



## REQUEST FOR RESOLUTION TO DEDICATE PUBLIC RIGHT-OF-WAY

**TO:** Charlene Thompson, City Attorney's Office

**FROM:** Robert J. Duncanson P.E., Engineering Manager II  
Right-of-Way Services

**DATE:** June 14, 2016

**ROW #:** 2016-Dedication-0000120      **SCHEDULE #:** 0227106047000, 0223307013000, 0223307011000,  
0223303040000, & 0223301012000

**TITLE:** This request is to dedicate parcels of land as Public Right of Way as Brighton Blvd. and also Wynkoop St. Located at the intersections of Brighton Blvd. and 38<sup>th</sup> St., Brighton Blvd. and 40<sup>th</sup> St. and Wynkoop and 38<sup>th</sup> St.

**SUMMARY:** Request for a Resolution for laying out, opening and establishing certain real property as part of the system of thoroughfares of the municipality; i.e. as Brighton Blvd. and also Wynkoop St. This parcel(s) of land is being dedicated to the City and County of Denver for Public Right-of-Way, as part of the development project (**RTD EAST CORRIDOR COMMUTER RAIL PROJECT**)

It is requested that the above subject item be placed on the Mayor-Council Agenda for the next available date.

Therefore, you are requested to initiate Council action to dedicate a parcel of land for Public Right-of-Way purposes as Brighton Blvd. and also Wynkoop St.. The land is described as follows.

**INSERT PARCEL DESCRIPTION ROW # (2016-Dedication-0000120-001) HERE.**

A map of the area to be dedicated is attached.

RD/WR/BLV

cc: Asset Management, Steve Wirth  
City Councilperson & Aides, Albus Brooks District # 9  
Council Aide Chy Montoya  
Council Aide Brande Micheau  
City Council Staff, Shelley Smith  
Environmental Services, David Erickson  
Public Works, Manager's Office, Alba Castro  
Public Works, Manager's Office, Angela Casias  
Public Works, Right-of-Way Engineering Services, Rob Duncanson  
Department of Law, Brent Eisen  
Department of Law, Stan Lechman  
Department of Law, Adam Hernandez  
Department of Law, Cynthia Devereaux  
Public Works Survey, Scott Castaneda  
Public Works Survey, Warren Ruby  
Public Works Survey, Paul Rogalla  
Owner: City and County of Denver  
Project file folder 2016-Dedication-0000120

**ORDINANCE/RESOLUTION REQUEST**

Please email requests to Angela Casias  
at [angela.casias@DenverGov.org](mailto:angela.casias@DenverGov.org) by **12:00 pm on Monday.**

*\*All fields must be completed.\*  
Incomplete request forms will be returned to sender which may cause a delay in processing.*

Date of Request: June 14, 2016

Please mark one:  Bill Request or  Resolution Request

1. Has your agency submitted this request in the last 12 months?

Yes  No

If yes, please explain:

2. Title: (Include a concise, one sentence description – please include name of company or contractor and contract control number - that clearly indicates the type of request: **grant acceptance, contract execution, contract amendment, municipal code change, supplemental request, etc.**)

This request is to dedicate parcels of land as Public Right of Way as Brighton Blvd. and also Wynkoop St. Located at the intersections of Brighton Blvd. and 38<sup>th</sup> St., Brighton Blvd. and 40<sup>th</sup> St. and Wynkoop and 38<sup>th</sup> St.

3. Requesting Agency: Public Works – Right-of-Way Services / Survey

4. Contact Person: (With actual knowledge of proposed ordinance/resolution.)

- Name: Barbara Valdez
- Phone: 720-865-3153
- Email: Barbara.Valdez@denvergov.org

5. Contact Person: (With actual knowledge of proposed ordinance/resolution who will present the item at Mayor-Council and who will be available for first and second reading, if necessary.)

- Name: Angela Casias
- Phone: 720-913-8529
- Email: Angela.Casias@denvergov.org

6. General description/background of proposed ordinance including contract scope of work if applicable:

Request for a Resolution for laying out, opening and establishing certain real property as part of the system of thoroughfares of the municipality; i.e. as Brighton Blvd. and also Wynkoop St. This parcel(s) of land is being dedicated to the City and County of Denver for Public Right-of-Way, as part of the development project (RTD EAST CORRIDOR COMMUTER RAIL PROJECT)

**\*\*Please complete the following fields:** (Incomplete fields may result in a delay in processing. If a field is not applicable, please enter N/A for that field – please do not leave blank.)

- a. Contract Control Number: N/A
- b. Contract Term: N/A
- c. Location: Brighton Blvd at 38<sup>th</sup> St. & 40<sup>th</sup> St, Wynkoop at 38<sup>th</sup> St.
- d. Affected Council District: Albus Brooks Dist. #9
- e. Benefits: N/A
- f. Contract Amount (indicate amended amount and new contract total): N/A

7. Is there any controversy surrounding this ordinance? (Groups or individuals who may have concerns about it?) Please explain.

To be completed by Mayor's Legislative Team:

SIRE Tracking Number: \_\_\_\_\_

Date Entered: \_\_\_\_\_



**DENVER**  
THE MILE HIGH CITY

## EXECUTIVE SUMMARY

**Project Title: 2016-Dedication-0000120, RTD East Corridor Commuter Rail Project**

**Description of Proposed Project: Dedicate a parcel of public right of way as Brighton Blvd., and also Wynkoop St.**

**Explanation of why the public right-of-way must be utilized to accomplish the proposed project: The City and County of Denver was deeded this land to dedicate as Public Right of Way**

**Has a Temp MEP been issued, and if so, what work is underway: N/A**

**What is the known duration of an MEP: N/A**

**Will land be dedicated to the City if the vacation goes through: N/A**

**Will an easement be placed over a vacated area, and if so explain: N/A**

**Will an easement relinquishment be submitted at a later date: N/A**

**Additional information: This land was deeded to the City and County of Denver for the purpose to dedicate it as Public Right-of-Way, as a part of a development project called, RTD East Corridor Commuter Rail Project.**

Please return Recorded document to:  
Real Property Manager  
Regional Transportation District  
1600 Blake Street  
Denver, Colorado 80202



2016077157  
Page: 1 of 11  
D \$0.00

**QUITCLAIM DEED**

**THIS DEED**, made this 10th day of June 20 16, between the **REGIONAL TRANSPORTATION DISTRICT**, a political subdivision of the State of Colorado, whose legal address is 1600 Blake Street, Denver, Colorado 80202-1399, grantor, and the **CITY AND COUNTY OF DENVER**, a Colorado municipal corporation, whose legal address is 1437 Bannock Street, Room 350, Denver, Colorado 80202, grantee.

WITNESS, that the grantor, for and in consideration of the sum of TEN DOLLARS AND 00/100 (\$10.00), the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents do remise, release, sell and QUITCLAIM unto the grantee(s), its heirs, successors and assigns forever, all the right, title, interest, claim and demand which the grantor(s) has in and to the real property, together with improvements, if any, situate, lying and being in the City and County of Denver and State of Colorado, described in Exhibit A, attached hereto and incorporated herein.

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoof of the grantee(s) its heirs and assigns forever.

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.

