

# SUBMITTAL CHECKLIST

FOR ENCROACHMENTS & ENCUMBRANCES IN THE PUBLIC RIGHT-OF-WAY

**Any Submittal not meeting all minimum checklist criteria herein will be rejected as incomplete.**

## Encroachments shall be in accordance with:

- [Rules and Regulations Governing Encroachments & Encumbrances in the Public Right-of-Way](#)
- [Transportation Standards and Details for the Engineering Division](#)

## Application

- Signed by adjacent property owner** as owner of Encroachment or authorized Special District representative

## Evidence of Adjacent Property Ownership & Parcel Land Description

*Required for all Encroachment Permit Applications*

- Current Title Work/Warranty Deed confirming ownership and parcel land description for adjacent property
- Parcel Land Description in Word format

## Land Description sealed and signed by a Professional Land Surveyor licensed in Colorado

*Required for Tier II Underground Encroachments and all Tier III Encroachments (can be submitted after 1<sup>st</sup> review)*

- Encroachment Area Land Description and Exhibit(s) in PDF format stamped and signed by PLS
- Encroachment Area Land Description in Word format

## Site Plans sealed and signed by a Professional Engineer licensed in Colorado

### GENERAL

- Vicinity map
- North arrows and numerical and bar scales (Scale not to exceed 1" = 40')
- Legend
- PE stamp area
- Plan set date and revision number (if applicable)

### PLAN VIEW

*Show, label and dimension existing and proposed final site conditions, including but not limited to the following (aerial imagery is allowed; however, it does not replace requirement for accurately scaled engineering drawings):*

- Property lines, right-of-way width
- Edge of pavement, curb and gutter, sidewalks, nearby driveways and alleys
- Street lights, pedestrian lights, signal poles, utility poles
- Surface utility features (e.g. cabinets, handholes, manholes, inlets, vaults, valves, fire hydrants)
- Regulatory Floodplain boundaries (FEMA)
- Underground and overhead utilities (e.g. water, sewer, power, communications, gas, irrigation)
- Trees and landscaping in the ROW
- Street names and adjacent property address(es)
- Regional Transportation District (RTD) bus stop with any amenities
- Location and size of Encroachment – Show and dimension limits of both above and below ground elements

City and County of Denver – Department of Transportation & Infrastructure

Right-of-Way Services | Engineering & Regulatory  
201 West Colfax Ave. Dept. 507 | Denver, CO 80202

[www.denvergov.org/doti](http://www.denvergov.org/doti)

Phone: 720-865-3003

- Construction Materials
- Projection from building
- Distance from Encroachment to the nearest flowline
- Distance from Encroachment to any other Streetscape feature/obstruction in the vicinity
- Distance from property line to back of curb
- Electrical service alignment, electrical connection location, and voltage/amps
- No proposed Encroachments located in the intersection clear zone per Transportation Std. Dwg. 7.9

**ELEVATION OR CROSS-SECTION VIEWS**

- Location and size of Encroachment – Show and dimension limits of both above and below ground elements
- Existing and final grade
- Existing utilities and their size and depth
- Vertical height/clearance of the Encroachment from finish grade

**DETAIL SHEET(S)**

- Manufacturer’s and/or construction detail(s)
- Referenced City detail(s) by drawing number on the appropriate plan and elevation view(s)
- Office of the Forester’s (OCF) tree protection detail and notes
- Special, non-standard, or modified City details

**STRUCTURAL PLANS**  Not Applicable

- Structural plans
- Manufacturers certification

**ADDITIONAL REQUIRED MATERIAL(S)**  Not Applicable

- Approval from applicable reviewing authorities (e.g. design review district, floodplain, Arts & Venues)
- For properties sharing the Encroachment, appropriate legal documentation for review by the City

**COMMENT RESOLUTION SHEET(S) IF APPLICABLE**  Not Applicable for 1<sup>st</sup> Submittal

- Reviewer’s and Agency Name
- Review comments (reviewer comments must be verbatim)
- Formal written response to each comment


**Fees:**

**Fees must be paid immediately after ER provides a project number and invoice for your application.**

Fees (Non-Refundable):	Tier I Encroachment:	Tier II Encroachment:	Tier III Encroachment:
Initial Processing	No Fee	\$1,500.00	\$1,500.00
Land Description Review	N/A	\$300.00	\$300.00
Resolution Review	N/A	N/A	\$300.00
Annual Permit	No Fee	\$200.00	\$200.00

**Attestation:**

**I hereby attest that the above information is incorporated into the Encroachment Application and plan submittal:**

SIGNATURE:  DATE: 04/19/2023

PRINT NAME: Ryan Kacirek EMAIL: rkacirek@norris-design.com

COMPANY: Norris Design



# APPLICATION

## FOR ENCROACHMENTS & ENCUMBRANCES IN THE PUBLIC RIGHT-OF-WAY

An Encroachment Permit is required prior to placing privately-owned improvements (“Encroachment” or “Encumbrance”) in the public Right-of-Way (ROW). Only Encroachment Permit Applications in accordance with [Rules and Regulations](#) and [Permit Entrance Requirements](#) for Encroachments in the Public Right-of-Way will be considered by the Department of Transportation & Infrastructure (DOTI). **It is the City’s sole discretion whether to grant an Encroachment Permit based on any facts the City feels are relevant. Approval is not guaranteed.**

To apply, complete this application and submit together with required application materials in accordance with the [Permit Entrance Requirements](#) to [DOTI.ER@denvergov.org](mailto:DOTI.ER@denvergov.org). Please type or print clearly. If necessary, attach additional sheets to fully answer any of the following sections. Incomplete applications packages will not be accepted. Questions on this application or the process can be sent to [DOTI.ER@denvergov.org](mailto:DOTI.ER@denvergov.org).

