



APPLICATION SUBMITTAL CHECKLIST

FOR CITY & COUNTY OF DENVER EASEMENT RELINQUISHMENT

Any Easement Relinquishment Application submittal not meeting all minimum checklist criteria herein shall be rejected as incomplete. Download and fill-out this checklist and submit along with the Application and supporting documentation to DOTI.ER@denvergov.org.

1. Easement Relinquishment Application

Easement Relinquishment Application completed and signed by property owner or a vested party

2. Copy of Easements to be Relinquished

Original holding document(s) of easement(s) to be relinquished, e.g. Ordinance, PNEE, Subdivision plat, etc.
 Clerk and Recorder's Book and Page and/or Recordation Number(s)

3. Land Descriptions *(select one)*

Not applicable for Easements relinquished in their entirety
 Land description(s) prepared by a Professional Land Surveyor licensed in the State of Colorado for the portion of easement to be relinquished prepared in accordance with [DOTI Survey Land Description Requirements](#)
 PDF format stamped and signed by Professional Land Surveyor
 Text only in Microsoft Word format

4. Site Plan

ACCURATELY, LABELED ENGINEERED DRAWINGS TO INCLUDE THE FOLLOWING:

Numerical and Bar Scale (scale no smaller than 1:40)
 North Arrow
 Legend
 Plan date and revision number, if applicable
 Easement in its entirety
 Portion of easement to be relinquished
 Newly proposed easements to be granted, if applicable
 Property lines,
 Right-of-way lines
 Label property addresses and street names
 Existing improvements within easement
 Proposed improvements in easement relinquishment area
 All existing, abandoned, and relocated utilities
 Aerial imagery can be used, but does not replace the required accurately engineered drawings

5. Fees

EASEMENT RELINQUISHMENT FEES MUST BE PAID IMMEDIATELY AFTER ER PROVIDES AN INVOICE

Initial Processing Fee = \$1,000.00 (non-refundable)
Survey Land Description Review Fee = \$500 (non-refundable)
Ordinance Fee = \$300 (non-refundable)

Property Owner or Authorized Application Representative:

By signing below, I certify that all above information has been incorporated in our application submittal.

SIGNATURE:  _____ **DATE:** 2/28/2024 | 3:37:20 PM MST
PRINT NAME: Heidi Brendemihl _____ **PHONE:** 303-789-2664
EMAIL: hbrendemihl@ciginvest.com _____ **COMPANY:** Route 40 RE LLC

City and County of Denver Department of Transportation & Infrastructure
Right of Way Services | Engineering & Regulatory
201 W. Colfax Ave, Dept. 507 | Denver, CO 80202
www.denvergov.org/ROWPlanReview
DOTI.ER@denvergov.org
(720) 865-3003



APPLICATION

FOR CITY & COUNTY OF DENVER EASEMENT RELINQUISHMENT

To apply for an Ordinance to Relinquish an Easement held by the City and County of Denver, complete this application and submit together with the Submittal Checklist and required application materials in accordance with the [Easement Relinquishment Application Requirements](#) to DOTI.ER@denvergov.org. Please type or print clearly. If necessary, attach additional sheets to fully answer any of the following sections. Incomplete applications packages will not be accepted. Questions on this application or this process can be sent to DOTI.ER@denvergov.org.

PROPERTY OWNER:

Company Name: Route 40 RE LLC

Contact Name: Heidi Brendemihl

Property Address: 18 Inverness Place East, Englewood CO 80112

Billing Address: 18 Inverness Place East, Englewood CO 80112

Phone: 303-789-2664 Email: hbrendemihl@ciginvest.com

PRIMARY CONTACT: Check if the same as Adjacent Property Owner

Company Name: Route 40 RE LLC

Contact Name: Heidi Brendemihl

Address: 18 Inverness Place East, Englewood CO 80112

Phone: 303-789-2664 Email: hbrendemihl@ciginvest.com

PROJECT INFORMATION:

Project Name: Colfax & Corona

Address of Property Containing Easement: 1040 E. Colfax Avenue

Is this project associated with a LAND DEVELOPMENT REVIEW?

Yes No If 'Yes', provide Project Master, Concept or Site Development Plan Project Numbers:

2020-PM-0000114

REASON FOR EASEMENT RELINQUISHMENT:

Describe why you are requesting this relinquishment and why the easement(s) are no longer needed.