Regional Transportation District  
By: [Signature]  
Henry J. Stopplecamp, P.E., Acting Assistant General Manager  
Capital Programs

Approved as to Legal Form:  
[Signature]  
Lori Graham, Associate General Counsel

STATE OF COLORADO  
COUNTY OF Denver

The foregoing instrument was acknowledged before me this 10th day of June 20 16 by Henry J. Stopplecamp, Acting Assistant General Manager, Capital Programs

Witness my hand and official seal.  
My commission expires: 12-7-18



[Signature]  
Notary Public

**EXHIBIT "A"**  
**PARCEL NO. RTD-CCD-3**  
**(PARCEL NO. EC-21)**  
**Date: April 13, 2016**  
**DESCRIPTION**

That parcel of land conveyed to RTD by Warranty Deed recorded at Reception No. 2011126783 on November 8, 2011 in the City and County of Denver Clerk and Recorder's Office and described therein as follows:

Parcel No. EC-21 of the RTD East Corridor Commuter Rail Project, containing 43 square feet, (0.001 Acres), being a portion of Lot 1, Block 7 of Ironton, recorded in the City and County of Denver Clerk and Recorder's Office, located in the Southwest Quarter of Section 23, Township 3 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado, being more particularly described as follows:

COMMENCING at the Southwest Corner of said Section 23;  
THENCE N31°26'59"E a distance of 1507.12 feet to an intersection of the Southeasterly right-of-way line of Brighton Boulevard with the Southwesterly right-of-way line of 38<sup>th</sup> Street, said point also being the Northwest corner of said Block 7 and to the POINT OF BEGINNING;


THENCE S45°05'05"E, coincident with said Southwesterly right-of-way line of 38<sup>th</sup> Street, a distance of 14.28 feet;


THENCE N67°58'12"W a distance of 15.50 feet to a point lying on said Southeasterly right-of-way line of Brighton Boulevard;

THENCE N44°54'13"E, coincident with said Southeasterly right-of-way line of Brighton Boulevard, a distance of 6.03 feet to the POINT OF BEGINNING.

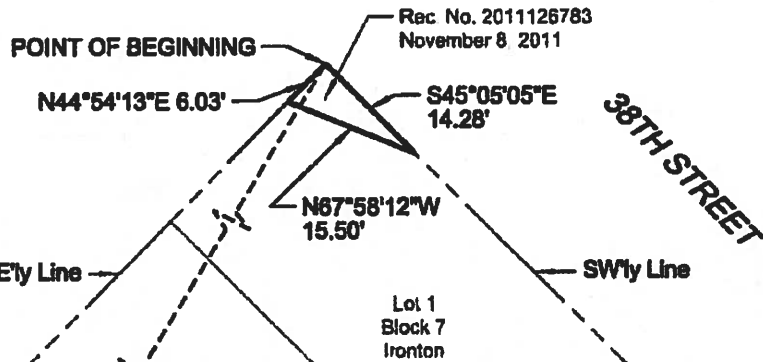
Containing 43 square feet, (0.001 Acres), more or less.

**Basis of Bearings:** All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".

  
Prepared by  
Kenneth W. Carlson PLS 24942  
For and on behalf of Jacobs Engineering Group Inc.  
707 17<sup>th</sup> Street  
Denver, CO 80202  
303.820.5240



**Basis of Bearings:** All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".



This exhibit does not represent a monumented survey and is intended only to depict the attached property description.

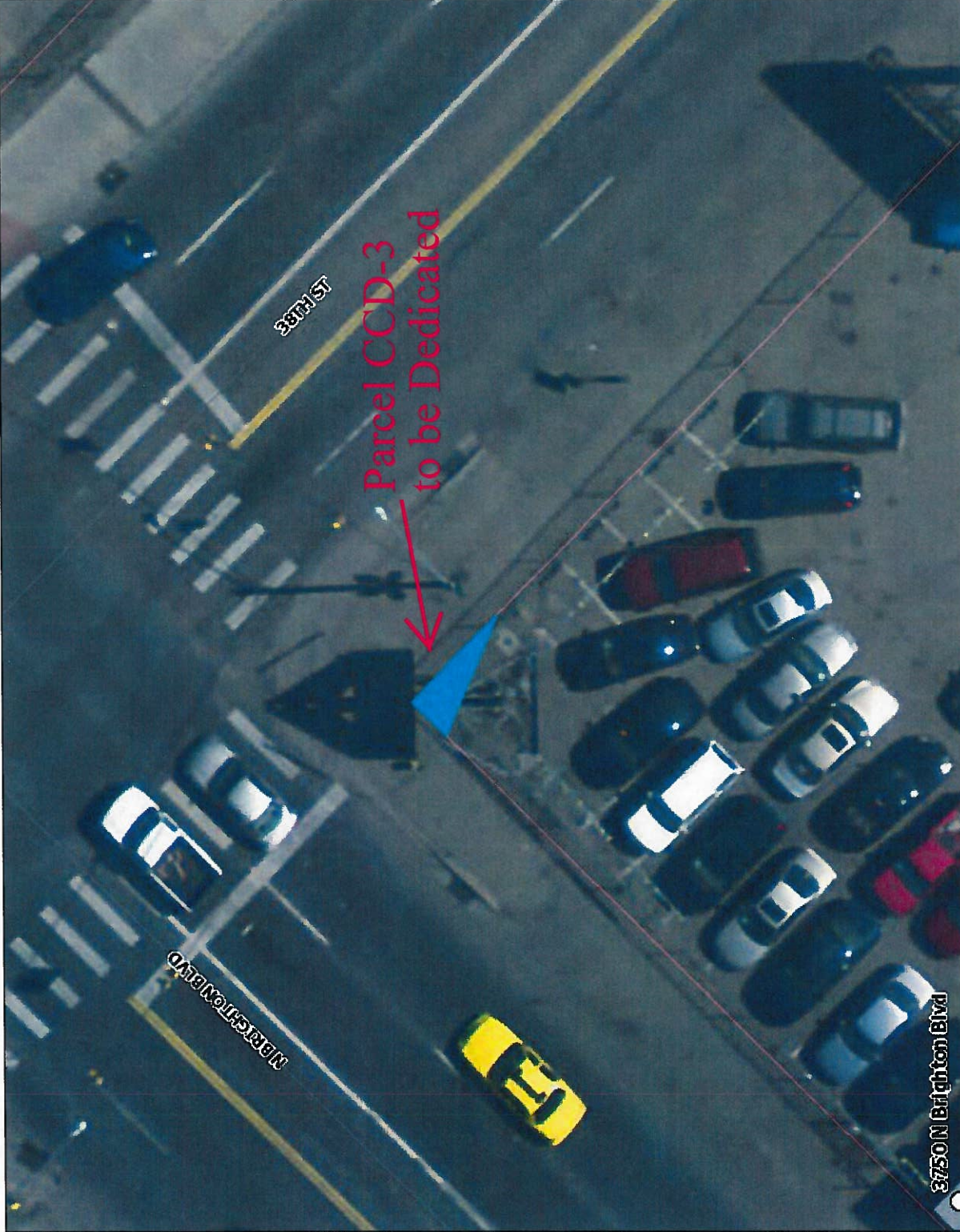
**RTD-CCD-3**  
 Area = 43 Sq.Ft.  
 0.001 Acres +/-

JACOBS PROJECT NO.	WXV7416
CLIENT PROJECT NO.	072120
REVISION DESCRIPTION	
DRAWN	JSK DATE 03/25/2016 SCALE 1"=20'
<b>JACOBS</b> 707 17th Street 2400 Denver, CO. 80202	
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RTD East Corridor Commuter Rail City and County of Denver, Colorado SW 1/4 Sec. 23, T3S, R68W, 6th P.M.		
TITLE: Exhibit " "		
RTD-CCD-3 (PARCEL NO. EC-21)		
REVISION:	DRAWING NO RTD-CCD-3.dgn	SHEET NO. 1 of 1

