



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: February 12, 2018

ROW #: 2018-Dedication-0000002 **SCHEDULE #:** 0232314028000

TITLE: This request is to dedicate a parcel of land for Public Right of Way as Public Alley.
Located at the alley bounded by W. 17th Ave., N. Hooker St., W. 18th Ave., and N. Grove 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 (**NOHO Townhomes**)

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-0000002-001) HERE.

A map of the area to be dedicated is attached.

MB/JS/BV

cc: Asset Management, Robert Koehler
City Councilperson & Aides, Paul Lopez District # 3
Council Aide Adriana Lara
Council Aide Jesus Orrantia
City Council Staff, Zach Rothmier
Environmental Services, David Erickson
Public Works, Manager's Office, Alba Castro
Public Works, Manager's Office, Angela Casias
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-0000002

ORDINANCE/RESOLUTION REQUEST

Please email requests to Angela Casias
at 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: February 12, 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.**)

This request is to dedicate a parcel of land for Public Right of Way as Public Alley.
Located at the alley bounded by W. 17th Ave., N. Hooker St., W. 18th Ave., and N. Grove 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:** 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 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 (NOHO Townhomes)

****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. 17th Ave., N. Hooker St., W. 18th Ave. and N. Grove St.
- d. **Affected Council District:** Paul Lopez Dist. #3
- 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-0000002, NOHO Townhomes

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, NOHO Townhomes.



- ### Legend
- Streams
 - Buildings
 - Streets
 - Alleys
 - Railroads
 - + Main
 - + Yard
 - + Spur
 - + Siding
 - + Interchange track
 - + Other
 - Bridges
 - Rail Transit Stations
 - Existing
 - Planned
 - ▲ Park-N-Ride Locations
 - Lakes
 - County Boundary
 - Parcels
 - Lots/Blocks
 - Parks
 - All Other Parks; Linear
 - Mountain Parks



That portion of the Southwest Quarter of Section 32. Township 3, South, Range 68 West of the 6th P.M., more particularly described as follows:

The North 3 feet of Lots 19 through 23, inclusive, Block 14, Charles D. Gurley's Resubdivision of Cheltenham Heights Blocks 7, 14, 18, 20, 30, and 36, City and County of Denver, State of Colorado.



01/24/2018 01:55 PM
City & County of Denver

R \$0.00

WD

2018009503

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 JANUARY, 2018, by **21 Fairways LLC**, a Colorado limited liability company, whose address is 1385 S, Willow St., Denver, CO 80247, 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.

Asset Mgmt. #: 18-12

Asset Mgmt. #: 01/24/18


Approved: KLC

Project Description: SWD

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

ATTEST:

21 Fairways LLC, a Colorado Limited Liability Company

By: Amie Jacobs 

Name: 21 Fairways LLC

Its: owner/mgr

STATE OF CO)
) ss.
COUNTY OF Arap)

The foregoing instrument was acknowledged before me this 19 day of January, 2018 ^{cw}
by Amie Jacobs, as Owner of 21 Fairways LLC, a Colorado
Limited Liability Company.

Witness my hand and official seal.

My commission expires: 1/3/2022


Notary Public

CHRISTOPHER JOHN WARNOCK
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20134068582
MY COMMISSION EXPIRES JANUARY 03, 2022

EXHIBIT A

That portion of the Southwest Quarter of Section 32, Township 3 South, Range 68 West of the 6th P.M., more particularly described as follows:

The North 3 feet of Lots 19 through 23, inclusive, Block 14, Charles D. Gurley's Resubdivision of Cheltenham Heights Blocks 7, 14, 18, 20, 30, and 36, City and County of Denver, State of Colorado.



Richard E. Heinz
State of Colorado Professional Land Surveyor No. 16116
For and on behalf of AAA Surveying Land Consultants, LLC

AAA SURVEYING LAND CONSULTANTS, LLC
PROFESSIONAL LAND SURVEYOR'S
P.O. BOX 2016, ELIZABETH, CO 80107
PHONE (303) 519-7015 FAX (303) 940-4927