This relinquishment contains several parts. The first part of the relinquishment concerns an existing public sanitary sewer main in the vacated alley. As part of the development of the Colfax & Corona project, this public sanitary sewer will be removed and re-routed through a new public alley and public wastewater easement. This re-route is currently under review by the City (2021-SSPR-0000034) and is expected to be approved and constructed before the end of 2021. The re-route is required to allow construction of a 6-story multi-family building over top of the vacated alley. Based on the above

circumstances, we request the relinquishment of the perpetual, non-exclusive easement covering the vacated alley.

City and County of Denver Department of Transportation & Infrastructure

Right of Way Services | Engineering & Regulatory

201 W. Colfax Ave, Dept. 507 | Denver, CO 80202

The second portion involves the development of 1040 Colfax Avenue will require the relinquishment of the easement mentioned in the section below in its entirety as a multi-family building is proposed over top of the existing easement.

www.denvergov.org/HowtoApply

DOTI.ER@denvergov.org

(720) 865-3003



EASEMENT RELINQUISHMENT INFORMATION: Quantity of easements to be relinquished: _____

List all easements to be relinquished:

*Original holding document
that reserves or grants the easement:*

Portion of the easement to be relinquished:

No.	Clerk & Recorder Recordation No(s).	Ordinance No(s). if applicable	Relinquish in its Entirety:	Partially relinquish as described in attached land description(s):
1	2015051989	237	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2	2014048614	N/A	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3			<input type="checkbox"/>	<input type="checkbox"/>
4			<input type="checkbox"/>	<input type="checkbox"/>
5			<input type="checkbox"/>	<input type="checkbox"/>

Describe the status of the Easement(s):

In the space below, describe each easement status. Include why the easement was originally granted and any additional relevant information

First portion: Ordinance 237, Series 2014 provided for the vacation of a portion of the alley bounded by Colfax Avenue, 14th Avenue, Downing Street and Corona Street, with reservations. These reservations included a perpetual, non-exclusive easement covering the limits of the vacated alley. This application is requesting relinquishment in its entirety.

Second portion: This easement was accepted by the City and County of Denver in April 2014 to construct, access, and maintain underground storm and sanitary sewer infrastructure. No storm or sanitary infrastructure exists within this easement. Development of 1040 Colfax Avenue will require the relinquishment of this easement in its entirety as a multi-family building is proposed over top of the existing easement.

Are there utilities are in the Easement(s)? Yes No

If yes, list each utility and identify utility owner, utility type, and size (e.g. CCD 8-inch Sanitary Sewer); whether it will be removed, relocated, or abandoned in-place; and, expected schedule.

First portion: This portion of the vacated alley contains an existing public sanitary sewer main. As part of the development of the Colfax & Corona project, this public sanitary sewer will be removed and re-routed through a new public alley and public wastewater easement. This re-route is currently under review by the City (2021-SSPR-0000034) and is expected to be approved and constructed before the end of 2021. The re-route is required to allow construction of a 6-story multi-family building over top of the vacated alley. Based on the above circumstances, we request the relinquishment of the perpetual, non-exclusive easement covering the vacated alley.

Second portion: No utilities.

APPLICANT SIGNATURE:

By signing below, I certify that I am the owner or vested party of the real property that is the subject of this Easement Relinquishment application and the information contained herein is accurate and complete:

