

## ORDINANCE/RESOLUTION REQUEST

Please email requests to Angela Casias  
at [angela.casias@DenverGov.org](mailto:angela.casias@DenverGov.org) by **12:00 pm 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: April 5, 2016

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, contract amendment, municipal code change, supplemental request, etc.**)

Request to relinquish 3 reserved easements at 1812 35<sup>th</sup> Street Great Divide Barrel Bar for the Great Divide Brewing Co.

**3. Requesting Agency:** Public Works – Right of Way Services – Engineering, Regulatory, and Analytics

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

- **Name:** Chaunda Sinn
- **Phone:** 720-865-3036
- **Email:** Chaunda.sinn@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:** Angela Casias
- **Phone:** 720-913-8529
- **Email:** Angela.Casias@denvergov.org

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

Request for an Ordinance to relinquish three separate easements at 1812 35<sup>th</sup> Street. The three easements are established in: Ordinance Number 151, Series of 1953, Ordinance Number 97, Series of 1939, and by Deed of Easement, recorded August 20, 1938 with recordation number 1938380743.

**\*\*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 – please do not leave blank.)

- a. **Contract Control Number:** N/A
- b. **Contract Term:** N/A
- c. **Location:** 1812 35<sup>th</sup> St
- d. **Affected Council District:** District 9 Albus Brooks
- e. **Benefits:** N/A
- f. **Contract Amount (indicate amended amount and new contract total):** 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: \_\_\_\_\_



Department of Public Works  
Right-of-Way Services  
201 W. Colfax Avenue, Dept. 507  
Denver, CO 80202  
720-865-3001  
www.denvergov.org/survey

## REQUEST FOR ORDINANCE TO RELINQUISH EASEMENT

**TO:** Charlene Thompson, City Attorney's Office  
**FROM:** Robert J. Duncanson, P.E.  
Manager 2, Development Engineering Services  
**PROJECT NO:** 2015-RELINQ-0000006  
**DATE:** April 5, 2016  
**SUBJECT:** Request for an Ordinance to relinquish three separate easements at 1812 35<sup>th</sup> Street. The three easements are established in: Ordinance Number 151, Series of 1953, Ordinance Number 97, Series of 1939, and by Deed of Easement, recorded August 20, 1938 with recordation number 1938380743.

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

This office has investigated the request of Amber Steward on behalf of Brian Dunn, for 1812 35<sup>th</sup> St. Utilities have been relocated and/or demolished leaving no purpose for the easements.

This matter has been checked by this office and has been coordinated with Asset Management; Comcast; the City Councilperson; CPD: Planning Services; Historic Preservation/Landmark; Denver Water; Denver Fire Department; City Forestry; Parks and Recreation; Engineering, Regulatory, and Analytics Transportation and Wastewater; Public Works: Construction Engineering; Public Works – Policy and Planning; Metro Wastewater Reclamation District; Survey; CenturyLink; and Xcel Energy, all of whom have returned our questionnaires indicating their agreement.

As a result of the investigations, it has been determined that there is no objection to relinquishing the subject easement.

Therefore, you are requested to initiate Council action to relinquish the easements in the following described areas:

**INSERT PARCEL DESCRIPTION 2013-PROJMSTR-0000255-ER-001 HERE**  
**INSERT PARCEL DESCRIPTION 2013-PROJMSTR-0000255-ER-002 HERE**  
**INSERT PARCEL DESCRIPTION 2013-PROJMSTR-0000255-ER-003 HERE**

A map of the area and a copy of the document creating the easement are attached.

RJD: cs

cc:

City Councilperson & Aides – District 9 Albus Brooks  
City Council Staff – Shelley Smith  
Department of Law – Brent Eisen  
Department of Law – Shaun Sullivan  
Public Works, Manager's Office – Alba Castro  
Public Works, Legislative Services – Angela Casias  
Public Works, Survey – Paul Rogalla

## EASEMENT RELINQUISHMENT EXECUTIVE SUMMARY

**Project Title:** 2015-RELINQ-0000006 - Great Divide Easement Relinquishment, located at 1812 35<sup>th</sup> St.

**Owner name:**

Brian Dunn

**Description of Proposed Project:**

This is a proposal to relinquish 3 easements at 1812 35<sup>th</sup> St for the Great Divide Brewing Co.