### ENCROACHMENT OWNER/ADJACENT PROPERTY OWNER:

**The adjacent property owner will be the Encroachment Owner and Permittee and is the responsible party for the Encroachment in accordance with the Rules and Regulations, including all fees and annual billing.**

Company Name: \_\_\_\_\_

Contact Name: \_\_\_\_\_

Property Address: \_\_\_\_\_

Billing Address: \_\_\_\_\_

Telephone Number: \_\_\_\_\_ Email Address: \_\_\_\_\_

### OWNER REPRESENTATIVE: *Check if the same as Adjacent Property Owner*

Company Name: \_\_\_\_\_

Contact Name: \_\_\_\_\_

Address: \_\_\_\_\_

Telephone Number: \_\_\_\_\_ Email Address: \_\_\_\_\_

### ENCROACHMENT INFORMATION:

Project Name: \_\_\_\_\_

Adjacent Property Address: \_\_\_\_\_

Coordinates (Lat/Long): \_\_\_\_\_

Encroachment Area, in SF: \_\_\_\_\_

City and County of Denver – Department of Transportation & Infrastructure  
 Right-of-Way Services | Engineering & Regulatory  
 201 West Colfax Ave. Dept. 507 | Denver, CO 80202  
[www.denvergov.org/doti](http://www.denvergov.org/doti)  
 Phone: 720-865-3003

Is this project associated with a LAND DEVELOPMENT REVIEW?

Yes  No  If 'Yes', provide Project Master, Site Plan and/or Concept Development Project Numbers:

**Location Description:** (e.g. Located on the South side of 23rd Ave, twenty (20) feet from face of curb, and ten (10) feet west of pavement on Private Drive.)

**Description of Encroachment:**

*Describe the proposed encroachment, including the type, dimensions, and quantity of objects. If the space below is not enough space to describe the encroachment, attach the description as a sheet. Additionally, provide required application materials in accordance with the Permit Entrance Requirements. It is not acceptable to use "please see attached plans" or other vague descriptors.*

**Justification for Private Improvements in the Public ROW:**

*Private improvements should be located on private property. Only in cases where there are physical constraints that preclude the placement of private improvements on private property that an encroachment may be considered within the right-of-way. Make your case as to why this is a good use of the public right-of-way. It is not acceptable to use "you want/need it" or other vague descriptors.*

**FOR ER INTERNAL USE ONLY:**

Tier Determination: \_\_\_\_\_ Project Number: \_\_\_\_\_ Initials: \_\_\_\_\_

## ATTESTATION:

**By submitting this permit application and signing below, I understand and agree to the following:**

1. That I am the property owner adjacent to the Encroachment Area, or the authorized representative of a Special District, that is responsible for the placement, maintenance, repair, replacement, removal, site restoration, ownership, or is otherwise responsible for the Encroachment in accordance with the Rules & Regulations for Encroachments and Encumbrances in the Public Right-of-Way.
2. That it is the City's sole discretion to classify the Tier of an Encroachment and whether to grant an Encroachment Permit based on any facts the City feels are relevant. The issuance of an Encroachment Permit confers no rights to the Right-of-Way, the Encroachment Permit is revocable and DOTI can order the removal of the Encroachment and restoration of the Encroachment Area for any reason the City feels relevant.
3. Permittee agrees to defend, indemnify, reimburse and hold harmless the City, its appointed and elected officials, agents and employees for, from and against all liabilities, claims, judgments, suits or demands for damages to persons or property arising out of, resulting from, or relating to an Encroachment Permit and the Encroachment ("Claims"). This indemnity shall be interpreted in the broadest possible manner to indemnify City for any acts or omissions of Permittee or its subcontractors either passive or active, irrespective of fault, including City's negligence whether active or passive.
4. Permittee's duty to defend and indemnify City shall arise at the time written notice of the Claim is first provided to City regardless of whether claimant has filed suit on the Claim. Permittee's duty to defend and indemnify City shall arise even if City is the only party sued by claimant and/or claimant alleges that City's negligence or willful misconduct was the sole cause of claimant's damages.
5. Permittee will defend any and all Claims which may be brought or threatened against City and will pay on behalf of City any expenses incurred by reason of such Claims including, but not limited to, court costs and attorney fees incurred in defending and investigating such Claims or seeking to enforce this indemnity obligation. Such payments on behalf of City shall be in addition to any other legal remedies available to City and shall not be considered City's exclusive remedy.
6. Insurance coverage requirements specified in an Encroachment Permit shall in no way lessen or limit the liability of Permittee under the terms of this indemnification obligation. Permittee shall obtain, at its own expense, any additional insurance that it deems necessary for the City's protection.
7. This defense and indemnification obligation shall survive the expiration or termination of any issued Encroachment Permit.
8. Permittee is fully responsible for all costs to install, maintain, repair, replace, remove, and restore the Encroachment Area, including annual City Encroachment Permit Fees. A lien will be placed on the Permittee's property for failure to remove a revoked or abandoned Encroachment for cost incurred by CCD to remove the Encroachment and restore the Encroachment Area on behalf of the Permittee.
9. Indemnity and Insurance for Tier I and Tier II Encroachments: Pursuant to and not superseding any General Terms and Conditions, as a condition for placement of a Tier I or Tier II Encroachment, the Owner of such Tier I or Tier II Encroachment shall hold CCD harmless from all loss or damage to persons or property on account of injury arising from the construction, repair, or maintenance of the Tier I or Tier II Encroachment. Obtain and Maintain a Commercial General Liability insurance policy with limits of \$1,000,000 for each occurrence, \$1,000,000 for each personal and advertising injury claim, \$2,000,000 products and completed operations aggregate, and \$2,000,000 policy aggregate. The City and County of Denver, its Elected and Appointed Officials, Employees and Volunteers shall be included as Additional Insured.
10. Indemnity and Insurance for Tier III Encroachments: Pursuant to and not superseding any General Terms and Conditions, as a condition for placement of a Tier III Encroachment, the Owner of such Tier III Encroachment shall hold CCD harmless from all loss or damage to persons or property on account of injury arising from the construction, repair, or maintenance of the Tier III Encroachment. Obtain and Maintain a Commercial General Liability insurance policy with limits of \$1,000,000 for each occurrence, \$1,000,000 for each personal and advertising injury claim, \$2,000,000 products and completed operations aggregate, and \$5,000,000 policy aggregate. A combination of primary and excess coverage may be used to meet the aggregate limit. The City and County of Denver, its Elected and Appointed Officials, Employees and Volunteers shall be included as Additional Insured.

