

1 **BY AUTHORITY**

2 RESOLUTION NO. CR24-1055  
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 parcels of**  
6 **land as: 1) East 1st Avenue, located at the intersection of East 1st Avenue and**  
7 **North Quebec Street; and 2) North Quebec Street, located at the intersection of**  
8 **North Quebec Street and East 1st Avenue.**

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

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

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

20 **PARCEL DESCRIPTION ROW NO. 2023-DEDICATION-0000295-001:**

21 **LEGAL DESCRIPTION - STREET PARCEL #1:**

22 A PORTION OF A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE  
23 CITY AND COUNTY OF DENVER, RECORDED ON THE 18TH DAY OF AUGUST, 2000, AT  
24 RECEPTION NUMBER 2000118830 IN THE CITY AND COUNTY OF DENVER CLERK AND  
25 RECORDER'S OFFICE, STATE OF COLORADO, DESCRIBED AS FOLLOWS:  
26

27 A PORTION OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP  
28 4 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, IN THE CITY AND COUNTY  
29 OF DENVER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS  
30 FOLLOWS:  
31

32 COMMENCE AT THE INTERSECTION OF EAST 1ST AVENUE AND POPLAR STREET,  
33 MARKED BY A 2.5" BRASS CAP STAMPED "PLS 20683" IN A RANGE BOX, SAID POINT  
34 BEING ON THE SOUTH LINE OF THE NORTHEAST QUARTER OF SECTION 8, THENCE  
35 ALONG THE CENTERLINE OF SAID POPLAR STREET, NORTH 00°34'43" WEST FOR 29.92  
36 FEET; THENCE LEAVING SAID CENTERLINE, NORTH 89°25'17" EAST FOR 24.00 FEET TO  
37 THE SOUTHWEST CORNER OF A PARCEL OF LAND AS DESCRIBED WITHIN RECEPTION  
38 NO. 2000118830, PUBLIC RECORDS OF THE CITY AND COUNTY OF DENVER, SAID

1 SOUTHWEST CORNER ALSO BEING A POINT ON THE EAST RIGHT OF WAY LINE OF  
2 POPLAR STREET AND BEING THE POINT OF BEGINNING; THENCE, ALONG SAID EAST  
3 RIGHT OF WAY LINE, NORTH 00°34'43" WEST FOR 5.00 FEET; THENCE LEAVING SAID  
4 EAST RIGHT OF WAY LINE, NORTH 89°36'46" EAST FOR 249.76 FEET TO A POINT ON THE  
5 WESTERLY RIGHT OF WAY LINE OF QUEBEC STREET; THENCE ALONG SAID WESTERLY  
6 RIGHT OF WAY LINE, SOUTH 37°14'53" WEST FOR 6.31 FEET TO A POINT ON THE NORTH  
7 RIGHT OF WAY LINE OF EAST 1ST AVENUE; THENCE LEAVING SAID WESTERLY RIGHT OF  
8 WAY LINE, RUN ALONG SAID NORTH RIGHT OF WAY LINE, SOUTH 89°36'46" WEST FOR  
9 245.89 FEET TO THE POINT OF BEGINNING.

10  
11 SAID PORTION OF LAND CONTAINS: 1,239 SQUARE FEET, WHICH EQUATES TO 0.028  
12 ACRES, MORE OR LESS.

13  
14 THE BASIS OF BEARINGS ARE GRID AND BASED WITHIN THE COLORADO STATE PLANE  
15 COORDINATE SYSTEM OF 1983, CENTRAL ZONE. THE BEARING OF THE LINE BEING  
16 MARKED ON THE SOUTH END BY A 2.5" BRASS CAP STAMPED "PLS 20683" IN A RANGE  
17 BOX, AND ON THE NORTH END BY A CITY AND COUNTY OF DENVER RANGE POINT,  
18 RECORDED AS "RP04189", LOCATED ON THE CENTERLINE OF SAID POPLAR STREET,  
19 BEING MARKED BY AN ORANGE PLASTIC CAP IN RANGE BOX STAMPED "PLS 20683" IS,  
20 NORTH 00°34'43" WEST FOR 178.14 FEET

21 be and the same is hereby approved and said real property is hereby laid out and established and  
22 declared laid out, opened and established as East 1st Avenue.

23 **Section 2.** That the real property described in Section 1 hereof shall henceforth be known  
24 as East 1st Avenue.

