOVEMBER, 2012, between the REGIONAL TRANSPORTATION DISTRICT whose legal address is 1600 Blake Street, Denver, Colorado 80202-1399, grantor or RTD, and the CITY AND COUNTY OF DENVER, a Colorado municipal corporation, whose address is 1437 Bannock Street, Room 350, Denver, Colorado 80202, grantee.

WITNESS, that the grantor, for and in consideration of the sum of ONE DOLLAR AND 00/100 (\$1.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its heirs, successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the City and County of Denver and State of Colorado, described as follows:

LEGAL DESCRIPTION SET FORTH IN EXHIBIT A (Parcel 509)
ATTACHED HERETO AND INCORPORATED HEREIN

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoof of the grantee, its heirs and assigns forever,

SUBJECT TO, all rights, reservations, covenants, and restrictions contained in that certain Quitclaim Deed granted by the BNSF Railway Company to RTD, dated January 8, 2010, and recorded on January 14, 2010 at Reception No. 2010005501, in the real property records of the City and County of Denver, Colorado.

IN WITNESS WHEREOF, the grantor has executed this deed and grantee has accepted the assignment of covenants on the date set forth above.

GRANTOR:

Regional Transportation District
Richard F. Clarke
Richard F. Clarke
Assistant General Manager, Capital Programs

Approved as to legal form:
Lori L. Graham
Lori L. Graham
Associate General Counsel

STATE OF COLORADO)
CITY AND COUNTY OF DENVER) ss.

Asset Mgmt # 12-128
Asset Mgmt #
Date: 11-9-12

Original copy: Raw
Old Colfax Ave

PARCEL 1

The foregoing instrument was acknowledged before me this 19th day of March 2012, by Richard F. Clarke, Assistant General Manager, Capital Programs.

Witness my hand and official seal.

My commission expires: 12-10-12



GRANTEE (CITY)

Marsha R. Combes
Notary Public

ATTEST:

CITY AND COUNTY OF DENVER,
a Colorado municipal corporation

STEPHANIE Y. O'MALLEY,
Clerk and Recorder, Ex-Officio Clerk
of the City and County of Denver

By _____
Mayor

APPROVED AS TO FORM:

RECOMMENDED AND APPROVED:

DAVID R. FINE,
Attorney for the City and County of Denver

By _____
Manager of [Public Works]

By _____
Assistant City Attorney

PARCEL 1

EXHIBIT "A"
PARCEL NUMBER: 509
Date: July 6, 2010
DESCRIPTION

Parcel No. 509 containing 3,184 square feet, being a portion of a parcel of land as described in Reception No. 2010005501 and being part of Lots 7 and 8, Block 2, Baker's Villa and located in the Northwest Quarter of Section 4, Township 4 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, Colorado and being more particularly described as follows:

BEGINNING at the northeast corner of Lot 7, said Block 2; **WHENCE** the North Quarter Corner of said Section 5 (a found chiseled "+" as referenced on State Monument Record accepted on March 26, 2008) bears N86°24'51"W a distance of 4096.85 feet; Thence South 00°11'02" East, along the easterly line of said Lot 7, a distance of 61.40 feet;
Thence South 89°43'29" West, a distance of 50.00 feet to a point on the westerly line of said Lot 7;
Thence North 00°11'02" West, along said westerly line, a distance of 49.81 feet;
Thence North 59°04'06" West, a distance of 22.52 feet to a point on the southerly right-of-way line of West Colfax Avenue, now known as Old Colfax Avenue;
Thence North 89°47'42" East, along said southerly right-of-way line, a distance of 69.28 feet to the **POINT OF BEGINNING**;

Said Parcel No. 509 containing 3,184 square feet or 0.073 acre(s) of land, more or less.

Basis of Bearing: West line of the Northwest Quarter of the Northeast Quarter of said Section 5 bearing South 00°32'44" East (assumed), a distance of 1336.85 feet between a found chiseled cross at the North Quarter corner of said Section 5, T4S, R68W, 6th PM and a 3-1/4" Aluminum Cap at the Witness corner for the Center-North Sixteenth corner stamped "MERRICK WC 33' LS 13155" of said Section 5, T4S, R68W, 6th PM.

