

1 **BY AUTHORITY**

2 ORDINANCE NO. _____
3 SERIES OF 2025
4 **AMENDED 11-24-2025**

COUNCIL BILL NO. CB25-1726
COMMITTEE OF REFERENCE:
Transportation & Infrastructure

5 **A BILL**

6 **For an ordinance assessing the annual costs of the continuing care, operation,**
7 **repair, maintenance and replacement of the Broadway Pedestrian Mall**
8 **Maintenance District A upon the real property, exclusive of improvements**
9 **thereon, benefited.**

10 **BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**

11 **Section 1.** Upon consideration of the recommendation of the Executive Director of the
12 Department of Transportation and Infrastructure that an ordinance be enacted for the purpose of
13 assessing the annual costs of the continuing care, operation, repair, maintenance and replacement
14 of the Broadway Pedestrian Mall Maintenance District A ("Broadway Pedestrian Mall A"), for the
15 upcoming year, upon the real property, exclusive of improvements thereon, benefited, the Council
16 finds, as follows:

17 (a) A local maintenance district providing for the continuing care, operation, repair,
18 maintenance and replacement of the Broadway Pedestrian Mall A, was created by Ordinance No.
19 839, Series of 1998;

20 (b) The annual cost of the continuing care, operation, repair, maintenance and
21 replacement of the Broadway Pedestrian Mall A is \$65,700.00, which amount the Executive Director
22 of the Department of Transportation and Infrastructure has the authority to expend for the purposes
23 stated herein;

24 (c) The Executive Director of the Department of Transportation and Infrastructure has
25 complied with all provisions of law relating to the publishing of notice to the owners of real properties
26 to be assessed and to all persons interested generally, and the Council sitting as a Board of
27 Equalization has heard and determined all written complaints and objections, if any, filed with the
28 Executive Director of the Department of Transportation and Infrastructure;

29 (d) ~~The portion of the annual costs for the continuing care, operation, repair, maintenance~~
30 ~~and replacement of the Broadway Pedestrian Mall A to be assessed against the properties, exclusive~~
31 ~~of improvements thereon, benefited are \$57,042.33;~~

32 (d) The Broadway Denver General Improvement District ("GID") has been organized in
33 accordance with Ordinance No. 917, Series of 2025, and, as such, the GID shall assume

1 responsibility for the annual costs of the continuing care, operation, repair, maintenance, and
2 replacement of the Broadway Pedestrian Mall A; and

3 ~~(e) The portion of the annual costs of the continuing care, operation, repair, maintenance~~
4 ~~and replacement of the Broadway Pedestrian Mall A to be borne by the City and County of Denver~~
5 ~~is \$8,657.67; and~~

6 (e) Due to the organization of the GID, the Broadway Pedestrian Mall A: 1) will have no further
7 responsibility for the annual costs of the continuing care, operation, repair, maintenance, and
8 replacement of the Broadway Pedestrian Mall A; 2) will be sought-to-be terminated and dissolved by
9 the Executive Director of the Department of Transportation and Infrastructure; and 3) will assess no
10 amounts against the real properties, exclusive of improvements thereon, benefited within the
11 Broadway Pedestrian Mall A in 2026.

12 ~~(f) The real property within the Broadway Pedestrian Mall A will be benefited in an amount~~
13 ~~equal to or in excess of the amount to be assessed against said property because of the continuing~~
14 ~~care, operation, repair, maintenance and replacement of said Broadway Pedestrian Mall A.~~

15 **Section 2.** The annual cost of the continuing care, operation, repair, maintenance and
16 replacement of the Broadway Pedestrian Mall A to be assessed against the real properties, exclusive
17 of improvements thereon, benefited are hereby approved.

