

1 **BY AUTHORITY**

2 RESOLUTION NO. CR19-0037
3 SERIES OF 2019

COMMITTEE OF REFERENCE:
Land Use, Transportation & Infrastructure

4 **A RESOLUTION**

5 **Laying out, opening and establishing as part of the City street system parcels of**
6 **land as a public alley bounded by South Federal Boulevard, West Mississippi**
7 **Avenue, South Grove Street and West Tennessee Avenue.**

8 **WHEREAS**, the Executive Director of Public Works of the City and County of Denver has
9 found and determined that the public use, convenience and necessity require the laying out, opening
10 and establishing as a public alley designated as part of the system of thoroughfares of the
11 municipality those portions of real property hereinafter more particularly described, and, subject to
12 approval by resolution has laid out, opened and established the same as a public alley;

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

14 **Section 1.** That the action of the Executive Director of Public Works in laying out, opening
15 and establishing as part of the system of thoroughfares of the municipality the following described
16 portions of real property situate, lying and being in the City and County of Denver, State of Colorado,
17 to wit:

18 **PARCEL DESCRIPTION ROW NO. 2019-DEDICATION-0000004-001:**

19 ROW-1

20 That parcel of land conveyed to the City and County of Denver by Warranty Deed recorded August
21 16, 2017 at Reception No. 2017108007 in the records of the Clerk and Recorder of the City and
22 County of Denver, described therein as follows:

23
24 A part of that tract of land described in Warranty deed recorded September 23, 2014 at Reception
25 No. 2014115393, situated in the Southeast ¼ of Section 17, Township 4 South, Range 68 West, of
26 the 6th Principal Meridian, City and County of Denver, State of Colorado being more particularly
27 described as follows:

28
29 Commencing at the southeast corner of Lot 31, Bobo, McIntosh & Barton Subdivision, thence
30 N89°54'58"W, along the south line of said Subdivision a distance of 148.00 feet to the southeast
31 corner of said tract of land described at Reception No. 2014115393 and the Point of Beginning;

32
33 Thence N89°54'58"W along the south line of said tract, a distance of 37.00 feet;

34
35 Thence N49°49'22"E, a distance of 8.51 feet;

36
37 Thence N00°01'29"E, a distance of 132.03 feet;

1
2 Thence S89°54'45"E, a distance of 22.50 feet to the north line of said tract of land described at
3 Reception No. 2014115393;

4
5 Thence running east and south along the boundary of said tract the next three (3) courses:

- 6
7 1. S00°01'29"W, a distance of 65.65 feet;
8 2. S89°54'45"E, a distance of 8.00 feet;
9 3. S00°01'29"W, a distance of 71.88 feet to the Point of Beginning.

10
11 Containing 3687 sq. ft., more or less.

12
13 Bearing are based on the east line of the Southeast ¼ of Section 17 assumed to bear N00°01'29"E.

14
15 **PARCEL DESCRIPTION ROW NO. 2019-DEDICATION-0000004-002:**

16
17 **ROW-2**

18 That parcel of land conveyed to the City and County of Denver by Warranty Deed recorded
19 December 19, 2018 at Reception No. 2018160659 in the records of the Clerk and Recorder of the
20 City and County of Denver, described therein as follows:

21 The east 22.5 feet of that tract of land described in Warranty deed recorded December 31, 2013 at
22 Reception No. 2013183624, situated in the Southeast ¼ of Section 17, Township 4 South, Range
23 68 West, of the 6th Principal Meridian, City and County of Denver, State of Colorado being more
24 particularly described as follows:

25
26 Commencing at the southwest corner of Lot 31, Bobo, McIntosh & Barton Subdivision said corner
27 being on the east line of South Grove Street, thence N00°01'29"E, along said east line a distance of
28 137.54 feet to the southwest corner of said tract of land described at Reception No. 2013183624;
29 Thence S89°54'45"E, along the south line of said tract a distance of 117.50 feet to the southwest
30 corner of said east 22.50 feet and the Point of Beginning; Thence running along the boundary of said
31 east 22.50 the next four (4) courses:

- 32
33 1. N00°01'29"E, a distance of 60.02 feet;
34 2. S89°54'35"E, a distance of 22.50 feet;
35 3. S00°01'29"W, a distance of 60.02 feet;
36 4. N89°54'45"W, a distance of 22.50 feet to the Point of Beginning.