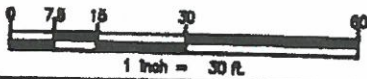
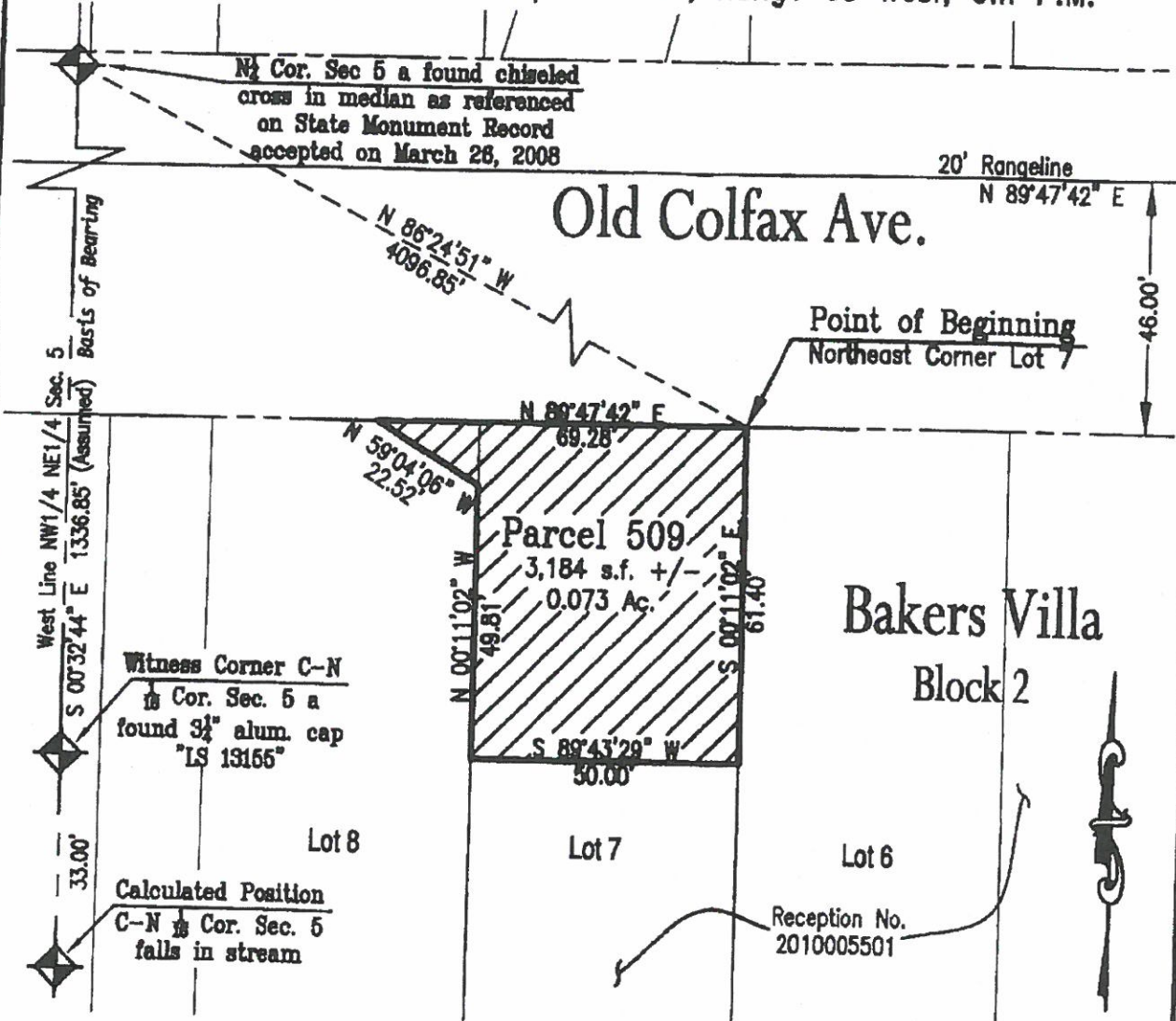
Prepared by:
Kenneth W. Carlson PLS 24942
For and on behalf of Jacobs Engineering Group, Inc.
707 17th Street #200
Denver, CO 80202
303.820.5240



PARCEL 1

EXHIBIT Parcel 509

NW 1/4 Section 4, Township 4 South, Range 68 West, 6th P.M.



This exhibit does not represent a monumented survey and is intended only to depict the attached property description.

