

**BY AUTHORITY**

ORDINANCE NO. \_\_\_\_\_

COUNCIL BILL NO. CB17-0491

SERIES OF 2017

COMMITTEE OF REFERENCE:

Land Use, Transportation and Infrastructure

**A BILL**

**For an ordinance designating certain property as “park” under section 2.4.5 of the City Charter which is to be incorporated into and known as Northfield Pond Park.**

**WHEREAS**, the following real property which is under the jurisdiction of the Denver Department of Parks and Recreation has been or will be used for park purposes within the City and County of Denver (“Park Property”):

A parcel of land located in the Southwest quarter of Section 16, and the Northwest quarter of Section 21, Township 3 South, Range 67 West of the 6<sup>TH</sup> Principal Meridian, City and County of Denver, State of Colorado, more particularly described as follows:

Commencing at the Northwest corner of said Section 21, whence the West quarter corner thereof bears S0°26'40"E, a distance of 2648.72 feet; Thence S73°32'40"E, a distance of 1000.57 feet to a point on the Northerly right-of-way line of Interstate 270, being the Point of Beginning; Thence N33°17'35"E, a distance of 259.41 feet to a point on a tangent curve; thence along a tangent curve to the left having a central angle of 12°36'01", a radius of 915.00 feet, an arc length of 201.23 feet to a point of non-tangent; Thence N10°18'07"E, along said non-tangent, a distance of 161.93 feet to a point on a non-tangent curve; Thence along a non-tangent curve to the right having a central angle of 79°30'02", a radius of 307.00 feet, an arc length of 425.98 feet and a chord bearing of N50°14'59"E, a distance of 392.62 feet to a point of tangent; Thence N90°00'00"E, a distance of 76.50 feet; Thence N0°00'00"E, a distance of 47.99 feet to a point on the boundary of Stapleton Filing No. 14 as recorded at Reception No. 2004244314; Thence along said boundary the following eight (8) courses:

1. Thence N90°00'00"E, a distance of 49.80 feet;
2. Thence S17°00'00"E, a distance of 217.93 feet to a point on a tangent curve;
3. Thence along a curve to the left having a central angle of 73°00'00", a radius of 258.00 feet, an arc length of 328.72 feet to a point of tangent;
4. Thence N90°00'00"E, along said tangent, a distance of 10.21 feet;
5. Thence S45°00'00"E, a distance of 37.48 feet;
6. Thence S00°00'00"W, a distance of 1401.61 feet to a point on a tangent curve;
7. Thence along a curve to the left having a central angle of 66°47'25", a radius of 338.00 feet, an arc length of 394.01 feet and a chord bearing of S33°23'43"E, a distance of 372.08 feet to a point of compound curve;
8. Thence along a curve to the left having a central angle of 2°06'56", a radius of 2164.00 feet, an arc length of 79.90 feet and a chord bearing of S67°50'53"E, a distance of 79.89 feet to a point of non-tangent, being on the North line of a parcel of land recorded at Reception No. 2004088372;

Thence along said parcel of land the following three (3) courses:

1. Thence N68°54'21"W, a distance of 411.79 feet;

