

1 **BY AUTHORITY**

2 RESOLUTION NO. CR17-0674  
3 SERIES OF 2017

COMMITTEE OF REFERENCE:  
Land Use, Transportation & Infrastructure

4 **A RESOLUTION**

5 **Accepting and approving the plat of Stapleton Filing No. 52**

6 **WHEREAS**, the property owners 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 part of the Southeast Quarter of Section 10, Township 3 South, Range 67 West of the Sixth  
9 Principal Meridian, City and County of Denver, State of Colorado, more particularly described as  
10 follows:

11  
12 **COMMENCING** at the South Quarter Corner of said Section 10;  
13 thence North 85°02'20" East a distance of 971.57 feet to a point on the  
14 southerly line of Parcel TK-13C (LA-13 REV. 3) described at Reception Number 2010075685 in the  
15 Clerk and Recorder's Office of said City and County of Denver and the **POINT OF BEGINNING**;  
16  
17 thence North 10°14'06" East a distance of 12.73 feet;  
18 thence North 00°33'08" West a distance of 104.31 feet;  
19 thence North 43°25'53" West a distance of 19.10 feet;  
20 thence North 00°33'08" West a distance of 192.04 feet to a point of curve;  
21 thence along the arc of a curve to the left having a radius of 566.00 feet, a central angle of 12°36'01",  
22 an arc length of 124.47 feet and whose chord bears North 06°51'09" West a distance of 124.22 feet;  
23 thence North 13°09'10" West a distance of 138.48 feet;  
24 thence North 71°14'44" East a distance of 47.62 feet to a point of curve;  
25 thence along the arc of a curve to the left having a radius of 566.00 feet, a central angle of 16°33'51",  
26 an arc length of 163.63 feet and whose chord bears North 62°57'48" East a distance of 163.06 feet to  
27 a point of reverse curve;  
28 thence along the arc of a curve to the right having a radius of 534.00 feet, a central angle of 71°22'55",  
29 an arc length of 665.28 feet and whose chord bears South 89°37'40" East a distance of 623.09 feet to  
30 a point of reverse curve;  
31 thence along the arc of a curve to the left having a radius of 466.00 feet, a central angle of 21°55'46",  
32 an arc length of 178.36 feet and whose chord bears South 64°54'06" East a distance of 177.27 feet;  
33 thence South 78°08'17" East a distance of 65.47 feet;  
34 thence South 02°05'10" East a distance of 64.61 feet;  
35 thence South 00°18'44" East a distance of 485.07 feet;  
36 thence South 31°26'24" East a distance of 11.74 feet to a point on said southerly line of Parcel TK-  
37 13C (LA-13 REV. 3) described at Reception Number 2010075685;  
38 thence South 88°51'45" West, along said southerly line of Parcel TK-13C (LA-13 REV. 3) described at  
39 Reception Number 2010075685, a distance of 66.58 feet;  
40 thence North 00°18'44" West a distance of 117.46 feet;  
41 thence South 89°23'56" West a distance of 873.24 feet;  
42 thence South 00°33'08" East a distance of 124.55 feet to a point on said southerly line of Parcel TK-  
43 13C (LA-13 REV. 3) described at Reception Number 2010075685;  
44 thence South 89°29'45" West, along said southerly line of Parcel TK-13C (LA-13 REV. 3) described at

1 Reception Number 2010075685, a distance of 49.88 feet to the **POINT OF BEGINNING**.  
2 Containing 577,783 square feet or 13.264 acres, more or less.  
3

4 **BASIS OF BEARING:** Bearings are based on the south line of the Southeast Quarter of Section 10,  
5 Township 3 South, Range 67 West of the Sixth Principal Meridian, City and County of Denver, State of  
6 Colorado, bearing North 89°29'45" East based on NAD 83/92 Colorado Central Zone State Plane  
7 Coordinates. The South Quarter Corner of said Section 10 is a found 3-1/4" aluminum Cap in a  
8 Monument Box Stamped: PLS 27936. The Southeast Corner of said Section 10 is a found 3-1/4"  
9 aluminum Cap in a Monument Box Stamped ZBS INC PLS 11434  
10

11 propose to lay out, plat and subdivide said land, territory or real property into a block, a lot and tracts,  
12 and have submitted to the Council of the City and County of Denver a plat of such proposed  
13 subdivision under the name and style aforesaid, showing the adjacent streets and platted territory,  
14 accompanied by a certificate of title from the attorney for the City and County of Denver.

15 **WHEREAS**, said subdivision was surveyed by or under the direction of the City Engineer of the  
16 City and County of Denver and said City Engineer has certified as to the accuracy of said survey and  
17 said plat or map and their conformity with the requirements of Chapter 49, Article III of the Revised  
18 Municipal Code of the City and County of Denver, and said plat has been approved by the City  
19 Engineer, the Executive Director of Community Planning and Development, the Executive Director of  
20 Public Works and the Executive Director of Parks and Recreation;

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

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

25 **Section 2.** That the said plat or map of Stapleton Filing No. 52 be and the same are hereby  
26 accepted by the Council of the City and County of Denver.  
27

28 **REMAINDER OF PAGE INTENTIONALLY BLANK**  
29

1 COMMITTEE APPROVAL DATE: June 13, 2017 by Consent  
2 MAYOR-COUNCIL DATE: June 20, 2017  
3 PASSED BY THE COUNCIL: \_\_\_\_\_ June 26, 2017

4 \_\_\_\_\_ *Al Burke* \_\_\_\_\_ - PRESIDENT

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

9 PREPARED BY: Brent A. Eisen, Assistant City Attorney DATE: June 22, 2017

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: *BA Eisen* \_\_\_\_\_, Assistant City Attorney DATE: Jun 22, 2017 \_\_\_\_\_