JACOBS PROJECT NO.	19007410
CLIENT PROJECT NO.	-
REVISION DESCRIPTION	-
DRAWN	JES
DATE	7-9-2010
SCALE	1"=30'
JACOBS	
707 17th Street, Suite 2300, Denver CO 80202	
TEL: 303-733-4000 FAX: 303-733-4001	
THE INFORMATION ON THIS DRAWING IS THE PROPERTY OF JACOBS AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF JACOBS.	

Parcel 509 City and County of Denver NW1/4 Sec. 4, T4S, R68W		
TITLE:		
REVISION:	DRAWING NO. 509-TK 20100519.dwg	SHEET NO. 2 of 2

PARCEL 2

CITY & COUNTY OF DENVER
ASSET MANAGEMENT
201 W. COLFAX AVE DEPT 1010
DENVER, CO 80202

QUITCLAIM DEED
(old Colfax Ave. Cul-de-Sac)

THIS DEED, made this 2th day of MARCH, 2012, between the REGIONAL TRANSPORTATION DISTRICT whose legal address is 1600 Blake Street, Denver, Colorado 80202-1399, grantor, and the CITY AND COUNTY OF DENVER, a Colorado municipal corporation, whose address is 1437 Bannock Street, Room 350, Denver, Colorado 80202, grantee.

WITNESS, that the grantor, for and in consideration of the sum of ONE DOLLAR AND 00/100 (\$1.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its heirs, successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the City and County of Denver and State of Colorado, described as follows:

LEGAL DESCRIPTION SET FORTH IN:

Exhibit A - Parcel No. 514 with date of March 7, 2012 and signed March 8, 2012


Exhibit A - Parcel No. 515 with date of March 7, 2012 and signed March 8, 2012

ATTACHED HERETO AND INCORPORATED HEREIN

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behave of the grantee, its heirs and assigns forever.

 2012154798
Page: 1 of 6
11/09/2012 01:07P
City & County Of Denver GCD R0.00 D0.00

12-127
Asset Mgmt. #:

Asset Management
Date: 11-9-12


Location: Row
201 Colfax Ave.

PARCEL 2

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

GRANTOR:

Regional Transportation District

Approved as to legal form:

Richard F. Clarke

Richard F. Clarke
Assistant General Manager, Capital Programs

Lori L. Graham

Lori L. Graham
Associate General Counsel

STATE OF COLORADO)
) ss.
CITY AND COUNTY OF DENVER)

The foregoing instrument was acknowledged before me this 19th day of March 2012, by Richard F. Clarke, Assistant General Manager, Capital Programs.

Witness my hand and official seal.

My commission expires: 12-10-12

Maisha R. Combes
Notary Public



EXHIBIT "A"

PARCEL NUMBER: 514

Date: March 7, 2012

DESCRIPTION

Parcel No. 514 containing 3,918 square feet, being a portion of a parcel of land as described at Reception No. 2011048441 as recorded at the City and County of Denver Clerk and Recorder's Office on May 3, 2011, also being portions of Lots 5 and 6, Block 2, Baker's Villa, recorded in Plat Book 1, Page 12 and located in the Northwest Quarter of Section 4, Township 4 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, Colorado and being more particularly described as follows:

BEGINNING at a point on the southerly right of way line of Old Colfax Avenue, also being a point on the northerly line of said parcel of land as described in Reception No. 2011048441, from which the North Quarter corner of Section 5 (a found chiseled "+" in median as referenced in State Monument Record accepted on March 26, 2008), bears N86°24'55"W a distance of 4,096.85 feet; THENCE N89°47'42"E coincident with said southerly and northerly lines a distance of 68.18 feet; THENCE S07°50'42"W a distance of 61.94 feet to a point on the southerly line of said parcel of land as described at Reception No. 201148441; THENCE the following two (2) courses coincident with the southerly and westerly of said parcel of land described at Reception No. 2011048441;

1. S89°43'29"W a distance of 59.52 feet;
2. N00°11'02"W a distance of 61.40 feet to the POINT OF BEGINNING.

Said Parcel No. 514 contains 3,918 square feet, (0.090 Acres), more or less.