18 ~~**Section 3.** The annual costs of the continuing care, operation, repair, maintenance and~~
19 ~~replacement of the Broadway Pedestrian Mall A in the amount of \$65,700.00 are hereby assessed~~
20 ~~against the real properties, exclusive of improvements thereon, within said local maintenance district~~
21 ~~as follows:~~

22 Section 3. As the GID shall assume responsibility to pay for the 2026 annual costs of the
23 continuing care, operation, repair, maintenance and replacement of the Broadway Pedestrian Mall
24 A and the Broadway Pedestrian Mall A may otherwise be terminated and dissolved upon the
25 successful organization of the GID in accordance with Ordinance No. 917, Series of 2025, no amount
26 shall be assessed against the real properties, exclusive of improvements thereon, benefited within
27 the Broadway Pedestrian Mall A in 2026.

28 NOTE: Where a series of lots is followed by "inclusive", the amount appearing after the series shall
29 be the total for all lots in the series. Where a series of lots is not followed by "inclusive", the amount
30 appearing after such series shall be the assessment for each lot in the series.

31 BROADWAY ADDITION TO BYERS SUBDIVISION

32 BLOCK 3

33 Lots

34 11
35 12-20

\$1,014.18
\$845.14

1	12' Wide Strip Adjacent to Lot 11	\$405.68
2		
3	BLOCK 4	
4	Lots	
5	11-14	\$843.25
6	15 South 12.5 feet	\$422.57
7		
8	GREENWAY'S RESUBDIVISION OF BLOCK 36	
9	BLOCK 36	
10	Lots	
11	1	\$1,050.01
12	2-8	\$847.17
13		
14	POLK'S RESUBDIVISION OF BLOCK 33, BYERS SUBDIVISION	
15	BLOCK 33	
16	Lots	
17	1-9	\$845.14
18	10	\$1,047.99
19		
20	POLK'S RESUBDIVISION OF BLOCK 34, BYERS SUBDIVISION	
21	BLOCK 34	
22	Lots	
23	1-9	\$845.14
24	10	\$1,047.99
25		
26	RESUBDIVISION OF BLOCKS 1, 2 AND 3 GALLUP'S SOUTH BROADWAY	
27	SUBDIVISION	
28	Lots	
29	1	\$675.59
30	2-18	\$844.57
31	19	\$4,898.45
32		

33 **Section 4.** The assessments made pursuant hereto shall be a lien in the several amounts
 34 assessed against each lot or tract of land set forth in Section 3 herein, and such lien shall have the
 35 priority of the lien for local public improvement districts.

36 **Section 5.** Without demand, said assessments as set forth in Section 3 herein, shall be due
 37 and payable on the first day of January of the year next following the year in which this assessing
 38 ordinance became effective, and said assessments shall become delinquent if not paid by the last
 39 day of February of the year next following the year in which this assessing ordinance became
 40 effective. A failure to pay said assessments as hereinabove set forth shall become a lien on the
 41 property subject to the assessment, and such lien may be sold by the City as provided by the Charter
 42 and ordinances of the City and County of Denver.

1 **Section 6. Section 4.** Any unspent revenue and revenue generated through investment shall
2 be retained and credited to the Broadway Pedestrian Mall Maintenance District A for future long term
3 or program maintenance of the District.

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5 **[THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]**

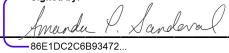
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1 COMMITTEE APPROVAL DATE: November 12, 2025 by Consent

2 MAYOR-COUNCIL DATE: November 18, 2025

3 PASSED BY THE COUNCIL: 12/1/2025

4  Signed by:
86E1DC2C6B93472...

- PRESIDENT

5 APPROVED:  Signed by:
5DC361FDC863466...

- MAYOR 12/3/2025

6 ATTEST:  5DC361FDC863466...
- CLERK AND RECORDER,
EX-OFFICIO CLERK OF THE
CITY AND COUNTY OF DENVER

9 NOTICE PUBLISHED IN THE DENVER POST: _____ ; _____

10 PREPARED BY: Bradley T. Neiman, Assistant City Attorney DATE: November 20, 2025

11 Pursuant to section 13-9, D.R.M.C., this proposed ordinance has been reviewed by the office of the
12 City Attorney. We find no irregularity as to form and have no legal objection to the proposed
13 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to §
14 3.2.6 of the Charter.

15
16 Katie J. McLoughlin, Interim City Attorney

17
18 BY:  Signed by:
B622307D590E47B..., Assistant City Attorney DATE: 12/2/25