



REQUEST FOR RESOLUTION TO DEDICATE PUBLIC RIGHT-OF-WAY

TO: Caroline Martin, City Attorney's Office

FROM: Matt Bryner, P.E. Senior Engineering Manager
Right-of-Way Services

DATE: September 11, 2018

ROW #: 2018-Dedication-0000111 **SCHEDULE #:** 0227819018000

TITLE: This request is to dedicate a parcel of land as Public Right of Way as Wewatta St. Located near the intersection of 19th St. and Wewatta 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 Wewatta St. 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 **(1959 Wewatta Luxury Apts.)**

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 Wewatta St. The land is described as follows.

INSERT PARCEL DESCRIPTION ROW # (2018-Dedication-0000111-001) HERE.

A map of the area to be dedicated is attached.

MB/PR/BV

cc: Asset Management, Curtis Anthony
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, Sarah Stanek
Public Works, Right-of-Way Engineering Services, Matt Bryner
Department of Law, Brent Eisen
Department of Law, Deanne Durfee
Department of Law, Caroline Martin
Department of Law, Stan Lechman
Public Works Survey, Paul Rogalla
Public Works Survey, Paul Rogalla
Owner: City and County of Denver
Project file folder 2018-Dedication-0000111

ORDINANCE/RESOLUTION REQUEST

Please email requests to Sarah Stanek
at sarah.stanek@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: September 11, 2018

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 Wewatta St.
Located near the intersection of 19th St. and Wewatta St.

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:** Sarah Stanek
- **Phone:** 720-865-8713
- **Email:** Sarah.stanek@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 Wewatta St. 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 (**1959 Wewatta Luxury Apts.**)

****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:** 19th and Wewatta St.
- 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: _____



EXECUTIVE SUMMARY

DENVER
THE MILE HIGH CITY

Project Title: 2018-Dedication-0000111

Description of Proposed Project: Dedicate a parcel of land as public right of way as Wewatta St.

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 1959 Wewatta Luxury Apts.



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
- Parks
 -  All Other Parks; Linear
 -  Mountain Parks



LEGAL DESCRIPTION

A PARCEL OF LAND CONVEYED TO THE CITY AND COUNTY OF DENVER BY SPECIAL WARRANTY DEED RECORDED AT RECEPTION NO. 2018106962, AUGUST 23, 2018, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LOCATED IN THE SOUTHEAST ONE-QUARTER (SE 1/4) OF SECTION 28, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, BEING A PORTION OF LOTS 1-11, INCLUSIVE, BLOCK 5, HOYT & ROBINSONS ADDITION TO DENVER, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHERLYMOST CORNER OF SAID LOT 1, WHENCE THE SOUTHEAST CORNER OF SECTION 28 BEARS S47°52'58"E, 633.51 FEET;

THENCE N45°26'42"W, 16.17 FEET TO THE SOUTHWESTERLY CORNER OF LOT 2, BLOCK 1, THE COMMONS SUBDIVISION FILING NO. 6;

THENCE N44°33'29"E, 155.91 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF LOT 2, BLOCK 1, THE COMMONS SUBDIVISION FILING NO. 6, BEING A POINT OF CURVE CONCAVE SOUTHEASTELY HAVING A RADIUS OF 405.00 FEET;

THENCE NORTHESTERLY 115.45 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 16°20'00" AND HAVING A LONG CHORD OF N52°43'29"E, 115.06 FEET;

THENCE S44°35'36"W, 269.81 FEET TO THE POINT OF BEGINNING.

BASIS OF BEARINGS: BEARINGS USED HEREIN ARE BASED ON EASTERLY LINE OF THE SOUTHEAST ONE-QUARTER OF SECTION 28, BEING N00°15'28"W AS SHOWN ON THE COMMONS SUBDIVISION FILING NO. 6, AS MONUMENTED AT THE SOUTH BY A 3.25 INCH ALUMINUM CAP STAMPED "LS 25379" AND ON THE NORTH BY A 3.25 INCH BRASS CAP STAMPED "LS 16398 1995".

PREPARED BY:
DOUGLAS H. ORT III, PLS 37066
MANHARD CONSULTING
10835 DOVER STREET, SUITE 700
WESTMINSTER, CO 80021



08/23/2018 03:41 PM
City & County of Denver

R \$0.00
WD

2018106962
Page: 1 of 4
D \$0.00

After recording, return to:
Division of Real Estate
City and County of Denver
201 West Colfax Avenue, Dept. 1010
Denver, Colorado 80202

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED ("Deed"), made as of this 21st day of August, 2018, by **GDG Chestnut Place II, LLC**, a Delaware limited liability company, whose address is 750 Bering Drive, Houston, TX 77057, United States ("Grantor") to the **CITY AND COUNTY OF DENVER**, a Colorado municipal corporation of the State of Colorado and home rule city, whose address is 1437 Bannock Street, Denver, Colorado 80202 ("Grantee").

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and by these presents does hereby grant, bargain, sell, convey and confirm, unto Grantee, and its successors and assigns forever, the real property described below, together with all improvements thereon, owned by Grantor situate, lying and being in the City and County of Denver, State of Colorado, and being more particularly described on the attached Exhibit(s) hereto and incorporated herein ("Property");

TOGETHER WITH all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all of the estate, right, title, interest, claim and demand whatsoever of Grantor, either in law or equity, of, in, and to the above-bargained Property, together with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the Property above bargained and described with the appurtenances, unto Grantee, and its successors and assigns forever. Grantor, for itself and its successors and assigns does covenant and agree that it shall and will WARRANT AND FOREVER DEFEND the above-bargained Property in the quiet and peaceable possession of Grantee, and its successors and assigns, against all and every person or persons claiming the whole or any part thereof, by, through, or under Grantor.