4/14/2016 4:27:51 PM \\s1-007\jobs\11072120\_FairviewEAST CORRIDOR\msh\ES\RTD-CCD-3.dgn

# Parcel CCD-3



**Legend**

- Active Addresses
  - Associated
  - Land
  - Structure
  - Utility
- Streams
- Irrigation Ditches Reconstruct (Gardens)
- Irrigation Ditches
- Buildings 2014
- Streets
- Alleys
- Railroads
  - Main
  - Yard
  - Spur
  - Siding
  - Interchange track
  - Other
- Bridges
- Rail Transit Stations
  - Existing
  - Planned
- Park-N-Ride Locations
- Lakes
- County Boundary
- Parcels
- Parks
  - Mountain Parks
  - All Other Parks

33 0 16.5 33 Feet

The City and County of Denver shall not be liable for damages of any kind arising out of the use of this information. The information is provided "as is" without warranty of any kind, express or implied, including, but not limited to, the fitness for a particular use.

1: 260

Map Generated 6/14/2016

WGS\_1984\_Web\_Mercator\_Auxiliary\_Sphere  
© City and County of Denver

**THIS IS NOT A LEGAL DOCUMENT.**

**EXHIBIT "A"**  
**PARCEL NO. RTD-CCD-4**  
**(PARCEL NO. EC-19A)**  
**Date: April 13, 2016**  
**DESCRIPTION**

That parcel of land conveyed to RTD by Bargain and Sale Deed recorded at Reception No. 2011094881, EC-19A on August 25, 2011 in the City and County of Denver Clerk and Recorder's Office and described therein as follows:


Parcel No. EC-19A of the RTD East Corridor Commuter Rail Project, containing 31 square feet, (0.001 Acres), being a portion of Lot 13, Block 39 of St. Vincent's Addition, Second Filing, recorded in the City and County of Denver Clerk and Recorder's office, located in the Southwest Quarter of Section 23, Township 3 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado, being more particularly described as follows:

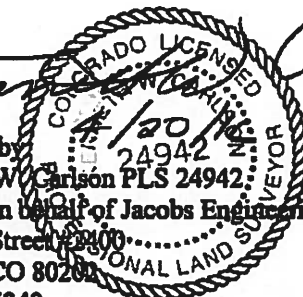
**COMMENCING** at the Southwest Corner of said Section 23;  
**THENCE** N32°07'22"E a distance of 1585.04 feet to an intersection of the Southeasterly right-of-way line of Brighton Boulevard with the Northeasterly right-of-way line of 38<sup>th</sup> Street, said point also being the Southwest corner of said Block 39 and to the **POINT OF BEGINNING**;

**THENCE** N44°54'12"E, coincident with said Southeasterly right-of-way line of Brighton Boulevard, a distance of 8.52 feet;  
**THENCE** S04°20'48"W a distance of 11.22 feet to a point lying on said Northeasterly right-of-way line of 38<sup>th</sup> Street;  
**THENCE** N45°05'05"W, coincident with said Northeasterly right-of-way line of 38<sup>th</sup> Street, a distance of 7.30 feet to the **POINT OF BEGINNING**.

Said Parcel No. EC-19A containing 31 square feet, (0.001 Acres), more or less.

**Basis of Bearings:** All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".

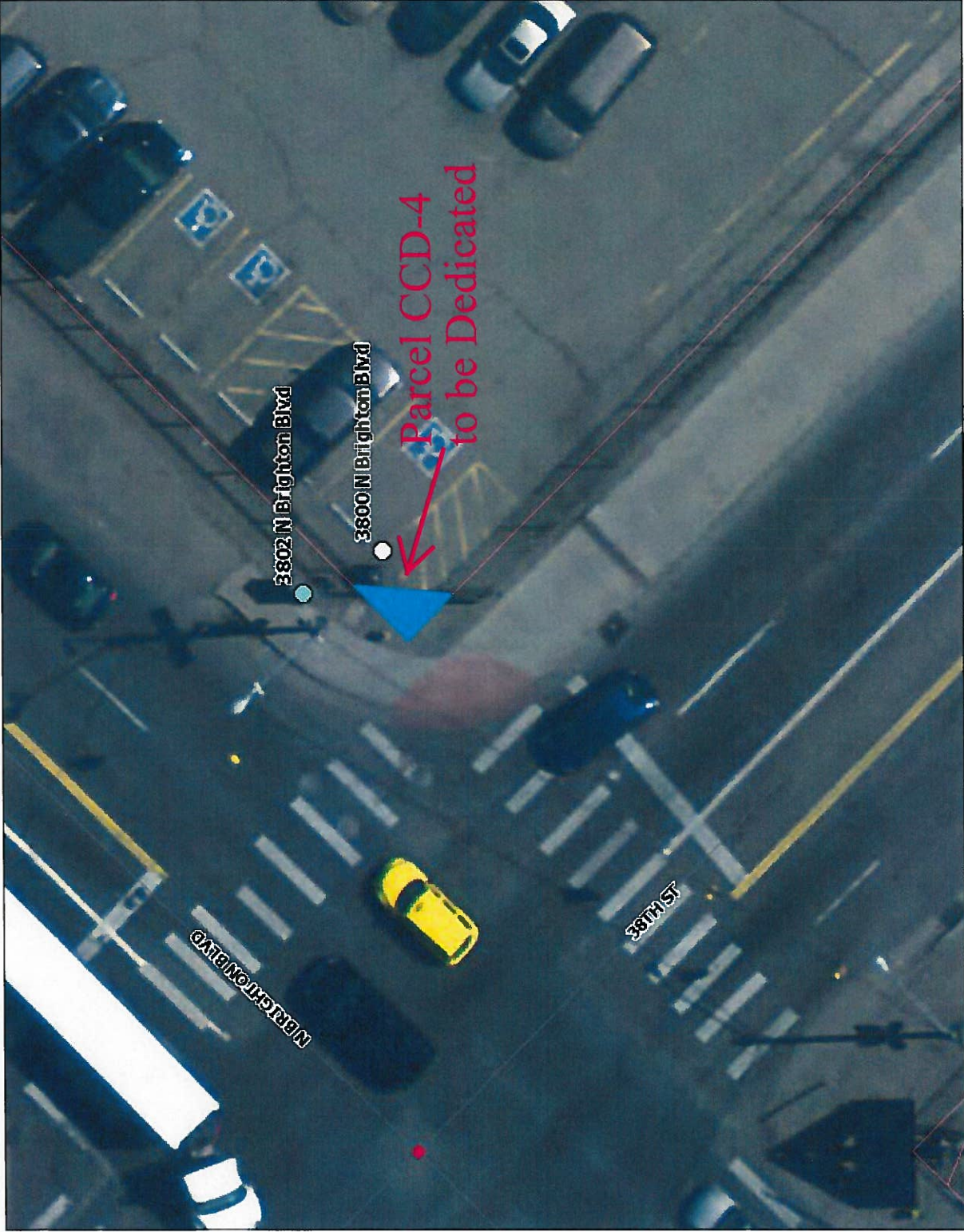
  
Prepared by  
Kenneth W. Carlson PLS 24942  
For and on behalf of Jacobs Engineering Group Inc.  
707 17<sup>th</sup> Street  
Denver, CO 80202  
303.820.5240