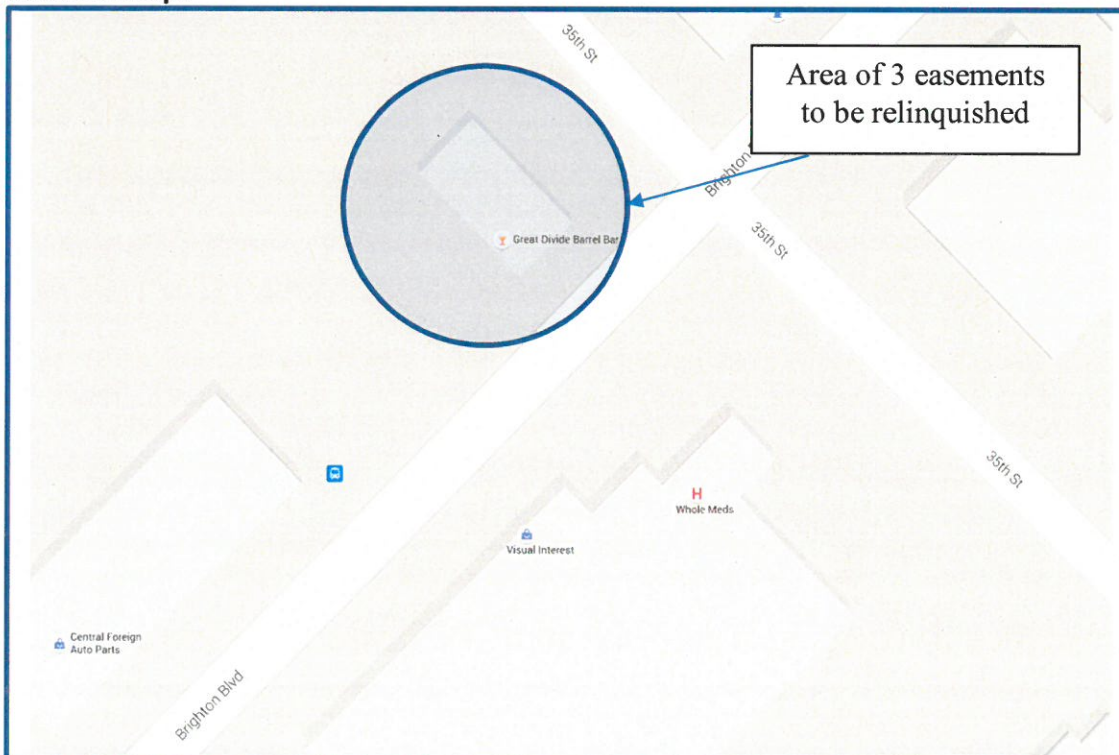
**Explanation of why the public right-of-way must be utilized to accomplish the proposed project:**

The easements are no longer needed, due to the fact that the utilities that were utilizing the easements have been relocated and demolished for the purpose of development.

**Background:**

Request for an Ordinance to relinquish three separate easements at 1812 35<sup>th</sup> Street. The three easements are established in: Ordinance Number 151, Series of 1953, Ordinance Number 97, Series of 1939, and by Deed of Easement, recorded August 20, 1938 with recordation number 1938380743.

**Location Map:**



# Easement Relinquishment

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 3 SOUTH,  
RANGE 68 WEST OF THE 6TH P. M.

CITY AND COUNTY OF DENVER, STATE OF COLORADO

## LAND DESCRIPTION

### EXHIBIT A1

A sanitary sewer easement recorded at Book 5231, Page 369, on 8/20/1938 in the Clerk and Recorder's office of the City and County of Denver, more particularly described as follows:

Beginning at the northwest corner of Lot 21 Block 13, First Addition to Ironton, City and County of Denver;

Thence S44°50'36"W, 14.14';

Thence S89°50'36"W, 195.53';

Thence N45°09'24"W, 14.14';

Thence N89°50'36"E, 215.53', along the southwest lot lines of Lots 13-16, Block 13, First Addition to Ironton, City and County of Denver, to the point of beginning;

Containing 2,055 SF (0.047 AC) more or less.

