



DENVER
THE MILE HIGH CITY

Department of Public Works
Capital Projects Management
Permit Operations and Right of Way Enforcement
Infrastructure Planning & Programming
Traffic Engineering Services
201 W. Colfax Avenue
Denver, CO 80202
www.denvergov.org

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: January 3, 2012

ROW #: 2011-0634-05 **SCHEDULE #:** 0505104064000

TITLE: This request is to dedicate a parcel of land as Public Right of Way as W. Howard Pl.
Located at the intersection of W. Howard Pl. and Morrison Rd.

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 W. Howard Pl. 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 (West Corridor Fast Tracts).

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 W. Howard Pl. The land is described as follows.

INSERT PARCEL DESCRIPTION ROW (# 2011-0634-05) HERE.

A map of the area to be dedicated is attached.

RD/JL/bvs *JL*

- cc: Asset Management, Steve Wirth
- City Councilperson, Judy H. Montero, District #9
- Environmental Services, David Erickson
- Mayor's Office, City Council Liaison, R. D. Sewald
- Public Works, Manager's Office, Alba Castro
- Public Works, Manager's Office, Christine Downs
- Public Works, Manager's Office, Stacie Loucks
- Public Works, Right-of-Way Engineering Services, Rob Duncanson
- Department of Law, Karen Aviles
- Department of Law, Karen Walton
- Department of Law, Arlene Dykstra
- Public Works Survey, John Lautenschlager
- Public Works Survey, Paul Rogalla
- Owner: City and County of Denver
- Project file folder DES #2011-0634-05



ORDINANCE/RESOLUTION REQUEST

Please email requests to Stacy Loucks at Stacie.Loucks@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: January 3, 2012

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 W. Howard Pl. Located at the intersection of W. Howard Pl. and Morrison Rd.

3. Requesting Agency: PW Right of Way Engineering Services

4. Contact Person: (With actual knowledge of proposed ordinance/resolution.)

- Name: Beverly Van Slyke
- Phone: 720-865-3125
- Email: beverly.vanslyke@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: Stacie Loucks
- Phone: 720-865-8720
- Email: Stacie.Loucks@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 W. Howard Pl. 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 (West Corridor Fast Tracts).

****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: N/A
- c. Location: Howard Pl
- d. Affected Council District: District #9, Judy Montero
- 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: _____



EXECUTIVE SUMMARY

DENVER
THE MILE HIGH CITY

Project Title: 2011-0634-05 Dedication, Howard Pl

Description of Proposed Project: Dedicate a parcel as Public Right of Way as W Howard Pl.

Explanation of why the public right-of-way must be utilized to accomplish the proposed project: The City and County of Denver was deeded 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