**ADJACENT PROPERTY**

**OWNER SIGNATURE:** \_\_\_\_\_

**PRINT NAME:** \_\_\_\_\_

**COMPANY:** \_\_\_\_\_



**DATE:** \_\_\_\_\_

**TITLE:** \_\_\_\_\_

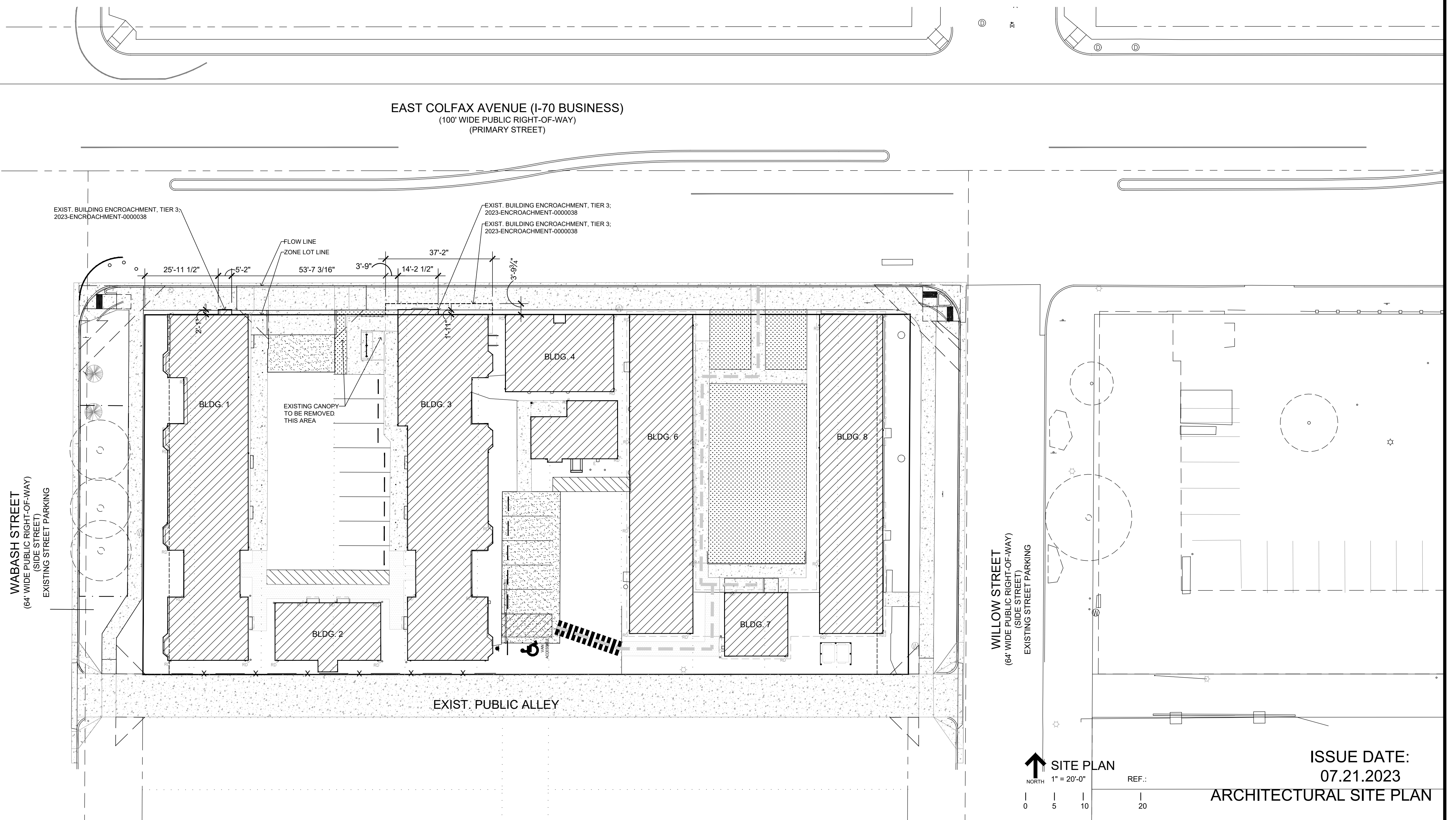
4/18/23



# 8500 E. COLFAX AVE. R.O.W. ENCROACHMENT

8500 E. COLFAX, DENVER, COLORADO 80220

2023-ENCROACHMENT-0000038-001



**SITE PLAN**  
1" = 20'-0"

REF.:  
0 5 10 20

ISSUE DATE:  
07.21.2023  
ARCHITECTURAL SITE PLAN

**LAND DESCRIPTIONS**

2023-ENCROACHMENT-0000038-002

PARCEL 1:

A PARCEL OF LAND SITUATED IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 4 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 1, BARRICKS COLFAX ADDITION; THENCE NORTH 89°58'27" EAST, ALONG THE NORTH LINE OF SAID BLOCK 1, SAID LINE ALSO BEING THE SOUTH RIGHT-OF-WAY LINE OF EAST COLFAX AVENUE, A DISTANCE OF 25.97 FEET TO THE POINT OF BEGINNING:

THENCE NORTH 00°01'33" WEST A DISTANCE OF 2.03 FEET;  
THENCE NORTH 89°58'27" EAST, PARALLEL WITH SAID NORTH LINE OF BLOCK 1, A DISTANCE OF 5.16 FEET;  
THENCE SOUTH 00°01'33" EAST A DISTANCE OF 2.03 FEET TO SAID NORTH LINE OF BLOCK 1;  
THENCE SOUTH 89°58'27" WEST, ALONG SAID NORTH LINE OF BLOCK 1, A DISTANCE OF 5.16 FEET TO THE POINT OF BEGINNING.

PARCEL 1 CONTAINS 10 SQUARE FEET, MORE OR LESS.

