

Zone Map Amendment (Rezoning) - Application

PROPERTY OWNER INFORMATION*		PROPERTY OWNER(S) REPRESENTATIVE**	
<input type="checkbox"/> CHECK IF POINT OF CONTACT FOR APPLICATION		<input type="checkbox"/> CHECK IF POINT OF CONTACT FOR APPLICATION	
Property Owner Name	Ross D. & Diane A. Murphy	Representative Name	Alex Frank Orkow, Architect
Address	755 Lafayette Street	Address	714 Elm Street
City, State, Zip	Denver, CO 80218	City, State, Zip	Denver, CO 80220
Telephone	(432) 212-3584	Telephone	(303) 394-4416
Email	bulldogmaster2@gmail.com	Email	alexorkow@gmail.com
<p>*If More Than One Property Owner: All standard zone map amendment applications shall be initiated by all the owners of at least 51% of the total area of the zone lots subject to the rezoning application, or their representatives authorized in writing to do so. See page 3.</p>		<p>**Property owner shall provide a written letter authorizing the representative to act on his/her behalf.</p>	
<p>Please attach Proof of Ownership acceptable to the Manager for each property owner signing the application, such as (a) Assessor's Record, (b) Warranty deed or deed of trust, or (c) Title policy or commitment dated no earlier than 60 days prior to application date.</p> <p>If the owner is a corporate entity, proof of authorization for an individual to sign on behalf of the organization is required. This can include board resolutions authorizing the signer, bylaws, a Statement of Authority, or other legal documents as approved by the City Attorney's Office.</p>			
SUBJECT PROPERTY INFORMATION			
Location (address and/or boundary description):	755 North Lafayette Street		
Assessor's Parcel Numbers:	05023-21-018-000		
Area in Acres or Square Feet:	6,250 Sq. Ft.		
Current Zone District(s):	U-SU-C		
PROPOSAL			
Proposed Zone District:	U-SU-C1		

REVIEW CRITERIA

<p>General Review Criteria: The proposal must comply with all of the general review criteria DZC Sec. 12.4.10.7</p>	<p><input checked="" type="checkbox"/> Consistency with Adopted Plans: The proposed official map amendment is consistent with the City's adopted plans, or the proposed rezoning is necessary to provide land for a community need that was not anticipated at the time of adoption of the City's Plan. Please provide an attachment describing relevant adopted plans and how proposed map amendment is consistent with those plan recommendations; or, describe how the map amendment is necessary to provide for an unanticipated community need.</p> <p><input checked="" type="checkbox"/> Uniformity of District Regulations and Restrictions: The proposed official map amendment results in regulations and restrictions that are uniform for each kind of building throughout each district having the same classification and bearing the same symbol or designation on the official map, but the regulations in one district may differ from those in other districts.</p> <p><input checked="" type="checkbox"/> Public Health, Safety and General Welfare: The proposed official map amendment furthers the public health, safety, and general welfare of the City.</p>
<p>Additional Review Criteria for Non-Legislative Rezoning: The proposal must comply with both of the additional review criteria DZC Sec. 12.4.10.8</p>	<p>Justifying Circumstances - One of the following circumstances exists:</p> <p><input type="checkbox"/> The existing zoning of the land was the result of an error.</p> <p><input type="checkbox"/> The existing zoning of the land was based on a mistake of fact.</p> <p><input type="checkbox"/> The existing zoning of the land failed to take into account the constraints on development created by the natural characteristics of the land, including, but not limited to, steep slopes, floodplain, unstable soils, and inadequate drainage.</p> <p><input checked="" type="checkbox"/> Since the date of the approval of the existing Zone District, there has been a change to such a degree that the proposed rezoning is in the public interest. Such change may include:</p> <p>a. Changed or changing conditions in a particular area, or in the city generally; or</p> <p>b. A City adopted plan; or</p> <p>c. That the City adopted the Denver Zoning Code and the property retained Former Chapter 59 zoning.</p> <p><input type="checkbox"/> It is in the public interest to encourage a departure from the existing zoning through application of supplemental zoning regulations that are consistent with the intent and purpose of, and meet the specific criteria stated in, Article 9, Division 9.4 (Overlay Zone Districts), of this Code. Please provide an attachment describing the justifying circumstance.</p> <p><input checked="" type="checkbox"/> The proposed official map amendment is consistent with the description of the applicable neighborhood context, and with the stated purpose and intent of the proposed Zone District. Please provide an attachment describing how the above criterion is met.</p>