37
38 Containing 1350 sq. ft., more or less.

39
40 Bearing are based on the east line of the Southeast ¼ of Section 17 assumed to bear N00°01'29"E.

41
42 **PARCEL DESCRIPTION ROW NO. 2019-DEDICATION-0000004-003:**

43
44 **ROW-3**

45 That parcel of land conveyed to the City and County of Denver by Warranty Deed recorded October
46 23, 2017 at Reception No. 2017139038 in the records of the Clerk and Recorder of the City and
County of Denver, described therein as follows:

1 The east 22.50 feet of that tract of land described in Warranty deed recorded May 2, 2005 at
2 Reception No. 2005072268, situated in the Southeast ¼ of Section 17, Township 4 South, Range
3 68 West, of the 6th Principal Meridian, City and County of Denver, State of Colorado being more
4 particularly described as follows:

5
6 Commencing at the southwest corner of Lot 31, Bobo, McIntosh & Barton Subdivision said corner
7 being on the east line of South Grove Street, thence N00°01'29"E, along said east line a distance of
8 197.57 feet to the southwest corner of said tract of land described at Reception No. 2005072268;
9 Thence S89°54'35"E, along the south line of said tract a distance of 117.50 feet to the southwest
10 corner of said east 22.50 feet and the Point of Beginning; Thence running along the boundary of said
11 east 22.50 the next four (4) courses:

- 12
- 13 1. N00°01'29"E, a distance of 60.02 feet;
- 14 2. S89°54'24"E, a distance of 22.50 feet;
- 15 3. S00°01'29"W, a distance of 60.02 feet;
- 16 4. N89°54'35"W, a distance of 22.50 feet to the Point of Beginning.
- 17

18 Containing 1350 sq. ft., more or less.

19
20 Bearing are based on the east line of the Southeast ¼ of Section 17 assumed to bear N00°01'29"E.

21
22 **PARCEL DESCRIPTION ROW NO. 2019-DEDICATION-0000004-004:**

23 ROW-4

24 That parcel of land conveyed to the City and County of Denver by Warranty Deed recorded October
25 18, 2017 at Reception No. 2017137216 in the records of the Clerk and Recorder of the City and
26 County of Denver, described therein as follows:

27
28 The east 22.50 feet of that tract of land described in Quit Claim deed recorded December 14, 2011
29 at Reception No. 2011141570, situated in the Southeast ¼ of Section 17, Township 4 South, Range
30 68 West, of the 6th Principal Meridian, City and County of Denver, State of Colorado being more
31 particularly described as follows:

32
33 Commencing at the southwest corner of Lot 31, Bobo, McIntosh & Barton Subdivision said corner
34 being on the east line of South Grove Street, thence N00°01'29"E, along said east line a distance of
35 257.60 feet to the southwest corner of said tract of land described at Reception No. 2011141570;
36 Thence S89°54'24"E, along the south line of said tract a distance of 117.50 feet to the southwest
37 corner of said east 22.50 feet and the Point of Beginning; Thence running along the boundary of said
38 east 22.50 feet the next four (4) courses:

- 39
- 40 1. N00°01'29"E, a distance of 60.02 feet;
- 41 2. S89°54'13"E, a distance of 22.50 feet;
- 42 3. S00°01'29"W, a distance of 60.02 feet;
- 43 4. N89°54'24"W, a distance of 22.50 feet to the Point of Beginning.
- 44

45 Containing 1350 sq. ft., more or less.

46
47 Bearings are based on the east line of the Southeast ¼ of Section 17 assumed to bear N00°01'29"E.