Basis of bearing is between the set #5 rebar with an orange plastic cap (L.S. 37969) at the Western Right-Of-Way intersection of Brighton Boulevard and 35th street and the set #5 rebar with an orange plastic cap (L.S. 37969) along the Northwest Right-Of-Way of Brighton Boulevard, with an assumed bearing of S44°50'15"W.



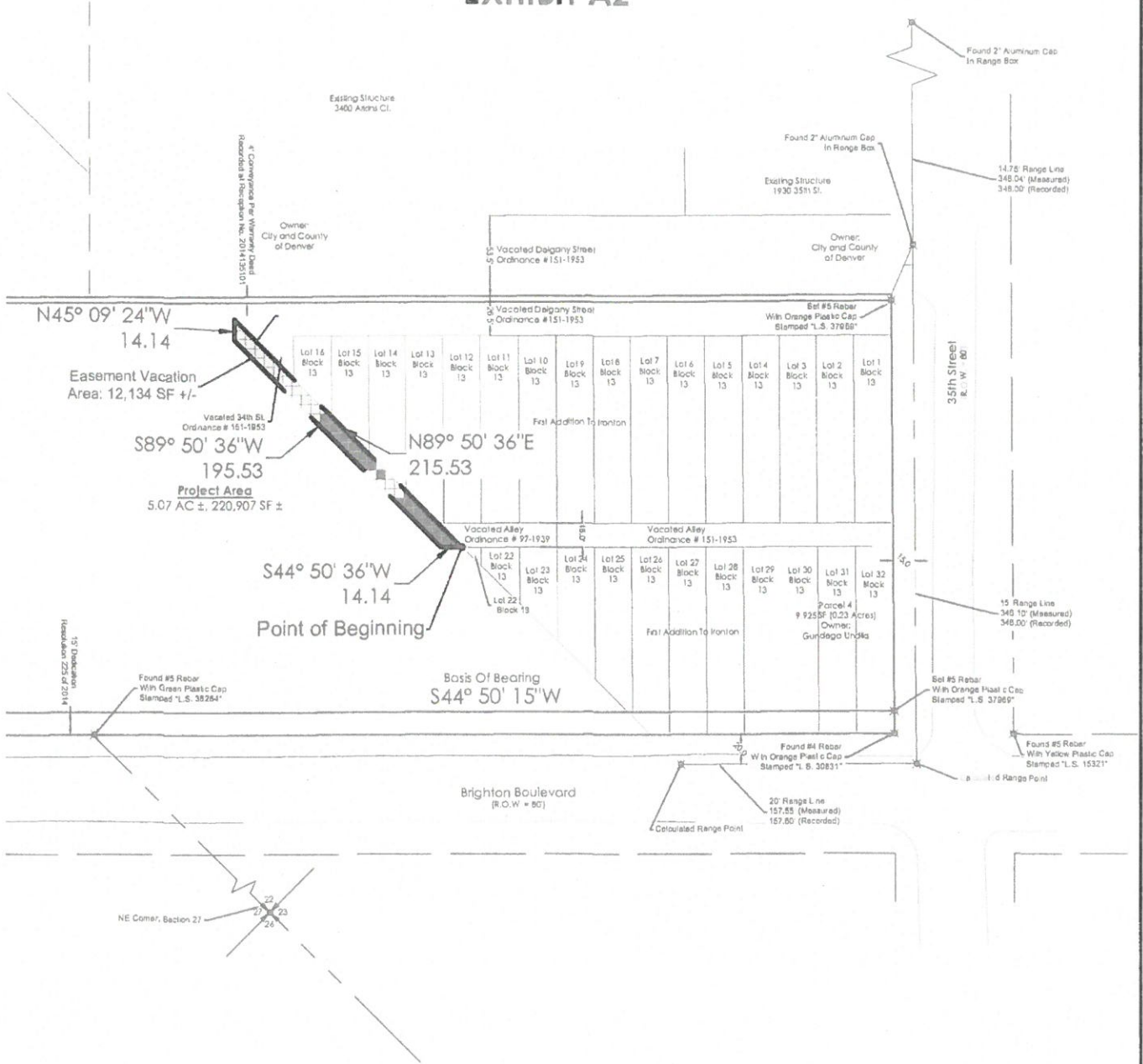
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w: evstudio.com | blog: evstudio.info

