

1 **BY AUTHORITY**

2 RESOLUTION NO. CR16-1290
3 SERIES OF 2017

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 Brighton Boulevard between 34th Street and 36th Street.**

7 **WHEREAS**, the Executive Director of Public Works of the City and County of Denver has
8 found and determined that the public use, convenience and necessity require the laying out, opening
9 and establishing as a public street designated as part of the system of thoroughfares of the
10 municipality those portions of real property hereinafter more particularly described, and, subject to
11 approval by resolution has laid out, opened and established the same as a public street;

12 **BE IT RESOLVED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**

13 **Section 1.** That the action of the Executive Director of Public Works in laying out, opening
14 and establishing as part of the system of thoroughfares of the municipality the following described
15 portions of real property situate, lying and being in the City and County of Denver, State of Colorado,
16 to wit:

17 **PARCEL DESCRIPTION ROW NO. 2016-DEDICATION-0000253-001:**

18 THAT PARCEL OF LAND CONVEYED BY GENERAL WARRANTY DEED RECORDED AUGUST 9, 2016 AT
19 RECEPTION NO. 2016104687 AND DESCRIBED THEREIN AS FOLLOWS:

20 PARCEL 21

21 A STRIP OF LAND CONTAINING 770 SQUARE FEET, MORE OR LESS, LOCATED IN THE SOUTHEAST ONE-
22 QUARTER OF SECTION 22, BEING THAT PORTION OF VACATED 34TH ST. BY ORDINANCE 31, SERIES 1935,
23 CITY AND COUNTY OF DENVER RECORDS, AND THE NORTHEAST ONE-QUARTER OF SECTION 27,
24 TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER,
25 STATE OF COLORADO, SAID STRIP MORE PARTICULARLY DESCRIBED AS FOLLOWS:

26 BEGINNING AT THE WESTERLY CORNER OF LOT 16, BLOCK 5, FIRST ADDITION TO IRONTON, ALSO BEING
27 THE WESTERLY CORNER OF A PARCEL OF LAND RECORDED AT RECEPTION NO. 2007136036, CITY AND
28 COUNTY OF DENVER RECORDS. THENCE ALONG THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF
29 BRIGHTON BOULEVARD (ROW VARIES), SOUTHWESTERLY, A DISTANCE OF 14.82 FEET TO THE TRUE
30 POINT OF BEGINNING;

31 THENCE SOUTHWESTERLY, A DISTANCE OF 29.90 FEET TO A POINT 15.00 FEET FROM AND
32 PERPENDICULAR TO SAID SOUTHEASTERLY RIGHT-OF-WAY LINE OF BRIGHTON BOULEVARD (ROW
33 VARIES); THENCE ALONG A LINE 15.00 FEET FROM AND PARALLEL TO SAID SOUTHEASTERLY RIGHT-OF-
34 WAY LINE OF BRIGHTON BOULEVARD (ROW VARIES),

35 SOUTHWESTERLY, A DISTANCE OF 38.39 FEET TO THE NORTHEASTERLY LINE OF A PARCEL OF LAND
36 RECORDED AT RECEPTION NO. 2007076727, CITY AND COUNTY OF DENVER RECORDS; THENCE ALONG
37 SAID NORTHEASTERLY LINE OF A PARCEL OF LAND RECORDED AT RECEPTION NO. 2007076727, CITY AND

1 COUNTY OF DENVER RECORDS, NORTHWESTERLY, A DISTANCE OF 15.00 FEET TO THE NORTHERLY
2 CORNER OF SAID PARCEL OF LAND RECORDED AT RECEPTION NO. 2007076727, CITY AND COUNTY OF
3 DENVER RECORDS, ALSO BEING A POINT ON SAID SOUTHEASTERLY RIGHT-OF-WAY LINE OF BRIGHTON
4 BOULEVARD (ROW VARIES); THENCE ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE OF BRIGHTON
5 BOULEVARD (ROW VARIES), NORTHEASTERLY, A DISTANCE OF 64.25 FEET TO THE TRUE POINT OF
6 BEGINNING.

7 **PARCEL DESCRIPTION ROW NO. 2016-DEDICATION-0000253-002:**

8 THOSE PARCELS OF LAND CONVEYED IN GENERAL WARRANTY DEED RECORDED NOVEMBER 22, 2016 AT
9 RECEPTION NO. 2016163345 AND DESCRIBED THEREIN AS FOLLOWS:

10 PARCEL 27

11 A STRIP OF LAND CONTAINING 749 SQUARE FEET, MORE OR LESS, LOCATED IN THE SOUTHEAST
12 ONE-QUARTER OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL
13 MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, SAID STRIP MORE PARTICULARLY
14 DESCRIBED AS FOLLOWS:

15 A PORTION OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN WARRANTY DEED RECORDED
16 NOVEMBER 10, 2004 AT RECEPTION NO. 2004233289, CITY AND COUNTY OF DENVER RECORDS,
17 FURTHERLY DESCRIBED AS THE SOUTHEASTERLY 15.00' OF LOTS 17 AND 18, BLOCK 12, FIRST
18 ADDITION TO IRONTON.

