



**DOTI| Right-of-Way Services**  
Engineering and Regulatory Office  
201 W. Colfax Avenue, Dept. 507  
Denver, CO 80202  
P: 720-865-3003  
[DOTI.ER@denvergov.org](mailto:DOTI.ER@denvergov.org)

### Easement Relinquishment Submittal Checklist

**Any submittal not meeting all minimum checklist criteria herein shall be rejected as incomplete.**

**Easement Relinquishment submittal documents will include the following:**

- Application (Page 2&3 of this document) - Must be signed by owner, or a vested party
- Original holding document of the easement - eg. Ordinance, PNEE, Subdivision plan, etc.:
  - Must include the Clerk and Recorder's Book and Page, and/or Recordation Number.
- A Legal Description and Exhibits are required if you are relinquishing a portion of the easement as held in the original document. The Legal Description and Exhibit of the easement(s) to be relinquished, must be prepared by a Professional Land Surveyor (PLS), licensed in the State of Colorado:
  - PDF format (**must be PLS signed and stamped**) **and**
  - Word format (Does not need to be PLS signed and stamped)
- Site Plan - accurately engineered drawings to include:
  - Numerical and Bar Scale (Scale not to exceed 1:40)
  - North arrow
  - Legend
  - Vicinity map, if necessary
  - Plan set date and revision number (if applicable)
  - Call out the location of the easement proposed to be relinquished and hatch area**
  - Call out the location if new easement will be conveyed** (if applicable)
  - Property lines
  - Right-of-Way width
  - Edge of Pavement and/or Curb and Gutter
  - Sidewalks
  - Trees and landscaping in the ROW
  - Nearby driveways and alleys
  - Street names
  - Aerial imagery is allowed, but does not replace the required Engineered drawings**

**FEES:**

Must be paid immediately after project is logged in and a project number is provided by your Coordinator along with the project invoice.

Initial Processing Fee = \$1,000.00 (Non-Refundable)  
Legal Description Review Fee = \$300.00 (Non-Refundable)  
Ordinance Fee = \$300.00 (Non-Refundable)

**I hereby attest that all above information has been incorporated into our plan submittal.**

	3/30/2023
<b>Owner/Vested Party/Applicant Signature</b>	<b>Date</b>





**DENVER**  
THE MILE HIGH CITY

# APPLICATION EASEMENT RELINQUISHMENT

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Engineering and Regulatory Office  
201 W. Colfax Avenue, Dept. 507  
Denver, CO 80202 P: 720-865-3003  
DOTI.ER@denvergov.org

Please complete this application to apply for an ordinance to relinquish easements held by the City in the Public Right of Way. Please reference [Rules and Regulations for Easement Relinquishments](#) for more details on the relinquishment process. Please type or print. If necessary attach additional sheets to fully answer any of the following sections. Submit the complete application electronically to: [DOTI.ER@denvergov.org](mailto:DOTI.ER@denvergov.org).

**DATE:** 003/29/2023

**PROJECT NAME:** Mica 2.0 Phase 1

**IS THIS PROJECT ASSOCIATED WITH A SITE DEVELOPMENT REVIEW?** Yes  No

**If you checked 'Yes' above, provide Project Master, Site Plan and/or Concept Development project numbers:**

2022PM0000189 / 2022-CONCE, 2022PM0000189 / 2022-CONCI, 2022PM0000189 / 2022-CONCI

**ADDRESS (approx.) OF EASEMENT:** 4050 N. Brighton Blvd

**APPLICANT:**

Name: HCD Brighton Blvd. Owner LLC (Attn:Michael Bjes)