SIGNATURE:  **DATE:** 2/28/2024 | 3:37:20 PM MST

PRINT NAME: Heidi Brendemihl **PHONE:** 303-789-2664

EMAIL: hbrendemihl@ciginvest.com **COMPANY:** Route 40 RE LLC

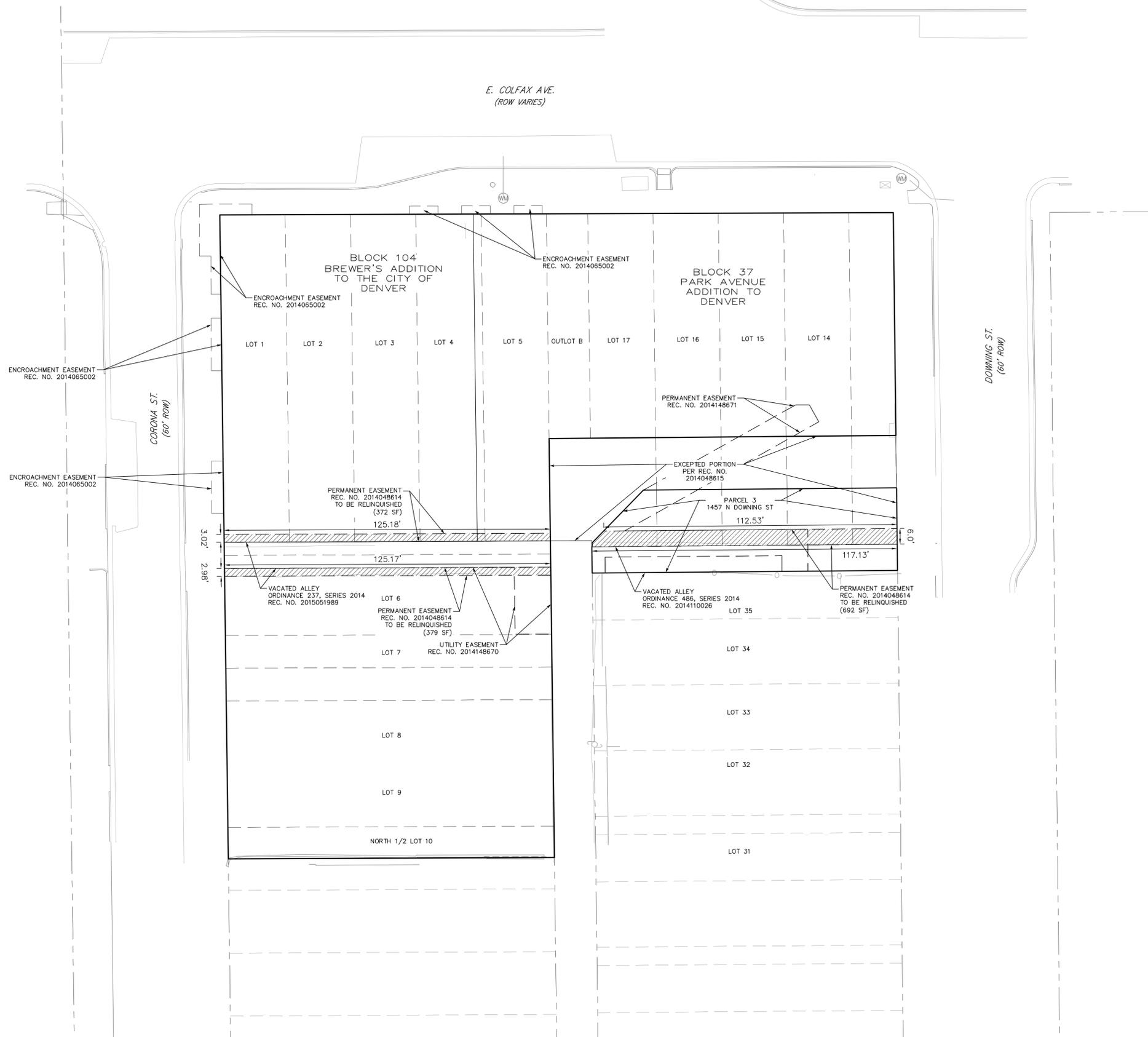
City and County of Denver Department of Transportation & Infrastructure
Right of Way Services | Engineering & Regulatory
201 W. Colfax Ave, Dept. 507 | Denver, CO 80202
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ROUTE 40 - COLFAX & CORONA

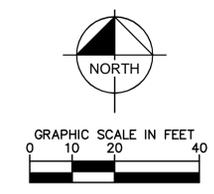
PART OF THE NORTHWEST QUARTER OF SECTION 2
TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6TH P.M.,
CITY AND COUNTY OF DENVER, STATE OF COLORADO
LOCATION: SE CORNER OF E COLFAX AVE & CORONA ST

LEGEND

-  ZONE LOT LINE
-  EASEMENT
-  EASEMENT TO BE RELINQUISHED
(REC. NO. 2014048614)



