




DENVER
THE MILE HIGH CITY

Department of Public Works
Right-of-Way Services

201 W. Colfax Avenue, Dept. 507
Denver, CO 80202

AS WR

MEMORANDUM

TO: Caroline Martin, City Attorney's Office
FROM: 
Matthew R. Bryner, P.E., Senior Engineering Manager
Right-of-Way Services
DATE: September 26, 2018
SUBJECT: STAPLETON FILING NO. 56

PROJECT NO: 2018-PROJMSTR-0000053/2018-SDPSUB-0000004

Please schedule the following item for Mayor Council on the next available date. The Attorney who will prepare the Resolution is Bradley Beck.

Two Prints of the above referenced subdivision plat is submitted by the owners: Forest City Stapleton II, LLC; Stapleton Land, LLC; Forest City Stapleton Land, LLC. and Park Creek Metropolitan District. Stapleton Filing No. 56 plats 1 Block, 1 Lot and 1 Tract. Tracts A is for future right-of-way and associated infrastructure therein and shall be owned and maintained by the Park Creek Metropolitan District until such rights-of-way are conveyed and accepted by the City and County of Denver.

The platted area is 11.830 acres.

Attachment

Cc:

Matthew R. Bryner, ROW Services
Ralph Pettit, ROW Services
Bradley Beck, City Attorney's Office
Sarah Stanek, Manager's Office
Christopher Herndon District 8, Councilperson
Amanda Schoultz, Council Aide
Shelby Wieman, Council Aide
Paul Rogalla, Public Works ROW Services
Jon Spirk, Public Works ROW Services
Tony Lopez, Public Works ROW Services
Katherine Rinehart, Asset Management

ORDINANCE/RESOLUTION REQUEST

Please email requests to the Angela Casias

at angela.casias@DenverGov.org by 12:00pm on **Monday**. Contact the her with questions

Date of Request: September 26, 2018

Please mark one: Bill Request or Resolution Request

1. Type of Request:

- Contract/Grant Agreement Intergovernmental Agreement (IGA) Rezoning/Text Amendment
- Dedication/Vacation Appropriation/Supplemental DRMC Change
- Other: Subdivision Plat

2. Title: (Start with *approves, amends, dedicates*, etc., include name of company or contractor and indicate the type of request: grant acceptance, contract execution, contract amendment, municipal code change, supplemental request, etc.)

The purpose of this Resolution Request is to accept and approve Stapleton Filing No. 56, a Subdivision Plat located south of Northfield Blvd and between Central Park Blvd and Beeler Ct.

3. Requesting Agency:

4. Contact Person:

Contact person with knowledge of proposed ordinance/resolution	Contact person to present item at Mayor-Council and Council
Name: Jon Spirk	Name: Sarah Stanek
Email: Jon.Spirk@denvergov.org	Email: Sarah.Stanek@denvergov.org

5. General description or background of proposed request. Attach executive summary if more space needed:

Stapleton Filing No. 56 has 1 Block, 1 Lot and 1 Tract.

6. City Attorney assigned to this request (if applicable): Brad Beck

7. City Council District: District 8

8. **For all contracts, fill out and submit accompanying Key Contract Terms worksheet**

To be completed by Mayor's Legislative Team:

Resolution/Bill Number: _____

Date Entered: _____

Key Contract Terms

Type of Contract: (e.g. Professional Services > \$500K; IGA/Grant Agreement, Sale or Lease of Real Property):

Vendor/Contractor Name:

Contract control number:

Location:

Is this a new contract? Yes No Is this an Amendment? Yes No If yes, how many? _____

Contract Term/Duration (for amended contracts, include existing term dates and amended dates):

Contract Amount (indicate existing amount, amended amount and new contract total):

<i>Current Contract Amount</i> (A)	<i>Additional Funds</i> (B)	<i>Total Contract Amount</i> (A+B)

<i>Current Contract Term</i>	<i>Added Time</i>	<i>New Ending Date</i>

Scope of work:

Was this contractor selected by competitive process?

If not, why not?

Has this contractor provided these services to the City before? Yes No

Source of funds:

Is this contract subject to: W/MBE DBE SBE XO101 ACDBE N/A

WBE/MBE/DBE commitments (construction, design, Airport concession contracts):

To be completed by Mayor's Legislative Team:

Resolution/Bill Number: _____

Date Entered: _____

Who are the subcontractors to this contract?

4

4

To be completed by Mayor's Legislative Team:

Resolution/Bill Number: _____

Date Entered: _____



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EXECUTIVE SUMMARY

Project Title: Stapleton Filing No. 56

Description of Proposed Project: Resolution approving the Subdivision Plat of Stapleton Filing No. 56.

Explanation of why the public right-of-way must be utilized to accomplish the proposed project: N/A

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: The owners of this property will Plat as a part of a development project called Stapleton Filing No. 56.