# Parcel CCD-4



**Legend**

- Active Addresses
  - Associated
  - Land
  - Structure
  - Utility
- Streams
- Irrigation Ditches Reconstruct
- Gardeners)
- Irrigation Ditches
- Buildings 2014
- Streets
- Alleys
- Railroads
  - Main
  - Yard
  - Spur
  - Siding
  - Interchange track
  - Other
- Bridges
- Rail Transit Stations
  - Existing
  - Planned
- Park-N-Ride Locations
  - Lakes
  - County Boundary
  - Parcels
  - Parks
    - Mountain Parks
    - All Other Parks

33 0 16.5 33 Feet

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**EXHIBIT "A"**  
**PARCEL NO. RTD-CCD-5**  
**(PARCEL NO. EC-22)**  
**Date: April 13, 2016**  
**DESCRIPTION**

That parcel of land conveyed to RTD by Warranty Deed recorded at Reception No. 2011028521 on March 15, 2011 in the City and County of Denver Clerk and Recorder's Office and described therein as follows:

Parcel No. EC-22 of the RTD East Corridor Commuter Rail Project, containing 26 square feet, (0.001 Acres), being a portion of Lot 17, Block 8 of Ironton, recorded in the City and County of Denver Clerk and Recorder's office, located in the Southwest Quarter of Section 23, Township 3 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado, being more particularly described as follows:

**COMMENCING** at the Southwest Corner of said Section 23;  
**THENCE** N41°46'09"E a distance of 1548.03 feet to an intersection of the Northwesterly right-of-way line of Wynkoop Street with the Northeasterly right-of-way line of 38<sup>th</sup> Street, said point also being the Southeast corner of said Block 8 and to the **POINT OF BEGINNING**;


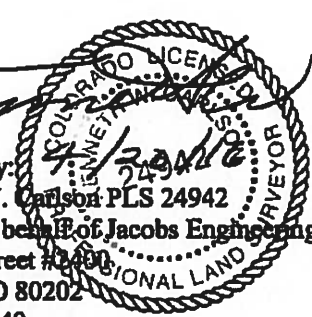
**THENCE** N45°05'05"W, coincident with said Northeasterly right-of-way line of 38<sup>th</sup> Street, a distance of 7.06 feet;

**THENCE** N89°10'39"E a distance of 10.11 feet to a point lying on said Northwesterly right-of-way line of Wynkoop Street;

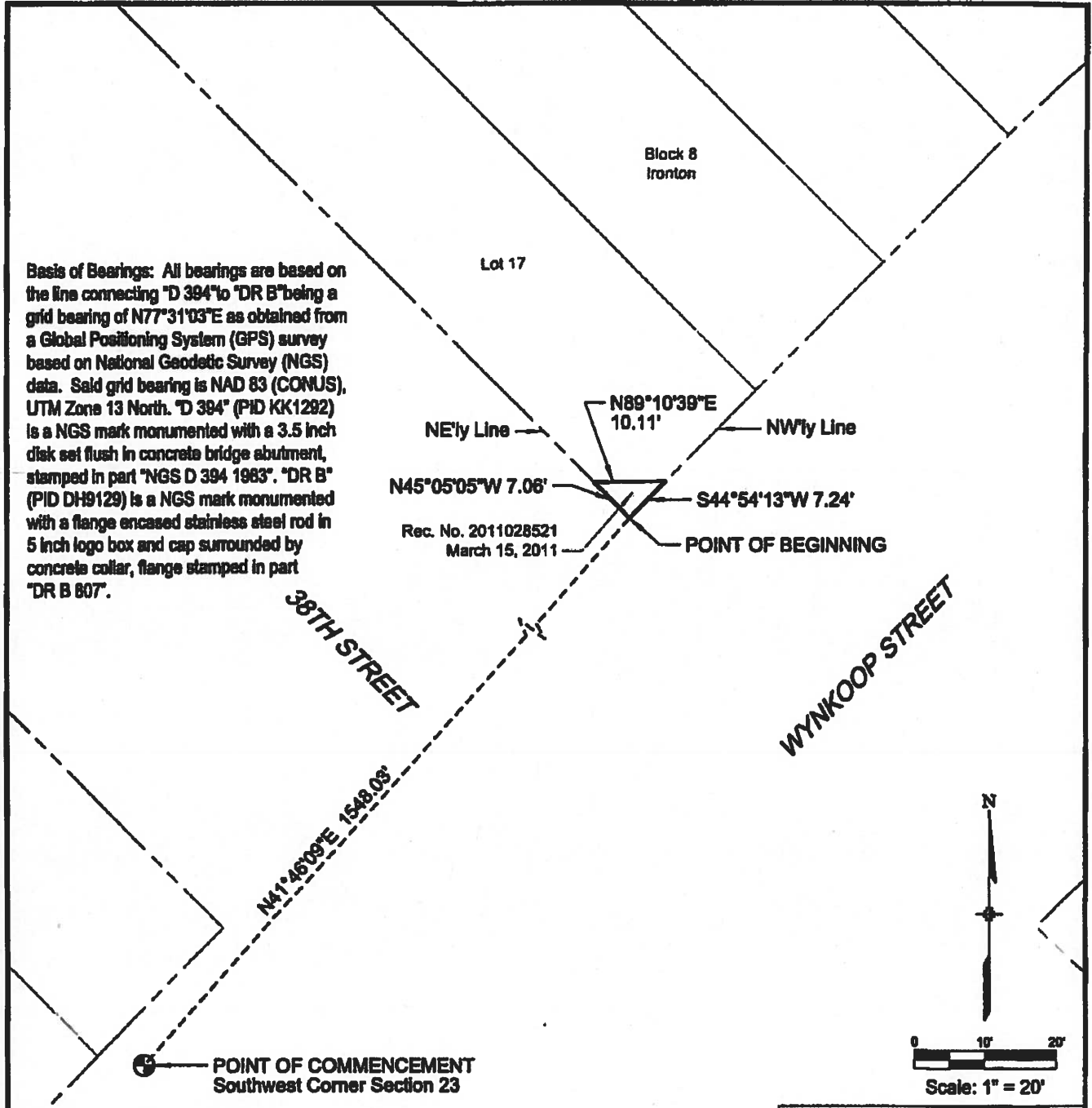
**THENCE** S44°54'13"W, coincident with said Northwesterly right-of-way line of Wynkoop Street, a distance of 7.24 feet to the **POINT OF BEGINNING**.

Said Parcel No. EC-22 containing 26 square feet, (0.001 Acres), more or less.

**Basis of Bearings:** All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".

  
  
Prepared by:  
Kenneth W. Carlson PLS 24942  
For and on behalf of Jacobs Engineering Group Inc.  
707 17<sup>th</sup> Street #200  
Denver, CO 80202  
303.820.5240

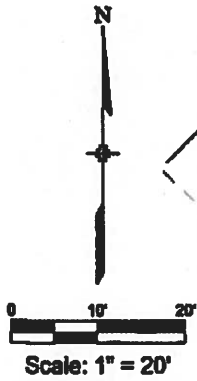
**Basis of Bearings:** All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".



38TH STREET

WYNKOOP STREET

POINT OF COMMENCEMENT  
Southwest Corner Section 23



This exhibit does not represent a monumented survey and is intended only to depict the attached property description.