BASIS OF BEARINGS: BEARINGS ARE BASED ON THE NORTH LINE OF BLOCK 1, BARRICKS COLFAX ADDITION AS BEARING NORTH 89°58'27" EAST. THE NORTH LINE OF SAID BLOCK 1 IS MONUMENTED ON THE WEST BY A #5 REBAR W/ BLUE PLASTIC CAP "LS 38035" AND ON THE EAST BY A #5 REBAR, NO CAP.

TOGETHER WITH:

PARCEL 2:

A PARCEL OF LAND SITUATED IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 4 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

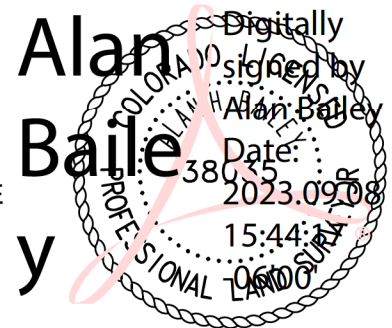
COMMENCING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 1, BARRICKS COLFAX ADDITION; THENCE NORTH 89°58'27" EAST, ALONG THE NORTH LINE OF SAID BLOCK 1, SAID LINE ALSO BEING THE SOUTH RIGHT-OF-WAY LINE OF EAST COLFAX AVENUE, A DISTANCE OF 88.48 FEET TO THE POINT OF BEGINNING:

THENCE NORTH 00°01'33" WEST A DISTANCE OF 1.90 FEET;  
THENCE NORTH 89°58'27" EAST, PARALLEL WITH SAID NORTH LINE OF BLOCK 1, A DISTANCE OF 14.20 FEET;  
THENCE SOUTH 00°01'33" EAST A DISTANCE OF 1.90 FEET TO SAID NORTH LINE OF BLOCK 1;  
THENCE SOUTH 89°58'27" WEST, ALONG SAID NORTH LINE OF BLOCK 1, A DISTANCE OF 14.20 FEET TO THE POINT OF BEGINNING.

PARCEL 2 CONTAINS 27 SQUARE FEET, MORE OR LESS.

BASIS OF BEARINGS: BEARINGS ARE BASED ON THE NORTH LINE OF BLOCK 1, BARRICKS COLFAX ADDITION AS BEARING NORTH 89°58'27" EAST. THE NORTH LINE OF SAID BLOCK 1 IS MONUMENTED ON THE WEST BY A #5 REBAR W/ BLUE PLASTIC CAP "LS 38035" AND ON THE EAST BY A #5 REBAR, NO CAP.