REQUIRED ATTACHMENTS

Please ensure the following required attachments are submitted with this application:

- Legal Description (required to be attached in Microsoft Word document format)
- Proof of Ownership Document(s)
- Review Criteria, as identified above

ADDITIONAL ATTACHMENTS

Please identify any additional attachments provided with this application:

- Written Authorization to Represent Property Owner(s)
- Individual Authorization to Sign on Behalf of a Corporate Entity

Please list any additional attachments:

Site Survey

PROPERTY OWNER OR PROPERTY OWNER(S) REPRESENTATIVE CERTIFICATION/PETITION

We, the undersigned represent that we are the owners of the property described opposite our names, or have the authorization to sign on behalf of the owner as evidenced by a Power of Attorney or other authorization attached, and that we do hereby request initiation of this application. I hereby certify that, to the best of my knowledge and belief, all information supplied with this application is true and accurate. I understand that without such owner consent, the requested official map amendment action cannot lawfully be accomplished.

Property Owner Name(s) (please type or print legibly)	Property Address City, State, Zip Phone Email	Property Owner Interest % of the Area of the Zone Lots to Be Rezoned	Please sign below as an indication of your consent to the above certification statement	Date	Indicate the type of ownership documentation provided: (A) Assessor's record, (B) warranty deed or deed of trust, (C) title policy or commitment, or (D) other as approved	Has the owner authorized a representative in writing? (YES/NO)
EXAMPLE John Alan Smith and Josie Q. Smith	123 Sesame Street Denver, CO 80202 (303) 555-5555 sample@sample.gov	100%	<i>John Alan Smith</i> <i>Josie Q. Smith</i>	01/01/12	(A)	YES
Ross David Murphy (and) Diane Annette Murphy	755 Lafayette Street Denver, CO 80218 Ross: (432) 212-3584 Diane: (432) 260-5405 bulldogmaster2@gmail.com	100% 100%	<i>Ross D Murphy</i> <i>Diane A Murphy</i>	1/29/2020	B	YES
Alex Frank Orkow Architect (Owners Representative)	714 Elm Street Denver, CO 80220 (303) 394-4416 alexorkow@gmail.com	N/A	<i>Alex Orkow</i>	1/29/2020	- -	YES

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GENERAL REVIEW CRITERIA - Attachment 'A'

Consistency with Adopted Plans: The proposed official map amendment is consistent with the City's adopted plans, or the proposed rezoning is necessary to provide land for a community need that was not anticipated at the time of the adoption of the City's Plan.

The following material describes the City's relevant adopted plans and how the proposed map amendment is consistent with those plan recommendations. . . .

Introduction

The unprecedented growth of metropolitan Denver in recent decades (the City of Denver alone has added more than 150,000 residents since 2002) has created an unprecedented demand for housing. Since 2010, most of the new housing built in Denver has been "high-end": apartment/condo complexes, "pop-tops" and renovations, town houses and duplexes; and single-family homes. But continued, healthy growth requires a variety of housing options to satisfy the diverse needs of new and existing residents. The purpose of the proposed Zone Map Amendment is to allow for modifications to an existing garage on the subject property to convert it into a detached accessory dwelling unit (ADU), thereby contributing to this need for diverse housing.

The subject property, 755 Lafayette Street, on a 6,250 square foot lot (50 feet x 125 feet), contains a 2-storey, 3,194 square foot house with a 672 square foot basement and a detached garage backing onto the alley behind the house. The garage was originally built as a stable, with a hay storage loft in the attic, with attic sleeping quarters for a groom/stableman. Years ago, the stable was converted into a two-car garage, and the attic space was partially finished. Access to the attic is provided by a retractable, folding stairway.

The proposed renovations of this attic space into an accessory dwelling unit calls for creation of a compact, but comprehensive kitchen, including: a 4-burner electric range and oven; sink and garbage disposal; dishwasher; refrigerator/freezer; ample cabinets; and a peninsula dining counter. A full bathroom is to be included, as well as a stacked clothes washer/dryer and a generously-sized clothing closet. Given the size of the existing loft, the actual living/sleeping space will be a studio. A new addition to the structure will enclose a code-compliant stairway, providing private access to the accessory dwelling. The overall objective is to optimize the quality of the living space, given the existing building envelope.