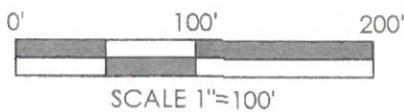
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## EXHIBIT A2



1:100 PLS. 2014



**Legend:**

 Utility Easement to be Relinquished

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# Easement Relinquishment

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## LAND DESCRIPTION

### EXHIBIT A1

A portion of the vacated alley per Ordinance 97-1939 and 151-1953 between Lots 1-13, Block 13 and Lots 21-32, Block 13, First Addition to Ironton more particularly described as follows:

Beginning at the northwest corner of Lot 21 Block 13, First Addition to Ironton, City and County of Denver;

Thence S89°50'36"W, 22.63', to a point on the southeast lot line of Lot 13, Block 13, First Addition to Ironton, City and County of Denver;

Thence N44°50'36"E, 303.56', along the southeast lot lines of Lots 1-13, Block 13, First Addition to Ironton, City and County of Denver, to a point on the southerly Right-of-Way of 35th Street also being the southeast corner of Lot 1, Block 13, First Addition to Ironton, City and County of Denver;

Thence S45°10'21"E, 16.00', along the southerly Right-of-Way of 35th Street to the north corner of Lot 32, Block 13, First Addition to Ironton, City and County of Denver;

Thence S44°50'36"W, 287.57', along the northwest lot lines of Lots 21-32, Block 13, First Addition to Ironton, City and County of Denver, to the point of beginning;

Containing 4,729 SF (0.109 AC) more or less.

Basis of bearing is between the set #5 rebar with an orange plastic cap (L.S. 37969) at the Western Right-Of-Way intersection of Brighton Boulevard and 35th street and the set #5 rebar with an orange plastic cap (L.S. 37969) along the Northwest Right-Of-Way of Brighton Boulevard, with an assumed bearing of S44°50'15"W.



