

1 **BY AUTHORITY**

2 RESOLUTION NO. CR18-0965
3 SERIES OF 2018

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 1st Street bounded by 1st Street, West Colfax Avenue, Walnut Street and**
7 **the South Platte River.**

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 street 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 street;

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. 2018-DEDICATION-000052-001:**

19 Parcels of land conveyed by Special Warranty Deed to the City and County of Denver, recorded on
20 the 26th day of July 2018, at Reception No. 2018092440 in the City and County of Denver Clerk and
21 Recorder's Office, State of Colorado, being more particularly described as follows:

22
23 A PORTION OF PARCEL TWO (AKA PARCEL A) AS DESCRIBED IN SPECIAL WARRANTY
24 DEED RECORDED JUNE 9, 2015 AT RECEPTION NO. 2015075788 IN THE OFFICIAL RECORDS
25 OF THE CLERK AND RECORDER, THE CITY AND COUNTY OF DENVER, STATE OF
26 COLORADO, LYING WITHIN BLOCK 284, WEST DENVER, A SUBDIVISION PLAT RECORDED
27 AT BOOK 1, PAGE 1B, OF SAID OFFICIAL RECORDS SITUATED IN THE SOUTHWEST
28 QUARTER OF SECTION 33, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL
29 MERIDIAN, SAID COUNTY AND STATE, BEING MORE PARTICULARLY DESCRIBED AS
30 FOLLOWS:

31
32 **COMMENCING** AT THE SOUTHWEST CORNER OF SAID SECTION 33, WHENCE THE WEST
33 LINE OF SAID SECTION 33 BEARS NORTH 00°17'33" WEST WITH ALL BEARINGS
34 REFERENCED HEREIN BEING RELATIVE THERETO.

35
36 THENCE NORTH 07°42'38" EAST, A DISTANCE OF 320.90 FEET TO THE WESTERLY RIGHT-
37 OF-WAY OF FIRST STREET ALSO KNOWN AS JACKSON STREET AS DEPICTED ON SAID
38 WEST DENVER AND THE **POINT OF BEGINNING**, SAID POINT BEING THE BEGINNING OF A

1 NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 95.50 FEET, THE
2 RADIUS POINT OF SAID CURVE BEARS NORTH 37°38'09" EAST;
3
4 THENCE DEPARTING SAID WESTERLY RIGHT-OF-WAY NORTHWESTERLY ALONG SAID
5 CURVE THROUGH A CENTRAL ANGLE OF 32°57'41", AN ARC LENGTH OF 54.94 FEET;
6
7 THENCE NORTH 19°24'10" WEST, A DISTANCE OF 25.93 FEET TO SAID WESTERLY RIGHT-
8 OF-WAY;
9
10 THENCE ALONG SAID WESTERLY RIGHT-OF-WAY, SOUTH 30°34'03" EAST, A DISTANCE OF
11 79.39 FEET TO THE **POINT OF BEGINNING**.

12 CONTAINING AN AREA OF 0.008 ACRES, (342 SQUARE FEET), MORE OR LESS

14
15 and

16 **PARCEL DESCRIPTION ROW NO. 2018-DEDICATION-0000052-002:**

17 A PORTION OF PARCEL TWO (AKA PARCEL A) AS DESCRIBED IN SPECIAL WARRANTY
18 DEED RECORDED JUNE 9, 2015 AT RECEPTION NO. 2015075788 IN THE OFFICIAL RECORDS
19 OF THE CLERK AND RECORDER, THE CITY AND COUNTY OF DENVER, STATE OF
20 COLORADO, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 3
21 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, SAID COUNTY AND STATE,
22 BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

23 **COMMENCING** AT THE SOUTHEAST CORNER OF SAID SECTION 32;

24
25 THENCE ALONG SAID EAST LINE OF SAID SECTION 32 NORTH 00°17'33" WEST, A DISTANCE
26 OF 406.83 FEET TO THE **POINT OF BEGINNING** AND THE BEGINNING OF A NON-TANGENT
27 CURVE CONCAVE EASTERLY HAVING A RADIUS OF 156.76 FEET, THE RADIUS POINT OF
28 SAID CURVE BEARS NORTH 81°59'26" EAST;

29
30 THENCE DEPARTING SAID EAST LINE NORTHERLY ALONG SAID CURVE THROUGH A
31 CENTRAL ANGLE OF 08°41'29", AN ARC LENGTH OF 23.78 FEET;

32
33 THENCE NORTH 00°40'55" EAST, A DISTANCE OF 82.14 FEET TO SAID EAST LINE;

34
35 THENCE ALONG SAID EAST LINE, SOUTH 00°17'33" EAST, A DISTANCE OF 105.84 FEET TO
36 THE **POINT OF BEGINNING**.

37
38 CONTAINING AN AREA OF 0.002 ACRES, (81 SQUARE FEET), MORE OR LESS.

39
40 be and the same is hereby approved and said real property is hereby laid out and established and
41 declared laid out, opened and established as 1st Street.


42 **Section 2.** That the real property described in Section 1 hereof shall henceforth be known
43 as 1st Street.

44 **REMAINDER OF PAGE INTENTIONALLY BLANK**

1 COMMITTEE APPROVAL DATE: September 4, 2018 by Consent

2 MAYOR-COUNCIL DATE: September 11, 2018

3 PASSED BY THE COUNCIL: September 17, 2018


4  - PRESIDENT

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

8 PREPARED BY: Brent A. Eisen, Assistant City Attorney DATE: September 13, 2018

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

13
14 Kristin M. Bronson, Denver City Attorney

15 BY: , Assistant City Attorney DATE: Sep 13, 2018