



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 5, 2012
ROW #: 2002-0356-02 **SCHEDULE #:** Parcel #1-0222400060000
TITLE: This request is to dedicate a City owned land as Washington St.
 Located at the intersection of Washington St. & Ringsby Ct.

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 Washington St.

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 existing City owned land for Public Right-of-Way purposes as Washington St. The land is described as follows.

INSERT PARCEL DESCRIPTION ROW (# 2002-0356-02) HERE.

A map of the area to be dedicated is attached.

RD/JL/GG *Jed*

- cc: Asset Management, Steve Wirth
 City Councilperson & Aides, Judy Montero, District #9
 City Council Staff, Gretchen Williams
 Environmental Services, David Erickson
 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 2002-0356-02



ORDINANCE/RESOLUTION REQUEST

Please email requests to Stacie 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 5, 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 Washington Street. Located at the intersection of Washington St. and Ringsby Ct.

3. Requesting Agency: PW Right of Way Engineering Services

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

- Name: Greg Grant
- Phone: 720-865-3108
- Email: greg.grant@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 Resolution for laying out, opening and establishing certain real property as part of the system of thoroughfares of the municipality; i.e. as Washington St. This parcel of land is being dedicated to the City and County of Denver for Public Right of Way, as part of the development project Widening of Washington St.

****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: Permanent
- c. Location: Washington St. and Ringsby Ct.
- d. Affected Council District: Dist#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: _____



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THE MILE HIGH CITY

EXECUTIVE SUMMARY

Project Title:2002-0356-02, Dedication

Description of Proposed Project:This request is to dedicate a parcel of land as Public Right of Way at Washington St. Located at the intersection of Washington St. and Ringsby Ct.

Explanation of why the public right-of-way must be utilized to accomplish the proposed project:This is private property being dedicated as 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 dedeed to the City and County of Denver for the purpose of dedicating it as Public Right-of-Way.

Washington St.

- Range Points
- ▬ Denver County (Boundary)
- ▬ Street Centerline
- ▬ Interstate
- ▬ US Highway
- ▬ Other
- Parcels
- mask
- 2010_Denver.jp2.tif
- Denver County (Shaded)
- Denver County
- Adams County
- Arapahoe County
- Jefferson County



Map Generated 1/11/2011 - 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 fitness for a particular use. This is not a legal document.

PW LEGAL DEED APINJ No 2002-0356-02-001

A parcel of land located in the Southeast 1/4 of Section 22, Township 3 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado.

A portion of that parcel of land as described in that Warranty Deed conveyed to the City & County of Denver, recorded on the 21st of September 1976 in Book 1320 Page 195 in the City and County of Denver Clerk & Records Office being more particularly described as follows:

That portion of said deed lying between the Easterly line of Washington St. and the Southwesterly line of a Bargain and Sale Deed conveyed by City & County of Denver to KLN Properties, LLC, a Colorado Limited Liability Corporation recorded on the 5th of May 2003 by Reception Number 2003082407 in the City and County of Denver Clerk & Records Office.

R.O.W. 3826 5
WASHINGTON ST

Recorded at o'clock M., U 2 b 4 1
Reception No. Recorder.

RECORDED
INDEXED
OFFICE OF THE CLERK
OF THE COUNTY OF DENVER
1115 MARKET STREET, DENVER, CO.

SEP 21 8 37 AM '76
1320 195

THIS DEED MADE this 2nd day of January 1976, between MYER KOSCOVE, Administrator of the Estate of Herman Koscove, Deceased of the City and County of Denver and State of Colorado, of the first part, and CITY AND COUNTY OF DENVER, a Municipal corporation organized and existing under and by virtue of the laws of the State of Colorado of the second part;

WITNESSETH, That the said part of the first part, for and in consideration of the sum of ELEVEN THOUSAND FIVE HUNDRED and 00/100 (\$11,500.00) DOLLARS to the said party of the first part in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, has granted, bargained, sold and conveyed, and by these presents do es grant, bargain, sell, convey and confirm, unto the said party of the second part, its successors and assigns forever, following described: of the County of Denver and State of Colorado, to wit:

