



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

**TO:** Caroline Martin, City Attorney's Office

**FROM:** Matt Bryner, Director Engineer-Architect  
Right-of-Way Services

**DATE:** April 30, 2019

**ROW #:** 2019-Dedication-0000056      **SCHEDULE #:** 0223118001000

**TITLE:** This request is to dedicate a parcel of land as Public Right of Way as N. Claude Ct.  
Located at the intersection of E. 47<sup>th</sup> Ave. and N. Claude Ct.

**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 N. Claude Ct. This parcel(s) of land is being dedicated to the City and County of Denver for Public Right-of-Way, as part of the development project **(47<sup>th</sup> and York Ped-Bridge)**

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 land for Public Right-of-Way purposes as N. Claude Ct. The land is described as follows.

**INSERT PARCEL DESCRIPTION ROW # (2019-Dedication-0000056-001) HERE.**

A map of the area to be dedicated is attached.

MB/AG/bv

cc: Dept. of Real Estate, Katherine Rinehart  
City Councilperson & Aides, Albus Brooks District # 9  
Council Aide Chy Montoya  
Council Aide Emily Brown  
Council Aide Evelyn Barnes  
City Council Staff, Zach Rothmier  
Environmental Services, David Erickson  
Public Works, Manager's Office, Alba Castro  
Public Works, Manager's Office, Jason Gallardo  
Public Works, Right-of-Way Engineering Services, Matt Bryner  
Department of Law, Maureen McGuire  
Department of Law, Martin Plate  
Department of Law, Deanne Durfee  
Department of Law, Caroline Martin  
Department of Law, Stan Lechman  
Public Works Survey, Ali Gulaid  
Public Works Survey, Paul Rogalla  
Owner: City and County of Denver  
Project file folder 2019-Dedication-0000056

## ORDINANCE/RESOLUTION REQUEST

Please email requests to Jason Gallardo  
at [jason.gallardo@DenverGov.org](mailto:jason.gallardo@DenverGov.org) by **12:00 pm 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 30, 2019

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, contract amendment, municipal code change, supplemental request, etc.**)

This request is to dedicate a parcel of land as Public Right of Way as N. Claude Ct.  
Located at the intersection of E. 47<sup>th</sup> Ave. and N. Claude Ct.

3. **Requesting Agency:** Public Works-Right-of-Way Services  
**Agency Division:** Survey

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:** Jason Gallardo
- **Phone:** 720-865-8713
- **Email:** Jason.gallardo@denvergov.org

6. **General description/background 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 N. Claude Ct. This parcel(s) of land is being dedicated to the City and County of Denver for Public Right-of-Way, as part of the development project **(47<sup>th</sup> and York Ped-Bridge)**

**\*\*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 – please do not leave blank.)

- a. **Contract Control Number:** N/A
- b. **Contract Term:** N/A
- c. **Location:** E. 47<sup>th</sup> Ave. and N. Claude Ct.
- d. **Affected Council District:** Albus Brooks Dist. #9
- e. **Benefits:** N/A
- f. **Contract Amount (indicate amended amount and new contract total):**

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: 2019-Dedication-0000056**

**Description of Proposed Project: Dedicate a parcel of land as public right of way as N. Claude Ct.**

**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 dedicate as Public Right of Way**

**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, as a part of a development project called 47<sup>th</sup> and York Ped-Bridge.**



### Legend

-  Streams
-  Buildings
-  Streets
-  Alleys
- Railroads
  -  Main
  -  Yard
  -  Spur
  -  Siding
  -  Interchange track
  -  Other
-  Bridges
- Rail Transit Stations
  -  Existing
  -  Planned
-  Park-N-Ride Locations
-  Lakes
-  County Boundary
-  Parcels
-  Lots/Blocks
- Parks
  -  All Other Parks; Linear
  -  Mountain Parks



**LAND DESCRIPTION**

A TRACT OR PARCEL OF LAND LOCATED IN A PORTION OF LOTS 1 THROUGH 3, BLOCK 18, ELYRIA ADDITION TO DENVER, CONVEYED BY BARGAIN AND SALE DEED TO THE CITY AND COUNTY OF DENVER, RECORDED ON MARCH 08, 2019, AT RECEPTION NO. 2019027840 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S OFFICE, STATE OF COLORADO; LOCATED IN THE NORTHEAST ONE-QUARTER (NE1/4) OF SECTION 23, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 1, BLOCK 18;