Consistency with Adopted Plans

Three adopted plans apply to the proposed Zone Map Amendment for 755 North Lafayette Street:

- A) Comprehensive Plan 2040
- B) Blueprint Denver 2019
- C) Housing an Inclusive Denver

❖ **Comprehensive Plan 2040**

Comprehensive Plan 2040 presents a framework for Denver city planning over the coming two decades. The Plan outlines elements that the Proposed Zone Map Amendment for 755 Lafayette Street will support by helping to expand and diversify housing opportunities; and to provide them in an area of the city already well-served by existing and proposed infrastructure such as public transportation.

The following Goals and Strategies were specifically identified by the Zoning Department's response to the Pre-Application Request for 755 Lafayette Street.

- Environmentally Resilient Goal 8, Strategy A: Promote infill development where infrastructure and services are already in place. (*Comprehensive Plan 2040*, p. 54).

- **Compliance:** This proposed Accessory Dwelling Unit, at 755 Lafayette Street, is located within both the Denver Country Club Neighborhood and the 7th Avenue Historic District, making it one of Denver's most desirable neighborhoods, already well-served by infrastructure and services.

Half a block to the north, 8th Avenue is a major west-bound thoroughfare; a block and a half to the south, 6th Avenue is a major east-bound thoroughfare, while close-by Downing Josephine, Logan and Lincoln Streets provide options to travel north and south. The entire neighborhood is well-served by designated bike routes, and offers easy access to RTD transit lines.

The neighborhood allows convenient access to Safeway, King Soopers and Trader Joes markets, each of which anchors collections of smaller neighborhood shops. A wide range of many restaurants at all price points similarly is close by.

Outstanding parks are close by: Cheesman Park; the Botanic Gardens; Congress Park; Alamo Placita Park; and the Cherry Creek recreational trail.

- Strong and Authentic Neighborhoods Goal 1, Strategy D: Encourage quality infill development that is consistent with the surrounding neighborhoods and offers opportunities for increased amenities. (*Comprehensive Plan 2040*, p. 34)

- **Compliance:** The existing neighborhood and those immediately surrounding are well-established, vibrant and among the most desirable in central Denver. Homes vary from low-rise and mid-rise multi-unit to single-unit homes, from early 20th Century Mansions to compact single-unit homes and duplexes. Construction of new housing has occurred consistently, from the earliest days to the neighborhoods development to the present, offering a wide range of styles.

The Accessory Dwelling Unit proposed for 755 Lafayette Street, is an exceptional opportunity to provide a housing gem. Conversion of an original stable into a residential unit honors often-overlooked equestrian features of the neighborhood's historic origins, while its inherently small living space suggests that it will be occupied by a single person or a couple, who might not otherwise be able to find or afford a home in this exceptional historic neighborhood. Furthermore, the design objective is for this unit is to provide a home which, while small, incorporates features most often found in larger, more expensive facilities. In short, it will be a home in which the occupants will be proud to live.

❖ **Blueprint Denver 2019**

Blueprint Denver 2019 is the City's 300-page land use, transportation and design plan, adopted in April, 2019. It aims to manage growth in an equitable way as the population continues to expand. Among the plan's most notable policies are recommendations for greater housing density, in the form of affordable housing options such as Accessory Dwelling Units (such as converted garages and new, small homes) to increase housing options in neighborhoods that are currently dominated by single-family homes, cost-prohibitive for many Denver residents.

Specific goals of Blueprint Denver 2019, as identified by the Zoning Department's response to the Pre-Application Request for 755 Lafayette Street, include the following:

- Diversify housing choice through the expansion of accessory dwelling units throughout all residential areas. (*Blueprint Denver 2019*, p. 84)

Accessory dwelling units (ADUs) can add variety to the housing stock in low density residential neighborhoods without significantly changing the existing character. As Denver allows ADUs throughout the city, it is imperative to understand impacts in areas vulnerable to displacement.

- **Compliance:** The Accessory Dwelling Unit proposed for 755 Lafayette Street conforms to all objectives of Blueprint Denver 2019. It is an exceptional opportunity to provide a low-cost housing gem. Conversion of an original stable into a residential unit honors often-overlooked equestrian features of the neighborhood's historic origins, while its inherently small living space suggests that it will be occupied by a single person or a couple, who might not otherwise be able to find or afford a home in this exceptional historic neighborhood. Furthermore, the design objective is for this unit is to provide a home which, while small, incorporates features most often found in larger, more expensive facilities. In short, it will be a home in which the occupants will be proud to live, and which will contribute to the residential diversity of the neighborhood, while still maintaining its existing visual integrity.

- Remove barriers to constructing accessory dwelling units and create context-sensitive form standards. (*Blueprint Denver 2019*, p. 84)

The zoning code already allows ADUs in some areas of the city. ADUs can be attached to the main home, such as a basement unit, or detached. ADUs offer a housing option for residents looking for something smaller than a home, such as seniors who want to age in place.

 - **Compliance:** The Accessory Dwelling Unit proposed for 755 Lafayette Street conforms to all objectives of Blueprint Denver 2019. It is an exceptional opportunity to provide a low-cost housing gem. Conversion of an original stable into a residential unit honors often-overlooked equestrian features of the neighborhood's historic origins, while its inherently small living space suggests that it will be occupied by a single person or a couple, who might not otherwise be able to find or afford a home in this exceptional historic neighborhood. Furthermore, the design objective is for this unit is to provide a home which, while small, incorporates features most often found in larger, more expensive facilities. In short, it will be a home in which the occupants will be proud to live, and which will contribute to the residential diversity of the neighborhood, while still maintaining its existing visual integrity.

- Blueprint Context Map: Urban.

Blueprint Denver describes urban context as small multi-unit residential and mixed use areas are typically embedded in single unit and 2 unit residential areas.

Block patterns are generally regular with a mix of alley access. Buildings are lower scale and closer to the street.

- **Compliance:** The current zoning of U-SU-C falls under the “Urban” neighborhood as described above. The Proposed change to U-SU-C1 also falls under “Urban” which remains consistent with Future Neighborhood Context.

- Future Places Designation: Low Residential.

Predominately single and 2 unit uses on smaller lots. Accessory dwelling units and duplexes are appropriate and can be thoughtfully integrated where compatible. Buildings are generally up to 2.5 stories in height.

- **Compliance:** This makes the proposed zone map amendment consistent with Low Residential.

- ❖ Housing an Inclusive Denver

In February, 2018, the Denver City Council passed a 5-year plan to address the City's housing goals and priorities. *Housing an Inclusive Denver* outlines strategies “to create and preserve strong and opportunity-rich neighborhoods with diverse housing options that are accessible and affordable to all Denver residents”.

- The following summary is on page 9 of the final document:

Section 4. Legislative and Regulatory Strategies. Recommendation 2: Expand and strengthen land-use regulations for affordable and mixed-income housing. Through *Blueprint Denver* and supplemental implementation actions such as zoning modifications, the City should support land-use regulations that incentivize affordable and mixed-use housing, including expanding the development of accessory dwelling units.

- **Compliance:** The Accessory Dwelling Unit proposed for 755 Lafayette Street conforms to all objectives of Housing an Inclusive Denver. It is an exceptional opportunity to provide a low-cost housing gem. Conversion of an original stable into a residential unit honors often-overlooked equestrian features of the neighborhood’s historic origins, while its inherently small living space suggests that it will be occupied by a single person or a couple, who might not otherwise be able to find or afford a home in this exceptional historic neighborhood. Furthermore, the design objective for this unit is to provide a home which, while small, incorporates features most often found in larger, more expensive facilities. In short, it will be a home in which the occupants will be proud to live, and which will contribute to the

residential diversity of the neighborhood, while still maintaining its existing visual integrity.

- Ideas about ways that Denver could strengthen land-use regulations to support Recommendation 2 above to both support affordable housing projects and more broadly increase diversity of housing types throughout Denver is further summarized by the Zoning Department's response to the Pre-Application Request for 755 Lafayette Street:
 - 1) *Streamlining and facilitating the development of accessory dwelling units as a tool for affordability and to stabilize residents at risk of displacement;*
 - 2) *Promoting a diversity of residential development types throughout Denver neighborhoods. . .; and*
 - 3) *Creating a package of development incentives that support affordable housing projects and promote the development of more mixed-income projects citywide.*
 - **Compliance:** The Accessory Dwelling Unit proposed for 755 Lafayette Street conforms to all objectives of Housing an Inclusive Denver. It is an exceptional opportunity to provide a low-cost housing gem. Conversion of an original stable into a residential unit honors often-overlooked equestrian features of the neighborhood's historic origins, while its inherently small living space suggests that it will be occupied by a single person or a couple, who might not otherwise be able to find or afford a home in this exceptional historic neighborhood. Furthermore, the design objective is for this unit is to provide a home which, while small, incorporates features most often found in larger, more expensive facilities. In short, it will be a home in which the occupants will be proud to live, and which will contribute to the residential diversity of the neighborhood, while still maintaining its existing visual integrity.

GENERAL REVIEW CRITERIA - Attachment 'B'

Uniformity of District Regulations and Restrictions: The proposed official map amendment results in regulations that are uniform for each kind of building throughout each district having the same classification and bearing the same symbol or designation on the official map, but the regulations in one district may differ from those in other districts.

The following attachment describes how the proposed map amendment will result in regulations that will be uniform for each kind of building in the district having the same classification, symbol or designation on the official map. . . .

- **Compliance:** The proposed Zone Map Amendment of the property from U-SU-C to U-SU-C1 will result in minor modifications to the property, none of which create differences for other properties in the district having the same classification.

The existing lot size of 6,250 sq. ft. exceeds the minimum requirement of 5,500 sq. ft. for an accessory dwelling unit.

The proposed Accessory Dwelling Unit will be created within the existing attic space of the garage. The proposed addition of an enclosed stairway will take up 123 sq. ft., or 2% of the surface area of the 6,250 sq. ft. lot, and would not contribute significantly to any additional drainage or runoff requirements.

The overall height of the accessory dwelling unit will not be any higher than the existing structure.

Furthermore, conversion of an original stable into a residential unit honors often-overlooked equestrian features of the neighborhood's historic origins, while its inherently small living space suggests that it will be occupied by a single person or a couple, who might not otherwise be able to find or afford a home in this exceptional historic neighborhood.

GENERAL REVIEW CRITERIA - Attachment 'C'

Public Health, Safety and General Welfare: The proposed official map amendment furthers the public health, safety and general welfare of the City.

The following attachment describes how the proposed map amendment will furthers the public health, safety and general welfare of the City.

- **Compliance:** The proposed Zone Map Amendment of the property from U-SU-C to U-SU-C1 will further the public health, safety and general welfare of the City by providing the following:
 - 1) Additional housing where there was only one housing unit;

- 2) An accessory dwelling unit that could be used for a variety of housing such as multigenerational housing for families; long-term rentals; extended stay for families and friends visiting from out-of-town;
- 3) Improved, code-compliant access and egress to the attic, resulting in greater convenience and safety.

ADDITIONAL REVIEW CRITERIA - Attachment 'A'

Justifying Circumstances – One of the following circumstances exists:

Since the date of the approval of the existing Zone District, there has been a change to such a degree that the proposed rezoning is in the public interest. Such a change may include:

- a. Changed or changing conditions in a particular area, or in the city generally; or,
- b. **A City adopted plan; or**
- c. That the City adopted the Denver Zoning Code and the property retained former Chapter 59 zoning.

The following attachment describes how the proposed rezoning is consistent with: “b) A City adopted plan”.

- **Compliance:** The proposed Zone Map Amendment of the property from U-SU-C to U-SU-C1 is consistent with provisions relating to Accessory Dwelling Units of all three of the following City adopted plans:
 - 1) Comprehensive Plan 2040
 - 2) Blueprint Denver 2019; and
 - 3) Housing an inclusive Denver

“Comprehensive Plan 2040”, “Blueprint Denver”, and “Housing an Inclusive Denver” were all adopted after the date of approval of the existing zone districts. Therefore, this is an appropriate justifying circumstance for the proposed rezoning.

Specific details of such compliance is detailed in **Consistency With Adopted Plans**, beginning on Page 5, above.

ADDITIONAL REVIEW CRITERIA - Attachment 'B'

The proposed official map amendment is consistent with the description of the applicable neighborhood context, and with the stated purpose and intent of the proposed Zone District.

The following attachment describes how the above criterion is met.

