



## REQUEST FOR RESOLUTION TO DEDICATE PUBLIC RIGHT-OF-WAY

**TO:** Caroline Martin, City Attorney's Office

**FROM:** Matt Bryner, P.E. Senior Engineering Manager  
Right-of-Way Services

**DATE:** May 4, 2018

**ROW #:** 2018-Dedication-0000030      **SCHEDULE #:** 0231311014000

**TITLE:** This request is to dedicate a parcel of land as Public Right of Way as Public Alley.  
Located at the alley bounded by W. Colfax Ave., N. Utica St., W. 16<sup>th</sup> Ave., and N. Tennyson 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 Public Alley. 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 **(1529 Tennyson 4 Rowhomes)**

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 Public Alley. The land is described as follows.

### **INSERT PARCEL DESCRIPTION ROW # (2018-Dedication-0000030) HERE.**

A map of the area to be dedicated is attached.

MB/JS/BV

cc: Asset Management, Curtis Anthony  
City Councilperson & Aides, Rafael Espinoza District # 1  
Council Aide Amanda Sandoval  
Council Aide Gina Volpe  
Council Aide Jamila Sleman  
City Council Staff, Zach Rothmier  
Environmental Services, David Erickson  
Public Works, Manager's Office, Alba Castro  
Public Works, Manager's Office, Sarah Stanek  
Public Works, Right-of-Way Engineering Services, Matt Bryner  
Department of Law, Brent Eisen  
Department of Law, Shaun Sullivan  
Department of Law, Caroline Martin  
Department of Law, Stan Lechman  
Department of Law, Cynthia Devereaux  
Public Works Survey, Jon Spirk  
Public Works Survey, Paul Rogalla  
Owner: City and County of Denver  
Project file folder 2018-Dedication-0000030

## ORDINANCE/RESOLUTION REQUEST

Please email requests to Sarah Stanek  
at [sarah.stanek@DenverGov.org](mailto:sarah.stanek@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: May 4, 2018

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.**)

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Located at the alley bounded by W. Colfax Ave., N. Utica St., W. 16<sup>th</sup> Ave., and N. Tennyson St.

3. **Requesting Agency:** Public Works-Right-of-Way Services  
**Agency Division:** Survey

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

- **Name:** Barbara Valdez
- **Phone:** 720-865-3153
- **Email:** Barbara.valdez@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:** Sarah Stanek
- **Phone:** 720-865-8713
- **Email:** Sarah.stanek@denvergov.org

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

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 Public Alley. 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 (**1529 Tennyson 4 Rowhomes**)

**\*\*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:** Alley bounded by W. Colfax Ave., N. Utica St., W. 16<sup>th</sup> Ave., and N. Tennyson St.
- d. **Affected Council District:** Rafael Espinoza Dist. #1
- e. **Benefits:** N/A
- f. **Contract Amount (indicate amended amount and new contract total):**

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: 2018-Dedication-0000030, 1529 Tennyson 4 Rowhomes**

**Description of Proposed Project: Dedicate a parcel of land as public right of way as Public Alley.**

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

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

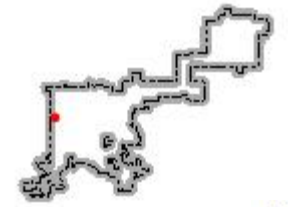
**What is the known duration of an MEP: N/A**

**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 a development project called, 1529 Tennyson 4 Rowhomes.**



### Legend

-  Streams
-  Streets
-  Alleys
- Railroads
  -  Main
  -  Yard
  -  Spur
  -  Siding
  -  Interchange track
  -  Other
-  Bridges
- Rail Transit Stations
  -  Existing
  -  Planned
-  Park-N-Ride Locations
-  Lakes
-  County Boundary
-  Parcels
- Parks
  -  All Other Parks; Linear
  -  Mountain Parks



PW Legal Description No. 2018-Dedication-0000030-001

The West 3 feet to be dedicated for alley purposes of Lots 30 and 31, Block 19, Subdivision of Blocks 18 and 19, and part of Block 17, Sloane Lake Subdivision, located in the SW 1/4 of Section 31, Township 3 South, Range 68 West of the 6th Principal Meridian, City and County of Denver, State of Colorado, and being more particularly described as follows: Beginning at the Southwest corner of said Lot 30, thence N00°00'00"E, (Assumed Basis of Bearing) along the West line of said Lots 30 and 31, 50.00 feet to the Northwest corner of said Lot 31; thence N90°00'00"E, along the North line of said Lot 31, 3.00 feet; thence S00°00'00"W, and parallel to the West line of said Lots 30 and 31, 50.00 feet to a point on the South line of said Lot 30; thence S90°00'00"W, along said South line 3.00 feet to the Point Of Beginning. Said described parcel contains 150 square feet more or less.