BASIS OF BEARING: West line of the Northwest Quarter of the Northeast Quarter of said Section 5 bearing South 00°32'44" East (assumed), a distance of 1336.85 feet between a found chiseled cross as referenced in State Monument Record accepted on March 26, 2008 at the North Quarter corner of said Section 5, T4S, R68W, 6th PM and a 3-1/4" Aluminum Cap stamped "MERRICK WC 33' LS 13155" at the Witness corner for the Center-North Sixteenth corner of said Section 5, T4S, R68W, 6th PM.

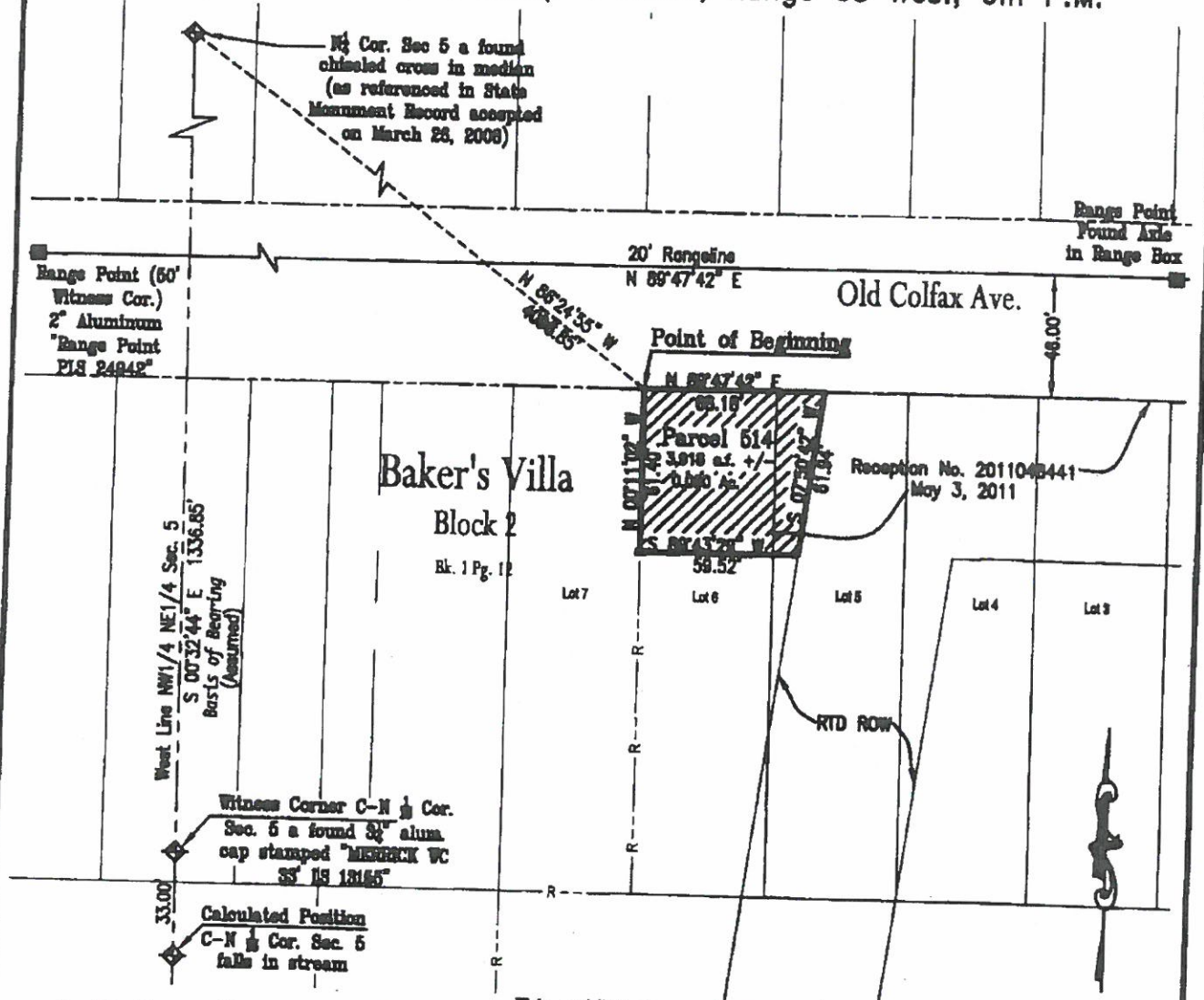
Prepared by
Kenneth W. Harrison PLS 2492
For and on behalf of Jacobs Engineering Group Inc.
707 17th Street
Denver, CO 80202
303.820.5240



PARCEL 2

EXHIBIT Parcel 514

NW 1/4 Section 4, Township 4 South, Range 68 West, 6th P.M.



