

1 **BY AUTHORITY**

2 RESOLUTION NO. CR21-0365
3 SERIES OF 2021

COMMITTEE OF REFERENCE:
Land Use, Transportation & Infrastructure

4 **A RESOLUTION**

5 **Accepting and approving the plat of Telluride Street Filing No. 2.**

6 **WHEREAS**, the property owner of the following described land, territory or real property
7 situate, lying and being in the City and County of Denver, State of Colorado, to wit:

8 A PARCEL OF LAND BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 16,
9 TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY AND
10 COUNTY OF DENVER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED
11 AS FOLLOWS:

12 THE BEARINGS FOR THIS DESCRIPTION ARE BASED ON THE WEST LINE OF THE
13 NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE
14 SIXTH P.M., BEING ASSUMED TO BEAR S 00°04'06" E, FROM THE NORTH QUARTER
15 CORNER OF SAID SECTION 16, BEING MONUMENTED BY A REBAR WITH A 3-1/4 INCH
16 ALUMINUM CAP STAMPED "PLS 27278", IN A RANGEBOX, TO THE CENTER QUARTER
17 CORNER OF SAID SECTION 16, BEING MONUMENTED BY A REBAR WITH A 3-1/4 INCH
18 ALUMINUM CAP, STAMPED "PLS 20699", WITH ALL BEARINGS CONTAINED HEREIN
19 RELATIVE THERETO.

20 COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 16, THENCE S
21 00°04'06" E, ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION
22 16, A DISTANCE OF 70.00 FEET TO A POINT ON THE SOUTH LINE OF THE 56TH AVE.
23 RIGHT-OF-WAY, AS DEDICATED BY RESOLUTION 64, SERIES 2009, RECORDED AT
24 RECEPTION NO. 2009068395, IN THE RECORDS OF THE CITY AND COUNTY OF DENVER
25 CLERK AND RECORDER'S OFFICE, AND THE POINT OF BEGINNING;

26 THENCE N 89°47'39" E, ALONG SAID SOUTH LINE OF THE 56TH AVE. RIGHT-OF-WAY, A
27 DISTANCE OF 114.41 FEET TO A POINT OF NON-TANGENT CURVATURE;

28 THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT HAVING A RADIUS
29 OF 36.00 FEET, A CENTRAL ANGLE OF 89°51'46" AND AN ARC LENGTH OF 56.46 FEET,
30 THE CHORD OF WHICH BEARS S 44°51'46" W, A DISTANCE OF 50.85 FEET TO A POINT
31 BEING 78.5 FEET EAST OF THE WEST LINE OF THE NORTHEAST QUARTER OF SAID
32 SECTION 16;

33 THENCE S 00°04'06" E, ALONG A LINE BEING 78.5 FEET EAST OF AND PARALLEL TO THE
34 WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 16, A DISTANCE OF 64.10
35 FEET;

36 THENCE S 02°47'38" W, A DISTANCE OF 120.15 FEET TO A POINT BEING 72.5 FEET EAST
37 OF THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 16;

38 THENCE S 00°04'06" E, ALONG A LINE BEING 72.5 FEET EAST OF AND PARALLEL TO THE
39 WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 16, A DISTANCE OF 353.36

1 FEET TO A POINT OF CURVATURE;
2 THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 906.50
3 FEET, A CENTRAL ANGLE OF 02°56'58" AND AN ARC LENGTH OF 46.67 FEET TO THE
4 NORTHWEST CORNER OF FIRST CREEK VILLAGE FILING NO. 3, A SUBDIVISION PLAT
5 RECORDED AT RECEPTION NO. 2017111922, SAID DENVER COUNTY RECORDS, ALSO
6 BEING A NORTHEAST CORNER OF TELLURIDE STREET FILING NO. 1;
7 THENCE ALONG THE NORTH AND EAST LINE OF SAID TELLURIDE STREET FILING NO. 1,
8 THE FOLLOWING TWO (2) COURSES:

- 9 1. S 89°47'39" W, A DISTANCE OF 71.30 FEET TO A POINT ON THE WEST LINE OF
10 THE NORTHEAST QUARTER OF SAID SECTION 16;
11
- 12 2. N 00°04'06" W, ALONG SAID WEST LINE, A DISTANCE OF 620.00 FEET TO THE
13 POINT OF BEGINNING.
14

15 CONTAINING AN AREA OF 46,168 SQUARE FEET, OR 1.060 ACRES, MORE OR LESS
16
17 propose to lay out, plat and subdivide said land, territory or real property into a road, and have
18 submitted to the Council of the City and County of Denver a plat of such proposed subdivision under
19 the name and style aforesaid, showing the adjacent streets and platted territory, accompanied by a
20 certificate of title from the attorney for the City and County of Denver; and dedicating the streets,
21 avenues and other public places shown thereon; and

22 **WHEREAS**, said subdivision was surveyed by or under the direction of the City Engineer of
23 the City and County of Denver and said City Engineer has certified as to the accuracy of said survey
24 and said plat or map and their conformity with the requirements of Chapter 49, Article III of the
25 Revised Municipal Code of the City and County of Denver, and said plat has been approved by the
26 City Engineer, the Executive Director of Community Planning and Development, the Executive
27 Director of the Department of Transportation and Infrastructure and the Executive Director of Parks
28 and Recreation;

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

30 **Section 1.** That the Council hereby finds and determines that said land, territory, or real
31 property has been platted in strict conformity with the requirements of the Charter of the City and
32 County of Denver.

33 **Section 2.** That the said plat or map of Telluride Street Filing No. 2 and dedicating to the City
34 and County of Denver the streets, avenues and other public places shown thereon, be and the same
35 are hereby accepted by the Council of the City and County of Denver.
36

1 COMMITTEE APPROVAL DATE: April 6, 2021 by Consent

2 MAYOR-COUNCIL DATE: April 13, 2021 by Consent

3 PASSED BY THE COUNCIL: _____

4 _____ - PRESIDENT

5 ATTEST: _____ - CLERK AND RECORDER,
6 EX-OFFICIO CLERK OF THE
7 CITY AND COUNTY OF DENVER
8

9 PREPARED BY: Martin A. Plate, Assistant City Attorney DATE: April 15, 2021

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

14
15 Kristin M. Bronson, Denver City Attorney

16 BY: Jonathan Griffin, Assistant City Attorney DATE: Apr 15, 2021