11/18/2014 4:01:24 C:\Users\dmusic\Documents\DJUS Block 4_14_dmusic.rvt



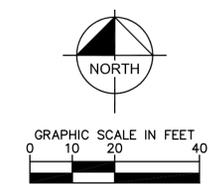
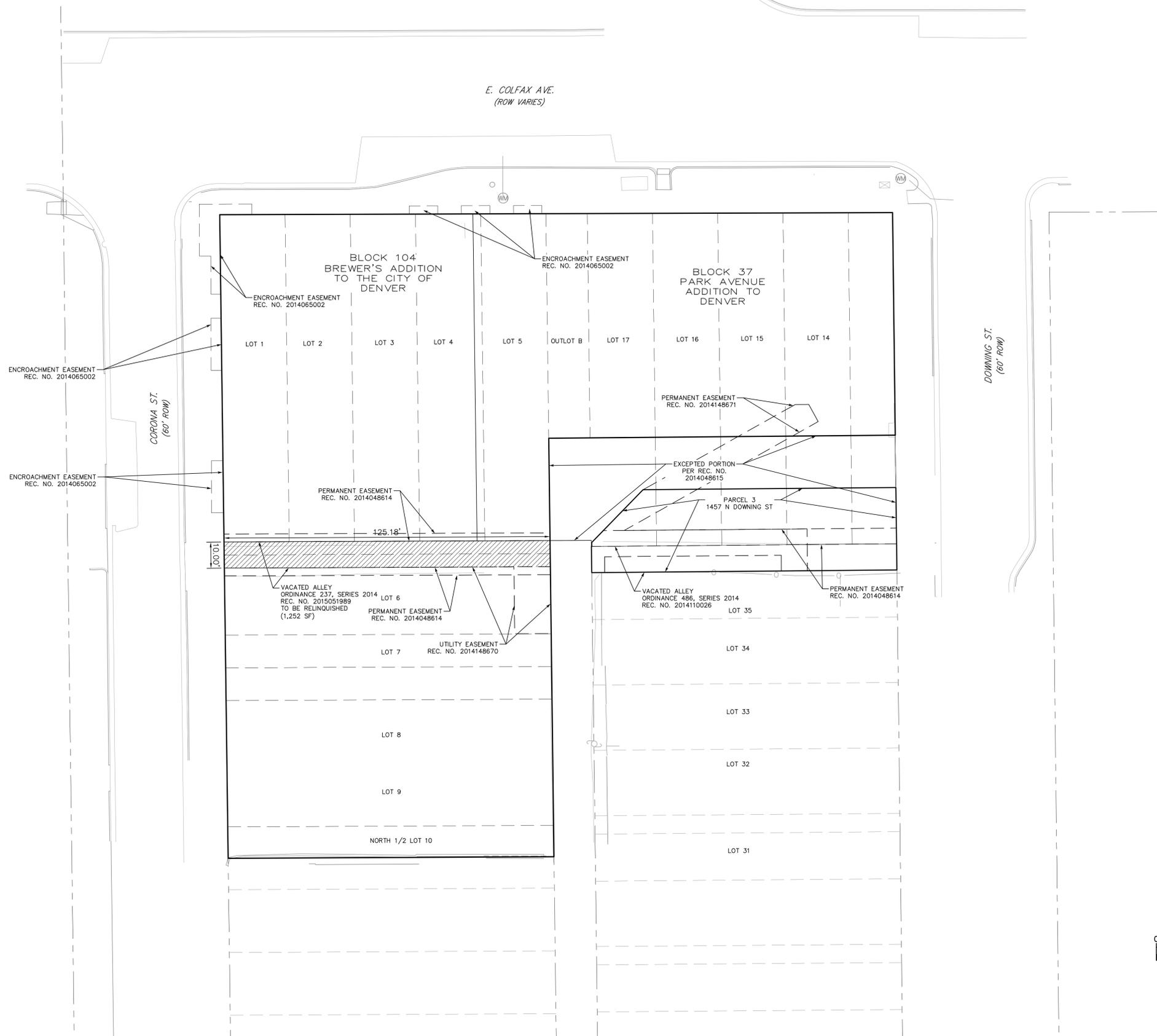
Kimley»Horn
EASEMENT RELINQUISHMENT PLAN
SUBMITTED: 04/09/2020

