

BY AUTHORITY

ORDINANCE NO. _____

COUNCIL BILL NO. CB25-1727

SERIES OF 2025

COMMITTEE OF REFERENCE:

AMENDED 11-24-2025

Transportation & Infrastructure

A BILL

For an ordinance assessing the annual costs of the continuing care, operation, repair, maintenance, and replacement of the Broadway Pedestrian Mall B Local Maintenance District upon the real property, exclusive of improvements thereon, benefited.

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

Section 1. Upon consideration of the recommendation of the Executive Director of the Department of Transportation and Infrastructure that an ordinance be enacted for the purpose of assessing the annual costs of the continuing care, operation, repair, maintenance, and replacement of the Broadway Pedestrian Mall B Local Maintenance District ("Broadway Pedestrian Mall B"), for the upcoming year, upon the real property, exclusive of improvements thereon, benefited, the Council finds, as follows:

(a) A local maintenance district providing for the continuing care, operation, repair, maintenance and replacement of the Broadway Pedestrian Mall B, was created by Ordinance No. 840, Series of 1998;

(b) The annual cost of the continuing care, operation, repair, maintenance and replacement of the Broadway Pedestrian Mall B is \$111,459.00, which amount the Executive Director of the Department of Transportation and Infrastructure has the authority to expend for the purposes stated herein;

(c) The Executive Director of the Department of Transportation and Infrastructure has complied with all provisions of law relating to the publishing of notice to the owners of real properties to be assessed and to all persons interested generally, and the Council sitting as a Board of Equalization has heard and determined all written complaints and objections, if any, filed with the Executive Director of the Department of Transportation and Infrastructure;

~~(d) The portion of the annual costs for the continuing care, operation, repair, maintenance and replacement of the Broadway Pedestrian Mall B to be assessed against the properties, exclusive of improvements thereon, benefited is \$96,863.45;~~

(d) The Broadway Denver General Improvement District ("GID") has been organized in accordance with Ordinance No. 917, Series of 2025, and, as such, the GID shall assume

1 responsibility for the annual costs of the continuing care, operation, repair, maintenance, and
2 replacement of the Broadway Pedestrian Mall B; and

3 (e) ~~The portion of the annual costs of the continuing care, operation, repair, maintenance~~
4 ~~and replacement of the Broadway Pedestrian Mall B to be borne by the City and County of Denver~~
5 ~~is \$14,595.55; and~~

6 (e) Due to the organization of the GID, the Broadway Pedestrian Mall B: 1) will have no further
7 responsibility for the annual costs of the continuing care, operation, repair, maintenance, and
8 replacement of the Broadway Pedestrian Mall B; 2) will be sought-to-be terminated and dissolved by
9 the Executive Director of the Department of Transportation and Infrastructure; and 3) will assess no
10 amounts against the real properties, exclusive of improvements thereon, benefited within the
11 Broadway Pedestrian Mall B in 2026.

12 (f) ~~— The real property within the Broadway Pedestrian Mall B will be benefited in an amount~~
13 ~~equal to or in excess of the amount to be assessed against said property because of the continuing~~
14 ~~care, operation, repair, maintenance and replacement of said Broadway Pedestrian Mall B.~~

15 **Section 2.** The annual costs of the continuing care, operation, repair, maintenance, and
16 replacement of the Broadway Pedestrian Mall B to be assessed against the real properties, exclusive
17 of improvements thereon, benefited are hereby approved.

18 ~~**Section 3.** The annual costs of the continuing care, operation, repair, maintenance, and~~
19 ~~replacement of the Broadway Pedestrian Mall B in the amount of \$111,459.00 are hereby assessed~~
20 ~~against the real properties, exclusive of improvements thereon, within said local maintenance district~~
21 ~~as follows:~~

22 Section 3. As the GID shall assume responsibility to pay for the 2026 annual costs of the
23 continuing care, operation, repair, maintenance and replacement of the Broadway Pedestrian Mall
24 B and the Broadway Pedestrian Mall B may otherwise be terminated and dissolved upon the
25 successful organization of the GID in accordance with Ordinance No. 917, Series of 2025, no amount
26 shall be assessed against the real properties, exclusive of improvements thereon, benefited within
27 the Broadway Pedestrian Mall B in 2026.

28 NOTE: Where a series of lots is followed by “inclusive”, the amount appearing after the series shall
29 be the total for all lots in the series. Where a series of lots is not followed by “inclusive”, the amount
30 appearing after such series shall be the assessment for each lot in the series.
31

32 EXPOSITION ADDITION

33 BLOCK 8

34 Lots

35 1-2, inclusive except the East 53'

\$2,494.45

36 3-24

\$1,247.23

1		
2	FIRST ADDITION TO LINCOLN SUBDIVISION	
3	BLOCK 1	
4	Lots	
5	1-5	\$1,375.54
6	30-33	\$1,245.54
7	34-46	\$1,247.23
8		
9	UNPLATTED	
10		
11	Those portions of the SE ¼, NW ¼ and NE ¼, SW ¼ Section 15, Township 4 South, Range 68 West	
12	of the 6th Principal Meridian located between the south line of the Phase II Broadway Pedestrian	
13	Mall (approximately the centerline of the Center Avenue extended from the east) and a point 180.0	
14	feet north of the northerly right-of-way line of Interstate 25, the west line of South Broadway and a	
15	line located 100 feet west of and parallel with said west line.	
16		
17		\$38,856.12

18 ~~**Section 4.** The assessments made pursuant hereto shall be a lien in the several amounts~~
19 ~~assessed against each lot or tract of land set forth in Section 3 herein, and such lien shall have the~~
20 ~~priority of the lien for local public improvement districts.~~

21 ~~**Section 5.** Without demand, said assessments as set forth in Section 3 herein, shall be due~~
22 ~~and payable on the first day of January of the year next following the year in which this assessing~~
23 ~~ordinance became effective, and said assessments shall become delinquent if not paid by the last~~
24 ~~day of February of the year next following the year in which this assessing ordinance became~~
25 ~~effective. A failure to pay said assessments as hereinabove set forth shall become a lien on the~~
26 ~~property subject to the assessment, and such lien may be sold by the City as provided by the Charter~~
27 ~~and ordinances of the City and County of Denver.~~

28 ~~**Section 6.**~~ **Section 4.** Any unspent revenue and revenue generated through investment shall
29 be retained and credited to the Broadway Pedestrian Mall B Local Maintenance District for future
30 long term or program maintenance of the District.

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1 COMMITTEE APPROVAL DATE: November 12, 2025 by Consent

2 MAYOR-COUNCIL DATE: November 18, 2025

3 PASSED BY THE COUNCIL: 12/1/2025

4 Signed by: Amanda P. Sandoval - PRESIDENT
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5 APPROVED: Michael C. Johnston - MAYOR 12/3/2025
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6 ATTEST: _____ - CLERK AND RECORDER,
7 EX-OFFICIO CLERK OF THE
8 CITY AND COUNTY OF DENVER

9 NOTICE PUBLISHED IN THE DENVER POST: _____ ; _____

10 PREPARED BY: Bradley T. Neiman, Assistant City Attorney DATE: November 20, 2025

11 Pursuant to section 13-9, D.R.M.C., this proposed ordinance has been reviewed by the office of the
12 City Attorney. We find no irregularity as to form and have no legal objection to the proposed
13 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to
14 § 3.2.6 of the Charter.

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16 Katie J. McLoughlin, Interim City Attorney

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18 BY: Jonathan Griffin, Assistant City Attorney DATE: 12/2/25
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