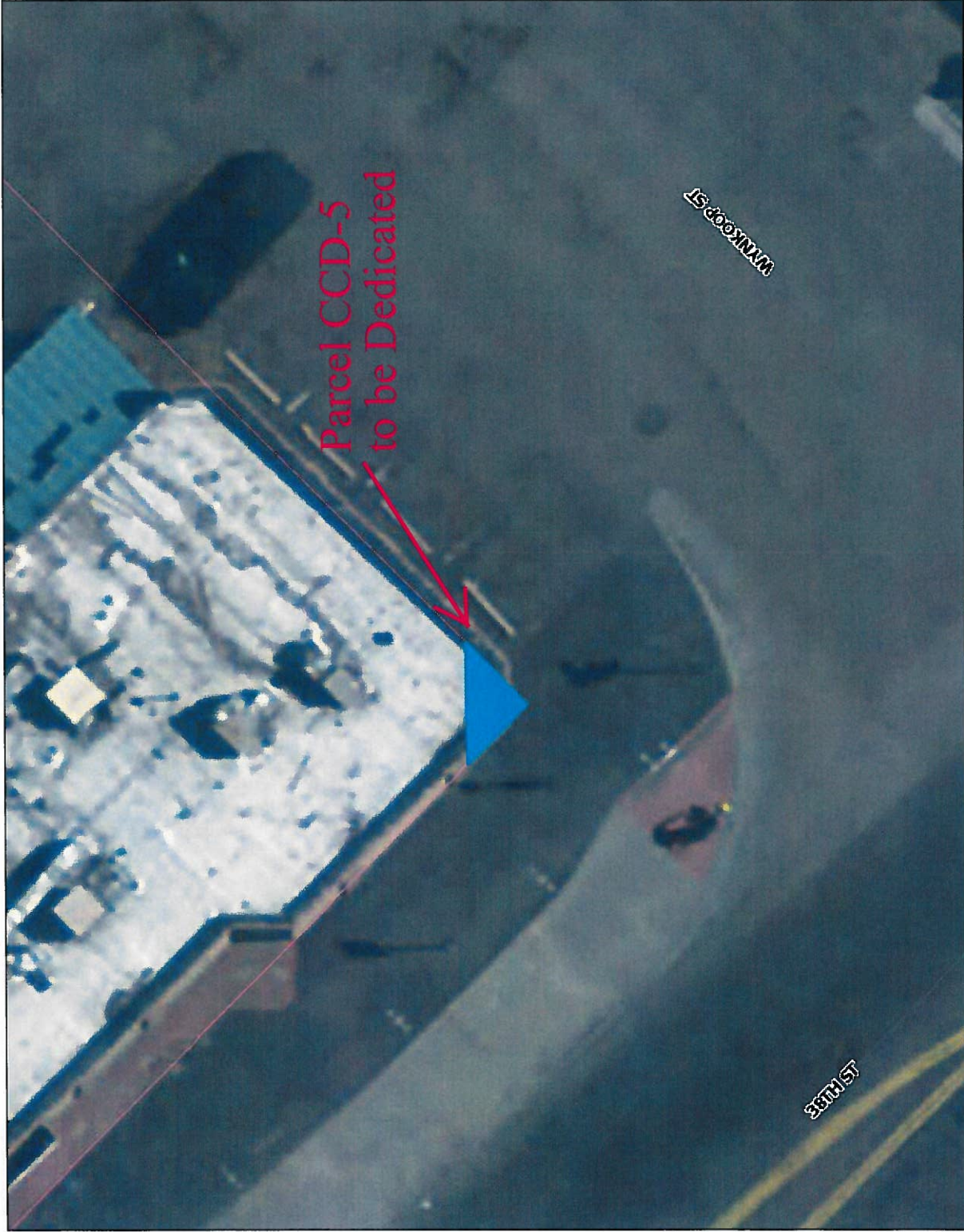
RTD-CCD-5  
Area = 28 Sq.Ft.  
0.001 Acres +/-

4/14/2016 4:31:14 PM \\s01-c07\jobs\1072120\_Fairmount\EST CORRIDOR\dwg\Establish\CCD-Conveyance-Log\RTD-CCD-Parcel-Remumbered\RTD-CCD-5.dgn

JACOBS PROJECT NO.		WXV7416	
CLIENT PROJECT NO.		072120	
REVISION DESCRIPTION			
DRAWN	JSX	DATE 03/28/2016	SCALE 1"=20'
<b>JACOBS</b>			
707 17th Street 2400 Denver, CO. 80202			
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RTD East Corridor Commuter Rail City and County of Denver, Colorado SW 1/4 Sec. 23, T3S, R68W, 6th P.M.		
TITLE: Exhibit " "		
RTD-CCD-5 (PARCEL NO. EC-22)		
REVISION:	DRAWING NO. RTD-CCD-5.dgn	SHEET NO. 1 of 1

# Parcel CCD-5



**Legend**

- Active Addresses
  - Associated
  - Land
  - Structure
  - Utility
- Streams
- Irrigation Ditches Reconstruct (Gardeners)
- Irrigation Ditches
- Streets
- Alleys
- Railroads
  - Main
  - Yard
  - Spur
  - Siding
  - Interchange track
  - Other
- Bridges
- Rail Transit Stations
  - Existing
  - Planned
- Park-N-Ride Locations
  - Lakes
  - County Boundary
  - Parcels
  - Parks
    - Mountain Parks
    - All Other Parks



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**THIS IS NOT A LEGAL DOCUMENT.**

**EXHIBIT "A"**  
**PARCEL NO. RTD-CCD-6**  
**(PARCEL NO. EC-19)**  
**Date: April 13, 2016**  
**DESCRIPTION**

That parcel of land conveyed to RTD by Warranty Deed recorded at Reception No. 2011094881, Parcel EC-19 recorded August 25, 2011 in the City and County of Denver Clerk and Recorder's Office and described therein as follows:

Parcel No. EC-19 of the RTD East Corridor Commuter Rail Project, containing 5,584 square feet, (0.128 Acres), being a portion of Lots 1-15, Block 30 of St. Vincent's Addition, recorded in the City and County of Denver Clerk and Recorder's office, located in the Southwest Quarter of Section 23, Township 3 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado, being more particularly described as follows:

COMMENCING at the Southwest Corner of said Section 23;  
THENCE N36°22'29"E a distance of 2369.50 feet to an intersection of the Southeasterly right-of-way line of Brighton Boulevard with the Southwesterly right-of-way line of 40th Street, said point also being the Northwest corner of said Block 30 and to the POINT OF BEGINNING;

THENCE S44°58'33"E, coincident with said Southwesterly right-of-way line of 40th Street, a distance of 26.68 feet;

THENCE N85°27'03"W a distance of 8.81 feet;

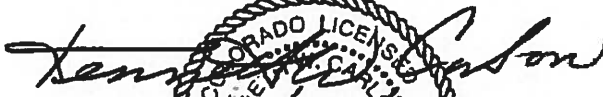
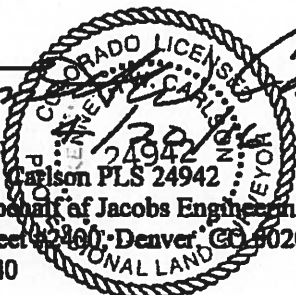
THENCE S44°51'58"W a distance of 190.82 feet;

THENCE S51°28'04"W a distance of 169.86 feet to a point lying on said Southeasterly right-of-way line of Brighton Boulevard;

