



Department of Public Works
Capital Projects Management
Permit Operations and Right of Way Enforcement
Infrastructure Planning & Programming
Traffic Engineering Services
201 W. Colfax Avenue
Denver, CO 80202
www.denvergov.org

REQUEST FOR RESOLUTION TO DEDICATE PUBLIC RIGHT-OF-WAY

TO: Melinda Olivarez, City Attorney's Office

FROM: Robert J. Duncanson P.E., Engineering Manager II
Right-of-Way Services

DATE: May 9, 2011

ROW #: 2010-0421-04 **SCHEDULE #:** Parcel # 1- A portion of 0629211040000-Evans
Parcel # 2- A portion of 0629211040000-Holly

TITLE: This request is to dedicate two parcels of land as Public Right of Way as Evans Ave and S. Holly St. Located at the intersection of Evans Ave and S. Holly St.

SUMMARY: Request for a Resolution for laying out, opening and establishing certain real property as part of the system of thoroughfares of the municipality; i.e. as Evans St, and S. Holly St. This parcel(s) of land is being dedicated to the City and County of Denver for Public Right-of-Way, as part of the development project 7-Eleven at 5600 Evans Ave.

It is requested that the above subject item be placed on the Mayor-Council Agenda for the next available date.

Therefore, you are requested to initiate Council action to dedicate a parcel of land for Public Right-of-Way purposes as Evans Ave. The land is described as follows.

INSERT PARCEL DESCRIPTION ROW (# 2010-0421-001) HERE.

Therefore, you are requested to initiate Council action to dedicate a parcel of land for Public Right-of-Way purposes as S. Holly St. The land is described as follows.

INSERT PARCEL DESCRIPTION ROW (# 2010-0421-002) HERE.

A map of the area to be dedicated is attached.

RD/JS/VLH



cc: Asset Management, Steve Wirth
City Councilperson and Aides, Charlie Brown, District #6
City Council Staff, Gretchen Williams
Environmental Services, David Erickson
Mayor's Office, City Council Liaison, R. D. Sewald
Mayor's Office, Heather Barry
Public Works, Manager's Office, Christine Downs
Public Works, Manager's Office, Debra Baca
Public Works, Right-of-Way Engineering Services, Rob Duncanson
Department of Law, Karen Aviles
Department of law, Melinda Olivarez
Department of law, Arlene Dykstra
Public Works, Right-of-Way Engineering Services, Area surveyor Joel Schmidt
Public Works Survey-Paul Rogalla
Agent: n/a
Owner: City and County of Denver
Project file folder 2010-0421-04

ORDINANCE/RESOLUTION REQUEST

Please email requests to Daelene Mix at
daelene.mix@denvergov.org by **NOON on Monday**.

All fields must be completed.

Incomplete request forms will be returned to sender which may cause a delay in processing.

Date of Request: May 9, 2011

Please mark one: ☐ Bill Request or ☒ Resolution Request

1. Has your agency submitted this request in the last 12 months?

☐ Yes ☒ No

If yes, please explain:

2. **Title:** (Include a concise, one sentence description – please include name of company or contractor and contract control number - that clearly indicates the type of request: grant acceptance, contract execution, amendment, municipal code change, supplemental request, etc.)

This request is to dedicate two parcels of land as Public Right of Way as Evans Ave and S. Holly St.
Located at the intersection of Evans Ave and S. Holly St.

3. **Requesting Agency:** PW Right of Way Engineering Services

4. **Contact Person:** (With actual knowledge of proposed ordinance/resolution.)

- **Name:** Vanessa Herman
- **Phone:** 720-913-0719
- **Email:** vanessa.herman@denvergov.org

5. **Contact Person:** (With actual knowledge of proposed ordinance/resolution who will present the item at Mayor-Council and who will be available for first and second reading, if necessary.)

- **Name:** Debra Baca
- **Phone:** 720-865-8712
- **Email:** debra.baca@denvergov.org

6. **General description of proposed ordinance including contract scope of work if applicable:**

To dedicate a parcel of land as Evans Ave and S. Holly St. These parcel(s) of land are being dedicated to the City and County of Denver for Public Right-of-Way, as part of the development project 7-Eleven at 5600 Evans Ave.

****Please complete the following fields:** (Incomplete fields may result in a delay in processing. If a field is not applicable, please enter N/A for that field.)