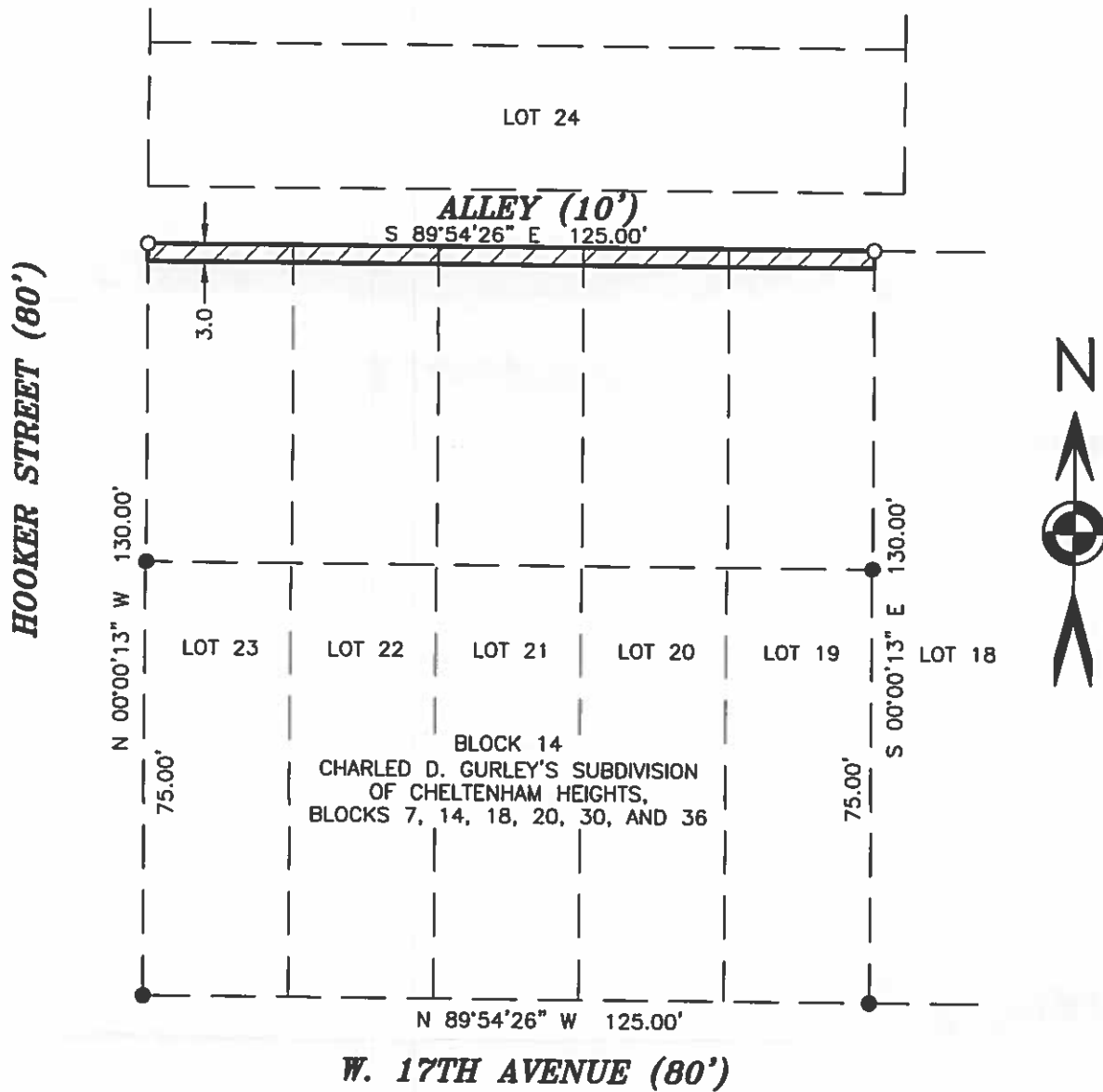
DATE: 09/07/2017

REV. DATE:

PROJECT No.: 17-209

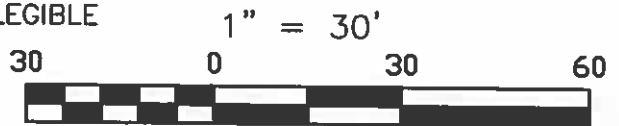
SHEET 1 OF 1

EXHIBIT B



LEGEND

- No. 5 REBAR AND YELLOW PLASTIC CAP, ILLEGIBLE
- NAIL AND BRASS TAG, "PLS 16116"



This is NOT a boundary survey.

AAA SURVEYING LAND CONSULTANTS, LLC
PROFESSIONAL LAND SURVEYOR'S
 P.O. BOX 2016, ELIZABETH, CO 80107
 PHONE (303) 519-7015 FAX (303) 940-4927

DATE: 09/07/2017

REV. DATE:

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SHEET 1 OF 1