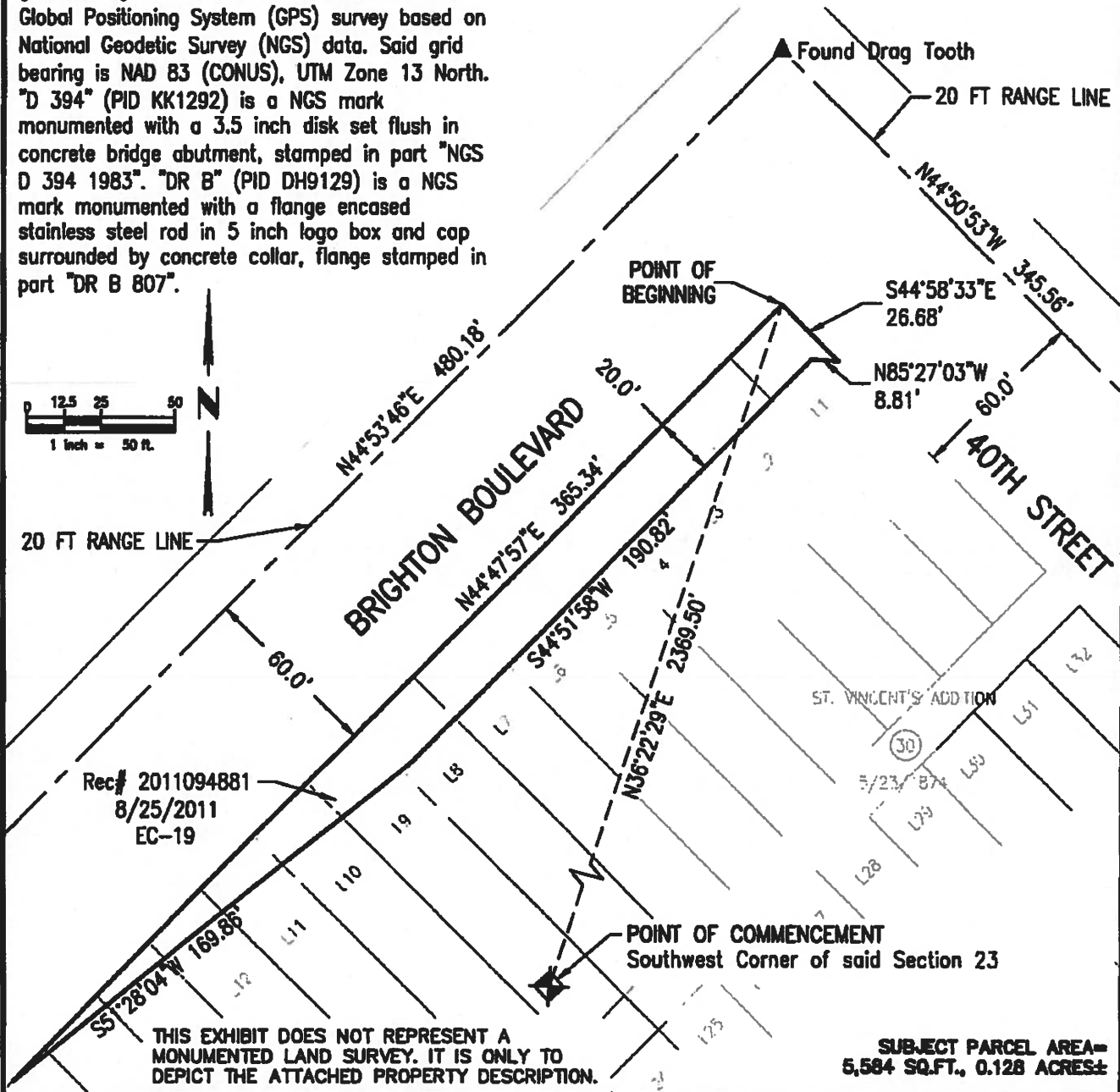
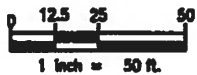
THENCE N44°47'57"E, coincident with said Southeasterly right-of-way line of Brighton Boulevard, a distance of 365.34 feet to the POINT OF BEGINNING.

Said Parcel No. EC-19 containing 5,584 square feet, (0.128 Acres), more or less.

**Basis of Bearings:** All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".

  
Prepared by  
Kenneth W. Carlson PLS 24942  
For and on behalf of Jacobs Engineering Group Inc.  
707 17<sup>th</sup> Street, Suite 2300 • Denver, CO 80202  
303.820.5240  


Basis of Bearings: All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".



Rec# 2011094881  
8/25/2011  
EC-19

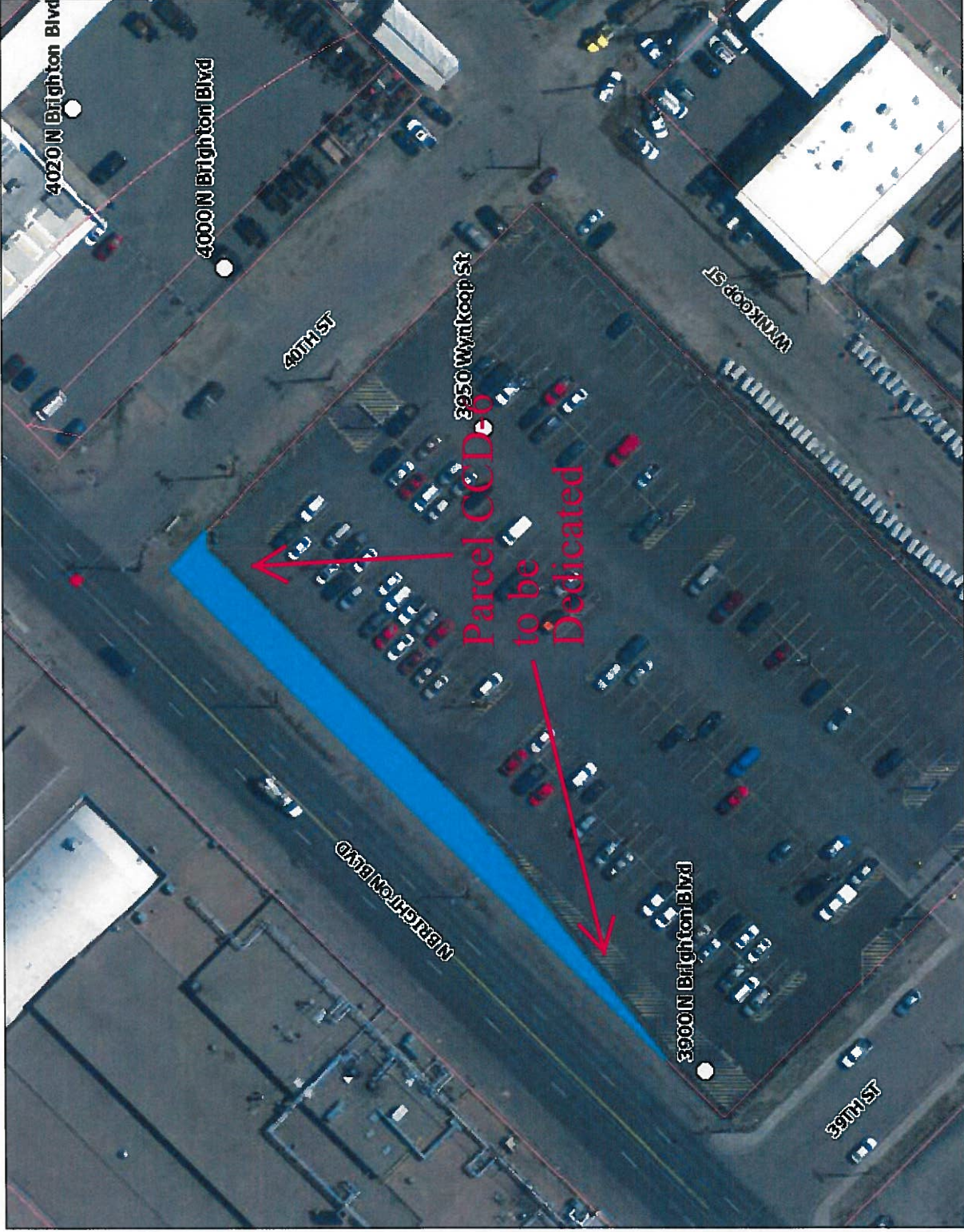
THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED LAND SURVEY. IT IS ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