03/19/2018 01:01 PM  
City & County of Denver

R \$0.00

WD

2018031967

Page: 1 of 4

D \$0.00

After recording, return to:  
Division of Real Estate  
City and County of Denver  
201 West Colfax Avenue, Dept. 1010  
Denver, Colorado 80202

### SPECIAL WARRANTY DEED

**THIS SPECIAL WARRANTY DEED** (“Deed”), made as of this 19th day of MARCH, 2018, by **1529 TENNYSON, LLC**, a Colorado limited liability company, whose address is 7829 Nile Street, Arvada, CO 80007 United States (“Grantor”) to the **CITY AND COUNTY OF DENVER**, a Colorado municipal corporation of the State of Colorado and home rule city, whose address is 1437 Bannock Street, Denver, Colorado 80202 (“Grantee”).

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and by these presents does hereby grant, bargain, sell, convey and confirm, unto Grantee, and its successors and assigns forever, the real property described below, together with all improvements thereon, owned by Grantor situate, lying and being in the City and County of Denver, State of Colorado, and being more particularly described on the attached Exhibit(s) hereto and incorporated herein (“Property”);

TOGETHER WITH all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all of the estate, right, title, interest, claim and demand whatsoever of Grantor, either in law or equity, of, in, and to the above-bargained Property, together with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the Property above bargained and described with the appurtenances, unto Grantee, and its successors and assigns forever. Grantor, for itself and its successors and assigns does covenant and agree that it shall and will **WARRANT AND FOREVER DEFEND** the above-bargained Property in the quiet and peaceable possession of Grantee, and its successors and assigns, against all and every person or persons claiming the whole or any part thereof, by, through, or under Grantor.

No separate bill of sale with respect to improvements on the Property will be executed.

IN WITNESS WHEREOF, Grantor has executed this Deed on the date set forth above.

ATTEST:

1529 TENNYSON STREET LLC, a Colorado Limited Liability Company

By: [Signature]

Name: Jud Nix

Its: owner

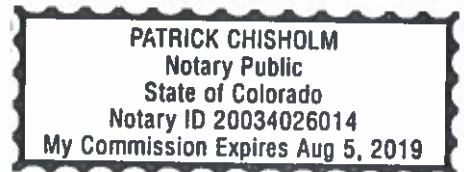
STATE OF Colorado )  
 ) ss.  
COUNTY OF Jefferson )

The foregoing instrument was acknowledged before me this 19 day of March, 2018  
by Judson Nix, as owner of **1529 TENNYSON STREET LLC**,  
a Colorado Limited Liability Company.

Witness my hand and official seal.