Company (if applicable): Hines Title: Council Bill No. CB17-1152

Address: 1144 15th Street, Suite 2600, Denver, CO 80202

Telephone number: 303-357-6300 Email address: Michael.bjes@hines.com

**PROPERTY OWNER** (where the easement is located):  Check if the same as Applicant

Company: HCD Brighton Blvd. Owner LLC

Owner Contact: Michael Bjes

Address: 1144 15th Street, Suite 2600, Denver, CO 80202

Telephone Number: 303-357-6300 Email address: Michael.bjes@hines.com

**ORIGINAL HOLDING DOCUMENT THE EASEMENT IS HELD IN:**

Title of document: Council Bill No. CB17-1152

Clerk & Recorder Recordation Number: Debra Johnson, No. 2017146893

Ordinance Number (if applicable): 20171152

**PORTION OF EASEMENT IF BEING RELINQUISHED:**

Easement in its entirety

A portion of the easement (as described in the legal description)





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THE MILE HIGH CITY

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**APPLICATION  
EASEMENT RELINQUISHMENT**

**QUANTITY OF EASEMENTS TO BE RELINQUISHED:** 1

**Easement Groupings if submitting with multiple easements:** N/A

**DESCRIBE THE CURRENT STATE OF THE EASEMENT(S):**

In the space below, please describe what the easement was granted for, if it is a partial relinquishment or being relinquished in it's entirety and any addition background information

The ordinance vacated a portion of the right of way near Wynkoop Street & 40th Street. The City & County of Denver reserved a perpetual, non-exclusive easement throughout the vacated area for the purposes of constructing, operating, maintaining, repairing, etc.

**EXISTING UTILITIES:**

If there are existing utilities in the easement, please explain how these utilities will be accommodated and whether they will be removed or relocated.

If there are no existing utilities in the easement to the best of your knowledge, please state NO Utilities or N/A

There is both gas and electric within the easement that we are working with Xcel Energy to relocate.

**EXPLANATION OF WHY THE EASEMENT RELINQUISHMENT IS BEING REQUESTED:**

Please explain why the easement needs to be relinquished.

For future development of the parcel area.

**I/WE HEREBY CERTIFY THAT I/WE ARE THE OWNER(S) OF THE REAL PROPERTY WHICH IS THE SUBJECT OF THIS APPLICATION AND THAT THE FOREGOING INFORMATION ON THIS APPLICATION IS TRUE AND COMPLETE.**

DocuSigned by:

*Michael Eys*

(Owner/Vested Party Signature)

3/30/2023

DATE



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**BY AUTHORITY**

**ORDINANCE NO. 20171152**  
**SERIES OF 2017**

**COUNCIL BILL NO. CB17-1152**  
**COMMITTEE OF REFERENCE:**

**Land Use, Transportation & Infrastructure**

**A BILL**

**For an ordinance vacating a portion of the right of way near the intersection of Wynkoop Street and 40<sup>th</sup> Street, with reservations.**

**WHEREAS, the Executive Director of Public Works of the City and County of Denver has found and determined that the public use, convenience and necessity no longer require that certain area in the system of thoroughfares of the municipality hereinafter described and, subject to approval by ordinance, has vacated the same with the reservations hereinafter set forth;**

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

**Section 1. That the action of the Executive Director of Public Works in vacating the following described right-of-way in the City and County of Denver, State of Colorado, to wit:**

**PARCEL DESCRIPTION ROW NO. 2017-VACA-0000006-001:**

**A TRACT OF LAND LOCATED IN SECTION 23, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH P.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE MOST WESTERLY CORNER OF BLOCK 27, ST. VINCENT ADDITION, SAID POINT ALSO BEING THE INTERSECTION OF THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF BRIGHTON BOULEVARD AND THE NORTHEASTERLY RIGHT-OF-WAY LINE OF 40TH STREET; THENCE S44°48'31"E ALONG THE SAID NORTHEASTERLY RIGHT-OF-WAY LINE OF 40TH STREET, 266.03 FEET TO THE TRUE POINT OF BEGINNING, SAID POINT ALSO BEING THE MOST SOUTHERLY CORNER OF BLOCK 27, ST. VINCENT'S ADDITION; THENCE N44°58'33"E ALONG THE SOUTHEASTERLY OF BLOCK 27, 228.47 FEET TO A POINT ON THE EAST LINE OF BLOCK 27, ST. VINCENT'S ADDITION; THENCE S00°03'46"W ALONG AN EXTENSION OF THE EAST LINE OF SAID BLOCK 27, 113.31 FEET; THENCE S44°58'33"W ALONG THE NORTHWESTERLY LINE OF BLOCK 28, ST. VINCENT'S ADDITION, 148.53 FEET TO A POINT ON THE NORTHEASTERLY RIGHT-OF-WAY LINE OF 40TH STREET; THENCE N44°48'31"W ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE OF 40TH STREET, 80.00 FEET TO THE TRUE POINT OF BEGINNING, CITY AND COUNTY OF DENVER, STATE OF COLORADO.**