That part of the NE 1/4 of the SE 1/4 of Section 22, T. 35., R. 68W., of the 6th P.M., described as follows: Commencing at a point on the north line of the SE 1/4 of Section 22, T. 35., R. 68W. of the 6th P.M., that is 187.76 feet west of the northeast corner thereof, said point being also on the northeasterly right-of-way line of Washington Street; thence southeasterly on the said northeasterly line of Washington Street and on an assumed bearing of S. 10° 13' 39" E., a distance of 27.44 feet to the true point of beginning; thence continuing southeasterly on said northeasterly line a distance of 259.75 feet to a point; thence northeasterly on a curve to the left, convex to the southeast, and parallel with the Official Channel of South Platte River a established by Ordinance No. 33, Series of 1924, having a radius of 792.14 feet and a central angle of 05° 59' 28", an arc distance of 82.83 feet; thence northeasterly 197.79 feet to the true point of beginning.

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and remainders, remainder and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim and demand whatsoever of the said party of the first part, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances.

TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances, unto the said party of the second part, its successors and assigns forever. And the said party of the first part, for him self, heirs, executors, and administrators, do es covenant, grant, bargain and agree to and with the said party of the second part, its successors and assigns, that at the time of the enrolling and delivery of these presents, he is well seized of the premises above conveyed, as of good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and has good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments and encumbrances of whatever kind or nature soever.

and the above bargained premises in the quiet and peaceful possession of the said party of the second part, its successors and assigns, against all and every person or persons lawfully claiming or to claim the whole or any part thereof, the said party of the first part shall and will WARRANT AND FOREVER DEFEND.

IN WITNESS WHEREOF, The said party of the first part has hereunto set his hand and seal

Myer Koscove adm
Myer Koscove, Administrator of the Estate of Herman Koscove, Deceased
[SEAL]

Signed, Sealed and Delivered in the Presence of

STATE OF COLORADO,
City and County of Denver
The foregoing instrument was acknowledged before me this 2nd day of January 1976, by Myer Koscove, Administrator of the Estate of Herman Koscove, deceased

My commission expires July 21, 1978

WITNESS my hand and official seal.
George C. Garramore



APPROVED FOR RECORDING
LAND OFFICE

Ad to Form
George C. Garramore
Notary Public

Asset Mgmt #: 02-097

Project Description: Turnover Row - 42nd & Washington

Asset Management:

Date: 12/12/02

Approved

Tony

Approved as to Form City Attorney

Date: 12/12/02

Thomas J. Webb

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS, That I, The City and County of Denver, a Colorado Municipal Corporation whose address is

1437 Bannock Street, Denver Colorado, 80202
City and *County of Denver

and State of Colorado, for the consideration of Three Thousand and 00/100 (\$3,000.00)XXdollars,

in hand paid, hereby sell(s) and convey(s) to KLN Properties, LLC, a Colorado Limited Liability Corporation whose legal address is 2003 King Way, Denver Colorado, 80211 City and County of Denver, and State of Colorado

the following real property situate in the City and County of Denver and State of Colorado, to wit:

FOR LEGAL DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART OF THIS BARGAIN AND SALE DEED.



Page: 1 of 3

85/05/2003 09:32R

RS 00

DO 00

also known by street and number as Vacant Land assessor's schedule or parcel number: with all its appurtenances.

Signed and delivered this 5th day of May, 2003.

Clerk and Recorder Ex-Officio The City and County of Denver
Clerk of the City and County of Denver a Colorado Municipal Corporation

Sherry L. Jackson
By: Sherry L. Jackson
Clerk and Recorder

W. Webb
By: Wellington E. Webb, Mayor

STATE OF COLORADO,
County of Denver } ss.

