

BY AUTHORITY

1
2 ORDINANCE NO. _____
3 SERIES OF 2024

COUNCIL BILL NO. CB24-1608
COMMITTEE OF REFERENCE:

4 Land Use, Transportation & Infrastructure

5 **A BILL**

6 **For an ordinance relinquishing a portion of the easement established in the**
7 **Wastewater Easement and Indemnity Agreement, recorded with the Denver**
8 **Clerk & Recorder at Reception No. 9900055428 (now known as Reception No.**
9 **1999055428), located at 4602 South Syracuse Street.**

10 **WHEREAS**, the Executive Director of the Department of Transportation and Infrastructure of
11 the City and County of Denver has found and determined that the public use, convenience and
12 necessity no longer requires a portion of the easement in the area hereinafter described, and subject
13 to approval by ordinance, has relinquished the same;

14 **BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**

15 **Section 1.** That the action of the Executive Director of the Department of Transportation
16 and Infrastructure in relinquishing a portion of the easement established in the Wastewater
17 Easement and Indemnity Agreement, recorded with the Denver Clerk & Recorder at Reception No.
18 9900055428 (now known as Reception No. 1999055428), in the following area:

19 **PARCEL DESCRIPTION ROW NO. 2024-RELINQ-0000011-001:**

20 A PARCEL OF LAND LOCATED IN THE DENVER TECHNOLOGICAL CENTER IN THE
21 SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE
22 SIXTH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO,
23 BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

24
25 COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 9; THENCE
26 S60°11'36"E A DISTANCE OF 1,352.24 FEET TO THE SOUTHERLY LINE OF THE HYATT
27 REGENCY; THENCE ALONG SAID SOUTHERLY LINE S89°45'35"E A DISTANCE OF 363.54
28 FEET TO A POINT OF CURVATURE; THENCE CONTINUING ALONG SAID SOUTHERLY LINE,
29 358.99 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 244.00
30 FEET, A CENTRAL ANGLE OF 84°17'54", AND A CHORD WHICH BEARS N48°05'28"E A
31 DISTANCE OF 327.48 FEET; THENCE DEPARTING SAID SOUTHERLY LINE, S84°03'30"E A
32 DISTANCE OF 137.44 TO THE POINT OF BEGINNING; THENCE CONTINUING S84°03'30"E A
33 DISTANCE OF 396.95 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF SOUTH ULSTER
34 STREET; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE THE FOLLOWING TWO (2)
35 CONSECUTIVE COURSES: 1) 42.82 FEET ALONG THE ARC OF A NON-TANGENT CURVE TO
36 THE RIGHT HAVING A RADIUS OF 1567.02 FEET, A CENTRAL ANGLE OF 01°33'56" AND A
37 CHORD WHICH BEARS S25°57'28"E A DISTANCE OF 42.82 FEET; 2) THENCE S25°10'30"E A
38 DISTANCE OF 49.71 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF

1 SOUTH UNION STREET PARKWAY AS RECORDED IN BOOK 29 AT PAGE 56; THENCE
2 ALONG SAID NORTHERLY RIGHT-OF-WAY LINE THE FOLLOWING TWO (2) CONSECUTIVE
3 COURSES: 1) 159.44 FEET ALONG THE ARC OF A NON-TANGENT CURVE TO RIGHT
4 HAVING A RADIUS OF 101.50 FEET; A CENTRAL ANGLE OF 90°00'00" AND A CHORD WHICH
5 BEARS S19°49'30"W A DISTANCE OF 143.54 FEET; 2) THENCE S64°49'30"W A DISTANCE OF
6 715.96 FEET; THENCE 11.42 FEET ALONG A NON-TANGENT CURVE TO THE RIGHT HAVING
7 A RADIUS OF 24.50 FEET, A CENTRAL ANGLE OF 26°42'52" AND A CHORD WHICH BEARS
8 N48°50'45"W A DISTANCE OF 11.32 FEET; THENCE N25°11'32"W A DISTANCE OF 19.80
9 FEET TO A POINT OF CURVATURE; THENCE 27.24 FEET ALONG THE ARC OF A CURVE TO
10 THE RIGHT HAVING A RADIUS OF 110.00 FEET, A CENTRAL ANGLE OF 14°11'18" AND A
11 CHORD WHICH BEARS N18°05'52"W A DISTANCE OF 27.17 FEET; THENCE N11°00'13"W A
12 DISTANCE OF 119.50 FEET; THENCE N64°49'30"E A DISTANCE OF 418.83 FEET; THENCE
13 N25°10'30"W A DISTANCE OF 176.21 FEET; THENCE N05°56'30"E A DISTANCE OF 58.35
14 FEET TO THE POINT OF BEGINNING.

15
16 PARCEL CONTAINS 4.268 ACRES OR 185,934 SQUARE FEET MORE OR LESS.

17
18 ALL LINEAL DIMENSIONS ARE IN U.S. SURVEY FEET.

19
20 BASIS OF BEARINGS

21
22 BEARINGS ARE BASED ON THE EASTERLY LINE OF THE SOUTHWEST QUARTER OF
23 SECTION 9, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
24 CITY AND COUNTY OF DENVER, STATE OF COLORADO ASSUMED TO BEAR N00°18'51"E
25 AND BEING MONUMENTED BY A FOUND 3-1/4" ALUMINUM CAP IN RANGE BOX PLS #11544
26 AT THE SOUTH QUARTER CORNER AND A FOUND #6 REBAR WITH 3-1/4" ALUMINUM CAP
27 PLS #22103 AT THE CENTER QUARTER CORNER

28 be and the same is hereby approved and that a portion of the easement within the above-described
29 area is hereby relinquished.

30 **[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]**

1 COMMITTEE APPROVAL DATE: November 12, 2024 by Consent
2 MAYOR-COUNCIL DATE: November 19, 2024
3 PASSED BY THE COUNCIL: _____
4 _____ - PRESIDENT
5 APPROVED: _____ - MAYOR _____
6 ATTEST: _____ - CLERK AND RECORDER,
7 EX-OFFICIO CLERK OF THE
8 CITY AND COUNTY OF DENVER
9 NOTICE PUBLISHED IN THE DAILY JOURNAL: _____; _____
10 PREPARED BY: Martin A. Plate, Assistant City Attorney DATE: November 21, 2024
11 Pursuant to section 13-9, D.R.M.C., this proposed ordinance has been reviewed by the Office of the
12 City Attorney. We find no irregularity as to form and have no legal objection to the proposed
13 ordinance. The proposed ordinance is submitted to the City Council for approval pursuant to § 3.2.6
14 of the Charter.
15
16 Kerry Tipper, Denver City Attorney
17
18 BY: _____, Assistant City Attorney DATE: _____