**THE ABOVE DESCRIBED PARCEL CONTAINS 15,067 SQUARE FEET OR 0.3459 ACRES MORE OR LESS.**

**BASIS OF BEARINGS: AN ASSUMED BEARING OF S89°53'51"E BEING THE EAST-WEST CENTERLINE OF SECTION 23, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH P.M.,**



1 BETWEEN TWO FOUND MONUMENTS; ONE MONUMENT BEING A 3.25" DIAMETER  
2 ALUMINUM CAP STAMPED LS 24961 AT THE WEST CORNER OF SAID SECTION 23 AND  
3 THE OTHER BEING A 3.25" DIAMETER ALUMINUM CAP STAMPED LS 23521 IN A RANGE  
4 BOX BEING THE EAST CORNER OF SAID SECTION 23

5 be and the same is hereby approved and the described right-of-way is hereby vacated and declared  
6 vacated;

7 PROVIDED, HOWEVER, said vacation shall be subject to the following reservation:

8 A perpetual, non-exclusive easement is hereby reserved by the City and County of Denver, its  
9 successors and assigns, over, under, across, along and through the vacated area for the purposes  
10 of constructing, operating, maintaining, repairing, upgrading and replacing public or private utilities  
11 including storm drainage and sanitary sewer facilities and all appurtenances to said utilities. A hard  
12 surface shall be maintained by the property owner over the entire easement area. The City reserves  
13 the right to authorize the use of the reserved easement by all utility providers with existing facilities  
14 in the easement area. No trees, fences, retaining walls, landscaping or structures shall be allowed  
15 over, upon or under the easement area. Any such obstruction may be removed by the City or the  
16 utility provider at the property owner's expense. The property owner shall not re-grade or alter the  
17 ground cover in the easement area without permission from the City and County of Denver. The  
18 property owner shall be liable for all damages to such utilities, including their repair and replacement,  
19 at the property owner's sole expense. The City and County of Denver, its successors, assigns,  
20 licensees, permittees and other authorized users shall not be liable for any damage to property  
21 owner's property due to use of this reserved easement.

22  
23

**REMAINDER OF PAGE INTENTIONALLY BLANK**

1 COMMITTEE APPROVAL DATE: October 17, 2017 by Consent  
 2 MAYOR-COUNCIL DATE: October 24, 2017  
 3 PASSED BY THE COUNCIL: \_\_\_\_\_ November 6, 2017  
 4 \_\_\_\_\_ *Al Beh* - PRESIDENT  
 5 APPROVED: \_\_\_\_\_ *John* - MAYOR Nov 7, 2017  
 6 ATTEST: \_\_\_\_\_ *Debra Johnson* - CLERK AND RECORDER,  
 7 EX-OFFICIO CLERK OF THE  
 8 CITY AND COUNTY OF DENVER  
 9  
 10 NOTICE PUBLISHED IN THE DAILY JOURNAL: \_\_\_\_\_ November 2, 2017 ; \_\_\_\_\_ November 9, 2017  
 11 PREPARED BY: Brent A. Eisen, Assistant City Attorney DATE: October 26, 2017  
 12 Pursuant to Section 13-12, D.R.M.C., this proposed ordinance has been reviewed by the office of  
 13 the City Attorney. We find no irregularity as to form, and have no legal objection to the proposed  
 14 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to §  
 15 3.2.6 of the Charter.  
 16  
 17 Kristin M. Bronson, Denver City Attorney  
 18 BY: \_\_\_\_\_ *Kristin J. Crawford*, Assistant City Attorney DATE: \_\_\_\_\_ Oct 26, 2017