- a. **Contract Control Number:** N/A
- b. **Duration:** Permanent
- c. **Location:** Evans Ave and S. Holly St
- d. **Affected Council District:** Charlie Brown Dist # 6
- e. **Benefits:** N/A
- f. **Costs:** N/A

7. **Is there any controversy surrounding this ordinance?** (Groups or individuals who may have concerns about it?) **Please explain.**

None

To be completed by Mayor's Legislative Team:

SIRE Tracking Number: _____

Date Entered: _____



DENVER
THE MILE HIGH CITY

EXECUTIVE SUMMARY

Project Title:2010-0421-04, 7-Eleven at 5600 Evans Ave

Description of Proposed Project:Dedicate a parcel of land as Public Right of Way as Evans Ave and S. Holly St

Explanation of why the public right-of-way must be utilized to accomplish the proposed project:The City and County of Denver was deeded land to create into Public Right-of-Way

Has a Temp MEP been issued, and if so, what work is underway:N/A

What is the known duration of an MEP:N/A

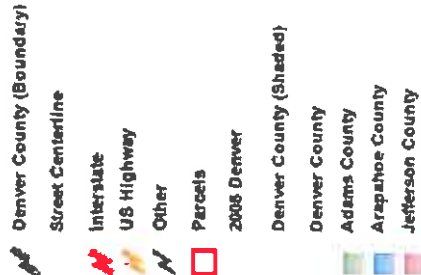
Will land be dedicated to the City if the vacation goes through:N/A

Will an easement be placed over a vacated area, and if so explain:N/A

Will an easement relinquishment be submitted at a later date:N/A

Additional information:This land was deeded to the City and County of Denver for the purpose to dedicate it as Public Right-of-Way, as a part of the development project 7-Eleven at 5600 Evans Ave.

2#-72044



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Parcel: 2010-0421-001
DEDICATE AS EVANS AVE.

LEGAL DESCRIPTION
ROW DEDICATION

The east 116 feet of the following described parcel of land:

A parcel of land being a part of Plot 23, University Addition, situated in the SW 1/4 of the NW 1/4 of Section 29, T.4S., R.67W., of the 6th P.M., City and County of Denver, State of Colorado, being more particularly described as follows:

Commencing at the NW Corner of the SW 1/4 of the NW 1/4 of Section 29, T.4S., R.67W., of the 6th P.M.;
Thence S00°32'51"E along the West Line of the SW 1/4 of the NW 1/4 of Section 29, a distance of 48.12 feet;
Thence N89°27'09"E a distance of 30.00 feet to a point on the East R.O.W. Line of South Holly Street and the **Point of Beginning**;
Thence N44°26'35"E along the Southeasterly Line of a parcel of land described in Book 2435 at Page 282, Denver County Clerk and Records Office a distance of 25.46 feet to a point on the South R.O.W. Line of East Evans Avenue;
Thence N89°35'06"E along said South R.O.W. Line a distance of 107.00 feet;
Thence S00°32'51"E a distance of 13.00 feet;
Thence S89°35'06"W a distance of 116.00 feet;
Thence S00°32'51"E a distance of 112.00 feet;
Thence S89°35'06"W a distance of 9.00 feet to point on the East R.O.W. Line of South Holly Street;
Thence N00°32'51"W along said East R.O.W. Line a distance of 106.95 feet to the **Point of Beginning**.

