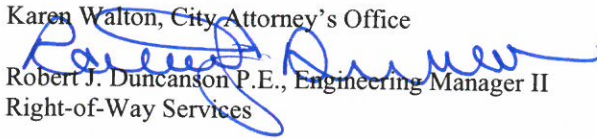




REQUEST FOR RESOLUTION TO DEDICATE PUBLIC RIGHT-OF-WAY

TO: Karen Walton, City Attorney's Office

FROM:  Robert J. Duncanson P.E., Engineering Manager II
Right-of-Way Services

DATE: March 20, 2014

ROW #: 2008-0180-09 **SCHEDULE #:** 0229330041000

TITLE: This request is to dedicate a parcel of land as Public Right of Way as Public Alley. Located at the intersection of W. 27th and Federal Blvd.

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 Public Alley. 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 (**Del Norte**)

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 Public Alley. The land is described as follows.

INSERT PARCEL DESCRIPTION ROW # (2008-0180-09-001) HERE.

A map of the area to be dedicated is attached.

RD/AG/BLV

cc: Asset Management, Steve Wirth
City Councilperson & Aides, Susan Shepard District # 1
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 2008-0180-09

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: March 20, 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 parcel of land as Public Right of Way as Public Alley.
Located at the intersection of W. 27th and Federal Blvd.

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 Public Alley. 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 (Del Norte)

****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:** 27th Ave. and Federal Blvd.
- d. **Affected Council District:** Susan Shepherd Dist 1
- 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: 2008-0180-09 Dedication, Del Norte

Description of Proposed Project: Dedicate a parcel of public right of way as Public Alley.

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 to dedicate it as Public Right-of-Way, as a part of a development project called, Del Norte

Public Alley located W. 27th Ave & Federal Blvd.



- Dedicating Ordinances
- Denver County (Boundary)
- Street Centerline
- Interstate
- US Highway
- Other
- Parcels
- Lots/Blocks (Base Map)
- Parks
- 2012_Denver.jp2.ir
- Denver County (Shaded)
- Denver County
- Adams County
- Arapahoe County
- Jefferson County

Map generated 4/12/2013 - 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 No. 2008-0180-09-001

A parcel of land conveyed to the City & County of Denver by Warranty Deed recorded on the 1st of January 2010 by Reception Number 2010006656 in the City and County of Denver Clerk & Records Office located in the Southwest 1/4 of Section 29, Township 3 South, Range 68 West of the Sixth Principal Meridian, State of Colorado, being more particularly described as follows:

The westerly two (2) feet of the following described property: Lot 6 except the south 23 feet thereof and all of Lots 7 & 8, Block 1, Kennedy's Addition to the Town of Highlands, City & County of Denver, State of Colorado, said westerly two (2) feet containing in area 234 sq. ft., ±

2010006656
Page: 1 of 2
01/19/2010 03:30P
City & County of Denver WD R0.00 00.00

WARRANTY DEED

THIS DEED, is dated January 19th, 2010, and is made between DEL NORTE NEIGHBORHOOD DEVELOPMENT CORPORATION a Colorado non-profit corporation

(whether one, or more than one), the "Grantor," of the * CITY AND County of DENVER and State of COLORADO and THE CITY & COUNTY OF DENVER A COLORADO MUNICIPAL CORPORATION

(whether one, or more than one), the "Grantee," whose legal address is 1437 BANNOCK STREET DENVER, CO 80202 of the CITY AND County of DENVER and State of COLORADO

WITNESS, that the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) & OTHER GOOD & VALUABLE CONSIDERATION//////////DOLLARS/ (\$10.00), the receipt and sufficiency of which is hereby acknowledged, hereby grants, bargains, sells, conveys and confirms unto the Grantee and the Grantee's heirs and assigns forever, all the real property, together with any improvements thereon, located in the CITY AND County of DENVER and State of Colorado, described as follows:

FOR A LEGAL DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART OF THIS GENERAL WARRANTY DEED

also known by street address as: VACANT and assessor's schedule or parcel number:

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, the reversions, remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the Grantor, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances; TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances, unto the Grantee and the Grantee's heirs and assigns forever.