This exhibit does not represent a monumented survey and is intended only to depict the attached property description.

JACOBS PROJECT NO.	BWCV7410		
CLIENT PROJECT NO.	-		
REVISION DESCRIPTION	-		
DRAWN	JES	DATE 03/07/2012	SCALE 1"=60'
JACOBS			
707 17th Street, Suite 2300, Denver CO 80202			
(303) 733-4600 Fax (303) 733-4602			
<small>WE, JACOBS AND ITS ASSOCIATED MEMBERS ARE THE PROVIDER OF JACOBS CONSULTING GROUP INC. FOR THE PUBLIC. WE ARE NOT TO BE HELD RESPONSIBLE FOR THE ACTIONS OR INACTIONS OF ANY OTHER PARTY. THE USER OF THIS DRAWING SHALL BE THE SOLE USER OF THE DATA.</small>			

<h2>Parcel 514</h2> <p>City and County of Denver NW1/4 Sec. 4, T4S, R68W, 6th P.M.</p>		
TITLE:		
REVISION:	DRAWING NO. 514-TK 20120104.dwg	SHEET NO. 2 of 2

PARCEL 2
NOT PART OF
THIS DEDICATION

EXHIBIT "A"

PARCEL NUMBER: 515

Date: March 7, 2012

DESCRIPTION

Parcel No. 515 containing 7,902 square feet, being a portion of a parcel of land as described at Reception No. 2011048441 as recorded at the City and County of Denver Clerk and Recorder's Office on May 3, 2011, also being portions of Lots 1 through 4, inclusive, Block 2, Baker's Villa, recorded in Plat Book 1, Page 12 and located in the Northwest Quarter of Section 4, Township 4 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, Colorado and being more particularly described as follows:

BEGINNING at a point on the southerly right of way line of Old Colfax Avenue, also being a point on the northerly line of said parcel of land as described in Reception No. 2011048441, from which the North Quarter corner of Section 5 (a found chiseled "+" in median as referenced in State Monument Record accepted on March 26, 2008), bears N86°31'46"W a distance of 4,223.72 feet; THENCE N89°47'42"E coincident with said southerly and northerly lines a distance of 146.51 feet; THENCE the following three (3) courses coincident with the southeasterly, easterly and southerly lines of said parcel of land described at Reception No. 2011048441;

1. S69°00'46"W a distance of 25.31 feet;
2. S00°11'02"E a distance of 52.20 feet;
3. S89°43'29"W a distance of 131.68 feet;

THENCE N08°00'36"E a distance of 61.98 feet to the POINT OF BEGINNING.

Said Parcel 515 contains 7,902 square feet, (0.181 Acres), more or less.

BASIS OF BEARING: West line of the Northwest Quarter of the Northeast Quarter of said Section 5 bearing South 00°32'44" East (assumed), a distance of 1336.85 feet between a found chiseled cross as referenced in State Monument Record accepted on March 26, 2008 at the North Quarter corner of said Section 5, T4S, R68W, 6th PM and a 3-1/4" Aluminum Cap stamped "MERRICK WC 33' LS 13155" at the Witness Corner for the Center-North Sixteenth corner of said Section 5, T4S, R68W, 6th PM.