(SEE SHEET 2 OF 3 FOR PARCEL 3 DESCRIPTION)



PROJECT:	SHUN-22-01 8500 E COLFAX
FILE:	ENCROACHMENT.DWG
CHECKED:	AHB   DRAWN:   RJE   DATE:   5/19/23



BAILEY PROFESSIONAL SOLUTIONS, LLC  
5737 SOUTH KENTON STREET  
ENGLEWOOD, CO 80111  
303.587.1672  
BAILEYPROFESSIONALSOLUTIONS.COM

**LAND DESCRIPTIONS**

2023-ENCROACHMENT-0000038-002

(CONTINUED FROM SHEET 1 OF 3)

TOGETHER WITH:

**PARCEL 3:**

A PARCEL OF LAND SITUATED IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 4 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 1, BARRICKS COLFAX ADDITION; THENCE NORTH 89°58'27" EAST, ALONG THE NORTH LINE OF SAID BLOCK 1, SAID LINE ALSO BEING THE SOUTH RIGHT-OF-WAY LINE OF EAST COLFAX AVENUE, A DISTANCE OF 84.73 FEET TO THE **POINT OF BEGINNING:**

THENCE NORTH 00°01'33" WEST A DISTANCE OF 3.75 FEET;  
THENCE NORTH 89°58'27" EAST, PARALLEL WITH SAID NORTH LINE OF BLOCK 1, A DISTANCE OF 37.20 FEET;  
THENCE SOUTH 00°01'33" EAST A DISTANCE OF 3.75 FEET TO SAID NORTH LINE OF BLOCK 1;  
THENCE SOUTH 89°58'27" WEST, ALONG SAID NORTH LINE OF BLOCK 1, A DISTANCE OF 37.20 FEET TO THE **POINT OF BEGINNING.**

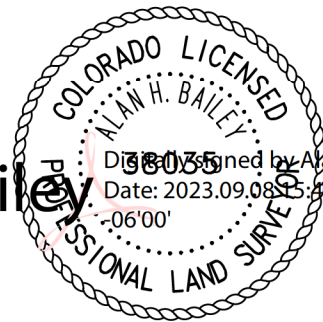
PARCEL 3 CONTAINS 140 SQUARE FEET, MORE OR LESS.

BASIS OF BEARINGS: BEARINGS ARE BASED ON THE NORTH LINE OF BLOCK 1, BARRICKS COLFAX ADDITION AS BEARING NORTH 89°58'27" EAST. THE NORTH LINE OF SAID BLOCK 1 IS MONUMENTED ON THE WEST BY A #5 REBAR W/ BLUE PLASTIC CAP "LS 38035" AND ON THE EAST BY A #5 REBAR, NO CAP.

PREPARED BY: ALAN H. BAILEY PLS NO. 38035

ON BEHALF OF: BAILEY PROFESSIONAL SOLUTIONS, LLC  
5737 SOUTH KENTON STREET  
ENGLEWOOD, COLORADO 80111  
303.587.1672

Alan Bailey



Digitally signed by Alan Bailey  
Date: 2023.09.08 15:44:39  
+06'00'

PROJECT:	SHUN-22-01 8500 E COLFAX
FILE:	ENCROACHMENT.DWG
CHECKED:	AHB   DRAWN: RJE   DATE: 5/19/23

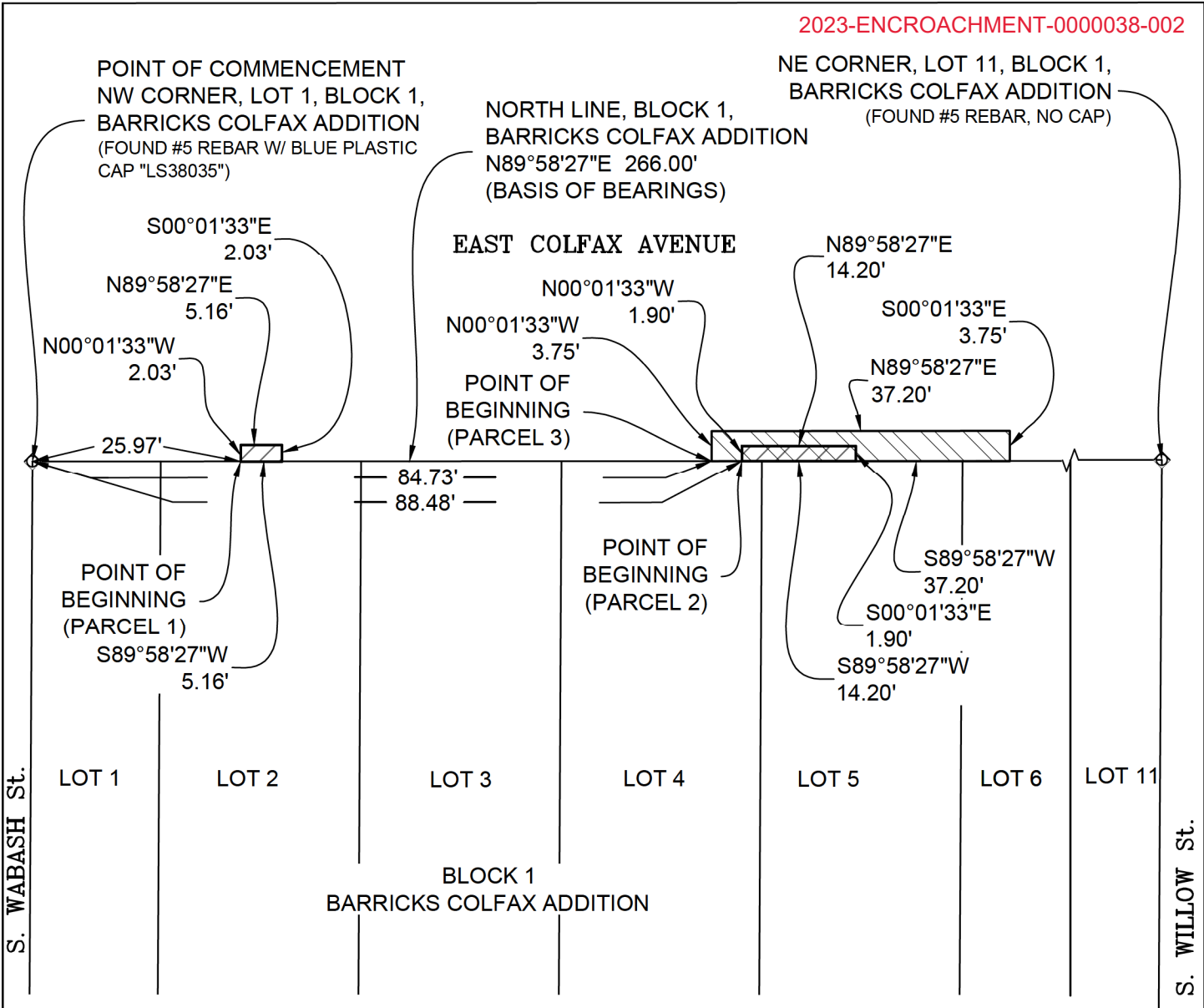


BAILEY PROFESSIONAL SOLUTIONS, LLC  
5737 SOUTH KENTON STREET  
ENGLEWOOD, CO 80111  
303.587.1672  
BAILEYPROFESSIONALSOLUTIONS.COM



**EXHIBIT A  
SHEET 3 OF 3**

2023-ENCROACHMENT-0000038-002

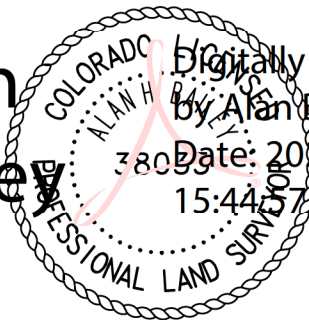


PARCEL 1 CONTAINS 10 SQ.FT.±.  
 PARCEL 2 CONTAINS 27 SQ.FT.±.  
 PARCEL 3 CONTAINS 140 SQ.FT.±.

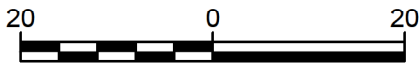
THIS IS NOT A LAND SURVEY PLAT AND ONLY REPRESENTS THE ATTACHED PARCEL DESCRIPTION.

BASIS OF BEARINGS: BEARINGS ARE BASED ON THE NORTH LINE OF BLOCK 1, BARRICKS COLFAX ADDITION AS BEARING NORTH 89°58'27" EAST. THE NORTH LINE OF SAID BLOCK 1 IS MONUMENTED ON THE WEST BY A #5 REBAR W/ BLUE PLASTIC CAP "LS 38035" AND ON THE EAST BY A #5 REBAR, NO CAP.

**Alan  
Bailey**



Digitally signed  
 by Alan Bailey  
 Date: 2023.09.08  
 15:44:57 -06'00'



ORIGINAL SCALE: 1"=20'

PROJECT: SHUN-22-01 8500 E COLFAX  
 FILE: ENCROACHMENT.DWG  
 CHECKED: AHB | DRAWN: RJE | DATE: 5/19/23



BAILEY PROFESSIONAL SOLUTIONS, LLC  
 5737 SOUTH KENTON STREET  
 ENGLEWOOD, CO 80111  
 303.587.1672  
 BAILEYPROFESSIONALSOLUTIONS.COM

## Tier III - 8500 E Colfax Ave - Chimneys

09/05/2023

**Master ID:** 2021-PROJMSTR-0000659      **Project Type:** Tier III Encroachment Resolution  
**Review ID:** 2023-ENCROACHMENT-0000038      **Review Phase:**  
**Location:**      **Review End Date:** 05/12/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

Reviewing Agency: DS Transportation Review      Review Status: Approved

Reviewers Name: Melissa Woods  
Reviewers Email: [Melissa.Woods@denvergov.org](mailto:Melissa.Woods@denvergov.org)

Status Date: 05/11/2023  
Status: Approved  
Comments:

Reviewing Agency: DS Project Coordinator Review      Review Status: Approved

Reviewers Name: Tiffany Holcomb  
Reviewers Email: [Tiffany.Holcomb@denvergov.org](mailto:Tiffany.Holcomb@denvergov.org)

Status Date: 05/15/2023  
Status: Approved  
Comments: PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: Development Services / Project Coordination  
Reviewers Name: Tiffany Holcomb  
Reviewers Phone: 720-865-3018  
Reviewers Email: [Tiffany.Holcomb@denvergov.org](mailto:Tiffany.Holcomb@denvergov.org)  
Approval Status: Approved

Comments:  
Request is related to 2022-SDP-0000313 - 2021PM0000659 which is currently in review to convert existing motel structures to single level residential units within the existing structures. The request and any approvals received for a Tier III encroachment are only relevant and necessary while the existing structure remains in place.

Status Date: 05/13/2023  
Status: Approved - No Response  
Comments:

Reviewing Agency: Survey Review      Review Status: Approved

Reviewers Name: Brian Pfohl  
Reviewers Email: [Brian.Pfohl@denvergov.org](mailto:Brian.Pfohl@denvergov.org)

Status Date: 09/05/2023  
Status: Approved  
Comments: PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: DOTI-ROWS Survey  
Reviewers Name: Brian Pfohl  
Reviewers Phone: 630.202.6564  
Reviewers Email: [brian.pfohl@denvergov.org](mailto:brian.pfohl@denvergov.org)  
Approval Status: Approved

# Comment Report

## Tier III - 8500 E Colfax Ave - Chimneys

09/05/2023

**Master ID:** 2021-PROJMSTR-0000659      **Project Type:** Tier III Encroachment Resolution  
**Review ID:** 2023-ENCROACHMENT-0000038      **Review Phase:**  
**Location:**      **Review End Date:** 05/12/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

Comments:

Attachment: 20230831\_2023-ENCROACHMENT-0000038\_Survey-APPROVED.docx

**Status Date:** 08/28/2023  
**Status:** Denied  
**Comments:** Updated Survey Required

**Status Date:** 07/14/2023  
**Status:** Approved  
**Comments:** PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: DOTI-ROWS Survey  
Reviewers Name: Brian Pfohl  
Reviewers Phone: 630.202.6564  
Reviewers Email: brian.pfohl@denvergov.org  
Approval Status: Approved

Comments:

Attachment: 20230714\_2023-ENCROACHMENT-0000038\_Survey-APPROVED.docx

**Status Date:** 05/11/2023  
**Status:** Denied  
**Comments:** Comments in project folder

**REDLINES uploaded to E-review webpage**

Reviewing Agency: DES Wastewater Review      Review Status: Approved

**Reviewers Name:** Chris Brinker

**Reviewers Email:** Christopher.Brinker@denvergov.org

**Status Date:** 05/15/2023  
**Status:** Approved  
**Comments:** PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: DOTI  
Reviewers Name: Chris Brinker  
Reviewers Phone: 7204450193  
Reviewers Email: christopher.brinker@denvergov.org  
Approval Status: Approved

Comments:

**Status Date:** 05/12/2023  
**Status:** Approved - No Response  
**Comments:**

Reviewing Agency: City Council Referral      Review Status: Approved - No Response

**Status Date:** 05/13/2023

# Comment Report

## Tier III - 8500 E Colfax Ave - Chimneys

09/05/2023

**Master ID:** 2021-PROJMSTR-0000659      **Project Type:** Tier III Encroachment Resolution  
**Review ID:** 2023-ENCROACHMENT-0000038      **Review Phase:**  
**Location:**      **Review End Date:** 05/12/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** CenturyLink Referral      **Review Status:** Approved

**Status Date:** 06/12/2023  
**Status:** Approved  
**Comments:** PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: Lumen/CenturyLink  
Reviewers Name: Rebekah Anthony  
Reviewers Phone: 307-717-0420  
Reviewers Email: rebekah.anthony@lumen.com  
Approval Status: Approved

**Comments:**

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** Xcel Referral      **Review Status:** Approved w/Conditions

**Status Date:** 05/15/2023  
**Status:** Approved w/Conditions  
**Comments:** PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: Public Service Company of Colorado dba Xcel Energy  
Reviewers Name: Donna George  
Reviewers Phone: 3035713306  
Reviewers Email: donna.l.george@xcelenergy.com  
Approval Status: Approved with conditions

**Comments:**

PSCo/Xcel Energy has existing overhead electric distribution facilities along East Colfax Avenue. There do not appear to be any issue with these facilities and the existing building encroachments - considering they are all existing. Please be aware that all risk and responsibility for this request are unilaterally that of the Applicant/Requestor.

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** RTD Referral      **Review Status:** Approved

**Status Date:** 05/15/2023  
**Status:** Approved  
**Comments:** PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: RTD  
Reviewers Name: C. Scott Woodruff  
Reviewers Phone: 303-299-2943  
Reviewers Email: clayton.woodruff@rtd-denver.com  
Approval Status: Approved

# Comment Report

## Tier III - 8500 E Colfax Ave - Chimneys

09/05/2023

**Master ID:** 2021-PROJMSTR-0000659      **Project Type:** Tier III Encroachment Resolution  
**Review ID:** 2023-ENCROACHMENT-0000038      **Review Phase:**  
**Location:**      **Review End Date:** 05/12/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

**Comments:**

This review is for Design concepts and to identify any necessary improvements to RTD stops and property affected by the design. This review of the plans does not eliminate the need to acquire, and/or go through the acquisition process of any agreements, easements or permits that may be required by the RTD for any work on or around our facilities and property.

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** Comcast Referral      **Review Status:** Approved - No Response

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** Metro Wastewater Referral      **Review Status:** Approved - No Response

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** Street Maintenance Referral      **Review Status:** Approved - No Response

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** Office of Emergency Management Referral      **Review Status:** Approved - No Response

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** Building Department Review      **Review Status:** Approved

**Reviewers Name:** Keith Peetz  
**Reviewers Email:** Keith.Peetz@denvergov.org

**Status Date:** 05/04/2023  
**Status:** Approved  
**Comments:**

**Reviewing Agency:** Division of Real Estate Referral      **Review Status:** Approved

**Reviewers Name:** Nicholas Boschert  
**Reviewers Email:** nicholas.boschert@denvergov.org

**Status Date:** 04/26/2023  
**Status:** Approved  
**Comments:**

**Reviewing Agency:** Denver Fire Department Review      **Review Status:** Approved



# Comment Report

## Tier III - 8500 E Colfax Ave - Chimneys

09/05/2023

**Master ID:** 2021-PROJMSTR-0000659      **Project Type:** Tier III Encroachment Resolution  
**Review ID:** 2023-ENCROACHMENT-0000038      **Review Phase:**  
**Location:**      **Review End Date:** 05/12/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

**Reviewers Name:** Brian Dimock  
**Reviewers Email:** Brian.Dimock@denvergov.org  
**Status Date:** 05/10/2023  
**Status:** Approved  
**Comments:**

**Reviewing Agency:** Denver Water Referral      **Review Status:** Approved

**Status Date:** 05/15/2023  
**Status:** Approved  
**Comments:** PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: Denver Water  
Reviewers Name: Kela Naso  
Reviewers Phone: 13036286302  
Reviewers Email: kela.naso@denverwater.org  
Approval Status: Approved  
  
**Comments:**

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** Parks and Recreation Review      **Review Status:** Approved

**Reviewers Name:** Jennifer Cervera  
**Reviewers Email:** Jennifer.Cervera@denvergov.org  
**Status Date:** 05/10/2023  
**Status:** Approved  
**Comments:**

**Reviewing Agency:** Policy and Planning Referral      **Review Status:** Approved - No Response

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** Denver Office of Disability Rights Referral      **Review Status:** Approved

**Status Date:** 05/15/2023  
**Status:** Approved  
**Comments:** PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: DODR  
Reviewers Name: Spencer Pocock  
Reviewers Phone: 720-913-8411  
Reviewers Email: Spencer.Pocock@denvergov.org  
Approval Status: Approved

# Comment Report

## Tier III - 8500 E Colfax Ave - Chimneys

09/05/2023

**Master ID:** 2021-PROJMSTR-0000659      **Project Type:** Tier III Encroachment Resolution  
**Review ID:** 2023-ENCROACHMENT-0000038      **Review Phase:**  
**Location:**      **Review End Date:** 05/12/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

Comments:  
Status Date: 05/13/2023  
Status: Approved - No Response  
Comments:

Reviewing Agency: Construction Engineering Review      Review Status: Approved

Reviewers Name: Kim Blair  
Reviewers Email: Kim.Blair@denvergov.org

Status Date: 04/27/2023  
Status: Approved  
Comments: NO OBJECTION.

Reviewing Agency: TES Sign and Stripe Review      Review Status: Approved - No Response

Reviewers Name: Brittany Price  
Reviewers Email: Brittany.Price@denvergov.org

Status Date: 05/13/2023  
Status: Approved - No Response  
Comments:

Reviewing Agency: City Forester Review      Review Status: Approved

Reviewers Name: Erin Hatch  
Reviewers Email: Erin.Hatch@denvergov.org

Status Date: 05/09/2023  
Status: Approved  
Comments: Approved. No anticipated impact to existing ROW trees.

Reviewing Agency: Landmark Review      Review Status: Approved

Reviewers Name: Emma-Marie Censky  
Reviewers Email: emma.censky@denvergov.org

Status Date: 05/01/2023  
Status: Approved  
Comments:

Reviewing Agency: CDOT Referral      Review Status: Approved w/Conditions

Status Date: 05/15/2023  
Status: Approved w/Conditions  
Comments: PWPRS Project Number: 2023-ENCROACHMENT-0000038 - Tier III - 8500 E Colfax Ave - Chimneys  
Reviewing Agency/Company: CDOT Region 1 ROW/survey  
Reviewers Name: dane courville  
Reviewers Phone: 7206720231  
Reviewers Email: dane.courville@state.co.us

# Comment Report

## Tier III - 8500 E Colfax Ave - Chimneys

09/05/2023

**Master ID:** 2021-PROJMSTR-0000659      **Project Type:** Tier III Encroachment Resolution  
**Review ID:** 2023-ENCROACHMENT-0000038      **Review Phase:**  
**Location:**      **Review End Date:** 05/12/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

Approval Status: Approved with conditions

**Comments:**

Does affect CDOT on-system ROW. This section of Colfax is under a maintenance agreement with the City County of Denver. I recommend making contact with CDOT Permitting Inspectors for further approval. The ROW width at this location along Colfax is 100' wide per ROW plan set DU\_005-4(9)

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**

**Reviewing Agency:** ERA Review      **Review Status:** Approved - No Response

**Reviewers Name:** Shari Bills  
**Reviewers Email:** Shari.Bills@denvergov.org

**Status Date:** 05/13/2023  
**Status:** Approved - No Response  
**Comments:**