THENCE N89°55'18"E, 50.97 FEET ALONG THE NORTHERLY LINE OF SAID LOT 1, TO A POINT OF NON-TANGENT CURVE CONCAVE NORTHWEST, WITH A RADIUS OF 1,860.01 FEET, AND A LONG CHORD OF S43°48'10"W, 73.56 FEET, BEING A POINT ON THE NORTHWESTERLY LINE OF UNION PACIFIC RAILROAD RIGHT-OF-WAY;

THENCE SOUTHWESTERLY ALONG SAID UNION PACIFIC RAILROAD RIGHT-OF-WAY AND ALONG SAID NON-TANGENT CURVE, 73.57 FEET THROUGH A CENTRAL ANGLE OF 02°15'58" TO A POINT ON THE WESTERLY LINE OF LOT 3, BLOCK 18;

THENCE ALONG THE WESTERLY LINE OF SAID LOTS 1 THROUGH 3 INCLUSIVE, OF BLOCK 18, N00°03'33"W, 53.02 FEET TO THE POINT OF BEGINNING.

CONTAINING 1,369 SQUARE FEET OR 0.031 ACRES, MORE OR LESS.

BASIS OF BEARINGS: BEARINGS USED HEREON ARE BASED ON A 20' RANGE LINE ON E. 47TH AVE BETWEEN GAYLORD ST. AND CLAUDE CT., BEING S89°55'18"W USING THE CITY AND COUNTY OF DENVER CONTROL COORDINATES, AS MONUMENTED AT THE WEST ON GAYLORD ST. BY A FOUND PK NAIL AND WASHER PLS 38027. AND MONUMENTED ON THE EAST AT CLAUDE CT. BY A FOUND PK NAIL AND WASHER PLS 38027.



03/08/2019 11:03 AM  
City & County of Denver

R \$38.00

BSD

2019027840

Page: 1 of 6

D \$0.00

Return to:

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

**BARGAIN AND SLAE DEED**  
(Statutory Short Form – CRS 38-30-115)

**Public Service Company of Colorado**, a Colorado corporation (“Grantor”), whose address is 1800 Larimer Street, Suite 1400, Denver, CO 80202, of the City and County of Denver, State of Colorado, for good and valuable consideration, in hand paid, hereby sells and conveys to **The City and County of Denver**, a home rule city and Colorado municipal corporation (“Grantee”), whose address is 1437 Bannock Street, Denver, CO, 80202, of the City and County of Denver, State of Colorado, the following real property in the City and County of Denver, State of Colorado, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND  
INCORPORATED HEREIN BY THIS REFERENCE;

with all its appurtenances.

SIGNED this 8<sup>TH</sup> day of February, 2019.

**GRANTOR:**

Public Service Company of Colorado,  
a Colorado corporation

By: 

Title: Richard J. Grady  
Manager, Siting and Land Rights,  
Right of Way & Permits Department  
Public Service Company of Colorado

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

The foregoing instrument was acknowledged before me this 8<sup>th</sup> day of MARCH, 2019 by Richard J. Grady, as Authorized Agent of Public Service Company of Colorado. A Colorado corporation.

Witness my hand and official seal.

My commission expires: April 22, 2022

ROBERT E. BLU, II  
Notary Public  
State of Colorado  
Notary ID # 20104014057  
My Commission Expires 04-22-2022

Robert E. Blu, II  
Notary Public

EXHIBIT A  
LAND DESCRIPTION

A TRACT OR PARCEL OF LAND LOCATED IN A PORTION OF LOTS 1 THROUGH 3, BLOCK 18, ELYRIA ADDITION TO DENVER, LOCATED IN THE NORTHEAST ONE-QUARTER (NE1/4) OF SECTION 23, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6<sup>TH</sup> PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SALD LOT 1, BLOCK 18;

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CONTAINING 1,369 SQUARE FEET OR 0.031 ACRES, MORE OR LESS.

BASIS OF BEARINGS: BEARINGS USED HEREON ARE BASED ON A 20' RANGE LINE ON E. 47TH AVE BETWEEN GAYLORD ST. AND CLAUDE CT., BEING S89°55'18"W USING THE CITY AND COUNTY OF DENVER CONTROL COORDINATES, AS MONUMENTED AT THE WEST ON GAYLORD ST. BY A FOUND PK NAIL AND WASHER PLS 38027. AND MONUMENTED ON THE EAST AT CLAUDE CT. BY A FOUND PK NAIL AND WASHER PLS 38027.

