

1 **BY AUTHORITY**

2 RESOLUTION NO. CR24-0130
3 SERIES OF 2024

COMMITTEE OF REFERENCE:
Land Use, Transportation & Infrastructure

4 **A RESOLUTION**

5 **Laying out, opening and establishing as part of the City street system parcels of**
6 **land as: 1) South Olive Street, located at the intersection of South Olive Street**
7 **and East Chenango Avenue; 2) East Chenango Avenue, located at the**
8 **intersection of East Chenango Avenue and South Quebec Street; and 3) South**
9 **Quebec Street, located at the intersection of South Quebec Street and East**
10 **Chenango Avenue.**

11 **WHEREAS**, the Executive Director of the Department of Transportation and Infrastructure of
12 the City and County of Denver has found and determined that the public use, convenience and
13 necessity require the laying out, opening and establishing as public streets designated as part of the
14 system of thoroughfares of the municipality those portions of real property hereinafter more
15 particularly described, and, subject to approval by resolution has laid out, opened and established
16 the same as public streets;

17 **BE IT RESOLVED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**

18 **Section 1.** That the action of the Executive Director of the Department of Transportation
19 and Infrastructure in laying out, opening and establishing as part of the system of thoroughfares of
20 the municipality the following described portion of real property situate, lying and being in the City
21 and County of Denver, State of Colorado, to wit:

22 **PARCEL DESCRIPTION ROW NO. 2023-DEDICATION-000090-001:**

23 **LEGAL DESCRIPTION - STREET PARCEL NO. 1**

24 A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND
25 COUNTY OF DENVER, RECORDED ON THE 2ND DAY OF JANUARY, 2024, AT RECEPTION
26 NUMBER 2024000140 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S
27 OFFICE, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

28
29 A PARCEL OF LAND BEING A PORTION OF THE SPECIAL WARRANTY DEEDS RECORDED
30 AT RECEPTION NO'S. 2020163043 AND 2020163044 LOCATED IN THE SOUTHEAST
31 QUARTER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL
32 MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY
33 DESCRIBED AS FOLLOWS:

34
35 COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 8; THENCE
36 S11°34'59"W A DISTANCE OF 1747.59 FEET TO A POINT ON THE WESTERLY LINE OF SAID
37 SPECIAL WARRANTY DEED RECORDED AT RECEPTION NO. 2020163044 AND A POINT ON

1 THE EASTERLY RIGHT-OF-WAY LINE OF SOUTH OLIVE STREET SAID POINT BEING THE
2 POINT OF BEGINNING;
3 THENCE 102.16 FEET ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT
4 HAVING A RADIUS OF 384.00 FEET, CENTRAL ANGLE OF 15°14'36" AND A CHORD WHICH
5 BEARS S07°54'25"E A DISTANCE OF 101.86 FEET; THENCE ALONG A LINE THAT IS 13.50
6 FEET EASTERLY AND PARALLEL TO THE WESTERLY LINE OF SAID PROPERTY
7 RECORDED AT RECEPTION NUMBER 2020163043, S00°17'07"E A DISTANCE OF 273.31
8 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID SPECIAL WARRANTY DEED
9 RECORDED AT RECEPTION NO. 2020163043 AND A POINT ON THE NORTHERLY RIGHT-
10 OF-WAY LINE OF EAST CHENANGO AVENUE; THENCE ALONG SAID SOUTHERLY AND
11 NORTHERLY LINES, 13.51 FEET ALONG THE ARC OF A NON-TANGENT CURVE TO THE
12 LEFT HAVING A RADIUS OF 789.00 FEET, A CENTRAL ANGLE OF 00°58'52" AND A CHORD
13 WHICH BEARS N89°49'24"W A DISTANCE OF 13.51 FEET TO THE SOUTHWEST CORNER OF
14 SAID SPECIAL WARRANTY DEED RECORDED AT RECEPTION NO. 2020163043 AND A
15 POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF SOUTH OLIVE STREET; THENCE
16 ALONG THE WESTERLY LINES OF SAID SPECIAL WARRANTY DEEDS AND SAID EASTERLY
17 RIGHT-OF-WAY LINE, N00°17'07"W A DISTANCE OF 374.16 FEET TO THE POINT OF
18 BEGINNING.

19
20 SAID PARCEL CONTAINS 4,604 SQUARE FEET (0.106 ACRES) MORE OR LESS.

21
22 BASIS OF BEARINGS

23
24 BEARINGS ARE BASED ON THE EASTERLY LINE OF THE SOUTHEAST QUARTER OF
25 SECTION 8 ASSUMED TO BEAR N00°18'04"W AND BEING MONUMENTED BY A FOUND 3-1/4"
26 ALUMINUM CAP PLS #28666 IN RANGE BOX AT THE SOUTHEAST CORNER OF SAID
27 SECTION 8 AND THE POSITION OF THE EAST QUARTER CORNER OF SAID SECTION 8 AS
28 ESTABLISHED FROM THE 190 FOOT WITNESS CORNER TO THE NORTH BEING A FOUND 3-
29 1/4" ALUMINUM CAP PLS #22103 AND A 170 FOOT WITNESS CORNER TO THE WEST BEING
30 A 3-1/4" ALUMINUM CAP PLS #24673

31 be and the same is hereby approved and said real property is hereby laid out and established and
32 declared laid out, opened and established as South Olive Street.