ROUTE 40 - COLFAX & CORONA

PART OF THE NORTHWEST QUARTER OF SECTION 2
TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6TH P.M.,
CITY AND COUNTY OF DENVER, STATE OF COLORADO
LOCATION: SE CORNER OF E COLFAX AVE & CORONA ST

LEGEND

-  ZONE LOT LINE
-  EASEMENT
-  EASEMENT TO BE RELINQUISHED
(REC. NO. 2015051989)



1/18/2014 4:01:24 C:\Users\dmusic\Documents\DJUS Block 4_14_dmusic.rvt

Kimley»Horn
EASEMENT RELINQUISHMENT PLAN
SUBMITTED: 04/09/2020

1040 E Colfax Ave Relinquishment

02/22/2024

Master ID: 2020-PROJMSTR-0000114 **Project Type:** ROW Relinquishment
Review ID: 2021-RELINQ-0000008 **Review Phase:**
Location: **Review End Date:** 04/30/2021

Any denials listed below must be rectified in writing to this office before project approval is granted.

Reviewing Agency: Asset Management Review **Review Status:** Approved

Reviewers Name: Katherine Rinehart
Reviewers Email: Katherine.Rinehart@denvergov.org

Status Date: 04/19/2021
Status: Approved
Comments:

Reviewing Agency: City Forester Review **Review Status:** Approved

Reviewers Name: Nick Evers
Reviewers Email: Nick.Evers@denvergov.org

Status Date: 04/29/2021
Status: Approved
Comments: If relinquishment impacts surface conditions - Two existing, potential ROW trees in alley adjacent to 1457 Downing. Confirm boundary lines for ownership.

Reviewing Agency: Comcast Referral **Review Status:** Approved

Status Date: 01/18/2024
Status: Approved
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
 Reviewing Agency/Company: Comcast
 Reviewers Name: Mindy Champion
 Reviewers Phone: 7202547846
 Reviewers Email: Mindy_Champion@cable.comcast.com
 Approval Status: Approved

Comments:

Status Date: 05/03/2021
Status: Denied
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
 Reviewing Agency/Company: Comcast
 Reviewers Name: MINDY CHAMPION
 Reviewers Phone: 303-204-4923
 Reviewers Email: Mindy_Champion@cable.comcast.com
 Approval Status: Denied

Comments:

We have plant in this ROW servicing multiple blocks to the west.

Reviewing Agency: Denver Water Referral **Review Status:** Approved

Comment Report

1040 E Colfax Ave Relinquishment

02/22/2024

Master ID: 2020-PROJMSTR-0000114 **Project Type:** ROW Relinquishment
Review ID: 2021-RELINQ-0000008 **Review Phase:**
Location: **Review End Date:** 04/30/2021

Any denials listed below must be rectified in writing to this office before project approval is granted.

Status Date: 05/03/2021
Status: Approved
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
Reviewing Agency/Company: Denver Water
Reviewers Name: Gina Begly
Reviewers Phone: 303-628-6219
Reviewers Email: gina.begly@denverwater.org
Approval Status: Approved

Comments:

Reviewing Agency: Survey Review Review Status: Approved

Reviewers Name: Alan Lemke
Reviewers Email: Alan.Lemke@denvergov.org

Status Date: 05/25/2021
Status: Approved
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
Reviewing Agency/Company: DOTI/ROWS/Survey
Reviewers Name: Alan Lemke
Reviewers Phone: 720-865-3127
Reviewers Email: alan.lemke@denvergov.org
Approval Status: Approved

Comments:

Status Date: 04/30/2021
Status: Denied
Comments: Survey redlines placed in project redlines folder.

Reviewing Agency: Case Manager Review/Finalize Review Status: Confirmation of Payment

Reviewers Name: Devin Price
Reviewers Email: Devin.Price@denvergov.org

Status Date: 01/30/2024
Status: Confirmation of Payment
Comments:

Status Date: 05/03/2021
Status: Confirmation of Payment
Comments:

Status Date: 05/03/2021
Status: Comments Compiled
Comments:

Reviewing Agency: Denver Fire Department Review Review Status: Approved

Comment Report

1040 E Colfax Ave Relinquishment

02/22/2024

Master ID: 2020-PROJMSTR-0000114 **Project Type:** ROW Relinquishment
Review ID: 2021-RELINQ-0000008 **Review Phase:**
Location: **Review End Date:** 04/30/2021

Any denials listed below must be rectified in writing to this office before project approval is granted.

