

BY AUTHORITY

ORDINANCE NO. _____
SERIES OF 2025

COUNCIL BILL NO. CB25-0804
COMMITTEE OF REFERENCE:

Land Use, Transportation & Infrastructure

A BILL

For an ordinance relinquishing a portion of the easement established in the Easement and Indemnity Agreement, recorded with the Denver Clerk & Recorder at Reception No. 9900187774 (now known as Reception No. 1999187774), located at 4600 South Syracuse Street.

WHEREAS, the Executive Director of the Department of Transportation and Infrastructure of the City and County of Denver has found and determined that the public use, convenience and necessity no longer requires a portion of the easement in the area hereinafter described, and subject to approval by ordinance, has relinquished the same;

BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:

Section 1. That the action of the Executive Director of the Department of Transportation and Infrastructure in relinquishing a portion of the easement established in the Easement and Indemnity Agreement, recorded with the Denver Clerk & Recorder at Reception No. 9900187774 (now known as Reception No. 1999187774), in the following area:

PARCEL DESCRIPTION ROW NO. 2024-RELINQ-0000006-001:

A PARCEL OF LAND LOCATED IN THE DENVER TECHNOLOGICAL CENTER IN THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 9; THENCE S60°11'36"E A DISTANCE OF 1,352.24 FEET TO THE SOUTHERLY LINE OF THE HYATT REGENCY PARCEL PER RECEPTION NO. 2021069344, SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE ALONG SAID SOUTHERLY LINE, S89°45'35"E A DISTANCE OF 363.54 FEET TO A POINT OF CURVATURE; THENCE CONTINUING ALONG SAID SOUTHERLY LINE, 358.99 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 244.00 FEET, A CENTRAL ANGLE OF 84°17'54", AND A CHORD WHICH BEARS N48°05'28"E A DISTANCE OF 327.48 FEET; THENCE DEPARTING SAID SOUTHERLY LINE, S84°03'30"E A DISTANCE OF 137.44

1 FEET; THENCE S05°56'30"W A DISTANCE OF 58.35 FEET; THENCE S25°10'30"E A DISTANCE
2 OF 176.21 FEET; THENCE S64°49'30"W A DISTANCE OF 418.83 FEET; THENCE S11°00'13"E A
3 DISTANCE OF 119.50 FEET TO A POINT OF CURVATURE; THENCE 27.24 FEET ALONG THE
4 ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 110.00 FEET, A CENTRAL ANGLE OF
5 14°11'18" AND A CHORD WHICH BEARS S18°05'52"E A DISTANCE OF 27.17 FEET; THENCE
6 S25°11'32"E A DISTANCE OF 19.80 FEET TO A POINT OF CURVATURE; THENCE 11.42 FEET
7 ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 24.50 FEET, A CENTRAL
8 ANGLE OF 26°42'52" AND A CHORD WHICH BEARS S48°50'45"E A DISTANCE OF 11.32 FEET
9 TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF UNION AVENUE PARKWAY AS
10 RECORDED IN BOOK 29 AT PAGE 56; THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY
11 LINE THE FOLLOWING THREE (3) CONSECUTIVE COURSES: 1) S64°49'30"W A DISTANCE OF
12 50.88 FEET TO A POINT OF CURVATURE; 2) THENCE 303.12 FEET ALONG THE ARC OF A
13 CURVE TO THE RIGHT HAVING A RADIUS OF 894.93 FEET, A CENTRAL ANGLE OF 19°24'24"
14 AND A CHORD WHICH BEARS S74°31'42"W A DISTANCE OF 301.67 FEET TO A POINT OF
15 COMPOUND CURVATURE; 3) THENCE 97.34 FEET ALONG THE ARC OF A CURVE TO THE
16 RIGHT HAVING A RADIUS OF 90.00 FEET, A CENTRAL ANGLE OF 61°58'06" AND A CHORD
17 WHICH BEARS N64°47'03"W A DISTANCE OF 92.66 FEET TO A POINT ON THE EASTERLY
18 LINE OF SOUTH SYRACUSE STREET AS RECORDED IN RECEPTION NUMBER 9900126686
19 AND 9900187774; THENCE ALONG SAID EASTERLY LINE THE FOLLOWING TWO (2)
20 CONSECUTIVE COURSES: 1) N02°57'19"W A DISTANCE OF 218.02 FEET TO A POINT OF
21 CURVATURE; 2) THENCE 213.35 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING
22 A RADIUS OF 570.00 FEET, A CENTRAL ANGLE OF 21°26'46" AND A CHORD WHICH BEARS
23 N13°40'42"W A DISTANCE OF 212.11 FEET TO THE POINT OF BEGINNING.

24
25 PARCEL CONTAINS 5.905 ACRES OR 257,229 SQUARE FEET MORE OR LESS.

26
27 ALL LINEAL DIMENSIONS ARE IN US. SURVEY FEET.

28
29 BASIS OF BEARINGS

30
31 BEARINGS ARE BASED ON THE NORTHERLY LINE OF THE SOUTHWEST QUARTER OF
32 SECTION 9, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
33 CITY AND COUNTY OF DENVER, ASSUMED TO BEAR S89°59'25"E AND BEING

1 MONUMENTED AT THE WEST QUARTER CORNER AS ESTABLISHED FROM REFERENCE
2 MONUMENTS BEING A FOUND #6 REBAR WITH 3-1/4" ALUMINUM CAP PLS #22103, 190'
3 WITNESS CORNER NORTH OF THE WEST QUARTER CORNER AND A FOUND #6 REBAR
4 WITH 3-1/4" ALUMINUM CAP PLS #24673, 170' WITNESS CORNER WEST OF THE WEST
5 QUARTER CORNER AND A FOUND #6 REBAR WITH CAP PLS #22103 AT THE CENTER
6 QUARTER CORNER

7 be and the same is hereby approved and that a portion of the easement within the above-described
8 area is hereby relinquished.

9 COMMITTEE APPROVAL DATE: June 3, 2025 by Consent

10 MAYOR-COUNCIL DATE: June 10, 2025

11 PASSED BY THE COUNCIL: _____

12 _____ - PRESIDENT

13 APPROVED: _____ - MAYOR _____

14 ATTEST: _____ - CLERK AND RECORDER,
15 EX-OFFICIO CLERK OF THE
16 CITY AND COUNTY OF DENVER

17 NOTICE PUBLISHED IN THE DAILY JOURNAL: _____; _____

18 PREPARED BY: Martin A. Plate, Assistant City Attorney DATE: June 12, 2025

19 Pursuant to section 13-9, D.R.M.C., this proposed ordinance has been reviewed by the Office of the
20 City Attorney. We find no irregularity as to form and have no legal objection to the proposed
21 ordinance. The proposed ordinance is submitted to the City Council for approval pursuant to § 3.2.6
22 of the Charter.

23
24 Katie J. McLoughlin, Interim City Attorney

25
26 BY: _____, Assistant City Attorney DATE: _____