

1 **BY AUTHORITY**

2 RESOLUTION NO. CR24-0465  
3 SERIES OF 2024

COMMITTEE OF REFERENCE:  
Land Use, Transportation & Infrastructure

4 **A RESOLUTION**

5 **Laying out, opening and establishing as part of the City street system parcels of**  
6 **land as: 1) West 38th Avenue, located at the intersection of West 38th Avenue**  
7 **and North Irving Street; and 2) North Irving Street, located at the intersection of**  
8 **West 38th Avenue and North Irving Street.**

9 **WHEREAS**, the Executive Director of the Department of Transportation and Infrastructure of  
10 the City and County of Denver has found and determined that the public use, convenience and  
11 necessity require the laying out, opening and establishing as public streets designated as part of the  
12 system of thoroughfares of the municipality those portions of real property hereinafter more  
13 particularly described, and, subject to approval by resolution has laid out, opened and established  
14 the same as public streets;

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

16 **Section 1.** That the action of the Executive Director of the Department of Transportation  
17 and Infrastructure in laying out, opening and establishing as part of the system of thoroughfares of  
18 the municipality the following described portion of real property situate, lying and being in the City  
19 and County of Denver, State of Colorado, to wit:

20 **PARCEL DESCRIPTION ROW NO. 2020-DEDICATION-0000002-001:**

21 **LAND DESCRIPTION - STREET PARCEL #1:**

22  
23 A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND  
24 COUNTY OF DENVER, RECORDED ON THE 14TH DAY OF JULY, 2021, AT RECEPTION  
25 NUMBER 2021132721 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S  
26 OFFICE, STATE OF COLORADO, THEREIN AS:

27  
28 A PORTION OF LOTS 8 THROUGH 14 INCLUSIVE OF RESUBDIVISION OF BLOCK 15 OF  
29 BOULEVARD PLACE, LYING WITHIN THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 20,  
30 TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY &  
31 COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS  
32 FOLLOWS:

33  
34 COMMENCING AT THE INTERSECTION OF THE 20' RANGE LINE OF W. 38TH AVENUE WITH  
35 THE 27.65' RANGE LINE OF IRVING STREET, FROM WHENCE THE INTERSECTION OF SAID  
36 20' RANGE LINE OF W. 38TH AVENUE WITH THE 20' RANGE LINE OF JULIAN STREET  
37 BEARS NORTH 87°47'53" WEST A DISTANCE OF 443.79 FEET, WITH ALL BEARINGS HEREIN  
38 RELATED THERETO;

1 THENCE NORTH 24°09'29" WEST, 66.96 FEET TO THE SOUTHEAST CORNER OF SAID LOT  
2 14, AND BEING THE POINT OF BEGINNING;  
3  
4 THENCE ALONG THE SOUTH LINE OF SAID LOTS 8 THROUGH 14 INCLUSIVE, NORTH  
5 87°47'53" WEST, 185.04 FEET TO THE SOUTHWEST CORNER OF SAID LOT 8;  
6 THENCE ALONG THE WEST LINE OF SAID LOT 8, NORTH 00°14'20" EAST, 7.00 FEET TO A  
7 POINT;  
8 THENCE LEAVING SAID WEST LINE, PARALLEL WITH SAID SOUTH LINE OF SAID LOTS 8  
9 THROUGH 14 INCLUSIVE, SOUTH 87°47'53" EAST, 185.04 FEET TO EAST LINE OF SAID LOT  
10 14, AND BEING ON THE AFOREMENTIONED WEST LINE OF IRVING STREET;  
11 THENCE ALONG SAID WEST LINE, SOUTH 00°13'49" WEST, 7.00 FEET TO THE POINT OF  
12 BEGINNING.

13  
14 CONTAINING 1,295 SQUARE FEET OR 0.030 ACRES, MORE OR LESS

15 be and the same is hereby approved and said real property is hereby laid out and established and  
16 declared laid out, opened and established as West 38th Avenue.

17 **Section 2.** That the real property described in Section 1 hereof shall henceforth be known  
18 as West 38th Avenue.