Parcel Contains (2,471 Square Feet) 0.0567 Acres

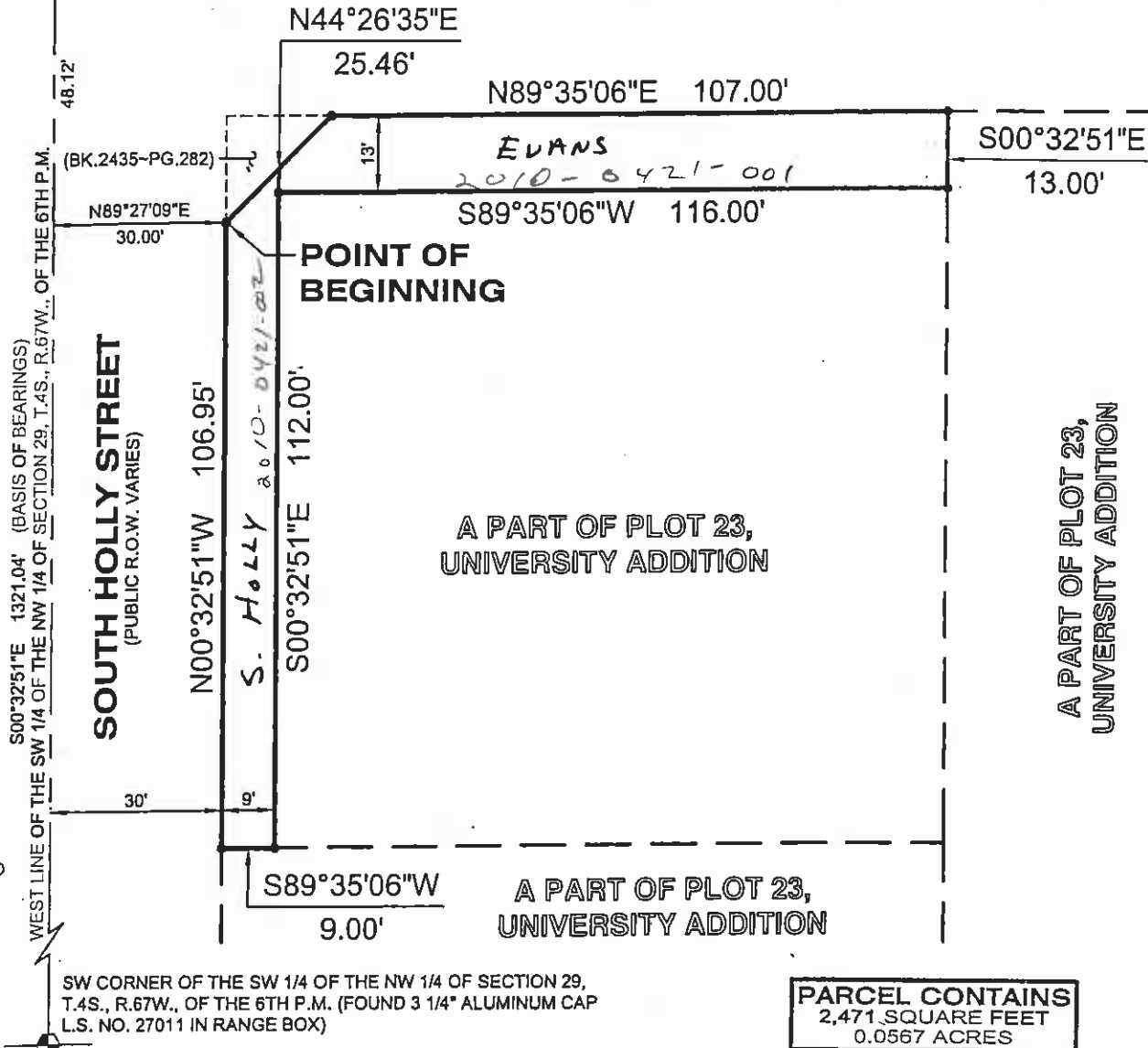
Parcel:
2010-0421-001

EXHIBIT

POINT OF COMMENCEMENT

NW CORNER OF THE SW 1/4 OF THE NW 1/4 OF SECTION 29,
T.4S., R.67W., OF THE 6TH P.M. (FOUND 3 1/4" ALUMINUM CAP
L.S. NO. 270__ IN RANGE BOX)

EAST EVANS AVENUE
(PUBLIC R.O.W. VARIES)



OWNER:

RD INVESTMENTS LLC
5531 SOUTH NUCLA STREET
CENTENNIAL, COLORADO 80015

PREPARED BY:

ENGINEERING SERVICE COMPANY,
1300 SOUTH POTOMAC STREET, SUITE 126
AURORA, COLORADO 80012

CITY AND COUNTY OF DENVER

NOTE: THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED SURVEY. IT IS INTENDED ONLY TO DEPICT THE ATTACHED DESCRIPTION.