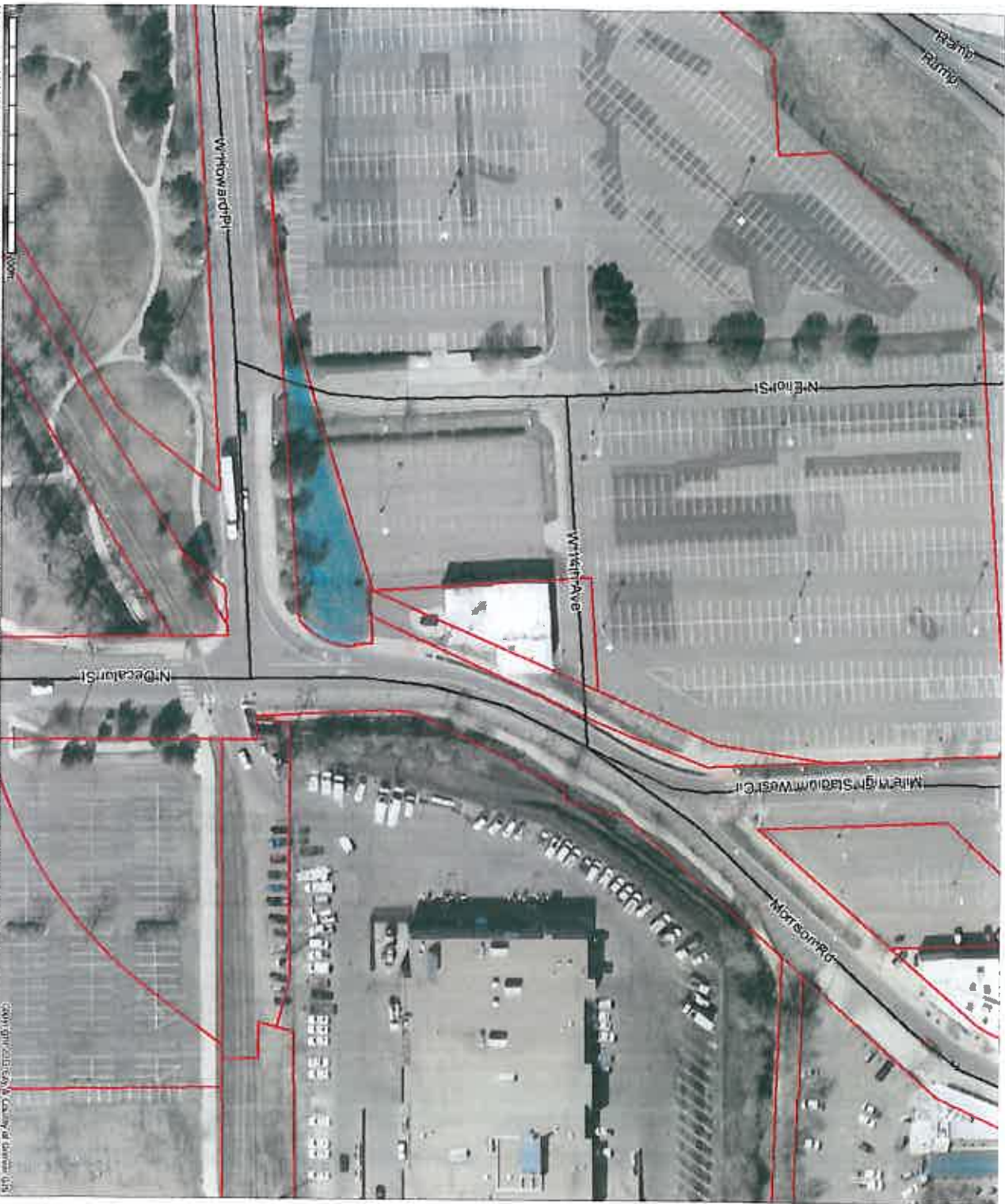
Will land be dedicated to the City if the vacation goes through:N/A

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, (West Corridor Fast Tracts).

W. Howard Pl.



Map generated 8/14/2011 - 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 accuracy or completeness of the information. This information is provided for informational purposes only and should not be used for any legal or financial purpose. ©2011 City and County of Denver, CO

-  Denver County (Boundary)
-  Street Centerline
-  Interstate
-  US Highway
-  Other
-  Parcels
-  2008 Denver
-  Denver County (Shaded)
-  Denver County
-  Adams County
-  Arapahoe County
-  Jefferson County

A parcel of land located in the Northeast 1/4 of Section 5, Township 4 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado.

A portion of a parcel of land conveyed by Quit Claim Deed to the City & County of Denver, recorded on the 4th of November 2010 by Reception Number 2010127548 in the City and County of Denver Clerk & Records Office being more particularly described as follows:

PARCEL 1 (A portion of Parcel 519 of said deed)

COMMENCING at the North Quarter Corner of said Section 5 (a found chiseled cross as referenced on State Monument Record accepted on March 26, 2008), **THENCE** S35°23'06"E a distance of 945.29 feet to the northerly right of way line of West Howard Place as established by Resolution No. 62, Series 2008 in said records, also being the southwest corner of Parcel No. 286B REV as described in said Reception No. 2010094290, being the **POINT OF BEGINNING**;

THENCE the following two (2) courses along the northerly line of said Parcel No. 286B REV;

1. along the arc of a curve to the left, having a central angle of 10°38'42", a radius of 954.00 feet, a chord bearing of N78°13'12"E a distance of 176.99 feet, and an arc distance of 177.24 feet;
2. **THENCE** N72°53'52"E tangent with the last described curve a distance of 176.04 feet;

THENCE S87°40'03"E a distance of 21.36 feet; to a point on the westerly right of way line of Morrison Road;

THENCE N86°30'29"E a distance of 23.56 feet;

THENCE S00°31'12"E a distance of 15.65; feet

THENCE N80°39'19"E non-tangent with the following described curve, a distance of 2.41 feet to a point on the northerly line of West Howard Place as described in Resolution No. 62, Series 2008;

THENCE along the arc of a curve to the right, having a central angle of 49°56'32", a radius of 62.50 feet, a chord bearing of S25°34'43"W a distance of 52.77 feet, and an arc distance of 54.48 feet;

THENCE S85°59'54"W non-tangent with the last described curve and along said northerly right of way line of West Howard Place a distance of 367.01 feet to the **POINT OF BEGINNING**.