My commission expires: 8-5-2019

[Signature]  
Notary Public



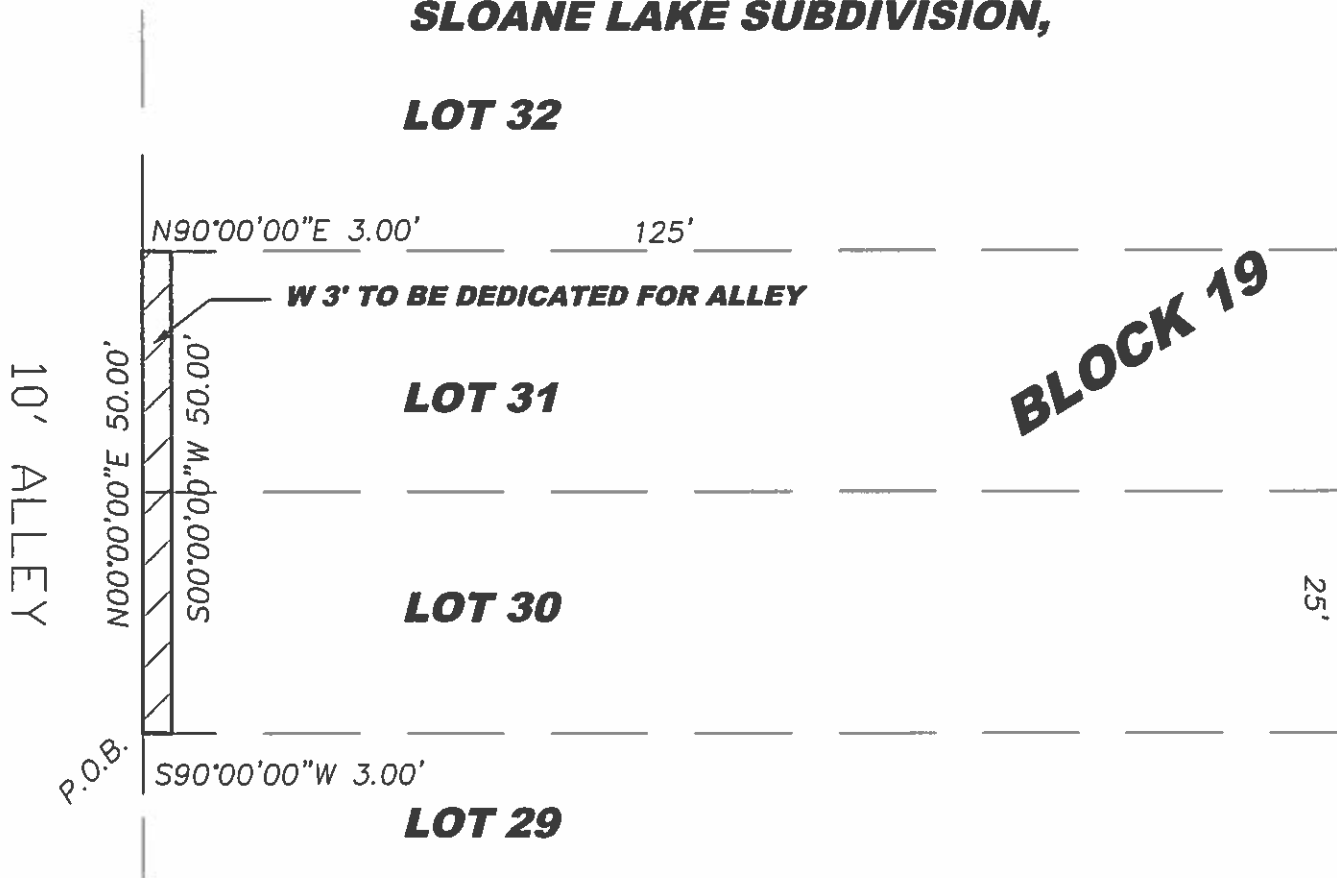
**EXHIBIT FOR ALLEY DEDICATION**  
**SW 1/4, SECTION 31, T3S, R68W, 6TH P.M.**  
**CITY AND COUNTY OF DENVER, STATE OF COLORADO**



Scale 1" = 20'

**SUB. OF BLOCK 18 AND 19,**  
**AND PART OF BLOCK 17,**  
**SLOANE LAKE SUBDIVISION,**

**LOT 32**



**TENNYSON ST. R.O.W. VAIRES**

THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED SURVEY. IT IS INTENDED ONLY TO DEPICT THE ABOVE ALLEY DEDICATION.

**AAA SURVEYING LAND CONSULTANTS, LLC**

P.O. BOX 2016 ELIZABETH, CO 80107  
303-519-7015/FAX 303-940-4927

JOB NO. 17-1529

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DATE: 3/1/2018

PROPERTY ADDRESS: 1529 TENNYSON ST.

SCALE 1"=30'



**EXHIBIT FOR ALLEY DEDICATION**  
**SW 1/4, SECTON 31, T3S, R68W, 6TH P.M.**  
**CITY AND COUNTY OF DENVER, STATE OF COLORADO**

The West 3 feet to be dedicated for alley purposes of Lots 30 and 31, Block 19, Subdivision of Blocks 18 and 19, and part of Block 17, Sloane Lake Subdivision, located in the SW 1/4 of Section 31, Township 3 South, Range 68 West of the 6th Principal Meridian, City and County of Denver, State of Colorado, and being more particularly described as follows: Beginning at the Southwest corner of said Lot 30, thence N00°00'00"E, (Assumed Basis of Bearing) along the West line of said Lots 30 and 31, 50.00 feet to the Northwest corner of said Lot 31; thence N90°00'00"E, along the the North line of said Lot 31, 3.00 feet; thence S00°00'00"W, and parallel to the West line of said Lots 30 and 31, 50.00 feet to a point on the South line of said Lot 30; thence S90°00'00"W, along said South line 3.00 feet to the Point Of Beginning. Said described parcel contains 150 square feet more or less.

I, Richard E. Heinz, a Professional Land Surveyor, Registered in the State of Colorado, do hereby certify that the above legal description was prepared by me or under my direct supervision.



**Richard E.  
Heinz**

Digitally signed by Richard E. Heinz  
DN: cn=Richard E. Heinz, o=AAA  
Surveying Land Consultants LLC, ou,  
email=richplscolo@q.com, c=US  
Date: 2018.03.08 17:58:23 -07'00'

For and on behalf of AAA Surveying Land Consultants, LLC  
Richard E. Heinz, PLS#16116

THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED SURVEY. IT IS  
INTENDED ONLY TO DEPICT THE ABOVE ALLEY DEDICATION.

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