The foregoing instrument was acknowledged before me this 5th day of May, 2003, by Wellington E. Webb, Mayor and Sherry L. Jackson, Clerk and Recorder of the City and County of Denver.

Witness my hand and official seal.

My commission expires: COMMISSION EXPIRES 12/31/03

Sherry L. Jackson
SHERYL L. JACKSON
CLERK AND RECORDER

*If in Denver, insert "City and".

Name and Address of ST. ANTHONY'S PUBLIC City and County of Denver 1035-1063, C.R.E.



EHRHART GRIFFIN & ASSOCIATES, INC.
ENGINEERING • PLANNING • LAND SURVEYING


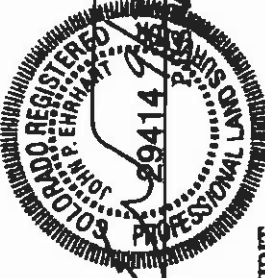
EXHIBIT "A" - PAGE 1 OF 2

September 13, 2002

A PARCEL OF LAND SITUATED IN THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6th PRINCIPAL MERIDIAN, BEING PART OF THE PROPERTY DESCRIBED IN WARRANTY DEED RECORDED SEPTEMBER 21, 1976 IN BOOK 1320, PAGE 195, COUNTY OF DENVER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST QUARTER CORNER OF SECTION 22 SAID POINT ALSO BEING THE SOUTHEAST CORNER OF BLOCK C, GARDEN PLACE 2ND FILING; THENCE S81°46'51"W A DISTANCE OF 184.30 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF WASHINGTON STREET, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING; THENCE S23°50'31"E ALONG THE EAST LINE OF SAID PROPERTY DESCRIBED IN BOOK 1320, PAGE 195 A DISTANCE OF 197.56 FEET TO A POINT OF NON-TANGENT CURVATURE, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF ARKINS COURT; THENCE ALONG SAID WESTERLY LINE AND ALONG THE SOUTHEASTERLY LINE OF PROPERTY AS DESCRIBED IN SAID DEED AND ALONG A 792.14 FOOT RADIUS CURVE TO THE RIGHT (SAID CURVE HAVING A CENTRAL ANGLE OF 02°09'53" AND A CHORD BEARING OF S23°37'38"W A DISTANCE OF 29.93 FEET) AN ARC LENGTH OF 29.93 FEET TO A POINT OF NON-TANGENCY; THENCE N21°33'11"W A DISTANCE OF 154.39 FEET TO A POINT ON THE SAID EASTERLY RIGHT-OF-WAY LINE OF WASHINGTON STREET; THENCE N09°47'59"W ALONG SAID EASTERLY LINE A DISTANCE OF 65.47 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 3,211 SQUARE FEET OR 0.074 ACRE, MORE OR LESS.