SUBJECT PARCEL AREA= 5,584 SQ.FT., 0.128 ACRES±

JACOBS PROJECT NO.	WXV7411 18.09
CLIENT PROJECT NO.	072120
REVISION DESCRIPTION	
DRAWN	JSX
DATE	4/4/2016
SCALE	1" = 50'
<b>JACOBS</b> ™ 787 17th Street, Suite 2000 Denver, Colorado 80202 Phone: 303-826-8268 Fax: 303-826-8298	
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<b>EXHIBIT</b>		
RTD-CCD-6 (PARCEL NO. EC-19)		
SW QUARTER SECTION 23, T3S, R68W, 6TH P.M.		
CITY AND COUNTY OF DENVER, COLORADO		
RTD EAST CORRIDOR COMMUTER RAIL PROJECT		
REVISION:	DRAWING NO.	SHEET NO.
	RTD-CCD-6.DWG	1-OF-1

# Parcel CCD-6



Parcel CCD-6  
to be  
Dedicated



1: 1,175

Map Generated 6/14/2016

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**THIS IS NOT A LEGAL DOCUMENT.**



Legend	
Active Addresses	Associated
Land	Structure
Utility	Streams
Irrigation Ditches Reconstruct (Gardens)	Irrigation Ditches
Streets	Alleys
Railroads	Main
Yard	Spur
Siding	Interchange track
Other	Bridges
Rail Transit Stations	Existing
Planned	Park-N-Ride Locations
Lakes	County Boundary
Parcels	Parks
Mountain Parks	All Other Parks



**EXHIBIT "A"**  
**PARCEL NO. RTD-CCD-7**  
**(PARCEL NO. EC-92)**  
**Date: April 13, 2016**  
**DESCRIPTION**

That parcel of land conveyed to RTD by Warranty Deed recorded at Reception No. 2011047189 recorded April 29, 2011 in the City and County of Denver Clerk and Recorder's Office and described therein as follows:

Parcel No. EC-92 of the RTD East Corridor Commuter Rail Project, containing 233 square feet, (0.005 Acres), being a portion of Lot 16, Block 27 of St. Vincent's Addition, recorded in the City and County of Denver Clerk and Recorder's office, located in the Southwest Quarter of Section 23, Township 3 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado, being more particularly described as follows:

**COMMENCING** at the Southwest Corner of said Section 23;  
**THENCE** N36°38'56"E a distance of 2448.66 feet to an intersection of the Southeasterly right-of-way line of Brighton Boulevard with the Northeasterly right-of-way line of 40<sup>th</sup> Street, said point also being the Southwest corner of said Block 27 and to the **POINT OF BEGINNING**;

**THENCE** N44°47'57"E, coincident with said Southeasterly right-of-way line of Brighton Boulevard, a distance of 25.00 feet to the Northeast corner of said Lot 16;

**THENCE** S45°12'03"E, coincident with the Northeasterly line of said Lot 16, a distance of 1.42 feet;


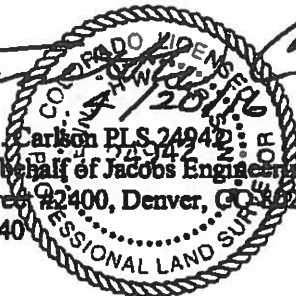
**THENCE** S12°36'54"W a distance of 29.62 feet to a point lying on said Northeasterly right-of-way line of 40<sup>th</sup> Street;

**THENCE** N44°58'33"W, coincident with said Northeasterly right-of-way line of 40<sup>th</sup> Street, a distance of 17.19 feet to the **POINT OF BEGINNING**.

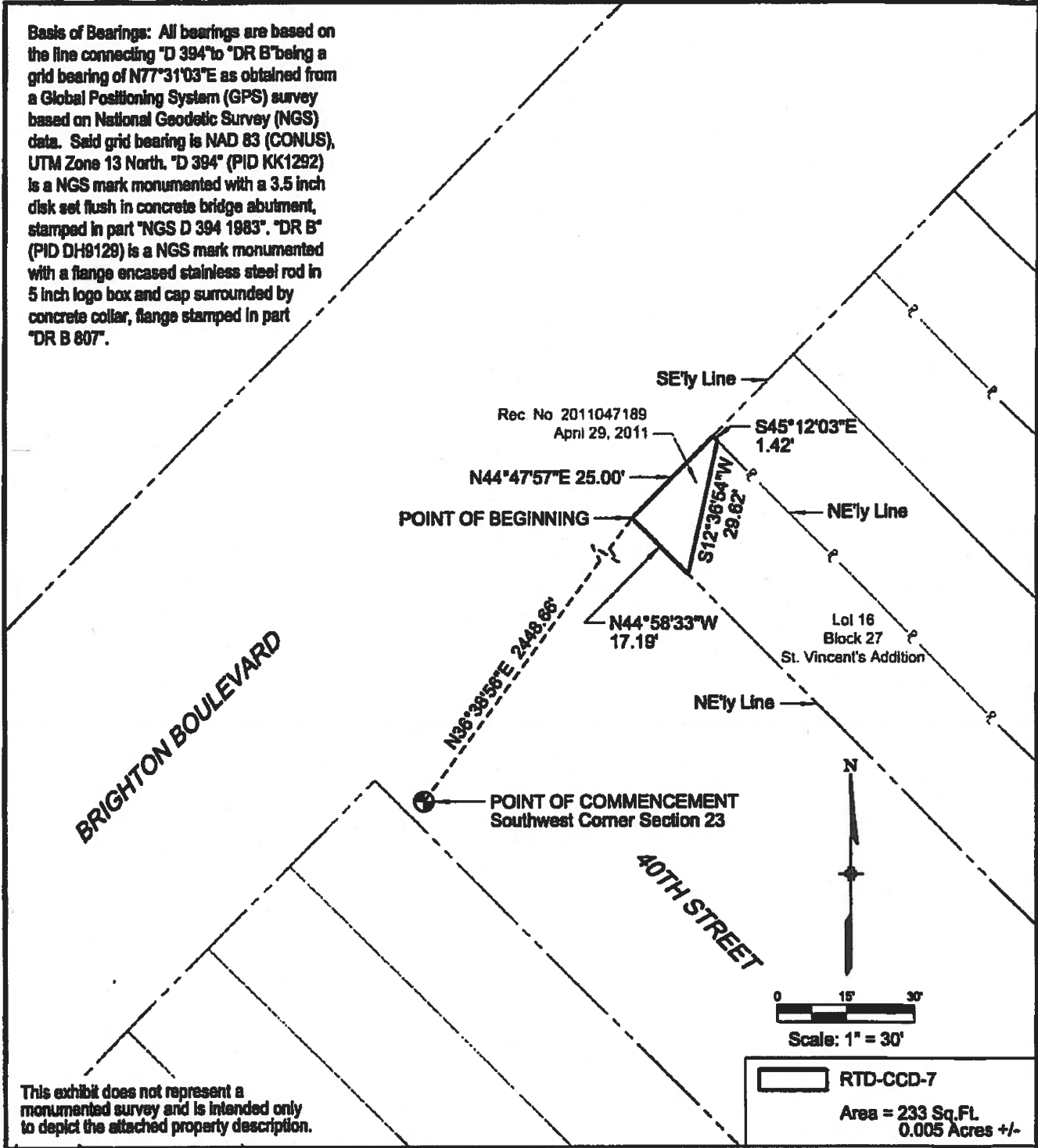
Said Parcel No. EC-92 containing 233 square feet, (0.005 Acres), more or less.