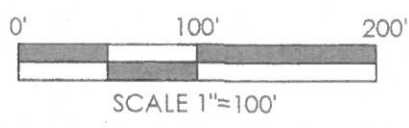
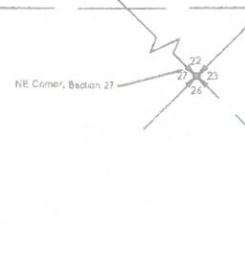
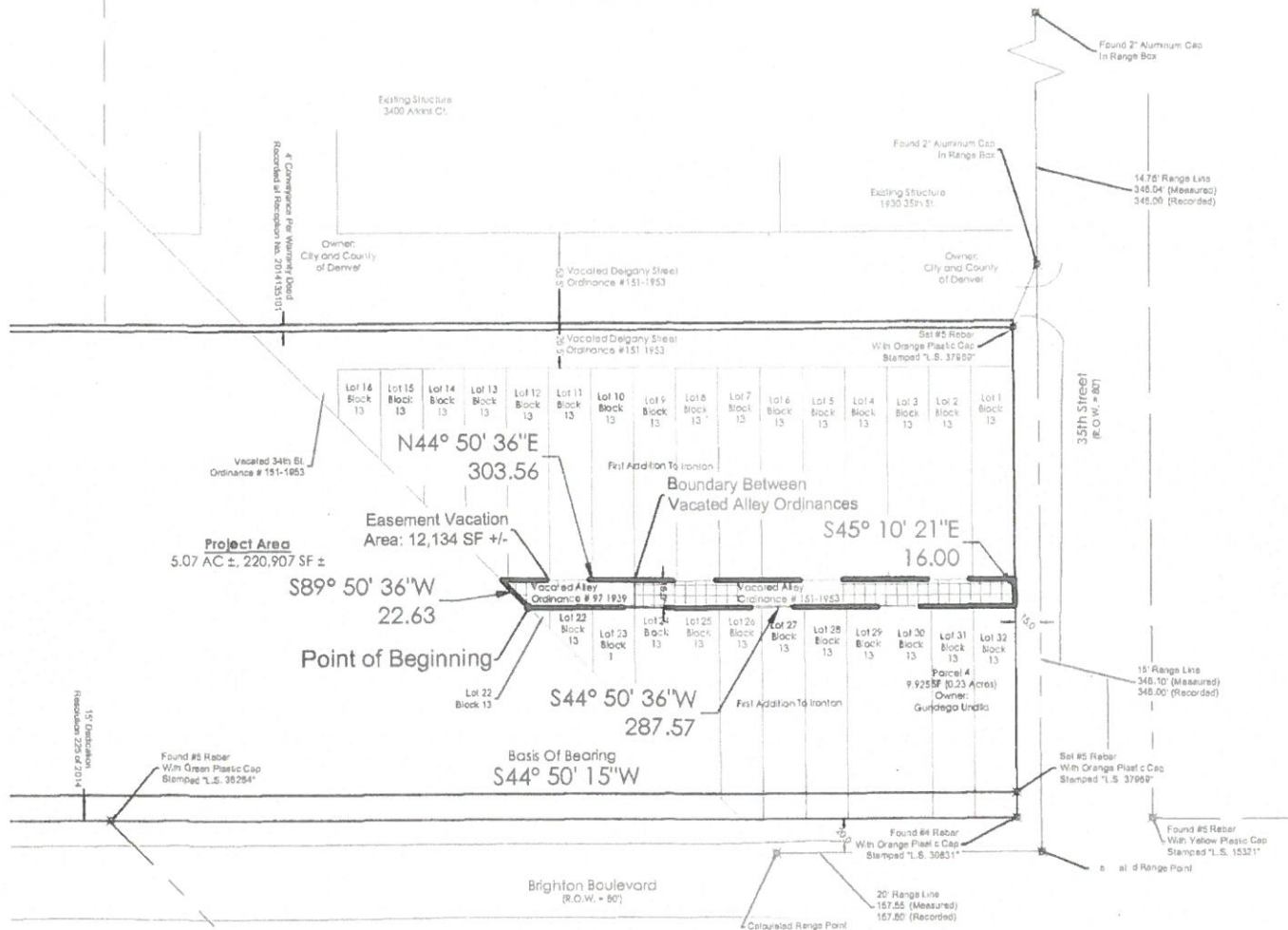
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## EXHIBIT A2



**Legend:**

 Utility Easement to be Relinquished

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 1117 Cherokee St., Ste. 306 | Denver, CO 80204  
 p. 303.670.7421 | e. civ@evstudio.com  
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# Easement Relinquishment

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CITY AND COUNTY OF DENVER, STATE OF COLORADO

## LAND DESCRIPTION

### EXHIBIT A1

A portion of vacated Delgany Street and vacated 34th Street per Ordinance #151-1953 more particularly described as follows:

Beginning at the north corner of Lot 1 Block 13, First Addition to Ironton, City and County of Denver;

Thence S44°50'36"W, 399.93, along the northwest lot lines of Lots 1-16, Block 13, First Addition to Ironton, City and County of Denver, to the northwest corner of Lot 16, Block 13, First Addition to Ironton, City and County of Denver;

Thence S45°09'24"E, 28.60', along the southwest Lot Line of Lot 16, Block 13, First Addition to Ironton, City and County of Denver;

Thence S89°50'36"W, 71.72';

Thence N44°44'04"E, 450.63' to a point on the southerly Right-of-Way of 35th Street monumented by a #5 rebar with an orange plastic cap stamped "LS 37969";

Thence S45°19'44"E, 22.97' along the southerly Right-of-Way of 35th Street to the Point of Beginning;

Containing 10,323 SF (0.237 AC) more or less.

Basis of bearing is between the set #5 rebar with an orange plastic cap (L.S. 37969) at the Western Right-Of-Way intersection of Brighton Boulevard and 35th street and the set #5 rebar with an orange plastic cap (L.S. 37969) along the Northwest Right-Of-Way of Brighton Boulevard, with an assumed bearing of S44°50'15"W.