No separate bill of sale with respect to improvements on the Property will be executed.

Asset Mgmt. #

Project Description: Raw Dedication 19th & Kenatta

Asset Management #

Date: 8/23/18

Approved
Ker

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

ATTEST:

GDG Chestnut Place II, LLC, a Delaware Limited Liability Company

By: Trent Conner
Name: Trent Conner
Vice President
Its: _____

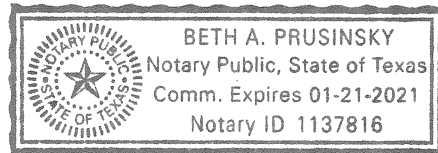
STATE OF Texas)
) ss.
COUNTY OF Harris)

The foregoing instrument was acknowledged before me this 21st day of August, 2018
by Trent Conner, as Vice President of **GDG Chestnut Place II, LLC**, a
Delaware Limited Liability Company.

Witness my hand and official seal.

My commission expires: 01.21.2021

Beth A. Prusinsky
Notary Public



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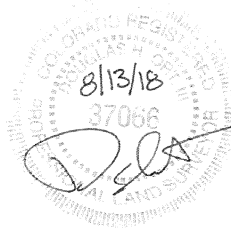
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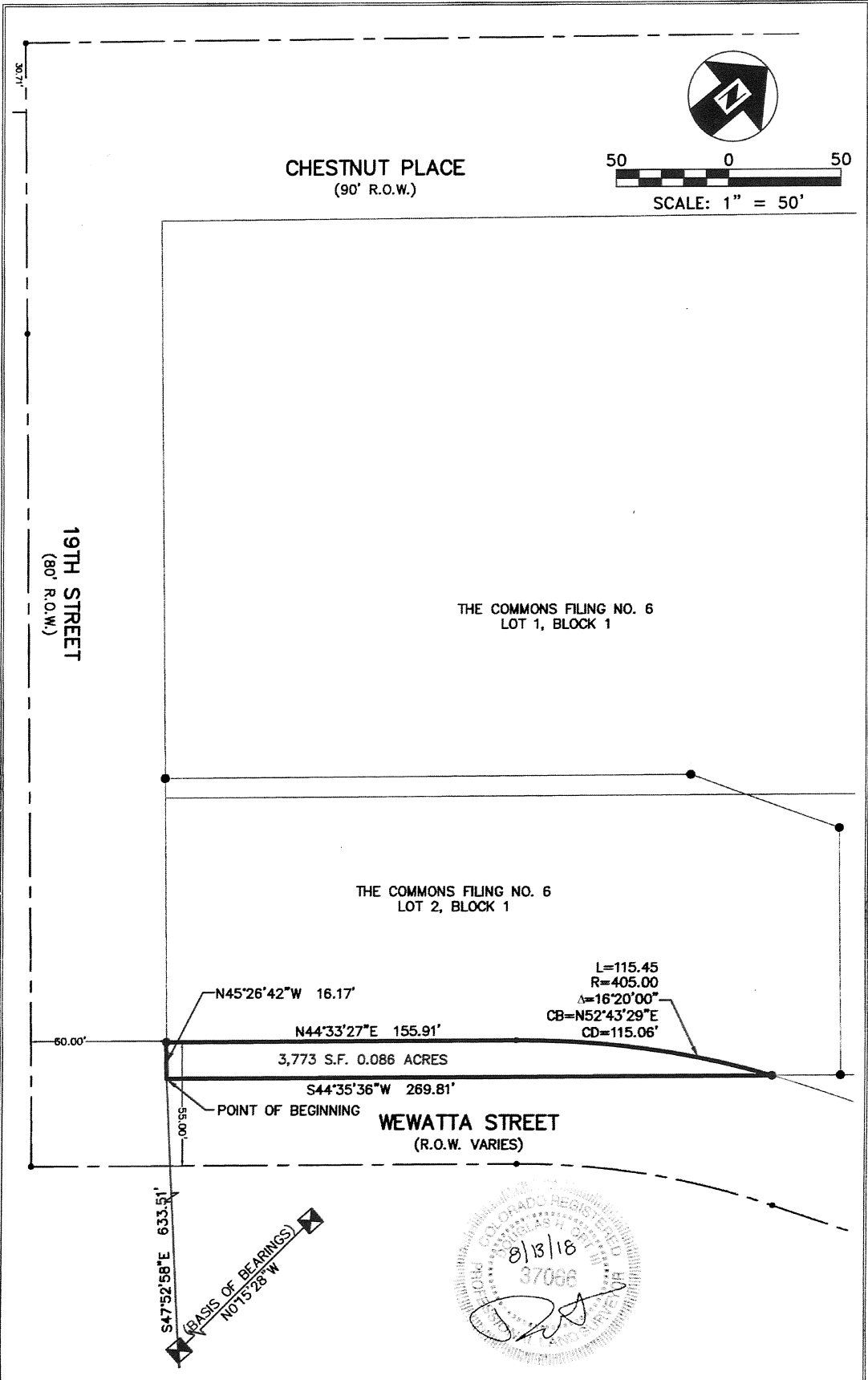
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Manhard CONSULTING LTD

10625 Dover Street, Suite 700, Westminster, CO 80021 ph:303.865.5505 fx:303.865.5160 manhard.com
Civil Engineers • Surveyors • Water Resource Engineers • Water & Wastewater Engineers
Construction Managers • Environmental Scientists • Landscape Architects • Planners

EXHIBIT "A"	
FILE NO. <u>##</u> PROJECT <u>T.R</u> DATE <u>3-14-2016</u> SCALE <u>1"=50'</u>	SHEET 1 OF 1 WIL DECOOR