LEGAL DESCRIPTION STATEMENT:

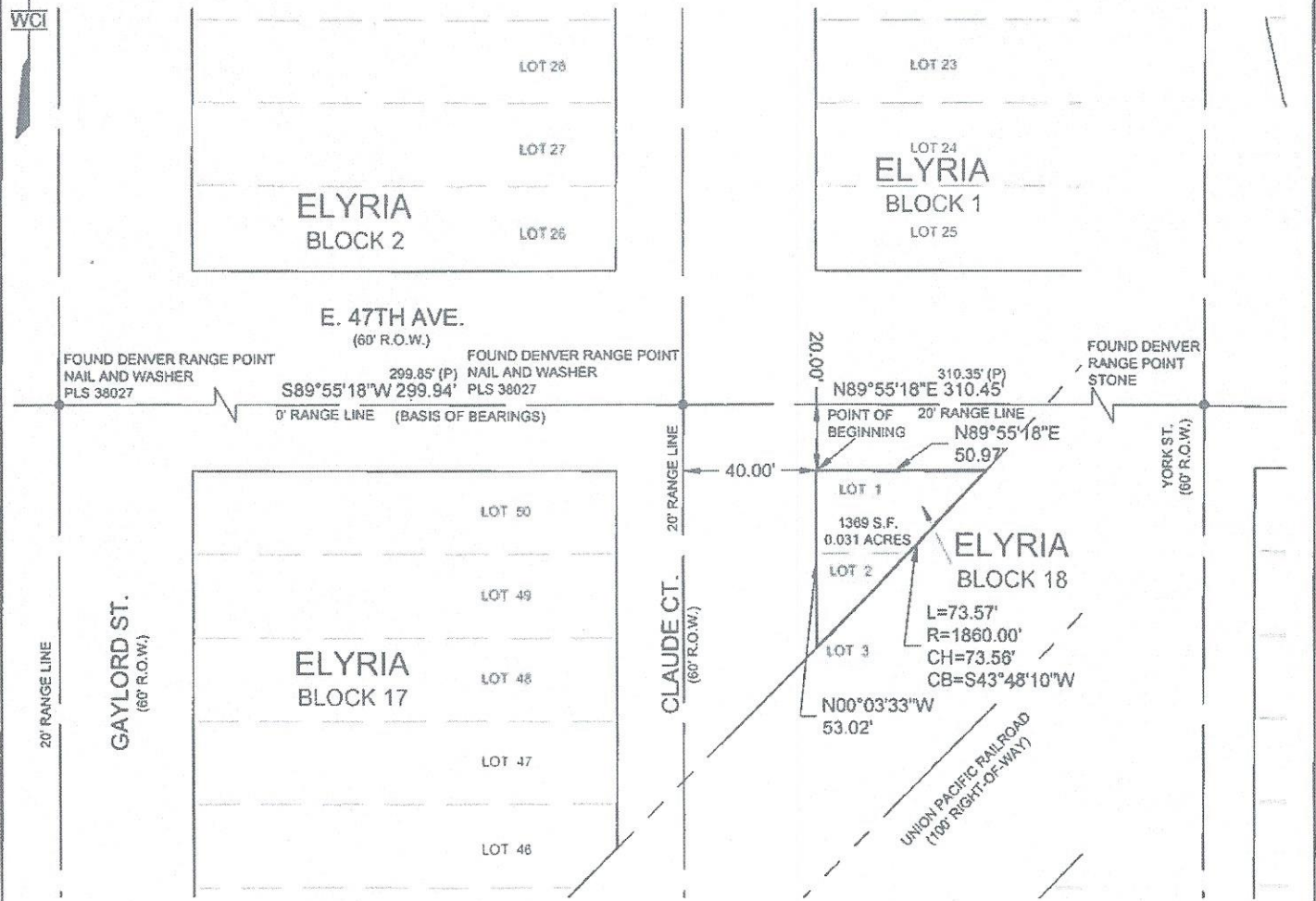
I, DOUGLAS H. ORT III, A LICENSED LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY STATE THAT THE ABOVE LEGAL DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND ON THE BASIS OF MY KNOWLEDGE, INFORMATION AND BELIEF, IS CORRECT.