The Grantor, for the Grantor and the Grantor's heirs and assigns, does covenant, grant, bargain, and agree to and with the Grantee, and the Grantee's heirs and assigns: that at the time of the ensembling and delivery of these presents, the Grantor is well seized of the premises above described; has good, sure, perfect, absolute and indefeasible estate of inheritance, in law and in fee simple; and has good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form as aforesaid; and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except and subject to: none; or the following matters:

And the Grantor shall and will WARRANT AND FOREVER DEFEND the above described premises, but not any adjoining vacated street or alley, if any, in the quiet and peaceable possession of the Grantee and the heirs and assigns of the Grantee, against all and every person or persons claiming the whole or any part thereof.

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

DEL NORTE NEIGHBORHOOD DEVELOPMENT CORP.
a Colorado non-profit corporation

BY: [Signature]
MARVIN KELLY, EXECUTIVE DIRECTOR

STATE OF COLORADO
County of Denver

The foregoing instrument was acknowledged before me this 19th day of January, 2010, by Marvin Kelly, Executive Director

Witness my hand and official seal
My commission expires 1-14-13
DIANE E. VOLLMER
NOTARY PUBLIC
STATE OF COLORADO
*Insert "City and" if applicable
Commission Expires Jan. 14, 2013

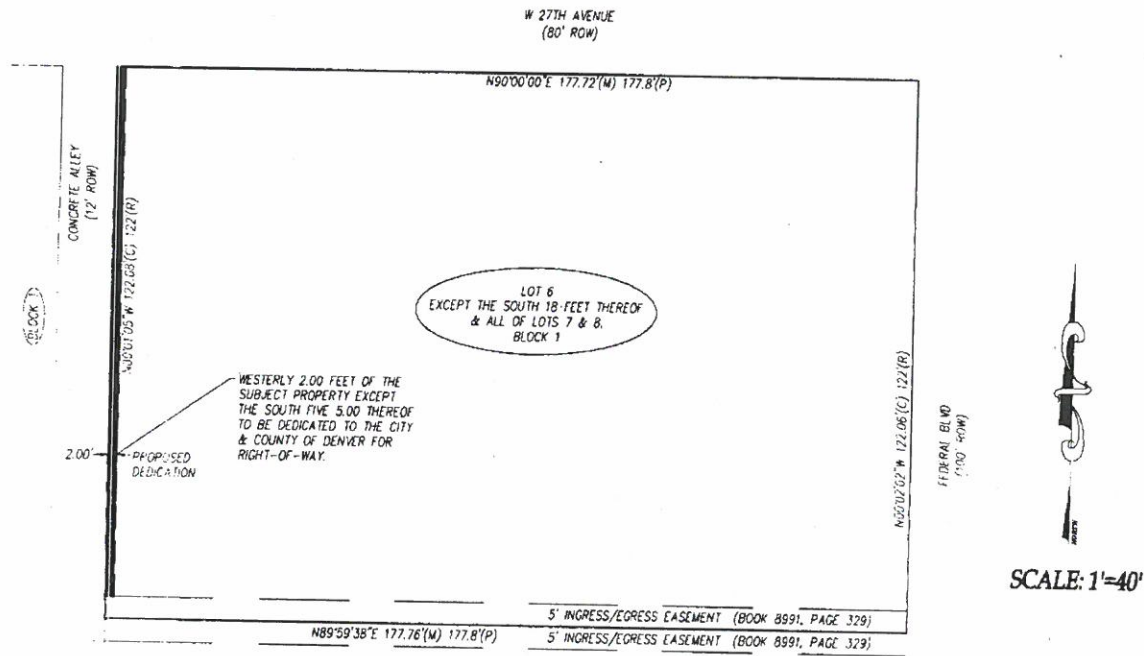
[Signature]
Notary Public

Name and Address of Person Creating Newly Created Legal Description (§38-35-106.5, C.R.S.)

Assessor's Schedule # 10-002
Acquired 1/19/2010
Federal Bldg # 27th Ave # 2008-0180

"EXHIBIT" A
DEDICATION FOR RIGHT-OF-WAY
OF
A PORTION OF
PLAN OF KENNEDY'S ADDITION TO THE TOWN OF HIGHLANDS
SITUATE
IN THE SW1/4 OF SECTION 29, T.3.S., R.68.W. OF THE SIXTH P.M.
CITY & COUNTY OF DENVER, STATE OF COLORADO

DES PROJECT NO. 2008-0180



DEDICATION PROPERTY DESCRIPTION:

THE WESTERLY TWO (2) FEET OF THE FOLLOWING DESCRIBED PROPERTY: LOT 6 EXCEPT THE SOUTH 23 FEET THEREOF AND ALL OF LOTS 7 & 8, BLOCK 1, KENNEDY'S ADDITION TO THE TOWN OF HIGHLANDS, CITY & COUNTY OF DENVER, STATE OF COLORADO. SAID WESTERLY TWO (2) FEET CONTAINING AN AREA OF 234 SQ. FT., +/-.