EXHIBIT A  
LAND DESCRIPTION  
SHEET 1 OF 2

A PARCEL OF LAND BEING A PORTION OF VACATED WYNKOOP STREET NORTHEAST OF 40<sup>TH</sup> STREET AND ADJACENT TO BLOCK 27, ST. VINCENT’S ADDITION TO DENVER, THAT WAS VACATED BY ORDINANCE 20171152, SERIES 2017, RECORDED AT RECEPTION NUMBER 2017146893, LOCATED IN THE NORTHEAST QUARTER OF 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:

BEGINNING AT THE MOST WESTERLY CORNER OF SAID BLOCK 27, ST. VINCENT’S ADDITION, SAID POINT ALSO BEING THE INTERSECTION OF THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF BRIGHTON BOULEVARD AND THE NORTHEASTERLY RIGHT-OF-WAY LINE OF 40<sup>TH</sup> STREET; THENCE S44°48’31”E ALONG THE SAID NORTHEASTERLY RIGHT-OF-WAY LINE OF 40<sup>TH</sup> STREET, 266.03 FEET TO THE TRUE POINT OF BEGINNING, SAID POINT ALSO BEING THE MOST SOUTHERLY CORNER OF BLOCK 27, ST. VINCENT’S ADDITION; THENCE N44°58’33”E ALONG THE SOUTHEASTERLY LINE OF SAID BLOCK 27, 228.47 FEET TO A POINT ON THE EAST LINE OF SAID BLOCK 27 ST. VINCENT’S ADDITION; THENCE S00°03’46”W ALONG AN EXTENSION OF THE EAST LINE OF SAID BLOCK 27, 26.04 FEET TO A SOUTHEASTERLY LINE OF THE PROPERTY RECORDED AT RECEPTION NUMBER 2022089555; THENCE ALONG SAID SOUTHEASTERLY LINES THE FOLLOWING THREE (3) COURSES 1) S44°58’43”W A DISTANCE OF 70.71 FEET 2) THENCE S00°07’12”W A DISTANCE OF 43.97 FEET; 3) THENCE S44°58’11”W A DISTANCE OF 108.34 FEET TO A POINT ON THE NORTHEASTERLY RIGHT-OF-WAY LINE OF 40<sup>TH</sup> STREET EXTENDED; THENCE ALONG SAID RIGHT-OF WAY LINE EXTENDED, N44°48’31”W A DISTANCE OF 49.41 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 0.181 ACRES, (7,873 SQUARE FEET), MORE OR LESS.

ALL LINEAR DIMENSIONS ARE IN U.S. SURVEY FEET.

BASIS OF BEARINGS

BEARINGS ARE BASED ON THE 20’ RANGE LINE, IN 40<sup>TH</sup> AVENUE ASSUMED TO BEAR N44°48’31”W BEING MONUMENTED BY A FOUND 1’ SQUARE BAR IN RANGE BOX AT THE INTERSECTION OF 40<sup>TH</sup> STREET AND WYNKOOP STREET AND BY A FOUND #6 REBAR WITH A 2-1/2” ALUMINUM CAP PLS #29425 IN RANGE BOX AT THE INTERSECTION OF 40<sup>TH</sup> STREET AND BRIGHTON BOULEVARD.

PREPARED BY MATTHEW CHAPA  
REVIEWED BY SCOTT A. AREHART, PLS  
FOR AND ON BEHALF OF MARTIN/MARTIN, INC.  
12499 WEST COLFAX AVENUE  
LAKEWOOD, COLORADO 80215  
SEPTEMBER 26, 2023  
JOB NO. 22.0369



ILLUSTRATION FOR  
EXHIBIT A  
SHEET 2 OF 2

FOUND #6 REBAR W/  
2-1/2" ALUM. CAP  
PLS #29425 IN RANGE BOX

BLOCK 27  
ST. VINCENT'S ADDITION  
(BOOK 2, PAGE 57 ARAPAHOE  
COUNTY RECORDS)