DRAWN BY: JDP

SCALE: 1"=30'

R.O.W. FILE#

CHECKED BY: CNB

DATE: 01/31/2011

R/W Projects: 7-Drury, Inc. 5600 E Evans Ave. CAD Exhibit
R/W Dedication: 7-11 - 5600 East Evans Ave - R/W Ded. due

R.O.W. DEDICATION

A PART OF PLOT 23, UNIVERSITY ADDITION
SITUATED IN THE SW 1/4 OF THE NW 1/4 OF SECTION 29,
T.4S., R.67W., OF THE 6TH P.M.
CITY AND COUNTY OF DENVER, STATE OF COLORADO

2010-6424-001

Parcel: 2010-0421-002
DEDICATE AS S. HOLLY ST>

LEGAL DESCRIPTION
ROW DEDICATION

All except the east 116 feet of the following described parcel of land:

A parcel of land being a part of Plot 23, University Addition, situated in the SW 1/4 of the NW 1/4 of Section 29, T.4S., R.67W., of the 6th P.M., City and County of Denver, State of Colorado, being more particularly described as follows:

Commencing at the NW Corner of the SW 1/4 of the NW 1/4 of Section 29, T.4S., R.67W., of the 6th P.M.;
Thence S00°32'51"E along the West Line of the SW 1/4 of the NW 1/4 of Section 29, a distance of 48.12 feet;
Thence N89°27'09"E a distance of 30.00 feet to a point on the East R.O.W. Line of South Holly Street and the **Point of Beginning**;
Thence N44°26'35"E along the Southeasterly Line of a parcel of land described in Book 2435 at Page 282, Denver County Clerk and Records Office a distance of 25.46 feet to a point on the South R.O.W. Line of East Evans Avenue;
Thence N89°35'06"E along said South R.O.W. Line a distance of 107.00 feet;
Thence S00°32'51"E a distance of 13.00 feet;
Thence S89°35'06"W a distance of 116.00 feet;
Thence S00°32'51"E a distance of 112.00 feet;
Thence S89°35'06"W a distance of 9.00 feet to point on the East R.O.W. Line of South Holly Street;
Thence N00°32'51"W along said East R.O.W. Line a distance of 106.95 feet to the **Point of Beginning**.