19 **PARCEL DESCRIPTION ROW NO. 2016-DEDICATION-0000253-003:**

20 PARCEL 29

21 A STRIP OF LAND CONTAINING 1,027 SQUARE FEET, MORE OR LESS, LOCATED IN THE SOUTHEAST ONE-
22 QUARTER OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY
23 AND COUNTY OF DENVER, STATE OF COLORADO, SAID STRIP MORE PARTICULARLY DESCRIBED AS
24 FOLLOWS:

25 A PORTION OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN QUIT CLAIM DEED RECORDED MARCH 25,
26 2004 AT RECEPTION NO. 2004078083, CITY AND COUNTY OF DENVER RECORDS, FURTHERLY DESCRIBED
27 AS THE SOUTHEASTERLY 15.00 FEET OF LOTS 19 THRU 21, BLOCK 12, EXCEPTING THE NORTHEASTERLY
28 6.50 FEET OF LOT 21 THEREOF, FIRST ADDITION TO IRONTON.

29 PARCEL 31:

30 A STRIP OF LAND CONTAINING 472 SQUARE FEET, MORE OR LESS, LOCATED IN THE SOUTHEAST ONE-
31 QUARTER OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY
32 AND COUNTY OF DENVER, STATE OF COLORADO, SAID STRIP MORE PARTICULARLY DESCRIBED AS
33 FOLLOWS:

34 A PORTION OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN QUIT CLAIM DEED RECORDED MARCH 25,
35 2004 AT RECEPTION NO. 2004078083, CITY AND COUNTY OF DENVER RECORDS, FURTHERLY DESCRIBED
36 AS THE SOUTHEASTERLY 15.00 FEET OF LOTS 21 AND 22, BLOCK 12, EXCEPTING THE SOUTHWESTERLY
37 18.50 FEET OF LOT 21 THEREOF, FIRST ADDITION TO IRONTON.

38 PARCEL 32:

39 A STRIP OF LAND CONTAINING 1,499 SQUARE FEET, MORE OR LESS, LOCATED IN THE

40 SOUTHEAST ONE-QUARTER OF SECTION 22, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL
41 MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, SAID STRIP MORE PARTICULARLY
42 DESCRIBED AS FOLLOWS:

1 A PORTION OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN QUIT CLAIM DEED RECORDED MARCH 25,
2 2004 AT RECEPTION NO. 2004078083, CITY AND COUNTY OF DENVER RECORDS, FURTHERLY DESCRIBED
3 AS THE SOUTHEASTERLY 15.00 FEET OF LOTS 23 THRU 26, INCLUSIVE, BLOCK 12, FIRST ADDITION TO
4 IRONTON.

5 **PARCEL DESCRIPTION ROW NO. 2016-DEDICATION-0000253-004:**

6 THOSE PARCELS OF LAND CONVEYED IN GENERAL WARRANTY DEED RECORDED NOVEMBER 22, 2016 AT
7 RECEPTION NO. 2016163344 AND DESCRIBED THEREIN AS FOLLOWS:

8 PARCEL 48:

9 A STRIP OF LAND CONTAINING 630 SQUARE FEET, MORE OR LESS, LOCATED IN THE SOUTHWEST
10 ONE-QUARTER OF SECTION 23, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL
11 MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, SAID STRIP MORE PARTICULARLY
12 DESCRIBED AS FOLLOWS:

13 A PORTION OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN SPECIAL WARRANTY DEED
14 RECORDED NOVEMBER 18, 2015 AT RECEPTION NO. 2015161105 (PARCEL B), CITY AND COUNTY OF
15 DENVER RECORDS, BEING DESCRIBED AS THE SOUTHEASTERLY 15.00 FEET OF LOTS 47 AND 48,
16 BLOCK 9, IRONTON, EXCEPTING THE NORTHEASTERLY 8.00 FEET OF LOT 48 THEREOF.

17 PARCEL 49:

18 A STRIP OF LAND CONTAINING 1,283 SQUARE FEET, MORE OR LESS, LOCATED IN THE SOUTHWEST
19 ONE-QUARTER OF SECTION 23, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL
20 MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, SAID STRIP MORE PARTICULARLY
21 DESCRIBED AS FOLLOWS:

22 A PORTION OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN SPECIAL WARRANTY DEED RECORDED
23 NOVEMBER 18, 2015 AT RECEPTION NO. 2015161105 (PARCEL A), CITY AND COUNTY OF DENVER
24 RECORDS, BEING DESCRIBED AS THE SOUTHEASTERLY 15.00 FEET OF LOTS 48 THRU 52, BLOCK 9,
25 IRONTON, EXCEPTING THE SOUTHWESTERLY 17.00 FEET OF LOT 48 AND THE NORTHEASTERLY 22.50
26 FEET OF LOT 52 THEREOF.

27 be and the same is hereby approved and said real property is hereby laid out and established and
28 declared laid out, opened and established as Brighton Boulevard.

29 **Section 2.** That the real property described in Section 1 hereof shall henceforth be known
30 as Brighton Boulevard.

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1 COMMITTEE APPROVAL DATE: December 13, 2016 by Consent
2 MAYOR-COUNCIL DATE: December 20, 2016
3 PASSED BY THE COUNCIL: _____ January 9, 2017
4 Alan Banks - 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: December 29, 2016
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 Kristin M. Bronson, Denver City Attorney
14 BY: [Signature], Assistant City Attorney DATE: Dec 29, 2016