EASTERLY LINE OF BLOCK  
27, ST. VINCENT'S ADDITION

P.O.C.  
WEST CORNER  
BLOCK 27

FOUND #6 REBAR W/  
2-1/2" ALUM. CAP  
PLS #29425  
IN RANGE BOX

S00°03'46"W 26.04'

20' RANGE LINE  
N44°48'31"E 266.03'  
N44°48'31"W 345.95'  
(BASIS OF BEARING)

VACATED WYNKOOP STREET  
RIGHT-OF-WAY WITH  
RESERVATIONS ORDINANCE  
NO. 20171152, SERIES 2017  
RECORDED AT REC. NO. 2017146893

N44°58'33"E 228.47'

S44°58'43"W 70.71'

S00°07'12"W  
43.97'

40TH STREET  
(80' R.O.W.)

P.O.B.

FOUND 1"X1" SQUARE BOLT  
IN RANGE BOX

N44°48'31"W 49.41'

WYNKOOP  
STREET  
(80' R.O.W.)

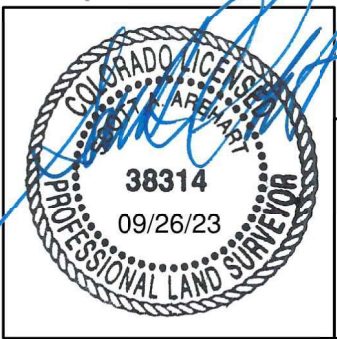
S44°58'11"W  
108.34'

SOUTHEASTERLY LINE  
REC. #2022089555

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



SCALE: 1"=50'  
ALL LINEAL  
DIMENSIONS ARE IN  
U.S. SURVEY FEET



P.O.C. = POINT OF COMMENCEMENT  
P.O.B. = POINT OF BEGINNING

SEPTEMBER 26, 2023

**MARTIN/MARTIN**  
CONSULTING ENGINEERS

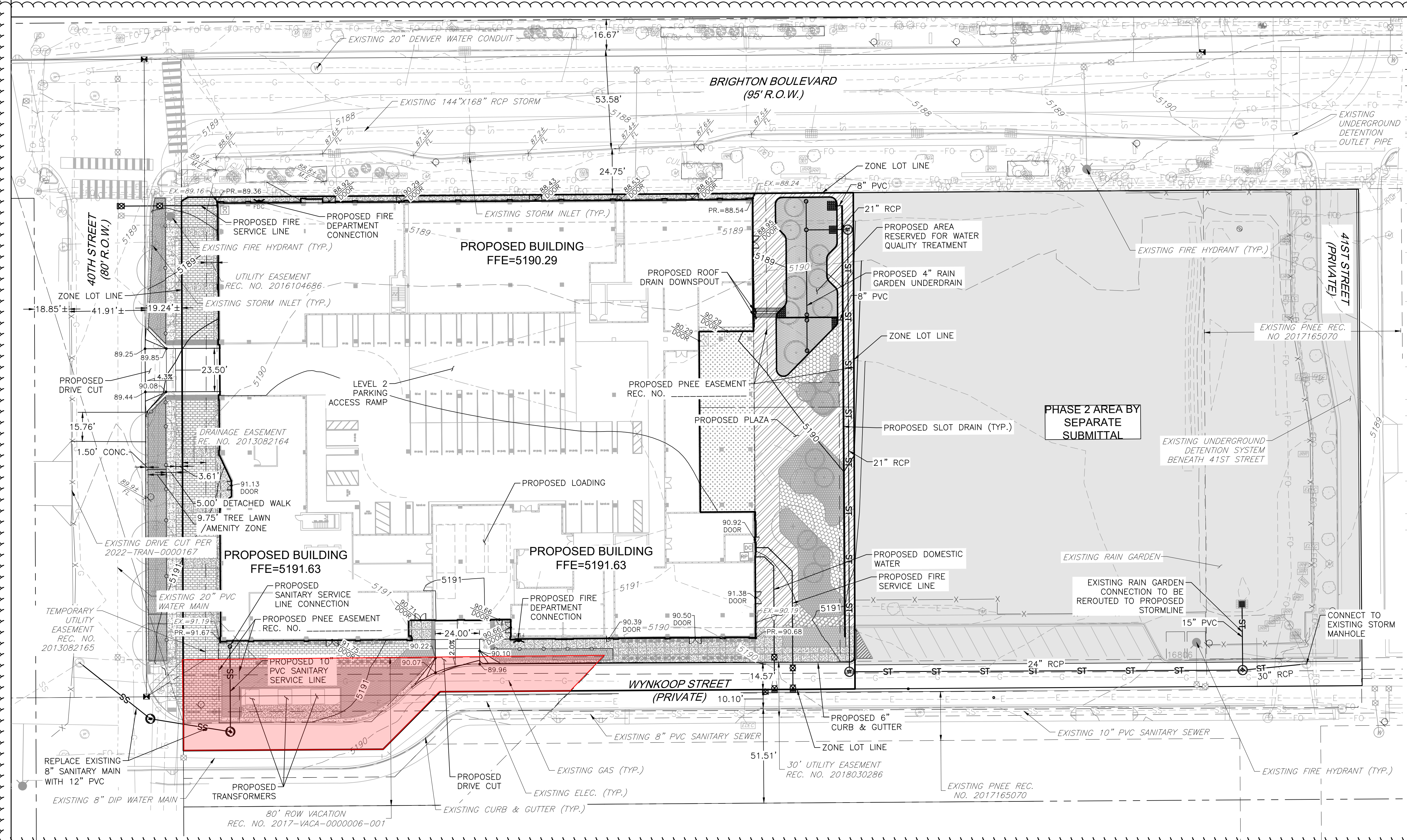
12499 WEST COLFAX AVENUE, LAKEWOOD, COLORADO 80215  
303.431.6100 MARTINMARTIN.COM