Parcel Contains (2,471 Square Feet) 0.0567 Acres

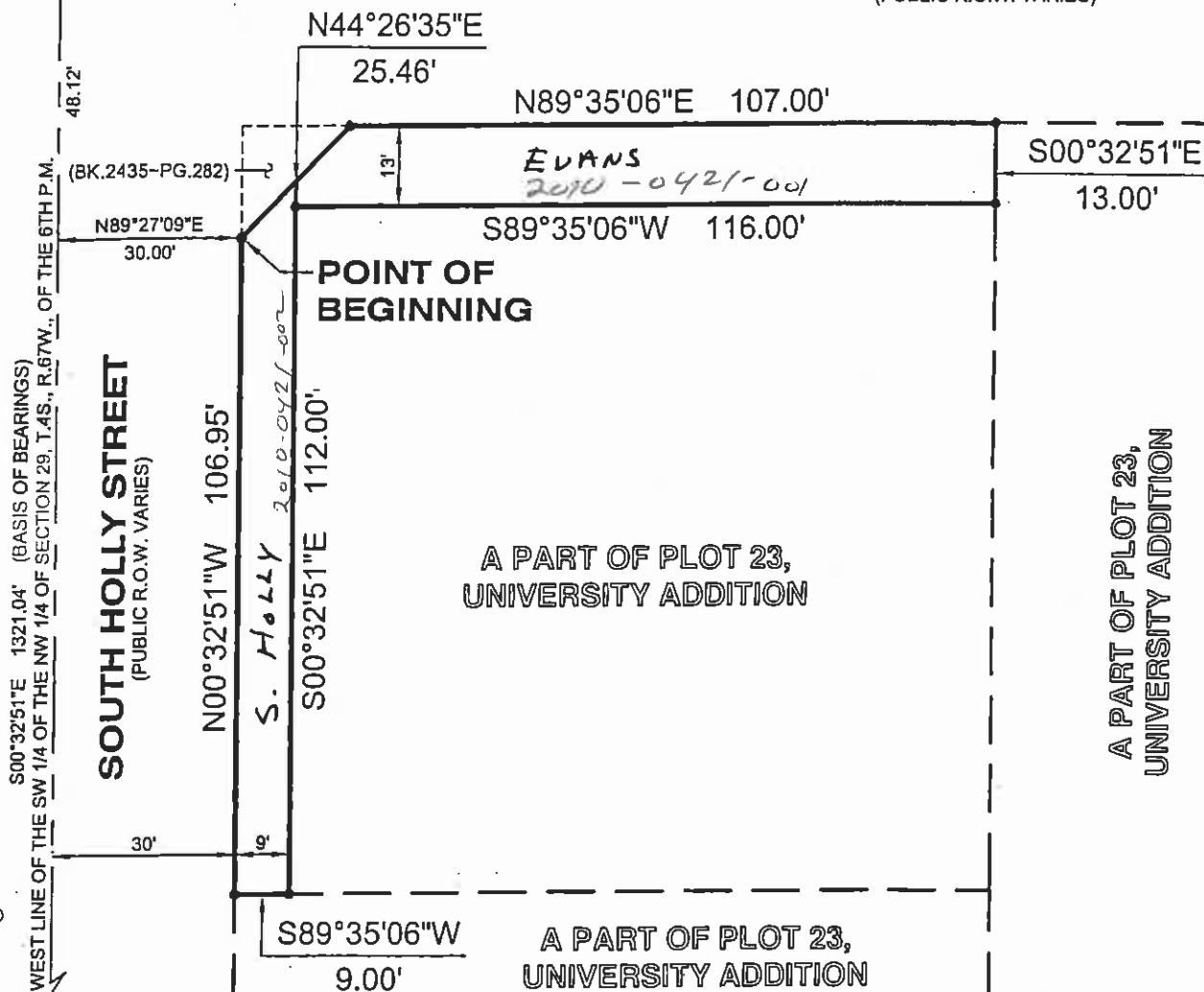
Parcel:
2010-0421-002

EXHIBIT

POINT OF COMMENCEMENT

NW CORNER OF THE SW 1/4 OF THE NW 1/4 OF SECTION 29,
T.4S., R.67W., OF THE 6TH P.M. (FOUND 3 1/4" ALUMINUM CAP
L.S. NO. 270 IN RANGE BOX)

EAST EVANS AVENUE
(PUBLIC R.O.W. VARIES)



S00°32'51"E 1321.04' (BASIS OF BEARINGS)
WEST LINE OF THE SW 1/4 OF THE NW 1/4 OF SECTION 29, T.4S., R.67W., OF THE 6TH P.M.

SOUTH HOLLY STREET
(PUBLIC R.O.W. VARIES)

N00°32'51"W 106.95'

S. HOLLY 2010-0421-002

S00°32'51"E 112.00'

A PART OF PLOT 23,
UNIVERSITY ADDITION

A PART OF PLOT 23,
UNIVERSITY ADDITION

A PART OF PLOT 23,
UNIVERSITY ADDITION

SW CORNER OF THE SW 1/4 OF THE NW 1/4 OF SECTION 29,
T.4S., R.67W., OF THE 6TH P.M. (FOUND 3 1/4" ALUMINUM CAP
L.S. NO. 27011 IN RANGE BOX)

PARCEL CONTAINS
2,471 SQUARE FEET
0.0567 ACRES



OWNER:

RD INVESTMENTS LLC
5531 SOUTH NUCLA STREET
CENTENNIAL, COLORADO 80015

PREPARED BY:

ENGINEERING SERVICE COMPANY
1300 SOUTH POTOMAC STREET, SUITE 126
AURORA, COLORADO 80012

CITY AND COUNTY OF DENVER

NOTE: THIS EXHIBIT DOES NOT REPRESENT A
MONUMENTED SURVEY. IT IS INTENDED
ONLY TO DEPICT THE ATTACHED DESCRIPTION.

DRAWN BY: JDP	SCALE: 1"=30'	R.O.W. FILE#
CHECKED BY: CNB	DATE: 01/31/2011	R:\Projects\Denver\1st5000 E Evans Ave\CAD\Exhibit ROW\Declaration\11 - 5000 East Evans Ave - ROW Decl.doc

R.O.W. DEDICATION

A PART OF PLOT 23, UNIVERSITY ADDITION
SITUATED IN THE SW 1/4 OF THE NW 1/4 OF SECTION 29,
T.4S., R.67W., OF THE 6TH P.M.
CITY AND COUNTY OF DENVER, STATE OF COLORADO

2010-0421-002