Basis of Bearing: West line of the Northwest Quarter of the Northeast Quarter of said Section 5 bearing South 00°32'44" East (assumed), a distance of 1336.85 feet between a found chiseled cross at the North Quarter corner of said Section 5, T4S, R68W, 6th PM and a 3-1/4" Aluminum Cap at the Witness corner for the Center-North Sixteenth corner stamped "MERRICK WC 33' LS 13155" of said Section 5, T4S, R68W, 6th PM.

QUITCLAIM DEED

THIS DEED, made this 19th day of August, 2010, between REGIONAL TRANSPORTATION DISTRICT, a political subdivision of the State of Colorado, whose legal address is 1600 Blake Street, Denver, Colorado 80202-1399, grantor, and the CITY AND COUNTY OF DENVER, a Colorado municipal corporation, whose legal address is 1437 Bannock Street, Room 350, Denver, Colorado 80202, grantee.

WITNESS, that the grantor, for and in consideration of the sum of ONE DOLLAR AND 00/100 (\$1.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its heirs, successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, including any after-acquired title or other related property interests vesting in the grantor as the result of right of way vacations under §§ 43-2-301 through -303 of the Colorado Revised Statutes, together with improvements, if any, situate, lying and being in the City and County of Denver and State of Colorado, described as follows:

LEGAL DESCRIPTION SET FORTH IN EXHIBIT 1
ATTACHED HERETO AND INCORPORATED HEREIN

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoof of the grantee, its heirs and assigns forever.

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

Approved as to legal form:

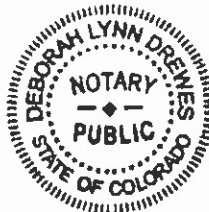
[Signature]
Print Name: David A. Genova
Print Title: Acting General Manager

[Signature]
Lori L. Graham
Associate General Counsel

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

The foregoing instrument was acknowledged before me this 19th day of August, 2010, by David A. Genova and _____.

Witness my hand and official seal.
My commission expires: 3/30/2011



My Commission expires: 03/30/2011

[Signature]
Notary Public

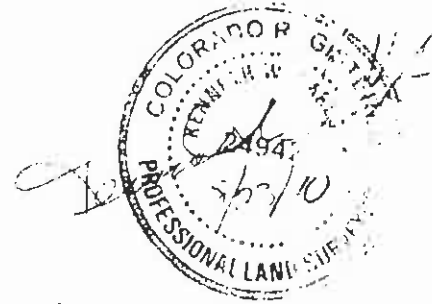


2010127548
Page 1 of 7
11/04/2010 09:14A
City & County of Denver QCD R0 00 D0.00

Asset Mgmt #: 10-116
Asset Management Date: 11-3-10
Approved [Signature]

Project Description: Row
REPAIR

EXHIBIT "A"
PARCEL NO: 519
Date: August 3, 2010
DESCRIPTION



Parcel No. 519 containing 19,776 square feet, being a portion of a parcel of land as described in Reception No. 2009039936, recorded on April 2, 2009 and a portion of that parcel of land as described in Reception No. 2010094290, recorded on August 23, 2010 in the records of the City and County of Denver Clerk and Recorder's Office and being part of Jacobs Addition to Highland as originally recorded in Plat Book 1 at Page 31 in the records of the Arapahoe County Clerk and Recorder's Office, and located in the Northwest Quarter of the Northeast Quarter of Section 5, Township 4 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, Colorado and being more particularly described as follows:

COMMENCING at the North Quarter Corner of said Section 5 (a found chiseled cross as referenced on State Monument Record accepted on March 26, 2008), **THENCE** S 15°23'06"E a distance of 945.29 feet to the northerly right of way line of West Howard Place as established by Resolution No. 62, Series 2008 in said records, also being the southwest corner of Parcel No. 286B REV as described in said Reception No. 2010094290, being the **POINT OF BEGINNING**;
THENCE the following two (2) courses along the northerly line of said Parcel No. 286B REV:

