

BY AUTHORITY

2 RESOLUTION NO. CR25-1349
3 SERIES OF 2025

COMMITTEE OF REFERENCE:

A RESOLUTION

Laying out, opening and establishing as part of the City street system parcels of land as: 1) South Sheridan Boulevard, located near the intersection of South Sheridan Boulevard and West Custer Place; and 2) South Sheridan Boulevard, located near the intersection of South Sheridan Boulevard and West Custer Place.

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

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

17 **Section 1.** That the action of the Executive Director of the Department of Transportation
18 and Infrastructure in laying out, opening and establishing as part of the system of thoroughfares of
19 the municipality the following described portion of real property situate, lying and being in the City
20 and County of Denver, State of Colorado, to wit:

PARCEL DESCRIPTION ROW NO. 2025-DEDICATION-0000140-001:

22 LAND DESCRIPTION – SOUTH SHERIDAN BOULEVARD PARCEL NO. 1

23 A PARCEL OF LAND LYING IN THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 4
24 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF
25 DENVER, STATE OF COLORADO, CONVEYED TO THE CITY AND COUNTY OF DENVER BY
26 WARRANTY DEED RECORDED JULY 29, 2002, AT RECEPTION NUMBER 2002132881 IN THE
27 OFFICE OF THE CLERK AND RECORDER OF THE CITY AND COUNTY OF DENVER,
28 COLORADO, DESCRIBED AS FOLLOWS:

30 COMMENCING AT THE NORTH 1/16TH CORNER OF SAID SECTION 18;
31 THENCE SOUTH 00°22'20" EAST, ALONG THE WEST LINE OF SAID NORTHWEST QUARTER,
32 A DISTANCE OF 494.55 FEET TO A POINT;

1 THENCE SOUTH 89°45'00" EAST, ALONG THE NORTH LINE EXTENDED WESTERLY AND THE
2 NORTH LINE OF THAT PARCEL OF LAND DESCRIBED IN A DEED RECORDED JUNE 21, 2000
3 AT RECEPTION NUMBER 2000087047 IN THE RECORDS OF THE CITY AND COUNTY OF
4 DENVER CLERK AND RECORDER'S OFFICE, A DISTANCE OF 30.00 FEET TO THE POINT OF
5 BEGINNING;
6 THENCE CONTINUING ALONG SAID NORTH LINE, SOUTH 89°45'00" EAST, A DISTANCE OF
7 10.00 FEET TO A POINT;
8 THENCE SOUTH 00°22'20" EAST A DISTANCE OF 1.20 FEET TO A POINT ON THE SOUTH LINE
9 OF SAID PARCEL;
10 THENCE NORTH 89°45'00" WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 10.00 FEET TO
11 A POINT;
12 THENCE NORTH 00°22'20" WEST, PARALLEL WITH AND 20.00 FEET EAST OF THE WEST LINE
13 OF SAID PARCEL, A DISTANCE OF 1.20 FEET TO THE POINT OF BEGINNING.
14
15 CONTAINING 12 SQUARE FEET, MORE OR LESS

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17 BASIS OF BEARING: THE BEARINGS ARE BASED ON THE WEST LINE OF THE NORTHWEST
18 QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL
19 MERIDIAN AS BEARING SOUTH 00°22'20" EAST. THE NORTH 1/16TH CORNER OF SAID
20 SECTION 18 IS MONUMENTED BY A 3-1/4" ALUMINUM CAP IN RANGE BOX, STAMPED:
21 COLORADO DEPT. OF TRANSPORTATION 1999 PLS NO. 5447 AND THE WEST QUARTER
22 CORNER OF SAID SECTION 18 IS MONUMENTED BY A 3-1/4" ALUMINUM CAP IN RANGE BOX,
23 STAMPED: COLORADO DEPT. OF TRANSPORTATION 1999 PLS NO. 5447.

24 be and the same is hereby approved and said real property is hereby laid out and established and
25 declared laid out, opened and established as South Sheridan Boulevard.

26 **Section 2.** That the real property described in Section 1 hereof shall henceforth be known
27 as South Sheridan Boulevard.