33 **Section 2.** That the real property described in Section 1 hereof shall henceforth be known
34 as South Olive Street.

35 **Section 3.** That the action of the Executive Director of the Department of Transportation
36 and Infrastructure in laying out, opening and establishing as part of the system of thoroughfares of
37 the municipality the following described portion of real property situate, lying and being in the City
38 and County of Denver, State of Colorado, to wit:

39 **PARCEL DESCRIPTION ROW NO. 2023-DEDICATION-0000090-002:**

40 **LEGAL DESCRIPTION - STREET PARCEL NO. 2**

41 A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND
42 COUNTY OF DENVER, RECORDED ON THE 2ND DAY OF JANUARY, 2024, AT RECEPTION
43 NUMBER 2024000140 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S
44 OFFICE, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

1
2 A PARCEL OF LAND BEING A PORTION OF THE SPECIAL WARRANTY DEED RECORDED AT
3 RECEPTION NO. 2020163043 LOCATED IN THE SOUTHEAST QUARTER OF SECTION 8,
4 TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND
5 COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS
6 FOLLOWS:

7
8 COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 8; THENCE
9 S09°09'32"W A DISTANCE OF 2108.07 FEET TO A POINT ON A LINE THAT IS 13.50 FEET
10 EASTERLY AND PARALLEL TO THE WESTERLY LINE OF SAID SPECIAL WARRANTY DEED
11 RECORDED AT RECEPTION NO. 2020163043 SAID POINT BEING THE POINT OF
12 BEGINNING;

13 THENCE 154.02 ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT HAVING A
14 RADIUS OF 794.00 FEET, A CENTRAL ANGLE OF 11°06'52" AND A CHORD WHICH BEARS
15 S83°46'54"E A DISTANCE OF 153.78 FEET TO A POINT OF REVERSE CURVATURE; THENCE
16 144.45 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 706.00
17 FEET, A CENTRAL ANGLE OF 11°43'24" AND A CHORD WHICH BEARS S84°05'10"E A
18 DISTANCE OF 144.20 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID SPECIAL
19 WARRANTY DEED RECORDED AT RECEPTION NO. 2020163043 AND A POINT ON THE
20 NORTHERLY RIGHT-OF-WAY LINE OF EAST CHENANGO AVENUE; THENCE ALONG SAID
21 SOUTHERLY AND NORTHERLY LINES THE FOLLOWING THREE (3) CONSECUTIVE
22 COURSES: 1) 16.36 FEET ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT
23 HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 37°29'31" AND A CHORD WHICH
24 BEARS S72°32'29"W A DISTANCE OF 16.07 FEET TO A POINT OF COMPOUND CURVATURE;
25 2) THENCE 130.15 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS
26 OF 711.00 FEET, A CENTRAL ANGLE OF 10°29'18" AND A CHORD WHICH BEARS
27 N83°28'07"W A DISTANCE OF 129.97 FEET TO A POINT OF REVERSE CURVATURE; 3)
28 THENCE 152.97 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF
29 789.00 FEET, A CENTRAL ANGLE OF 11°06'30" AND A CHORD WHICH BEARS N83°46'43"W A
30 DISTANCE OF 152.73 FEET TO A POINT ON A LINE THAT IS 13.50 FEET EASTERLY AND
31 PARALLEL TO THE WESTERLY LINE OF SAID PROPERTY RECORDED AT RECEPTION
32 NUMBER 2020163043; THENCE ALONG SAID PARALLEL LINE, N00°17'07"W A DISTANCE OF
33 5.00 FEET TO THE POINT OF BEGINNING.

34
35 SAID PARCEL CONTAINS 1,468 SQUARE FEET (0.034 ACRES) MORE OR LESS.

36
37 BASIS OF BEARINGS

38
39 BEARINGS ARE BASED ON THE EASTERLY LINE OF THE SOUTHEAST QUARTER OF
40 SECTION 8 ASSUMED TO BEAR N00°18'04"W AND BEING MONUMENTED BY A FOUND 3-1/4"
41 ALUMINUM CAP PLS #28666 IN RANGE BOX AT THE SOUTHEAST CORNER OF SAID
42 SECTION 8 AND THE POSITION OF THE EAST QUARTER CORNER OF SAID SECTION 8 AS
43 ESTABLISHED FROM THE 190 FOOT WITNESS CORNER TO THE NORTH BEING A FOUND 3-
44 1/4" ALUMINUM CAP PLS #22103 AND A 170 FOOT WITNESS CORNER TO THE WEST BEING
45 A 3-1/4" ALUMINUM CAP PLS #24673

46 be and the same is hereby approved and said real property is hereby laid out and established and
47 declared laid out, opened and established as East Chenango Avenue.