 John P. Ehrhart
 President

* SEE ATTACHED EXHIBIT

CEO Parcel No. 20020356001

 2003082407

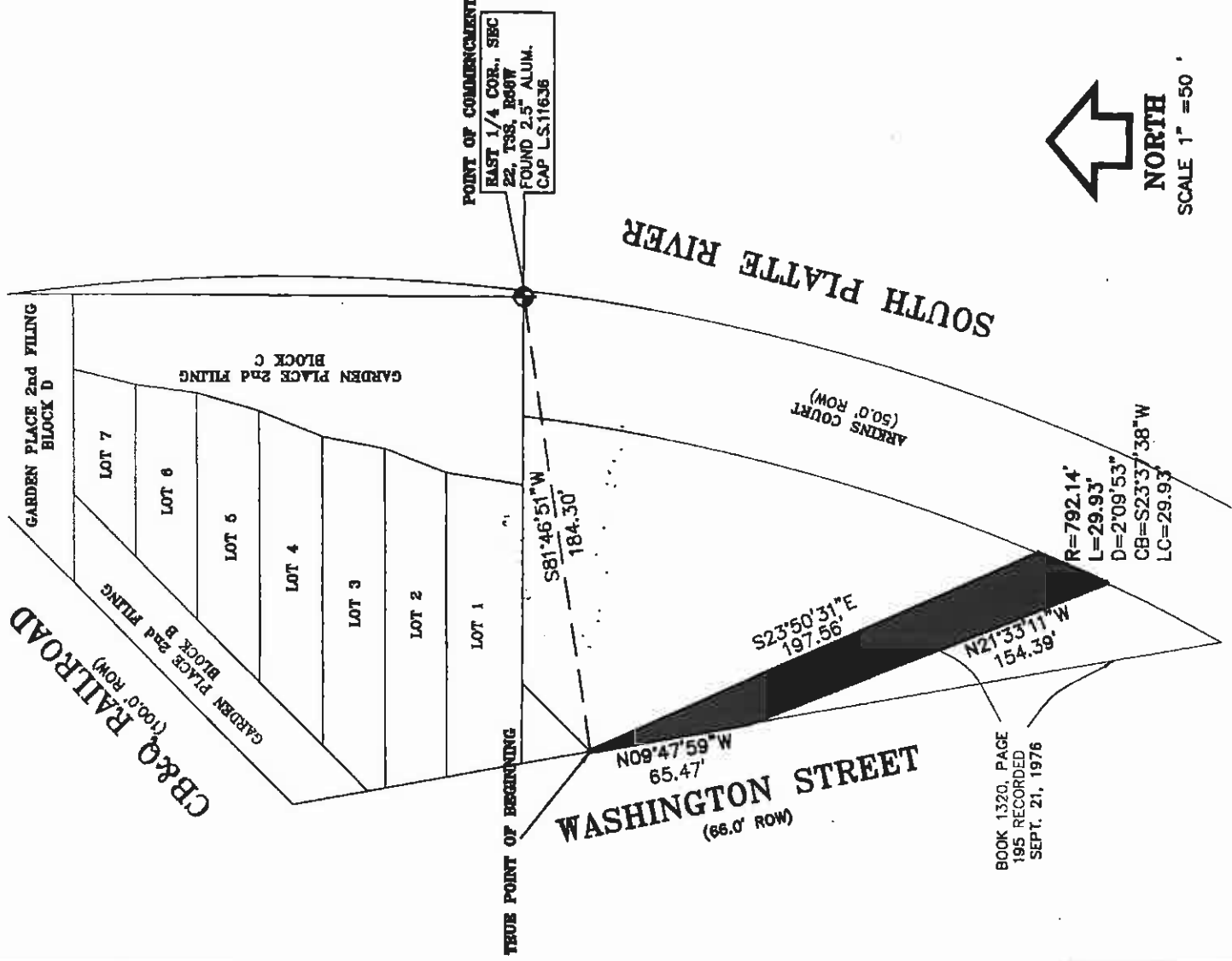
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 R0.00 D0.00
 City & County of Denver BSD

P.O. Box 930 • 568 Briggs Street • Erie, Colorado 80516
 303-828-3340 • fax 303-828-3418
 www.ehrhartgriffin.com

C.E.O. PARCEL
20020356001

EXHIBIT "A"

PAGE 2 OF 2



BOOK 1320, PAGE 195 RECORDED SEPT. 21, 1976



NORTH

SCALE 1" = 50'

NOTE: THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED SURVEY. IT IS INTENDED ONLY TO DEPICT THE ATTACHED DESCRIPTION.

PARCEL CONTAINS 3,211 SQ.FT.

2003082407
Page: 3 of 3
08/08/2003 09:32A
RD. 00 DD. 00
City & County of Denver 850

CITY OF DENVER, COLORADO

DRAWN BY: NJM	SCALE: 1" = 50'	R.O.W. FILE NO.
CHECKED BY: JPE	DATE: 09-13-02	JOB NO. C015084

A PARCEL OF LAND
SITUATED IN THE SE 1/4 OF SEC. 22,
T3S, R68W OF THE 6TH P.M.
DENVER COUNTY, COLORADO.