Reviewers Name: Richard Tenorio
Reviewers Email: richard.tenorio@denvergov.org
Status Date: 05/03/2021
Status: Approved
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
Reviewing Agency/Company: Denver Fire Department
Reviewers Name: Rich Tenorio
Reviewers Phone: 720.913.4185
Reviewers Email: richard.tenorio@denvergov.org
Approval Status: Approved

Comments:
Denver Fire Dept. Approved - RT

Status Date: 04/29/2021
Status: Approved
Comments: Denver Fire Dept. Approved - RT

Reviewing Agency: Landmark Review **Review Status:** Approved - No Response

Reviewers Name: Becca Dierschow
Reviewers Email: Becca.Dierschow@denvergov.org

Status Date: 05/03/2021
Status: Approved - No Response
Comments:

Reviewing Agency: Metro Wastewater Referral **Review Status:** Approved - No Response

Status Date: 05/03/2021
Status: Approved - No Response
Comments:

Reviewing Agency: Office of Emergency Management Referral **Review Status:** Approved - No Response

Status Date: 05/03/2021
Status: Approved - No Response
Comments:

Reviewing Agency: Parks and Recreation Review **Review Status:** Approved

Reviewers Name: Greg Neitzke
Reviewers Email: greg.neitzke@denvergov.org

Status Date: 04/19/2021
Status: Approved
Comments:

Reviewing Agency: Construction Engineering Review **Review Status:** Approved

Comment Report

1040 E Colfax Ave Relinquishment

02/22/2024

Master ID: 2020-PROJMSTR-0000114 **Project Type:** ROW Relinquishment
Review ID: 2021-RELINQ-0000008 **Review Phase:**
Location: **Review End Date:** 04/30/2021

Any denials listed below must be rectified in writing to this office before project approval is granted.

Reviewers Name: Joe Saejiw
Reviewers Email: joe.saejiw@denvergov.org

Status Date: 04/19/2021
Status: Approved
Comments:

Reviewing Agency: Policy and Planning Review **Review Status:** Approved - No Response

Reviewers Name: Emily Gloeckner
Reviewers Email: Emily.Gloeckner@denvergov.org

Status Date: 05/03/2021
Status: Approved - No Response
Comments:

Reviewing Agency: TES Sign and Stripe Review **Review Status:** Approved - No Response

Reviewers Name: Brittany Price
Reviewers Email: Brittany.Price@denvergov.org

Status Date: 05/03/2021
Status: Approved - No Response
Comments:

Reviewing Agency: CenturyLink Referral **Review Status:** Approved

Status Date: 01/24/2024
Status: Approved
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
Reviewing Agency/Company: Lumen/CenturyLink
Reviewers Name: Rebekah Anthony
Reviewers Phone: 307-717-0420
Reviewers Email: rebekah.anthony@lumen.com
Approval Status: Approved

Comments:

Status Date: 05/03/2021
Status: Denied
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
Reviewing Agency/Company: Lumen
Reviewers Name: Heather Key
Reviewers Phone: 971-313-3128
Reviewers Email: Heather.Key@lumen.com
Approval Status: Denied

Comments:

Please contact Heather Key regarding this request. The project number associated with this request is P836340.

Comment Report

1040 E Colfax Ave Relinquishment

02/22/2024

Master ID: 2020-PROJMSTR-0000114 **Project Type:** ROW Relinquishment
Review ID: 2021-RELINQ-0000008 **Review Phase:**
Location: **Review End Date:** 04/30/2021

Any denials listed below must be rectified in writing to this office before project approval is granted.

Reviewing Agency: Xcel Referral Review Status: Approved

Status Date: 02/22/2024
Status: Approved
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
Reviewing Agency/Company: Public Service Company of Colorado (PSCo) dba Xcel Energy
Reviewers Name: Donna George
Reviewers Phone: 3035713306
Reviewers Email: Donna.L.George@xcelenergy.com
Approval Status: Approved

Comments:
per Muhammad Balkis, all facilities have been removed

Status Date: 05/03/2021
Status: Denied
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
Reviewing Agency/Company: Public Service Company of Colorado (PSCo) dba Xcel Energy
Reviewers Name: Donna George
Reviewers Phone: 303-571-3306
Reviewers Email: donna.l.george@xcelenergy.com
Approval Status: Denied

Comments:
Please be aware PSCo has existing overhead and underground electric distribution facilities within the easement areas proposed to be relinquished and is unable to relinquish these reserved easements until all facilities have been deactivated and removed and/or relocated to a replacement easement.