DESCRIPTION

A part of the Southwest Quarter of Section 15 and a part of the Northwest Quarter of Section 22, Township 3 South, Range 67 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado, more particularly described as follows:

COMMENCING at the Northwest corner of said Section 22; thence South 52°04'09" East a distance of 779.00 feet to the northwest corner of Tract A (Future R.O.W. for 47th Ave.), Stapleton Filing No. 55 as recorded at Reception Number 2017147292 in the Clerk and Recorder's Office of said City and County of Denver, also being a point on the easterly line of Tract A (Future R.O.W. for Central Park Blvd.), Stapleton Central Park Blvd. Filing No. 1 as recorded at Reception Number 2012082116 in said Clerk and Recorder's Office and the **POINT OF BEGINNING**;

thence along said easterly line of Tract A (Future R.O.W. for Central Park Blvd.), Stapleton Central Park Blvd. Filing No. 1 the following three (3) courses:

1. North 00°00'00" East a distance of 679.57 feet;
2. North 11°10'20" East a distance of 75.68 feet;
3. North 04°09'58" East a distance of 189.40 feet to the most southerly southeast corner of Tract E, Stapleton Filing No. 14 as recorded at Reception Number 2004244314 in said Clerk and Recorder's Office and dedicated as R.O.W. for Northfield Blvd. by Resolution No. 146, Series of 2010, Reception Number 2010073340 in said Clerk and Recorder's Office and a point of non-tangent curve;

thence along the southeasterly line of said Stapleton Filing No. 14 and said R.O.W. for Northfield Blvd. the following four (4) courses:

1. along the arc of a curve to the left having a radius of 1004.00 feet, a central angle of 00°30'43", an arc length of 8.97 feet and whose chord bears North 01°02'17" East a distance of 8.97 feet to a point of reverse curve;
2. along the arc of a curve to the right having a radius of 14.00 feet, a central angle of 89°13'05", an arc length of 21.80 feet and whose chord bears North 45°23'28" East a distance of 19.66 feet;
3. North 90°00'00" East a distance of 83.12 feet to a point of curve;
4. along the arc of a curve to the right having a radius of 541.50 feet, a central angle of 7°26'55", an arc length of 70.40 feet and whose chord bears South 86°16'33" East a distance of 70.35 feet to the southwest corner of Tract D, Stapleton Filing No. 13 as recorded at Reception Number 2004204799 in said Clerk and Recorder's Office and dedicated as R.O.W. for Northfield Blvd. by Resolution No. 30, Series of 2009, Reception Number 2009020967 in said Clerk and Recorder's Office;

thence along the southwesterly line of said Stapleton Filing No. 13 and said R.O.W. for Northfield Blvd. the following two (2) courses:

1. along the arc of a curve to the right having a radius of 541.50 feet, a central angle of $44^{\circ}25'42''$, an arc length of 419.89 feet and whose chord bears South $60^{\circ}20'14''$ East a distance of 409.45 feet;
2. South $38^{\circ}07'23''$ East a distance of 284.00 feet;

thence South $51^{\circ}52'37''$ West a distance of 193.49 feet to a point of curve;
thence along the arc of a curve to the left having a radius of 216.00 feet, a central angle of $51^{\circ}52'37''$, an arc length of 195.57 feet and whose chord bears South $25^{\circ}56'18''$ West a distance of 188.96 feet;
thence South $00^{\circ}00'00''$ East a distance of 249.00 feet to the northeast corner of said Tract A (Future R.O.W. for 47th Ave.), Stapleton Filing No. 55;

thence along the northerly line of said Tract A (Future R.O.W. for 47th Ave.) the following seven (7) courses:

1. North $90^{\circ}00'00''$ West a distance of 68.00 feet;
2. South $00^{\circ}00'00''$ East a distance of 4.95 feet;
3. South $11^{\circ}18'36''$ West a distance of 9.82 feet;
4. South $78^{\circ}41'24''$ West a distance of 9.82 feet;
5. North $90^{\circ}00'00''$ West a distance of 43.99 feet;
6. North $85^{\circ}14'11''$ West a distance of 240.83 feet;
7. North $90^{\circ}00'00''$ West a distance of 128.62 feet to the **POINT OF BEGINNING**.

Containing 515,312 square feet or 11.830 acres, more or less.

BASIS OF BEARINGS: Bearings are based on the west line of the Northwest Quarter of Section 22, Township 3 South, Range 67 West of the Sixth Principal Meridian, said west line bearing North $00^{\circ}15'53''$ West, based on NAD 83/92 Colorado State Plane Central Zone Coordinates and as marked by a found 3-1/4" aluminum cap stamped: AECOM PLS 20683 at the Northwest Corner of said Section 22 and by a found 2-1/2" aluminum cap Stamped: PLS 35597 at the West Quarter Corner of said Section 22.

Preliminary

A. David Johnson, P.L.S. 20683
For and on behalf of AECOM
6200 South Quebec St.,
Greenwood Village, CO 80111
phone 303.740.2647
dave.johnson@aecom.com