19 **Section 3.** That the action of the Executive Director of the Department of Transportation  
20 and Infrastructure in laying out, opening and establishing as part of the system of thoroughfares of  
21 the municipality the following described portion of real property situate, lying and being in the City  
22 and County of Denver, State of Colorado, to wit:

23 **PARCEL DESCRIPTION ROW NO. 2020-DEDICATION-0000002-002:**

24 **LAND DESCRIPTION - STREET PARCEL #2:**

25  
26 A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND  
27 COUNTY OF DENVER, RECORDED ON THE 14TH DAY OF JULY, 2021, AT RECEPTION  
28 NUMBER 2021132721 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S  
29 OFFICE, STATE OF COLORADO, THEREIN AS:

30  
31 A PORTION OF LOT 14 OF RESUBDIVISION OF BLOCK 15 OF BOULEVARD PLACE, LYING  
32 WITHIN THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 20, TOWNSHIP 3 SOUTH,  
33 RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY & COUNTY OF DENVER,  
34 STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

35  
36 COMMENCING AT THE INTERSECTION OF THE 20' RANGE LINE OF W. 38TH AVENUE WITH  
37 THE 27.65' RANGE LINE OF IRVING STREET, FROM WHENCE THE INTERSECTION OF SAID  
38 20' RANGE LINE OF W. 38TH AVENUE WITH THE 20' RANGE LINE OF JULIAN STREET  
39 BEARS NORTH 87°47'53" WEST A DISTANCE OF 443.79 FEET, WITH ALL BEARINGS HEREIN  
40 RELATED THERETO;

41 THENCE NORTH 24°09'29" WEST, 66.96 FEET TO THE SOUTHEAST CORNER OF SAID LOT  
42 14; THENCE ALONG THE EAST LINE OF SAID LOT 14, NORTH 00°13'49" EAST, 7.00 FEET TO  
43 THE POINT OF BEGINNING;  
44

1 THENCE LEAVING SAID EAST LINE, PARALLEL WITH THE SOUTH LINE OF SAID LOT 14,  
2 NORTH 87°47'53" WEST, 1.00 FEET TO A POINT;  
3 THENCE PARALLEL WITH SAID EAST LINE, NORTH 00°13'49" EAST, 117.97 FEET TO THE  
4 NORTH LINE OF SAID LOT 14;  
5 THENCE ALONG THE BOUNDARY OF SAID LOT 14 THE FOLLOWING TWO (2) COURSES:  
6 1. SOUTH 87°47'43" EAST, 1.00 FEET TO THE AFOREMENTIONED EAST LINE;  
7 2. SOUTH 00°13'49" WEST, 117.97 FEET TO THE POINT OF BEGINNING.

8  
9 CONTAINING 118 SQUARE FEET OR 0.003 ACRES, MORE OR LESS


10 be and the same is hereby approved and said real property is hereby laid out and established and  
11 declared laid out, opened and established as North Irving Street.

12 **Section 4.** That the real property described in Section 3 hereof shall henceforth be known  
13 as North Irving Street.

14 COMMITTEE APPROVAL DATE: April 9, 2024 by Consent

15 MAYOR-COUNCIL DATE: April 16, 2024

16 PASSED BY THE COUNCIL: April 22, 2024

17  \_\_\_\_\_ - PRESIDENT

18 ATTEST: \_\_\_\_\_ - CLERK AND RECORDER,  
19 EX-OFFICIO CLERK OF THE  
20 CITY AND COUNTY OF DENVER

21 PREPARED BY: Martin A. Plate, Assistant City Attorney DATE: April 18, 2024

22 Pursuant to section 13-9, D.R.M.C., this proposed resolution has been reviewed by the Office of the  
23 City Attorney. We find no irregularity as to form and have no legal objection to the proposed  
24 resolution. The proposed resolution is not submitted to the City Council for approval pursuant to  
25 § 3.2.6 of the Charter.

26  
27 Kerry Tipper, Denver City Attorney

28  
29 BY: Anshul Bagga, Assistant City Attorney DATE: Apr 18, 2024