- **Compliance:** The location of the property within the Statistical Neighborhood designated as "Country Club" is also located within the "East Seventh Avenue" Historic District. The neighborhood is an "Urban Neighborhood Context" which is described by Section 5.1.1 of the Denver Zoning Code as *"primarily characterized by single-unit and two-unit residential uses. Small-scale multi-unit residential uses and commercial areas are typically embedded in residential areas. Single-unit residential structures are typically the Urban House building form. Multi-unit building forms typically include the Row House building form embedded with other residential form types. Commercial buildings are typically the Shop front and General building forms that may contain a mixture of uses within the same building. Single- and two-unit residential uses are primarily located along local and residential arterial streets. Multi-unit residential uses are located along local streets, residential and mixed-use arterials, and main streets. Commercial uses are primarily located along mixed-use arterial or main streets but may be located at or between intersections of local streets."*

As stated by Section 5.2.2.1 B of the Denver Zoning Code: *"There are single unit districts that allow detached accessory dwelling units in the rear yard, maintaining the single unit character at the street."*

The proposed Zone Map Amendment of the property from U-SU-C to U-SU-C1 would not change the existing context of the neighborhood nor the subject property within it, as the property would remain a single-family residence with the attic of the existing garage at the rear of the property modified to create an accessory dwelling unit.

REQUIRED ATTACHMENT 'A'

Legal Description of Property

LOTS 36 AND 37, BLOCK 150, SOUTH DIVISION OF CAPITOL HILL,
CITY AND COUNTY OF DENVER, STATE OF COLORADO

ALSO KNOWN AS: 755 LAFAYETTE STREET, DENVER, CO

Ownership

Jointly Owned by Ross D. Murphy and Diane A. Murphy – 100 % undivided

REQUIRED ATTACHMENT 'B'

Proof of Ownership Document(s)

Special Warranty Deed



E-RECORDED

Special Warranty Deed

(Pursuant to 38-30-115 C.R.S.)

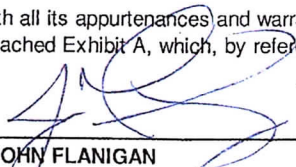
State Documentary Fee
Date: April 11, 2019
\$170.50

THIS DEED, made on April 11th, 2019 by JOHN FLANIGAN AND STEPHANIE FLANIGAN Grantor(s), of the City and County of Denver and State of Colorado for the consideration of (\$1,705,000.00) ***One Million Seven Hundred Five Thousand and 00/100*** dollars in hand paid, hereby sells and conveys to ROSS DAVID MURPHY AND DIANE ANNETTE MURPHY Grantee(s), as Joint Tenants whose street address is 755 NORTH LAFAYETTE STREET, DENVER, CO 80218, County of Denver, and State of Colorado, the following real property in the City and County of Denver, and State of Colorado, to wit:

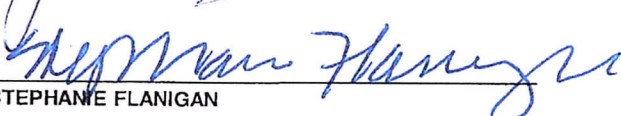
LOTS 36 AND 37, BLOCK 150, SOUTH DIVISION OF CAPITOL HILL, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

also known by street and number as: 755 NORTH LAFAYETTE STREET, DENVER, CO 80218

with all its appurtenances and warrants the title to the same against all persons claiming under me, subject to the matters shown in the attached Exhibit A, which, by reference, is incorporated herein.



JOHN FLANIGAN



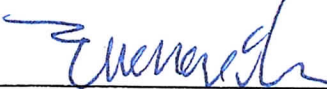
STEPHANIE FLANIGAN

ELIONORE GRUBER
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 19914009879
My Commission Expires July 19, 2019

State of Colorado)
City and County of DENVER) ss.

The foregoing instrument was acknowledged before me on this day of April 11th, 2019 by JOHN FLANIGAN AND STEPHANIE FLANIGAN

Witness my hand and official seal

My Commission expires: 7-19-19 
Notary Public

When recorded return to: ROSS DAVID MURPHY AND DIANE ANNETTE MURPHY
755 NORTH LAFAYETTE STREET, DENVER, CO 80218



ADDITIONAL ATTACHMENT 'A'

Written Authorization to Represent Property Owner(s)

755 North Lafayette Street
Denver, Colorado 80218

December 19, 2019

RE: Zoning Change Application and Agent for Ross Murphy

Dear Sir,

Alex Frank Orkow, Architect, as my endorsement and permission to act on our behalf for the purpose of obtaining the zoning change request for our property located at 755 North Lafayette Street, Denver, CO.

Mr. Orkow has the authority to answer questions and prepare all documents needed for this zoning change request.

If you have questions or need clarification, please contact me directly at 432-212-3584.

Sincerely,

Handwritten signatures of Ross D. Murphy and Diane A. Murphy in blue ink. The signature of Ross D. Murphy is on the left, and the signature of Diane A. Murphy is on the right.

Ross D. Murphy and Diane A. Murphy