The property owner/developer/contractor must complete the application process for removing/relocating these existing facilities via xcelenergy.com/InstallAndConnect. It is then the responsibility of the developer to contact the Designer assigned to the project for approval of design details.

Reviewing Agency: City Councilperson and Aides Referral Review Status: Approved - No Response

Status Date: 05/03/2021
Status: Approved - No Response
Comments:

Reviewing Agency: DS Project Coordinator Review Review Status: Approved

Reviewers Name: Tiffany Holcomb
Reviewers Email: Tiffany.Holcomb@denvergov.org
Status Date: 05/03/2021
Status: Approved
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
Reviewing Agency/Company: Development Services / Project Coordination
Reviewers Name: Tiffany Holcomb
Reviewers Phone: 720-865-3018

Comment Report

1040 E Colfax Ave Relinquishment

02/22/2024

Master ID: 2020-PROJMSTR-0000114 **Project Type:** ROW Relinquishment
Review ID: 2021-RELINQ-0000008 **Review Phase:**
Location: **Review End Date:** 04/30/2021

Any denials listed below must be rectified in writing to this office before project approval is granted.

Reviewers Email: Tiffany.Holcomb@denvergov.org
Approval Status: Approved

Comments:
Relinquishment is needed to proceed with proposed Site Development Plan process. Reroute of existing utilities will be accommodated through SDP review and approval.

Reviewing Agency: DES Transportation Review Review Status: Approved

Reviewers Name: Matt Farmen
Reviewers Email: matt.farmen@denvergov.org

Status Date: 04/29/2021
Status: Approved

Comments:

Reviewing Agency: DES Wastewater Review Review Status: Approved

Reviewers Name: Danny Harris
Reviewers Email: Danny.Harris@denvergov.org

Status Date: 09/05/2023
Status: Approved

Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment
Reviewing Agency/Company: DES Wastewater
Reviewers Name: Daniel Harris
Reviewers Phone: 7209130816
Reviewers Email: danny.harris@denvergov.org
Approval Status: Approved

Comments:
The existing public sanitary sewer has been rerouted and accepted (2021-SSPR-0000034). Wastewater no longer has an asset or need for this existing easement corridor and approves the subject relinquishment.

Attachment: Re_Route 40 - 2020-PM-0000114_2021-relinq-0000008.msg

Status Date: 04/29/2021
Status: Denied

Comments: The relinquishment of the easements and vacated alley ordinance reservations cannot be completed until the public sanitary sewer main reroute is constructed, accepted, and as-built approved. The portion of easement Rec. No. 2014048614 to the east is understood to become dedicated ROW. Relinquishment of that portion of the easement will not be permitted until that land is either City owned and/or dedicate ROW.

Please notify me when the respective sewer reroute and dedications are complete.

REDLINES uploaded to E-review webpage

Reviewing Agency: RTD Referral Review Status: Approved

Status Date: 05/03/2021
Status: Approved
Comments: PWPRS Project Number: 2021-RELINQ-0000008 - 1040 E Colfax Ave Relinquishment

Comment Report

1040 E Colfax Ave Relinquishment

02/22/2024

Master ID: 2020-PROJMSTR-0000114 **Project Type:** ROW Relinquishment
Review ID: 2021-RELINQ-0000008 **Review Phase:**
Location: **Review End Date:** 04/30/2021

Any denials listed below must be rectified in writing to this office before project approval is granted.

Reviewing Agency/Company: RTD
Reviewers Name: CLAYTON SCOTT WOODRUFF
Reviewers Phone: 3032992943
Reviewers Email: clayton.woodruff@rtd-denver.com
Approval Status: Approved

Comments:
The RTD has no comment about this project

Reviewing Agency: CDOT Referral Review Status: Approved - No Response

Status Date: 05/03/2021
Status: Approved - No Response
Comments: