

1 **BY AUTHORITY**

2 RESOLUTION NO. CR24-0498  
3 SERIES OF 2024

COMMITTEE OF REFERENCE:  
Land Use, Transportation & Infrastructure

4 **A RESOLUTION**

5 **Laying out, opening and establishing as part of the City street system a parcel**  
6 **of land as a public alley, bounded by East Colfax Avenue, North Corona Street,**  
7 **East 14th Avenue, and North Downing Street.**

8 **WHEREAS**, the Executive Director of the Department of Transportation and Infrastructure of  
9 the City and County of Denver has found and determined that the public use, convenience and  
10 necessity require the laying out, opening and establishing as a public alley designated as part of the  
11 system of thoroughfares of the municipality that portion of real property hereinafter more particularly  
12 described, and, subject to approval by resolution has laid out, opened and established the same as  
13 a public alley;

14 **BE IT RESOLVED 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 laying out, opening and establishing as part of the system of thoroughfares of  
17 the municipality the following described portion of real property situate, lying and being in the City  
18 and County of Denver, State of Colorado, to wit:

19 **PARCEL DESCRIPTION ROW NO. 2021-DEDICATION-0000074-001:**

20 **LAND DESCRIPTION - ALLEY PARCEL**

21 A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND  
22 COUNTY OF DENVER, RECORDED ON THE 6TH DAY OF JULY, 2021, AT RECEPTION  
23 NUMBER 2021127442 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S  
24 OFFICE, STATE OF COLORADO, THEREIN AS:

25  
26 A PORTION OF LOTS 13 THROUGH 17, BLOCK 37, PARK AVENUE ADDITION TO DENVER,  
27 AND PART OF THAT ALLEY VACATED BY ORDINANCE NO. 486, SERIES 2014, LOCATED IN  
28 THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF  
29 THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO,  
30 BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

31  
32 CONSIDERING THE 18' RANGE LINE OF CORONA STREET TO BEAR SOUTH 00°45'01"  
33 EAST, A DISTANCE OF 600.17 FEET BETWEEN A FOUND 2" ALUMINUM CAP STAMPED "PLS  
34 38162" IN CONCRETE WALK AT THE INTERSECTION OF COLFAX AVENUE AND CORONA  
35 STREET, AND A FOUND NO. 6 REBAR WITH ILLEGIBLE 2" ALUMINUM CAP IN RANGE BOX

1 AT THE INTERSECTION OF 14TH AVENUE AND CORONA STREET, WITH ALL BEARINGS  
2 CONTAINED HEREIN RELATIVE THERETO.

3  
4 COMMENCING AT SAID RANGE POINT AT THE INTERSECTION OF COLFAX AVENUE AND  
5 CORONA STREET; THENCE SOUTH 75°18'14" EAST, A DISTANCE OF 311.56 FEET TO THE  
6 NORTHEASTERLY CORNER OF LOT 13, BLOCK 37, PARK AVENUE ADDITION TO DENVER;  
7 THENCE ALONG THE EASTERLY LINE OF SAID LOT 13, SOUTH 00°41'41" EAST, A  
8 DISTANCE OF 116.60 FEET TO THE POINT OF BEGINNING;

9  
10 THENCE CONTINUING ALONG SAID EASTERLY LINE OF LOT 13, AND THE EASTERLY LINE  
11 OF SAID VACATED ALLEY, SOUTH 00°41'41" EAST, A DISTANCE OF 20.00 FEET TO THE  
12 NORTHEASTERLY CORNER OF LOT 35, BLOCK 2, LANDON AND CURRY'S ADDITION TO  
13 DENVER; THENCE ALONG THE NORTHERLY LINE OF SAID LOT 35, SOUTH 89°30'23" WEST,  
14 A DISTANCE OF 117.16 FEET TO THE NORTHWESTERLY CORNER OF SAID LOT 35;  
15 THENCE NORTH 00°43'18" WEST, A DISTANCE OF 10.00 FEET, TO A SOUTHERLY CORNER  
16 OF THAT PARCEL OF LAND CONVEYED TO THE CITY AND COUNTY OF DENVER AND  
17 DESCRIBED AT RECEPTION NO. 2014048615; THENCE ALONG THE SOUTHERLY LINE OF  
18 SAID PARCEL OF LAND CONVEYED TO THE CITY AND COUNTY OF DENVER, THE  
19 FOLLOWING FOUR (4) COURSES:

- 20 1. NORTH 90°00'00" EAST, A DISTANCE OF 0.15 FEET;
  - 21 2. THENCE NORTH 00°43'18" WEST, A DISTANCE OF 1.50 FEET;
  - 22 3. THENCE NORTH 44°18'31" EAST, A DISTANCE OF 28.19 FEET;
  - 23 4. THENCE NORTH 89°30'23" EAST, A DISTANCE OF 23.12 FEET;
- 24 THENCE SOUTH 65°45'31" EAST, A DISTANCE OF 27.48 FEET; THENCE NORTH 89°30'23"  
25 EAST, A DISTANCE OF 49.04 FEET TO THE POINT OF BEGINNING.

26  
27 SAID PARCEL CONTAINING 2,781 SQ. FT. OR 0.06 ACRES, MORE OR LESS

28 be and the same is hereby approved and said real property is hereby laid out and established and  
29 declared laid out, opened and established as a public alley.

30 **Section 2.** That the real property described in Section 1 hereof shall henceforth be a public  
31 alley.

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

1 COMMITTEE APPROVAL DATE: April 16, 2024 by Consent

2 MAYOR-COUNCIL DATE: April 23, 2024 by Consent

3 PASSED BY THE COUNCIL: \_\_\_\_\_

4 \_\_\_\_\_ - PRESIDENT

5 ATTEST: \_\_\_\_\_ - CLERK AND RECORDER,  
6 EX-OFFICIO CLERK OF THE  
7 CITY AND COUNTY OF DENVER

8 PREPARED BY: Martin A. Plate, Assistant City Attorney DATE: April 25, 2024

9 Pursuant to section 13-9, D.R.M.C., this proposed resolution has been reviewed by the Office of the  
10 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  
14 Kerry Tipper, Denver City Attorney

15  
16 BY: \_\_\_\_\_, Assistant City Attorney DATE: \_\_\_\_\_