28 **Section 3.** That the action of the Executive Director of the Department of Transportation
29 and Infrastructure in laying out, opening and establishing as part of the system of thoroughfares of
30 the municipality the following described portion of real property situate, lying and being in the City
31 and County of Denver, State of Colorado, to wit:

32 **PARCEL DESCRIPTION ROW NO. 2025-DEDICATION-0000140-002:**
33 **LAND DESCRIPTION – SOUTH SHERIDAN BOULEVARD PARCEL NO. 2**

1 A PARCEL OF LAND LYING IN THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 4
2 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF
3 DENVER, STATE OF COLORADO, CONVEYED TO THE CITY AND COUNTY OF DENVER BY
4 WARRANTY DEED RECORDED OCTOBER 29, 2002, AT RECEPTION NUMBER 2002204010 IN
5 THE OFFICE OF THE CLERK AND RECORDER OF THE CITY AND COUNTY OF DENVER,
6 COLORADO, DESCRIBED AS FOLLOWS:

7

8 COMMENCING AT THE NORTH 1/16TH CORNER OF SAID SECTION 18;
9 THENCE SOUTH 00°22'20" EAST, ALONG THE WEST LINE OF SAID NORTHWEST QUARTER,
10 A DISTANCE OF 495.75 FEET TO THE NORTHWEST CORNER OF THAT PARCEL OF LAND
11 DESCRIBED IN A DEED RECORDED APRIL 18, 2001 AT RECEPTION NUMBER 2001058392 IN
12 THE RECORDS OF THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S OFFICE;

13 THENCE SOUTH 89°45'00" EAST, ALONG THE NORTH LINE OF SAID PARCEL, A DISTANCE
14 OF 30.00 FEET TO THE POINT OF BEGINNING;

15 THENCE CONTINUING ALONG SAID NORTH LINE, SOUTH 89°45'00" EAST, A DISTANCE OF
16 10.00 FEET TO A POINT;

17 THENCE SOUTH 00°22'20" EAST A DISTANCE OF 65.00 FEET TO A POINT ON THE SOUTH
18 LINE OF SAID PARCEL;

19 THENCE NORTH 89°45'00" WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 10.00 FEET TO
20 A POINT;

21 THENCE NORTH 00°22'20" WEST, PARALLEL WITH AND 30.00 FEET EAST OF THE WEST LINE
22 OF SAID PARCEL, A DISTANCE OF 65.00 FEET TO THE POINT OF BEGINNING.

23 CONTAINING 650 SQUARE FEET (0.01 ACRES), MORE OR LESS

24

25 BASIS OF BEARING: THE BEARINGS ARE BASED ON THE WEST LINE OF THE NORTHWEST
26 QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL
27 MERIDIAN AS BEARING SOUTH 00°22'20" EAST. THE NORTH 1/16TH CORNER OF SAID
28 SECTION 18 IS MONUMENTED BY A 3-1/4" ALUMINUM CAP IN RANGE BOX, STAMPED:
29 COLORADO DEPT. OF TRANSPORTATION 1999 PLS NO. 5447 AND THE WEST QUARTER

1 CORNER OF SAID SECTION 18 IS MONUMENTED BY A 3-1/4" ALUMINUM CAP IN RANGE BOX,
2 STAMPED: COLORADO DEPT. OF TRANSPORTATION 1999 PLS NO. 5447.

3 be and the same is hereby approved and said real property is hereby laid out and established and
4 declared laid out, opened and established as South Sheridan Boulevard.

5 **Section 4.** That the real property described in Section 3 hereof shall henceforth be known
6 as South Sheridan Boulevard.

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8 COMMITTEE APPROVAL DATE: September 17, 2025 by Consent

9 MAYOR-COUNCIL DATE: September 23, 2025 by Consent

10 PASSED BY THE COUNCIL: 09/29/2025

11 Anurah P. Sandaval - PRESIDENT

12 ATTEST: _____ - CLERK AND RECORDER,
13 EX-OFFICIO CLERK OF THE
14 CITY AND COUNTY OF DENVER

15 PREPARED BY: Martin A. Plate, Assistant City Attorney DATE: September 25, 2025

16 Pursuant to section 13-9, D.R.M.C., this proposed resolution has been reviewed by the Office of the
17 City Attorney. We find no irregularity as to form and have no legal objection to the proposed
18 resolution. The proposed resolution is not submitted to the City Council for approval pursuant to
19 § 3.2.6 of the Charter.

20
21 Katie J. McLoughlin, Interim City Attorney

22 BY: Jonathan Griffin ^{Signed by:} Assistant City Attorney DATE: 9/24/2025 | 12:41 PM MDT