NOTES:

RECORD INFORMATION: THE EXHIBIT SHOWN HEREON AND REFERENCED HEREIN IS BASED UPON A NOVEMBER 29, 2007 LAND SURVEY PLAT PERFORMED ON SUBJECT PROPERTY BY TRISTATE SURVEYING, INC.

BASIS OF BEARINGS: AN ASSUMED BEARING OF N90°00'00"E FOR THE 20 FOOT RANGE LINE 60 FEET NORTH OF THE NORTH LINE OF SUBJECT PROPERTY, BETWEEN DESCRIBED MONUMENTS. SAID NORTH LINE COMPRISING A PORTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF W 27TH AVENUE, SAID RIGHT-OF-WAY BEING PLATTED AT 80 FEET.

SURVEYOR'S STATEMENT:

I, BRADLEY D. PETERSON, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF COLORADO, DO HEREBY STATE THAT THIS EXHIBIT AND THE SURVEY OF RECORD ON WHICH IT IS BASED WERE GENERATED BY ME AND ARE CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF AND OPINION.

Bradley D. Peterson
 BRADLEY D. PETERSON, P.L.S. NO. 28660
 FOR & ON BEHALF OF TRISTATE SURVEYING, INC.

Nov 23 09
 DATE

NOTICE 13-80-105(3)(d): ACCORDING TO COLORADO LAW, YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF CERTIFICATION SHOWN HEREON.

LEGEND:

- (R) RECORD VALUE
- (C) CALCULATED VALUE
- (P) PLATTED VALUE
- ROW RIGHT OF WAY

TriState Surveying, Inc.
 Bradley D. Peterson, PLS

CO

NE

KS

7371 S. DELAWARE STREET PH: 303-995-9072
 LITTLETON, CO 80120 FX: 303-703-3830
 brad@tristatesurveying.com

DRAWN BY: BDP	DATE: NOV 23 09
CHECKED BY: <i>LT</i>	27056_EXH_F
JOB NO.: 27056	DRAWING NO.: SHEET 1 OF 1



Real Property Records

Date last updated: Friday, April 12, 2013

Real Property Records Search

If you have a question about the value, ownership, or characteristics of this property, or any other property in Denver, please call the Assessor at 720-913-4162.

[Link to real property information for this property](#)

[Link to comparable sales information for this property](#)

[Link to chain of title information for this property](#)

[Link to property sales information for this neighborhood](#)

[Link to property tax information for this property](#)

[Link to property sales information for all Denver neighborhoods](#)

[Link to map/historic district listing for this Property](#)

[Back to Property List](#)

The property description shown is data from the Assessor's active, in-progress 2012 file. The "current year" values are from the 2012 tax year for real property tax due in 2013. These values are based on the property's physical status as of January 1, 2012.

PROPERTY INFORMATION

Property Type: VACANT LAND

Parcel: 0229330041000

Name and Address Information

Legal Description

CITY & COUNTY OF DENVER

201 W COLFAX AVE 401

DENVER, CO 80202-5330

KENNEDYS ADD TO THE TOWN OF
HIGHLANDS B1 WLY 2FT OF PRT
DAF L6 EXC S 18FT & L 7 & 8

Property Address: 3020 W 27TH AVE

Tax District DENV

Assessment Information

	Actual	Assessed	Exempt	Taxable
Current Year				
Land	7900	2290		
Improvements	0	0		
Total	7900	2290	2290	0
Prior Year				
Land	7900	2290		
Improvements	0	0		
Total	7900	2290	2290	0

Style: Other

Reception No.: 2010006656

Year Built:

Recording Date: 01/19/10

Building Sqr. Foot: 0

Document Type: Warranty

Bedrooms:

Sale Price:

Baths Full/Half: 0/0

Mill Levy: 84.071

Basement/Finished: 0/0

Lot Size: 234

[Click here for current zoning](#)