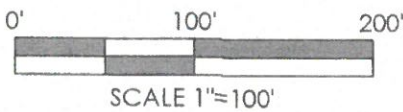
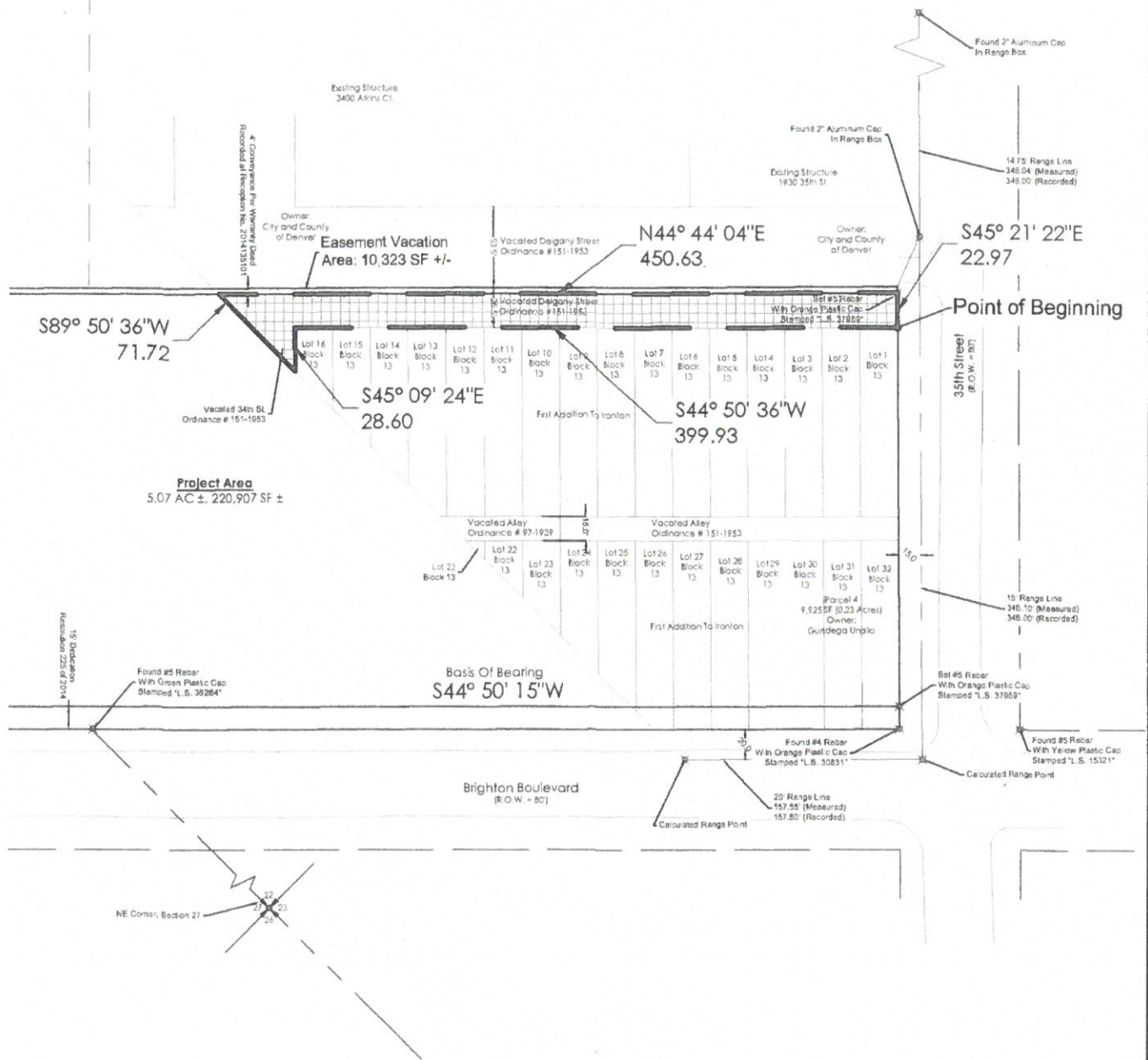
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