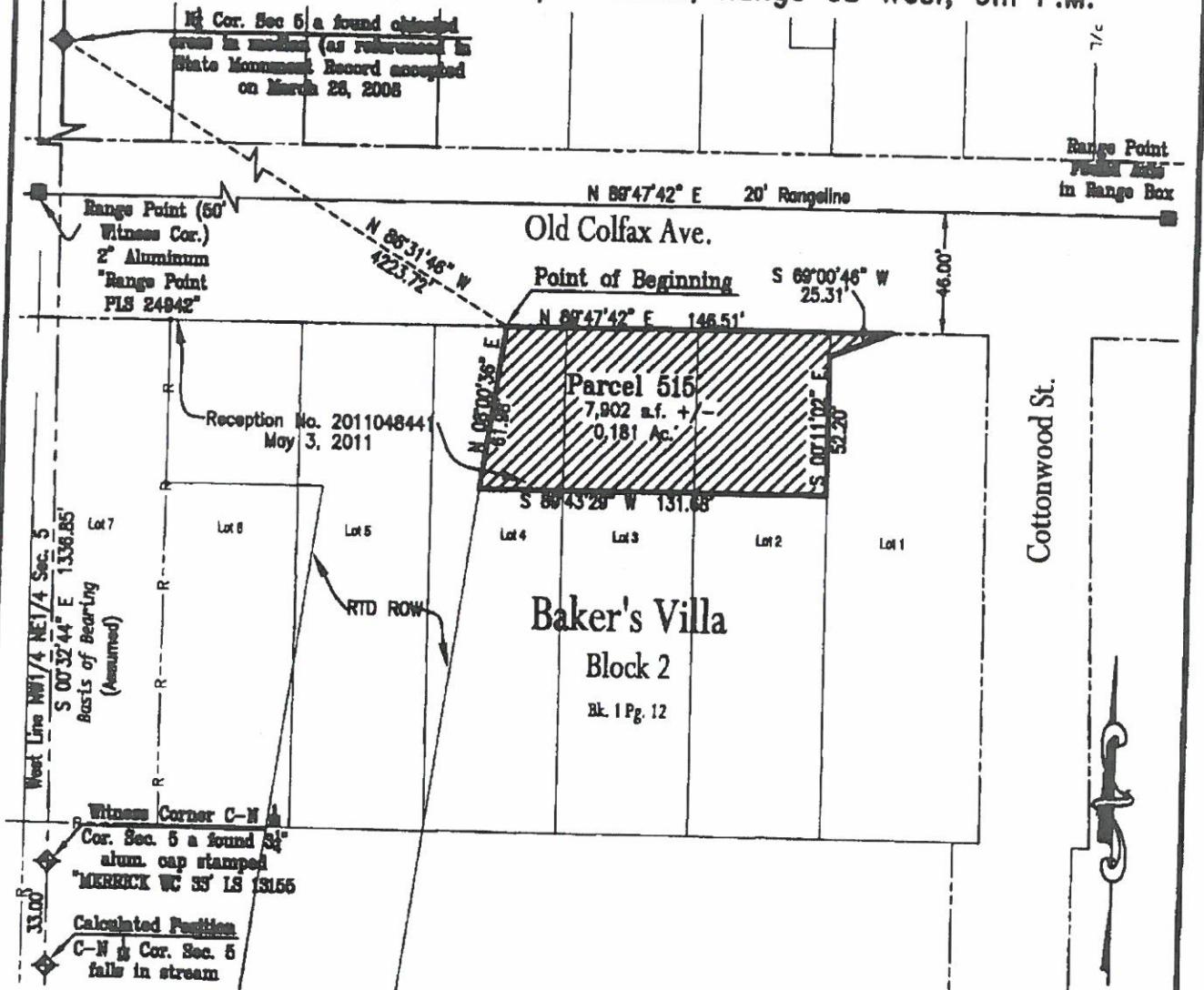

Prepared by: Kenneth J. Jacobs, PLS
For and on behalf of Jacobs Engineering Group Inc.
707 17th Street, Suite 2300
Denver, CO 80202
303.820.5240



PARCEL 2
 NOT PART OF
 THIS DEDICATION

EXHIBIT Parcel 515

NW 1/4 Section 4, Township 4 South, Range 68 West, 6th P.M.



This exhibit does not represent a monumented survey and is intended only to depict the attached property description.

JACOBS PROJECT NO.	WVXV7410
CLIENT PROJECT NO.	-
REVISION DESCRIPTION	
DRAWN	JES DATE 03/07/2012 SCALE 1"=60'
JACOBS	
707 17th Street, Suite 2300, Denver CO 80202 <small>(303) 555-4000 Fax (303) 555-4044</small>	
<small>THIS MATERIAL AND ANY INFORMATION CONTAINED HEREIN IS THE PROPERTY OF JACOBS ENGINEERING GROUP INC. FOR THE PROVISION OF PROFESSIONAL SERVICES ONLY. IT IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF JACOBS ENGINEERING GROUP INC. SHALL BE AT THE SOLE RISK OF THE USER.</small>	

Parcel 515	
City and County of Denver	
NW1/4 Sec. 4, T4S, R68W, 6th P.M.	
TITLE:	
REVISION:	DRAWING NO. 515-TK 20120104.dwg SHEET NO. 2 of 2