1. along the arc of a curve to the left, having a central angle of 10°38'42", a radius of 954.00 feet, a chord bearing of N78°13'12"E a distance of 176.99 feet, and an arc distance of 177.24 feet;
2. **THENCE** N72°53'52"E tangent with the last described curve a distance of 176.04 feet;

THENCE N23°09'17"E a distance of 211.46 feet;

THENCE the following two (2) courses along the westerly line of Parcel No. 286A REV as described in said Reception No. 2010094290;

1. N24°34'13"E a distance of 110.00 feet
2. **THENCE** N08°01'24"E a distance of 98.20 feet to a point on the westerly right of way line of Mile High Stadium West Circle as established by Resolution No. 95, Series 2006 in said Records;

THENCE the following two (2) courses along the westerly line of said Mile High Stadium Circle;

1. S02°47'43"E a distance of 104.88 feet;
2. **THENCE** S21°18'58"W a distance of 57.66 feet to a point on the westerly right of way line of Morrison Road;

THENCE S22°26'46"W along said westerly right of way line of Morrison Road a distance of 40.08 feet to the northeast corner of said parcel of land as described in Reception No. 2009039936;

THENCE the following four (4) courses along the easterly and southeasterly lines of said

parcel of land as described in Reception No. 2009039936, also being along the westerly and northerly right of way line of Morrison Road;


1. S24°34'13"W a distance of 216.68 feet;
2. THENCE N86°30'29"E a distance of 23.56 feet;
3. THENCE S00°31'12"E a distance of 15.65; feet
4. THENCE N80°39'19"E non-tangent with the following described curve, a distance of 2.41 feet to a point on the northerly line of West Howard Place as described in Resolution No. 62, Series 2008;

THENCE along the arc of a curve to the right, having a central angle of 49°56'32", a radius of 62.50 feet, a chord bearing of S25°34'43"W a distance of 52.77 feet, and an arc distance of 54.48 feet;

THENCE S85°59'54"W non-tangent with the last described curve and along said northerly right of way line of West Howard Place a distance of 367.01 feet to the **POINT OF BEGINNING.**

Said Parcel No 519 contains 19,776 square feet, (0.454 Acres), more or less.

Basis of Bearing: West line of the Northwest Quarter of the Northeast Quarter of said Section 5 bearing South 00°32'44" East (assumed), a distance of 1336.85 feet between a found chiseled cross at the North Quarter corner of said Section 5, T4S, R68W, 6th PM and a 3-1/4" Aluminum Cap at the Witness corner for the Center-North Sixteenth corner stamped "MERRICK WC 33' LS 13155" of said Section 5, T4S, R68W, 6th PM.

Prepared by: 
Kenneth W. Carlson, P.L.S. 24942
For and on behalf of Jacobs Engineering Group, Inc.
707 17th Street #2300
Denver, CO 80202
303.820.5240

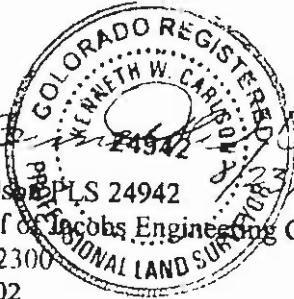


EXHIBIT PARCEL NO. 519

NW1/4 NE1/4 Section 5, Township 4 South, Range 68 West, 6th P.M.

POINT OF COMMENCEMENT
N 1/4 Cor. Sec 5 a found chiseled cross in median (as referenced on State Monument Record accepted on 3-26-2008)

This exhibit does not represent a monumented survey and is intended only to depict the attached property description.