DOUGLAS H. ORT III, COLORADO PLS 37066  
WILSON & COMPANY  
1675 BROADWAY, SUITE 200  
DENVER, CO 80202  
DHORTIII@WILSONCO.COM  
PH 303-501-1221  
FAX 303-297-2693





EXHIBIT A  
 NE1/4 OF SEC 23, T3S, R68W OF THE 6TH P.M.,  
 CITY AND COUNTY OF DENVER, STATE OF COLORADO  
 PAGE 2 OF 2



BASIS OF BEARINGS: BEARINGS USED HEREON ARE BASED ON A 20' RANGE LINE ON E. 47TH AVE BETWEEN GAYLORD ST. AND CLAUDE CT., BEING S89°55'18"W USING THE CITY AND COUNTY OF DENVER CONTROL COORDINATES, AS MONUMENTED AT THE WEST ON GAYLORD ST. BY A FOUND PK NAIL AND WASHER PLS 38027, AND MONUMENTED ON THE EAST AT CLAUDE CT. BY A FOUND PK NAIL AND WASHER PLS 38027.

NOTE: THIS DRAWING IS MEANT TO DEPICT THE ATTACHED LEGAL DESCRIPTION AND IS FOR INFORMATIONAL PURPOSES ONLY. IT DOES NOT REPRESENT A MONUMENTED LAND SURVEY.



17-100-079

						SHT. NO:	2 OF 2		
						SCALE:	1" = 50'		
						DWN. BY:	TJB	DATE:	1-11-2018
						CHK. BY:			
						PROJ. MGR:	DHO	DATE:	1-11-2018
						CLIENT APP:			
NO.	REVISION-DESCRIPTION	BY	DATE	CHK'D	APP'D	1675 Broadway Suite 200 Denver, CO 80202 Phone: 303-297-2976 Fax: 303-297-2693			
						CITY AND COUNTY OF DENVER STATE OF COLORADO			

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS, That the Public Service Company of Colorado, a Colorado corporation, the "Grantor," for the consideration of the sum of ONE- DOLLAR, (\$1.00) and other good and valuable consideration as referenced in the "THE RELOCATION AGREEMENT" between Grantor and Grantee effective March 8 2019, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold, and by these presents does remise, release, sell, and transfer unto the City and County of Denver, a home rule city and a Colorado municipal corporation, the "Grantee," it successors and assigns forever the following real property, situated in the County of Denver and State of Colorado, to wit:

Lots One (1) to Three (3) inclusive, Block Eighteen (18), Elyria, except the rear 5 feet described in book 1595, page 503 and except railroad right of way.

Also known by street address as: 4700 Claude Ct., Denver, Colorado, 80216; and assessor's schedule or parcel number: 16-64, Claude Street Gas Regulator Station No. 51, Map 16-64-1 with all its appurtenances.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Signed this 8<sup>TH</sup> day of March, 2019.

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

By: [Signature] For, Public Service Company of Colorado

STATE OF COLORADO, COUNTY OF Denver } ss: The foregoing instrument was acknowledged before me this 8<sup>TH</sup> day of March 2019.

[Signature] Notary Public

Witness my hand and official seal.

ROBERT E. BLU, II Notary Public State of Colorado Notary ID # 20104014057 My Commission Expires 04-22-2022

My Commission expires: April 22, 2022

**Attachment 3.3-2**  
**Delegation of Authority to Act as Authorized Agent**

DATE: June 4, 2018

TO: Vice President and Corporate Secretary

FROM: Kent Larson, Executive Vice President, Public Service Company of Colorado

RE: **DELEGATION OF AUTHORITY**

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In keeping with the need to conduct business in a timely manner and pursuant to the bylaws or board resolutions of Public Service Company of Colorado, I hereby provide the following delegation of authority:

1. I hereby delegate authority to Richard J. Grady, Manager, Siting and Land Rights, Right of Way & Permits Department, to sign and execute non-sourcing contracts entered into in the normal course of business. Authority is also granted to sign and execute easement agreements, license orders, unit agreements, pooling agreements, commingling agreements, well location consent forms and other similar contracts and agreements ("Agreements") relating to land and mineral rights, permitting and real estate for matters related to Public Service Company of Colorado up to a value of \$200,000.
2. For an Agreement with a value greater than the amount listed above, or where the Agreement is not of a routine nature, the signature of a Public Service Company of Colorado elected officer is required.
3. If necessary, Legal Services will review Agreement provisions.
4. Provisions of this memo will expire June 3, 2019.

By:



Kent T. Larson  
Executive Vice President  
Public Service Company of Colorado