1 **PARCEL DESCRIPTION ROW NO. 2019-DEDICATION-0000004-005:**

2 ROW-5

3 That parcel of land conveyed to the City and County of Denver by Warranty Deed recorded August
4 16, 2017 at Reception No. 2017108010 in the records of the Clerk and Recorder of the City and
5 County of Denver, described therein as follows:

6
7 The east 22.50 feet of that tract of land described in Quit Claim deed recorded January 28, 1993 at
8 Reception No. 1993011169, situated in the Southeast ¼ of Section 17, Township 4 South, Range
9 68 West, of the 6th Principal Meridian, City and County of Denver, State of Colorado being more
10 particularly described as follows:

11
12 Commencing at the southwest corner of Lot 31, Bobo, McIntosh & Barton Subdivision said corner
13 being on the east line of South Grove Street, thence N00°01'29"E, along said east line a distance of
14 317.63 feet to the southwest corner of said tract of land described at Reception No. 1993011169;
15 Thence S89°54'13"E, along the south line of said tract a distance of 117.50 feet to the southwest
16 corner of said east 22.50 and the Point of Beginning; Thence running along the boundary of said
17 east 22.50 the next four (4) courses:

- 18
19 1. N00°01'29"E, a distance of 60.02 feet;
20 2. S89°54'02"E, a distance of 22.50 feet;
21 3. S00°01'29"W, a distance of 60.02 feet;
22 4. N89°54'13"W, a distance of 22.50 feet to the Point of Beginning.

23
24 Containing 1350 sq. ft., more or less.

25
26 Bearing are based on the east line of the Southeast ¼ of Section 17 assumed to bear N00°01'29"E.
27

28 **PARCEL DESCRIPTION ROW NO. 2019-DEDICATION-0000004-006:**

29 ROW-6

30 That parcel of land conveyed to the City and County of Denver by Warranty Deed recorded
31 September 6, 2017 at Reception No. 2017117351 in the records of the Clerk and Recorder of the
32 City and County of Denver, described therein as follows:

33
34 The east 22.50 feet of that tract of land described in Warranty deed recorded February 14, 2012 at
35 Reception No. 2012017656, situated in the Southeast ¼ of Section 17, Township 4 South, Range
36 68 West, of the 6th Principal Meridian, City and County of Denver, State of Colorado being more
37 particularly described as follows:

38
39 Commencing at the southwest corner of Lot 31, Bobo, McIntosh & Barton Subdivision said corner
40 being on the east line of South Grove Street, thence N00°01'29"E, along said east line a distance of
41 377.66 feet to the southwest corner of said tract of land described at Reception No. 2012017656;
42 Thence S89°53'11"E, along the south line of said tract a distance of 117.50 feet to the southwest
43 corner of said east 22.50 and the Point of Beginning; Thence running along the boundary of said
44 east 22.50 the next four (4) courses:

- 45
46 1. N00°01'29"E, a distance of 60.03 feet;
47 2. S89°54'02"E, a distance of 22.50 feet;

- 1 3. S00°01'29"W, a distance of 60.00 feet;
2 4. N89°58'31"W, a distance of 22.50 feet to the Point of Beginning.

3
4 Containing 1350 sq. ft., more or less.

5
6 Bearing are based on the east line of the Southeast ¼ of Section 17 assumed to bear N00°01'29"E.
7

8 **PARCEL DESCRIPTION ROW NO. 2019-DEDICATION-0000004-007:**

9 ROW-7

10 That parcel of land conveyed to the City and County of Denver by Warranty Deed recorded May 24,
11 2018 at Reception No. 2018061437 in the records of the Clerk and Recorder of the City and County
12 of Denver, described therein as follows:
13

14 A part of that tract of land described in Quit Claim deed recorded August 12, 2004 at Reception No.
15 2004167083, situated in the Southeast ¼ of Section 17, Township 4 South, Range 68 West, of the
16 6th Principal Meridian, City and County of Denver, State of Colorado being more particularly
17 described as follows:
18