C1	C2
R=954.00'	R=62.50'
De=10°38'42"	De=49°56'32"
A=177.24'	A=54.48'
C=176.99'	C=52.77'
CB=N 78°13'12" E	CB=S 25°34'43" W

Jacobs Addition to Highland
Plat Bk. 1 Pg. 31

Witness Corner C-N 1/4 Cor. Sec. 5
a found 3/4" alum. cap stamped "MERRICK WC 33" LS 13155"

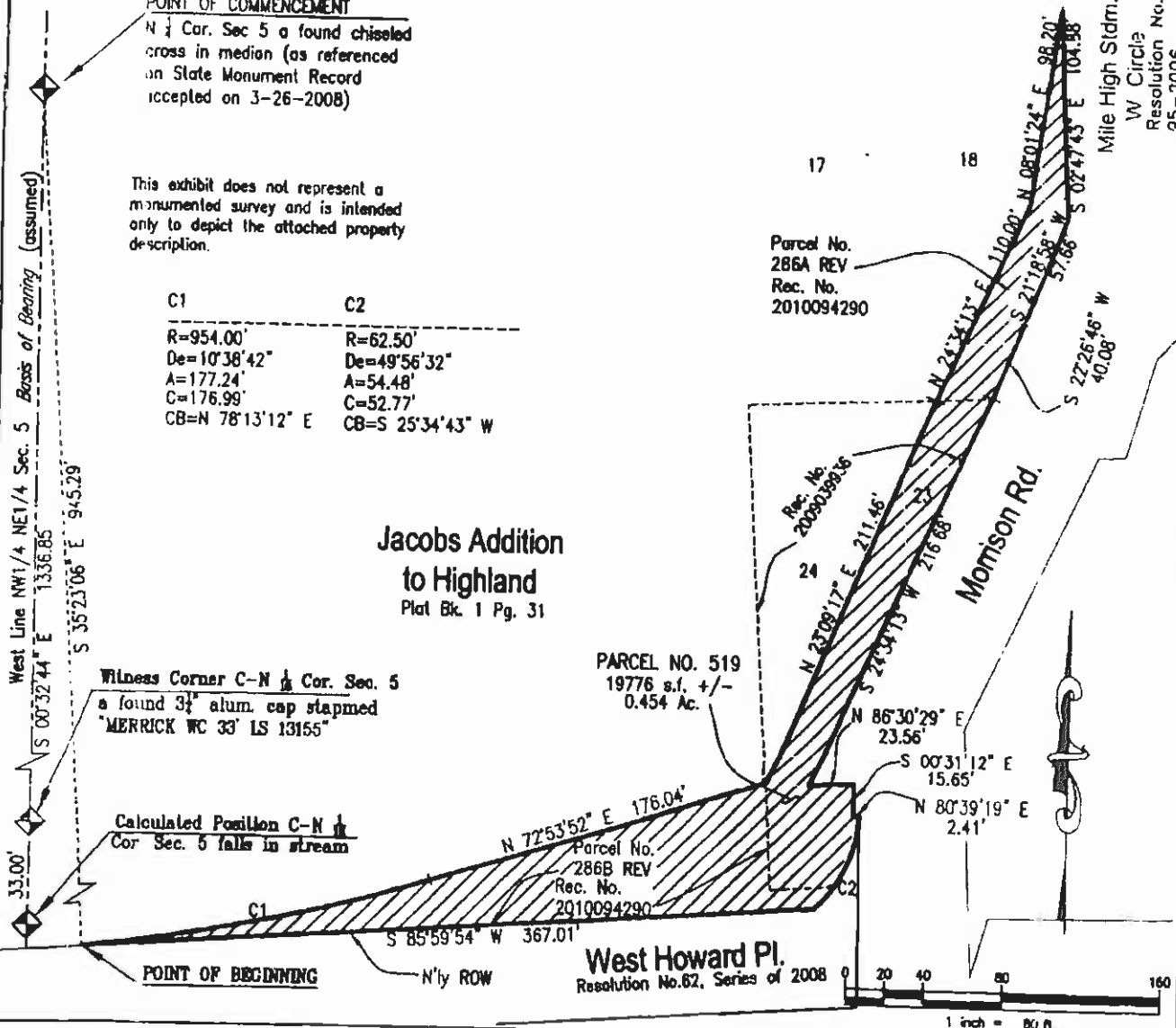
Calculated Position C-N 1/4 Cor. Sec. 5 falls in stream

PARCEL NO. 519
19776 s.f. +/-
0.454 Ac.