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

29 **PARCEL DESCRIPTION ROW NO. 2023-DEDICATION-0000295-002:**

30 **LEGAL DESCRIPTION - STREET PARCEL #2:**

31 A PORTION OF A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE  
32 CITY AND COUNTY OF DENVER, RECORDED ON THE 18TH DAY OF AUGUST, 2000, AT  
33 RECEPTION NUMBER 2000118830 IN THE CITY AND COUNTY OF DENVER CLERK AND  
34 RECORDER'S OFFICE, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

35  
36 A PORTION OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP  
37 4 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, IN THE CITY AND COUNTY  
38 OF DENVER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS  
39 FOLLOWS:

40  
41 COMMENCE AT THE INTERSECTION OF EAST 1ST AVENUE AND POPLAR STREET,  
42 MARKED BY A 2.5" BRASS CAP STAMPED "PLS 20683" IN A RANGE BOX, SAID POINT BEING  
43 ON THE SOUTH LINE OF THE NORTHEAST QUARTER OF SECTION 8, THENCE ALONG THE  
44 CENTERLINE OF SAID POPLAR STREET, NORTH 00°34'43" WEST FOR 29.92 FEET; THENCE

1 LEAVING SAID CENTERLINE, NORTH 89°25'17" EAST FOR 24.00 FEET TO THE SOUTHWEST  
2 CORNER OF A PARCEL OF LAND AS DESCRIBED WITHIN RECEPTION NO. 2000118830,  
3 PUBLIC RECORDS OF THE CITY AND COUNTY OF DENVER, SAID SOUTHWEST CORNER  
4 ALSO BEING A POINT ON THE EAST RIGHT OF WAY LINE OF POPLAR STREET; THENCE,  
5 ALONG SAID EAST RIGHT OF WAY LINE, NORTH 00°34'43" WEST FOR 5.00 FEET; THENCE  
6 LEAVING SAID EAST RIGHT OF WAY LINE, NORTH 89°36'46" EAST FOR 248.50 FEET TO THE  
7 POINT OF BEGINNING; THENCE, NORTH 37°14'53" EAST FOR 20.96 FEET; THENCE, NORTH  
8 03°36'09" EAST FOR 42.98 FEET TO A CURVE TO THE RIGHT, HAVING A RADIUS OF 761.00  
9 FEET, A CENTRAL ANGLE OF 007° 08' 21", A CHORD BEARING OF NORTH 07°10'19" EAST  
10 AND A CHORD DISTANCE OF 94.76 FEET; THENCE ALONG THE ARC OF SAID CURVE 94.82  
11 FEET TO A POINT ON THE NORTH BOUNDARY LINE OF SAID PARCEL OF LAND; THENCE  
12 ALONG SAID NORTH BOUNDARY LINE, NORTH 89°36'46" EAST FOR 11.17 FEET TO A POINT  
13 ON THE WESTERLY RIGHT OF WAY LINE OF QUEBEC STREET; THENCE LEAVING SAID  
14 NORTH BOUNDARY LINE, RUN ALONG SAID WESTERLY RIGHT OF WAY LINE THE  
15 FOLLOWING FOUR COURSES, SOUTH 10°18'55" WEST FOR 7.73 FEET TO A CURVE TO THE  
16 LEFT, HAVING A RADIUS OF 750.00 FEET, A CENTRAL ANGLE OF 006°42'47", A CHORD  
17 BEARING OF SOUTH 06°57'31" WEST AND A CHORD DISTANCE OF 87.82 FEET; THENCE  
18 ALONG THE ARC OF SAID CURVE 87.87 FEET; THENCE, SOUTH 03°36'09" WEST FOR 28.26  
19 FEET; THENCE, SOUTH 37°14'53" WEST FOR 38.54 FEET; THENCE LEAVING SAID  
20 WESTERLY RIGHT OF WAY LINE, SOUTH 89°36'46" WEST FOR 1.26 FEET TO THE POINT OF  
21 BEGINNING.

22  
23 SAID PORTION OF LAND CONTAINS: 1,469 SQUARE FEET, WHICH EQUATES TO 0.034  
24 ACRES, MORE OR LESS.

25  
26 THE BASIS OF BEARINGS ARE GRID AND BASED WITHIN THE COLORADO STATE PLANE  
27 COORDINATE SYSTEM OF 1983, CENTRAL ZONE. THE BEARING OF THE LINE BEING  
28 MARKED ON THE SOUTH END BY A 2.5" BRASS CAP STAMPED "PLS 20683" IN A RANGE  
29 BOX, AND ON THE NORTH END BY A CITY AND COUNTY OF DENVER RANGE POINT,  
30 RECORDED AS "RP04189", LOCATED ON THE CENTERLINE OF SAID POPLAR STREET,  
31 BEING MARKED BY AN ORANGE PLASTIC CAP IN RANGE BOX STAMPED "PLS 20683" IS,  
32 NORTH 00°34'43" WEST FOR 178.14 FEET

33 be and the same is hereby approved and said real property is hereby laid out and established and  
34 declared laid out, opened and established as North Quebec Street.

35 **Section 4.** That the real property described in Section 3 hereof shall henceforth be known  
36 as North Quebec Street.

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

1 COMMITTEE APPROVAL DATE: August 20, 2024 by Consent

2 MAYOR-COUNCIL DATE: August 27, 2024

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: August 29, 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 BY: *Anshul Bagga*, Assistant City Attorney DATE: Aug 29, 2024  
16