1 **Section 4.** That the real property described in Section 3 hereof shall henceforth be known
2 as East Chenango Avenue.

3 **Section 5.** That the action of the Executive Director of the Department of Transportation
4 and Infrastructure in laying out, opening and establishing as part of the system of thoroughfares of
5 the municipality the following described portion of real property situate, lying and being in the City
6 and County of Denver, State of Colorado, to wit:

7 **PARCEL DESCRIPTION ROW NO. 2023-DEDICATION-0000090-003:**

8 **LEGAL DESCRIPTION - STREET PARCEL NO. 3**

9 A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND
10 COUNTY OF DENVER, RECORDED ON THE 2ND DAY OF JANUARY, 2024, AT RECEPTION
11 NUMBER 2024000140 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S
12 OFFICE, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

13
14 A PARCEL OF LAND BEING A PORTION OF THE SPECIAL WARRANTY DEED RECORDED AT
15 RECEPTION NO. 2020163043 LOCATED IN THE SOUTHEAST QUARTER OF SECTION 8,
16 TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND
17 COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS
18 FOLLOWS:

19
20 COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 8; THENCE ALONG
21 THE EASTERLY LINE OF SAID SOUTHEAST QUARTER OF SECTION 8, S00°18'04"W A
22 DISTANCE OF 1778.35; THENCE S89°41'56"W A DISTANCE OF 44.22 FEET TO A POINT ON
23 THE EASTERLY LINE OF SAID SPECIAL WARRANTY DEED AND A POINT ON THE
24 WESTERLY RIGHT-OF-WAY LINE OF SOUTH QUEBEC STREET SAID POINT BEING THE
25 POINT OF BEGINNING;

26 THENCE ALONG SAID EASTERLY AND WESTERLY LINES THE FOLLOWING FIVE (5)
27 CONSECUTIVE COURSES: 1) 30.96 FEET ALONG THE ARC OF A NON-TANGENT CURVE TO
28 THE RIGHT HAVING A RADIUS OF 188.00, A CENTRAL ANGLE OF 09°26'10" AND CHORD
29 WHICH BEARS S06°08'41"E A DISTANCE OF 30.93 FEET; 2) THENCE S00°03'42"E A
30 DISTANCE OF 50.67 FEET; 3) THENCE N89°21'10"E A DISTANCE OF 1.28 FEET; 4) THENCE
31 S00°18'04"E A DISTANCE OF 232.45 FEET; 5) THENCE 16.09 FEET ALONG THE ARC OF A
32 TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF
33 36°53'00" AND CHORD WHICH BEARS S18°07'38"W A DISTANCE OF 15.82 FEET; THENCE
34 N00°18'04"W A DISTANCE OF 328.88 FEET TO A POINT ON THE NORTHERLY LINE OF SAID
35 SPECIAL WARRANTY DEED; THENCE ALONG SAID NORTHERLY LINE, N89°41'56"E A
36 DISTANCE OF 0.78 FEET TO THE POINT OF BEGINNING.

37
38 SAID PARCEL CONTAINS 1,492 SQUARE FEET (0.034 ACRES) MORE OR LESS.

39
40 **BASIS OF BEARINGS**

41
42 BEARINGS ARE BASED ON THE EASTERLY LINE OF THE SOUTHEAST QUARTER OF
43 SECTION 8 ASSUMED TO BEAR N00°18'04"W AND BEING MONUMENTED BY A FOUND 3-1/4"
44 ALUMINUM CAP PLS #28666 IN RANGE BOX AT THE SOUTHEAST CORNER OF SAID
45 SECTION 8 AND THE POSITION OF THE EAST QUARTER CORNER OF SAID SECTION 8 AS
46 ESTABLISHED FROM THE 190 FOOT WITNESS CORNER TO THE NORTH BEING A FOUND 3-

1 1/4" ALUMINUM CAP PLS #22103 AND A 170 FOOT WITNESS CORNER TO THE WEST BEING
2 A 3-1/4" ALUMINUM CAP PLS #24673


3 be and the same is hereby approved and said real property is hereby laid out and established and
4 declared laid out, opened and established as South Quebec Street.

5 **Section 6.** That the real property described in Section 5 hereof shall henceforth be known
6 as South Quebec Street.

7
8 COMMITTEE APPROVAL DATE: February 6, 2024 by Consent

9 MAYOR-COUNCIL DATE: February 13, 2024

10 PASSED BY THE COUNCIL: February 20, 2024


11  _____ - PRESIDENT

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

15 PREPARED BY: Martin A. Plate, Assistant City Attorney DATE: February 15, 2024

16 Pursuant to section 13-9, D.R.M.C., this proposed resolution has been reviewed by the Office of the
17 City Attorney. We find no irregularity as to form and have no legal objection to the proposed
18 resolution. The proposed resolution is not submitted to the City Council for approval pursuant to
19 § 3.2.6 of the Charter.

20
21 Kerry Tipper, Denver City Attorney

22 BY:  _____, Assistant City Attorney DATE: Feb 15, 2024
23