Parcel No. 286B REV
Rec. No. 2010094290

West Howard Pl.
Resolution No.62, Series of 2008

Mile High Stdm.
W Circle
Resolution No. 95-2006



JACOBS PROJECT NO.		W0X7410	
CLIENT PROJECT NO.		-	
REVISION DESCRIPTION			
DRAWN	JES	DATE 7-20-2010	SCALE 1"=80'
JACOBS			
707 17th Street, Suite 2300, Denver CO 80202			
(303) 880-4440 Fax: (303) 880-5288			
THIS MATERIAL AND ANY ASSOCIATED ELECTRONIC DATA WAS PREPARED BY JACOBS FOR THE PROJECT INDICATED. ANY REUSE OR MODIFICATION WITHOUT THE WRITTEN CONSENT OF JACOBS SHALL BE AT THE SOLE RISK OF THE USER.			

PARCEL NO. 519 City and County of Denver NW1/4 NE1/4 Section 5, T4S, R68W		
TITLE:		
REVISION:	DRAWING NO. 519-TX 20100603.dwg	SHEET NO. 3 of 3

EXHIBIT "A"

PARCEL NUMBER: 521

Date: July 20, 2010

DESCRIPTION

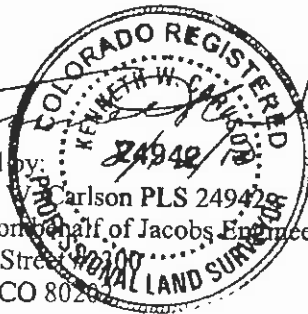
Parcel No. 521 containing 33,073 square feet, being all of that parcel of land as described in Reception No. ~~2010 094290~~ recorded on ~~8-23-2010~~ and being all that parcel of land described in Book 729 Page 221 recorded on August 8, 1891 in the records of the City and County of Denver Clerk and Recorder's Office and also being part of Block 1, Fairview as originally recorded in Plat Book 1 at Page 42 in the records of the Arapahoe County Clerk and Recorder's Office, and located in the Northwest Quarter of the Northeast Quarter of Section 5, Township 4 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, Colorado, and being additionally described as follows:

COMMENCING at the North Quarter Corner of said Section 5 (a found chiseled "+" as referenced on the State Monument Record accepted on March 26, 2008);
THENCE South 57°45'45" East a distance of 1508.26 feet to a point on the northerly line of said Block 1, said point being the **POINT OF BEGINNING**;
THENCE S36°55'51"W non-tangent with the following described curve a distance of 72.73 feet;
THENCE along the arc of a curve to the right, having a central angle of 34°42'01", a radius of 378.90 feet, a chord bearing of S54°27'42"W a distance of 225.98 feet, and an arc distance of 229.47 feet;
THENCE S71°48'43"W tangent with the last described curve a distance of 35.61 feet to a point on the easterly right of way line of Decatur Street, also being the westerly line of said Block 1, Fairview;
THENCE N00°33'16"W along said easterly right of way line of Decatur Street a distance of 197.82 feet to the northwest corner of said Block 1 also being the southerly right of way line of West Howard Place;
THENCE N89°23'33"E along said southerly right of way line of West Howard Place a distance of 263.35 feet to the **POINT OF BEGINNING**.

Said Parcel 521 containing 33,073 square feet or 0.759 acre(s) of land, more or less.

Basis of Bearing: West line of the Northwest Quarter of the Northeast Quarter of said Section 5 bearing South 00°32'44" East (assumed), a distance of 1336.85 feet between a found chiseled cross at the North Quarter corner of said Section 5, T4S, R68W, 6th PM and a 3-1/4" Aluminum Cap at the Witness corner for the Center-North Sixteenth corner of said Section 5, T4S, R68W, 6th PM.