**Basis of Bearings:** All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".

Prepared by:

  
Kenneth W. Carlson PLS 24942  
For and on behalf of Jacobs Engineering Group Inc.  
707 17<sup>th</sup> Street, Suite 2400, Denver, CO 80202  
303.820.5240  


**Basis of Bearings:** All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".



This exhibit does not represent a monumented survey and is intended only to depict the attached property description.

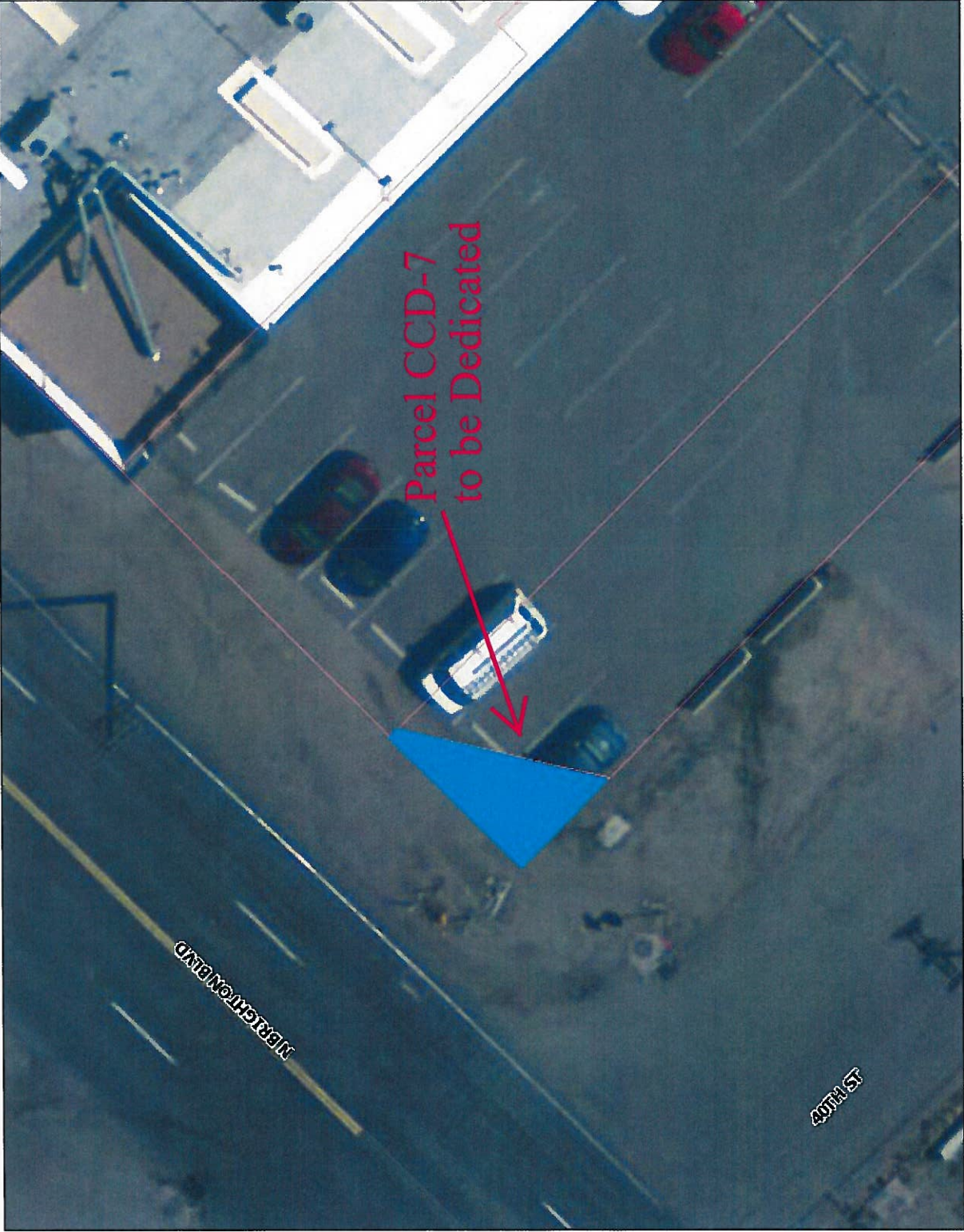
RTD-CCD-7  
Area = 233 Sq.Ft.  
0.005 Acres +/-

4/14/2016 4:22:38 PM \\s01-607\jacob\1072120\_Parcel\East Corridor\Exhibit\CCD-Corridor\Legal\CCD-Parcel-Plan\mbr\RTD-CCD-7.dgn

JACOBS PROJECT NO.		WXY7416	
CLIENT PROJECT NO.		072120	
REVISION DESCRIPTION			
DRAWN	JSX	DATE 03/28/2016	SCALE 1"=30'
<b>JACOBS</b>			
707 17th Street 2400 Denver, CO. 80202			
<small>THIS MATERIAL AND ANY ASSOCIATED ELECTRONIC DATA WAS PREPARED BY JACOBS ENGINEERING GROUP INC. FOR THE PROJECT INDICATED. ANY REUSE OR MODIFICATION WITHOUT THE WRITTEN CONSENT OF ENGINEERING GROUP INC. SHALL BE AT THE SOLE RISK OF THE USER.</small>			

RTD East Corridor Commuter Rail City and County of Denver, Colorado SW 1/4 Sec. 23, T3S, R68W, 6th P.M.		
TITLE: Exhibit " "		
RTD-CCD-7 (PARCEL NO. EC-92)		
REVISION:	DRAWING NO.	SHEET NO.
	RTD-CCD-7.dgn	1 of 1

# Parcel CCD-7



**Legend**

**Active Addresses**

- Associated
- Land
- Structure
- Utility

**Streams**

- 

**Irrigation Ditches Reconstruct (Gardens)**

- 

**Irrigation Ditches**

- 

**Streets**

- 

**Alleys**

- 

**Railroads**

- Main +
- Yard +
- Spur +
- Siding +
- Interchange track +
- Other +

**Bridges**

- 

**Rail Transit Stations**

- Existing ●
- Planned ●

**Park-N-Ride Locations**

- ▲

**Lakes**

- 

**County Boundary**

- 

**Parcels**

- 

**Parks**

- Mountain Parks ■
- All Other Parks ■



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1: 294

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