

1 **BY AUTHORITY**

2 ORDINANCE NO. _____
3 SERIES OF 2024

COUNCIL BILL NO. CB24-1389
COMMITTEE OF REFERENCE:
Land Use, Transportation & Infrastructure

5 **A BILL**

6 **For an ordinance assessing the annual costs of the continuing care, operation,**
7 **security, repair, maintenance, and replacement of Skyline Park Local**
8 **Maintenance District upon the real property, exclusive of improvements thereon,**
9 **benefited.**

10
11 **BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**

12 **Section 1.** Upon consideration of the recommendation of the Executive Director of the
13 Department of Transportation and Infrastructure that an ordinance be enacted for the purpose of
14 assessing the annual costs of the continuing care, operation, security, repair, maintenance and
15 replacement of Skyline Park Local Maintenance District ("Skyline Park LMD"), for the upcoming year,
16 upon the real property, exclusive of improvements thereon, benefited the Council finds, as follows:

17 (a) A local maintenance district providing for the continuing care, operation, security,
18 repair, maintenance and replacement of Skyline Park LMD, was created by Ordinance No. 1321,
19 Series of 2018, as amended and restated by Ordinance No. 921, Series of 2021;

20 (b) The annual cost of the continuing care, operation, security, repair, maintenance and
21 replacement of Skyline Park LMD is \$435,775.00, which amount the Executive Director of the
22 Department of Transportation and Infrastructure has the authority to expend for the purposes stated
23 herein;

24 (c) The Executive Director of the Department of Transportation and Infrastructure has
25 complied with all provisions of law relating to the publishing of notice to the owners of real properties
26 to be assessed and to all persons interested generally, and the Council sitting as a Board of
27 Equalization has heard and determined all written complaints and objections, if any, filed with the
28 Executive Director of the Department of Transportation and Infrastructure;

29 (d) The real property within the Skyline Park LMD will be benefited in an
30 amount equal to or in excess of the amount to be assessed against said property because
31 of the continuing care, operation, repair, maintenance and replacement of said Skyline Park LMD.

32 **Section 2.** The annual cost of the continuing care, operation, security, repair, maintenance
33 and replacement of Skyline Park LMD to be assessed against the real properties, exclusive of
34 improvements thereon, benefited are hereby approved.

35 **Section 3.** The annual costs of the continuing care, operation, repair, maintenance and
36 replacement of the Skyline Park LMD in the amount of \$435,775.00 are hereby assessed against

1 the real properties, exclusive of improvements thereon, within said local maintenance district as
2 follows:

3 NOTE: Where a series of lots is followed by “inclusive”, the amount appearing after the series
4 shall be the total for all lots in the series. Where a series of lots is not followed by “inclusive”, the
5 amount appearing after such series shall be the assessment for each lot in the series.
6

7 East Denver. Block 78, Lots 17 to 32 \$6,620.18
8

9 East Denver, Block 96 & vacated alley \$62,894.58
10

11 East Denver, Block 77, Lots 1 to 16 & northwest 25 \$76,684.04
12 feet, Lots 17 to 32 & vacated alley adjacent
13

14 Tabor Center Condos Unit 1, per Declaration \$22,678.23
15 Recorded 1/22/97, at Reception Nos. 9700008002
16 and 9700008003
17

18 Tabor Center Condos Unit 3, per Declaration \$45,817.49
19 Recorded 1/22/97, at Reception Nos. 9700008002
20 and 9700008003
21

22 D & F Tower Condos Unit B \$554.97
23

24 D & F Tower Condos Unit 2 \$142.66
25

26 D & F Tower Condos Unit 3 \$153.09
27

28 D & F Tower Condos Unit 4 \$202.03
29

30 D & F Tower Condos Unit 5 \$153.09
31

32 D & F Tower Condos Unit 6 \$153.09
33

34 D & F Tower Condos Unit 7 \$153.09
35

36 D & F Tower Condos Unit 8 \$153.09
37

38 D & F Tower Condos Unit 9 \$153.09
39

40 D & F Tower Condos Unit 10 \$153.09
41

42 D & F Tower Condos Unit 11 \$153.09
43

44 D & F Tower Condos Unit 12 \$153.09
45

46 D & F Tower Condos Unit 13 \$153.09
47

48 D & F Tower Condos Unit 15 \$75.36
49

50 D & F Tower Condos Unit 16 \$153.09
51

52 D & F Tower Condos Unit 17 \$411.66
53

54 East Denver Block 97 Lots 1 to 32 & vacated alley \$49,658.73
55 adjacent
56

57 East Denver Block 98 Lots 1 to 32 & vacated alley \$8,260.79
58

59 East Denver Block 75 Lots 1 to 32 inclusive \$96,474.55
60 together the vacated alley in said Block 75, except
61 the Reserved Parcels A, B and C per City and
62 County of Denver Clerk and Recorder's reception
63 number 2014050021.
64

East Denver Block 74 Lot 1 through 32 inclusive \$63,615.69
together with the vacated alley adjacent per
Ordinance No.346 Series 1974 and except Parcels A
and B per City and County of Denver Clerk and
Recorder's reception number 2015069282.

Section 4. The assessments made pursuant hereto shall be a lien in the several amounts assessed against each lot or tract of land set forth in Section 3 herein, and such lien shall have the priority of the lien for local public improvement districts.

Section 5. Without demand, said assessments as set forth in Section 3 herein, shall be due and payable on the first day of January of the year next following the year in which this assessing ordinance became effective, and said assessments shall become delinquent if not paid by the last day of February of the year next following the year in which this assessing ordinance became effective. A failure to pay said assessments as hereinabove set forth shall become a lien on the property subject to the assessment, and such lien may be sold by the City as provided by the Charter and ordinances of the City and County of Denver.

Section 6. Any unspent revenue and revenue generated through investment shall be retained and credited to the Skyline Park Local Maintenance District for future long term or program maintenance of the District.

COMMITTEE APPROVAL DATE: October 22, 2024 by Consent

MAYOR-COUNCIL DATE: October 29, 2024 by Consent

PASSED BY THE COUNCIL: November 12, 2024

Amurrah P. Sandborn - PRESIDENT

APPROVED: _____ - MAYOR _____

ATTEST: _____ - CLERK AND RECORDER,
EX-OFFICIO CLERK OF THE
CITY AND COUNTY OF DENVER

NOTICE PUBLISHED IN THE DAILY JOURNAL: _____ ; _____

PREPARED BY: Bradley T. Neiman, Assistant City Attorney DATE: October 31, 2024

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

Kerry Tipper, Denver City Attorney

BY: Jonathan Griffin, Assistant City Attorney DATE: Oct 31, 2024