19 Commencing at the southwest corner of Lot 31, Bobo, McIntosh & Barton Subdivision said corner
20 being on the east line of South Grove Street, thence N00°01'29"E, along said east line a distance of
21 437.66 feet to the southwest corner of said tract of land described at Reception No. 2004167083;
22 Thence S89°54'02"E, along the south line of said tract a distance of 117.50 feet to the southwest
23 corner of said part of that tract of land and the Point of Beginning;
24

25 Thence N00°01'29"E a distance of 94.00 feet;

26 Thence N89°54'02"W, a distance of 2.50 feet;

27 Thence N00°01'29"E, a distance of 3.00 feet to the north line of said tract of land described at
28 Reception No. 2004167083;
29

30 Thence running east and south along boundary of said tract the next three (3) courses;
31

- 32 1. S89°54'02"E, a distance of 25.00 feet;
33 2. S00°01'29"W, a distance of 97.00 feet;
34 3. N89°54'02"W, a distance of 22.50 feet to the Point of Beginning.
35

36 Containing 2190 sq. ft., more or less.

37
38 Bearing are based on the east line of the Southeast ¼ of Section 17 assumed to bear N00°01'29"E.
39

40 **PARCEL DESCRIPTION ROW NO. 2019-DEDICATION-0000004-008:**

41 ROW-8

42 That parcel of land conveyed to the City and County of Denver by Warranty Deed recorded
43 December 27, 2017 at Reception No. 2017168320 in the records of the Clerk and Recorder of the
44 City and County of Denver, described therein as follows:
45

1 A part of that tract of land described in Quit Claim deed recorded July 10, 2009 at Reception No.
2 2009087900, situated in the Southeast ¼ of Section 17, Township 4 South, Range 68 West, of the
3 6th Principal Meridian, City and County of Denver, State of Colorado being more particularly
4 described as follows:

5
6 Commencing at the southeast corner of Lot 31, Bobo, McIntosh & Barton Subdivision, thence
7 N00°01'29"E, along the east line of said Subdivision and northerly extension of said east line a
8 distance of 534.58 feet to the southeast corner of said tract of land described at Reception No.
9 2009087900; Thence N89°54'02"W, along the south line of said tract a distance of 156.00 feet to
10 the southeast corner of said part of that tract of land and the Point of Beginning; Thence running
11 along the boundary of said part of that tract of land the next four (4) courses:

- 12
- 13 1. N89°54'02"W, a distance of 25.00 feet;
- 14 2. N00°01'29"E, a distance of 65.60 feet;
- 15 3. S89°53'24"E, a distance of 25.00 feet;
- 16 4. S00°01'29"W, a distance of 65.59 feet to the Point of Beginning.
- 17

18 Containing 1640 sq. ft., more or less.

19
20 Bearing are based on the east line of the Southeast ¼ of Section 17 assumed to bear N00°01'29"E
21
22 be and the same is hereby approved and said real property is hereby laid out and established and
23 declared laid out, opened and established as a public alley.

24 **Section 2.** That the real property described in Section 1 hereof shall henceforth be a public
25 alley.

26 COMMITTEE APPROVAL DATE: January 22, 2019 by Consent

27 MAYOR-COUNCIL DATE: January 29, 2019

28 PASSED BY THE COUNCIL: _____
29 _____ - PRESIDENT

30 ATTEST: _____ - CLERK AND RECORDER,
31 EX-OFFICIO CLERK OF THE
32 CITY AND COUNTY OF DENVER

33 PREPARED BY: Martin A. Plate, Assistant City Attorney DATE: January 31, 2019

34 Pursuant to section 13-12, D.R.M.C., this proposed resolution has been reviewed by the Office of
35 the City Attorney. We find no irregularity as to form, and have no legal objection to the proposed
36 resolution. The proposed resolution is not submitted to the City Council for approval pursuant to §
37 3.2.6 of the Charter.

38
39 Kristin M. Bronson, Denver City Attorney

40
41 BY: Kristin M. Bronson, Assistant City Attorney DATE: Jan 30, 2019