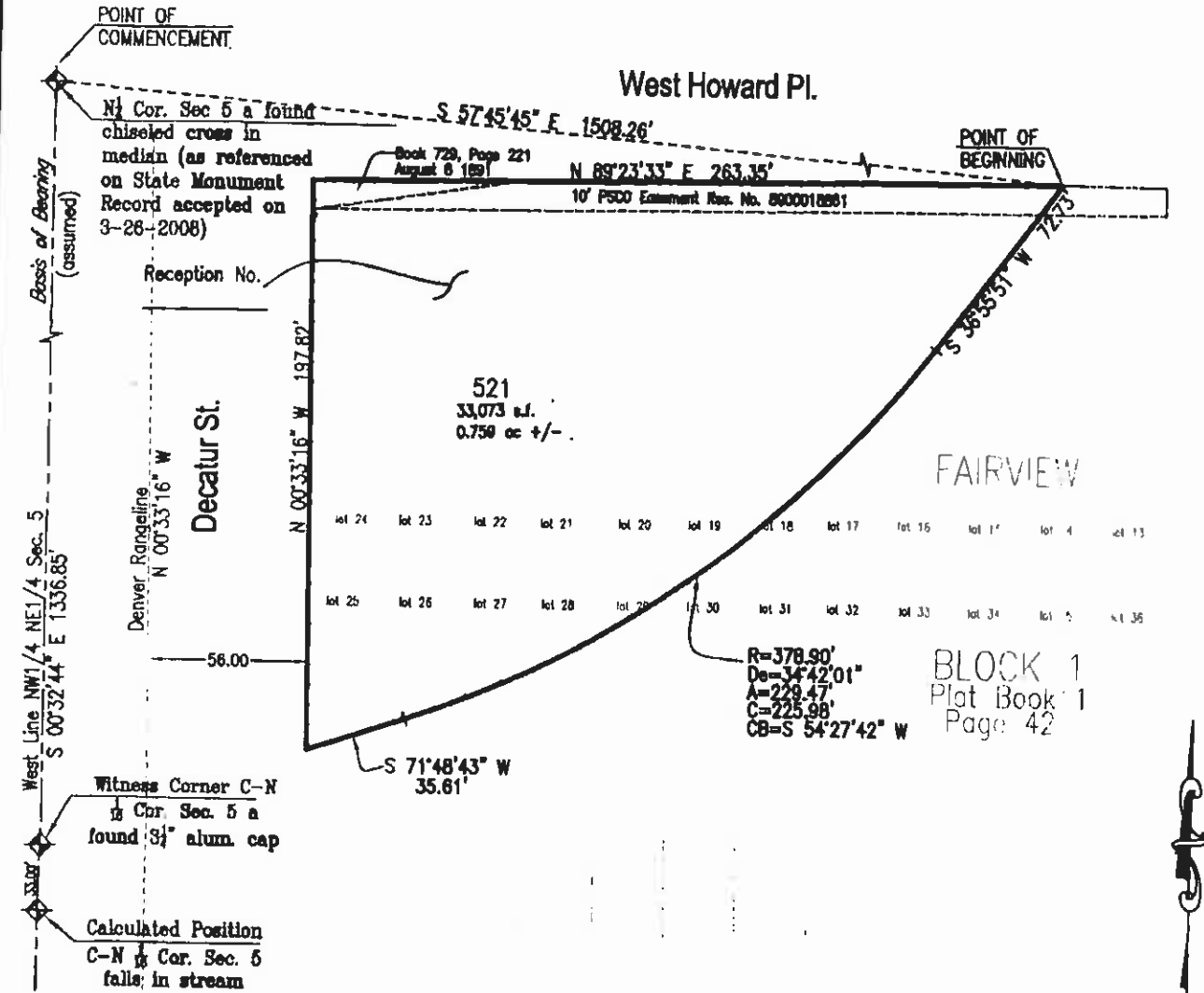
Prepared by:
Kenneth W. Carlson PLS 24942
For and on behalf of Jacobs Engineering Group, Inc.
707 17th Street
Denver, CO 80202
303.820.5240



A handwritten signature in cursive script, appearing to read "Carlson".

EXHIBIT PARCEL NO. 521

NW1/4 NE1/4 Section 5, Township 4 South, Range 68 West, 6th P.M.



This exhibit does not represent a monumented survey and is intended only to depict the attached property description.



JACOBS PROJECT NO.	WVX7410		
CLIENT PROJECT NO.	-		
REVISION DESCRIPTION	-		
DRAWN	JES	DATE 7-9-2010	SCALE 1"=40'
JACOBS			
707 17th Street, Suite 2300, Denver CO 80202 (303) 850-8940 Fax (303) 850-8920			
THIS MATERIAL AND ANY ASSOCIATED ELECTRONIC DATA WAS PREPARED BY JACOBS FOR THE PROJECT INDICATED. ANY REUSE OR MODIFICATION WITHOUT THE WRITTEN CONSENT OF JACOBS SHALL BE AT THE SOLE RISK OF THE USER.			

PARCEL NO. 521 City and County of Denver NW1/4 NE1/4 Section 5, T4S, R68W		
TITLE:		
REVISION:	DRAWING NO. 521-TK 20100519.dwg	SHEET NO. 2 of 2