

ORDINANCE/RESOLUTION REQUEST

Please email requests to the Mayor's Legislative Team

at MailHighOrdinance@DenverGov.org by 9 a.m. Friday. Contact the Mayor's Legislative team with questions

Date of Request: 10/9/2025

Please mark one: ☐ Bill Request or ☒ Resolution Request

Please mark one: The request directly impacts developments, projects, contracts, resolutions, or bills that involve property and impact within .5 miles of the South Platte River from Denver's northern to southern boundary?

(Check map [HERE](#))

☐ Yes ☒ No

1. Type of Request:

☒ Contract/Grant Agreement ☐ Intergovernmental Agreement (IGA) ☐ Rezoning/Text Amendment

☐ Dedication/Vacation ☐ Appropriation/Supplemental ☐ DRMC Change

☐ Other:

2. **Title:** Approves an Escrow Funding Agreement by and between the City and H.C. Peck & Associates, Inc. as the Escrow Agent for \$2,450,000.00 with an end date of 5-31-2028 to perform escrow services for the Morrison Road Safety Improvements Project, in Council District 3 (FINAN-202581078).

3. **Requesting Agency:** Department of Finance/Real Estate

4. Contact Person:

Contact person with knowledge of proposed ordinance/resolution (e.g., subject matter expert)	Contact person for council members or mayor-council
Name: Lisa Lumley	Name: Laura Swartz
Email: Lisa.Lumley@denvergov.org	Email: Laura.Swartz@denvergov.org

5. General description or background of proposed request. Attach executive summary if more space needed:

This escrow agreement allows HC Peck to perform escrow services which include all deliverables required for real estate acquisition including but not limited to costs for temporary easements, owner and tenant relocations while adhering to the Uniform Relocation Act guidelines, title services, narrative appraisals, document preparation and closing services.

6. **City Attorney assigned to this request (if applicable):** John McGrath

7. **City Council District:** Council District 3

8. ****For all contracts, fill out and submit accompanying Key Contract Terms worksheet****

To be completed by Mayor's Legislative Team:

Resolution/Bill Number: _____

Date Entered: _____

Key Contract Terms

Type of Contract: Escrow Funding Agreement

Vendor/Contractor Name (including any dba's): H.C. Peck & Associates, Inc.

Contract control number (legacy and new): FINAN-202581078-00

Location: Various locations along Morrison Road from Sheridan to Nevada.

Is this a new contract? ☒ Yes ☐ No **Is this an Amendment?** ☐ Yes ☒ No **If yes, how many?** _____

Contract Term/Duration: June 1st, 2025 – May 31st, 2028

Contract Amount (indicate existing amount, amended amount and new contract total): \$2,450,000.00

<i>Current Contract Amount</i>	<i>Additional Funds</i>	<i>Total Contract Amount</i>
<i>(A)</i>	<i>(B)</i>	<i>(A+B)</i>
\$2,450,000		\$2,450,000.00

<i>Current Contract Term</i>	<i>Added Time</i>	<i>New Ending Date</i>
June 1 st , 2025-May 31 st , 2028		

Scope of work:

Escrow services include all deliverables required for real estate acquisition and relocation services for property being acquired related to the project. The Morrison Road Safety Improvements Project requires a total of 99 acquisitions to be acquired, ten (10) of which are partial fee acquisitions and eighty-nine (89) temporary easements. There is a mix of residential, industrial, land and commercial properties to be acquired, as approved in Ordinance No. 20250061.

Was this contractor selected by competitive process? N/A **If not, why not?** N/A

Has this contractor provided these services to the City before? ☒ Yes ☐ No

Source of funds: Bond (2017 Elevate and 2018 RISE)

Is this contract subject to: ☐ W/MBE ☐ DBE ☐ SBE ☐ XO101 ☐ ACDBE ☒ N/A

WBE/MBE/DBE commitments (construction, design, Airport concession contracts): N/A

Who are the subcontractors to this contract? N/A

To be completed by Mayor's Legislative Team:

Resolution/Bill Number: _____

Date Entered: _____

Executive Summary

H.C. Peck & Associates, Inc.

The Department of Finance is seeking City Council approval of a resolution that will authorize the Division of Real Estate to enter into an Escrow Agreement for escrow services for the Morrison Road Safety Improvements Project.

Morrison Road Safety Improvements Project will include improvements to the street, including, but not limited to, vehicle travel lane improvements, bike and pedestrian facilities, on-street parking, green infrastructure and landscape amenity zones. The Morrison Road Safety Improvements Project requires a total of 99 acquisitions to be acquired, ten (10) of which are partial fee acquisitions and eighty-nine (89) temporary easements.

Escrow services include all deliverables required for real estate acquisitions, including, but not limited to, costs for temporary easements, owner and tenant relocations adhering to the Uniform Relocation Act guidelines, title services, narrative appraisals, document preparation, and closing services.

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Date Entered: _____