DRAWING LOCATION: G:\BUCKLEY\22.03689-Mfca 2.0\PLANS\EXHIBITS\Easement\_201714683\_Vacation\Alley\_Vacation.dwg



# MIDTOWN SITE DEVELOPMENT PLAN AMENDMENT NO. 4

A TRACT OF LAND LOCATED IN SECTION 23, TOWNSHIP 3 SOUTH, RANGE 68, WEST OF THE 6TH PM, 4050 (PARCEL A), 4070 (PARCEL F), 4170 (PARCEL E), 4202 (PARCEL G), 4270 (PARCEL D), AND 4290 (PARCEL C) N BRIGHTON BLVD



EXISTING	LEGEND	PROPOSED
---	PROPERTY LINE	---
---	RIGHT-OF-WAY LINE	---
---	SECTION LINE	---
---	EASEMENT	---
---	RETAINING WALL	---
---	CURB & GUTTER	---
---	UTILITY CROSSING	---
---	STORM SEWER	ST
---	STORM MANHOLE	○
---	ROOF DRAIN	RD
---	STORM INLET	■
---	FLARED END SECTION	▲
---	SANITARY SEWER	SS
---	SANITARY MANHOLE	○
---	CLEAN OUT	○
---	WATER LINE	W
---	WATER VALVE	○
---	FIRE HYDRANT	○
---	WATER METER	○
---	IRRIGATION LINE	IR
---	IRRIGATION CONTROL	IR
---	OVERHEAD ELECTRIC	OHE
---	ELECTRIC LINE	E
---	LIGHT POLE	○
---	POWER POLE	○
---	ELECTRIC METER	○
---	TELEPHONE LINE	T
---	TELEPHONE PEDESTAL	T
---	CABLE TV	CT
---	GAS LINE	G
---	SIGN	■
---	MONITOR WELL	○
---	DESCRIPTIONS	DRIVE
---	CONTOURS	5750
---	GRADING ARROW	→
---	DECIDUOUS TREE	○
---	EVERGREEN TREE	○
---	BUSH/SHRUB	○
---	DESCRIPTIONS	DRIVE
---	SPOT ELEVATIONS	ELEV.

**Owner:**  
HINES  
1144 Fillmore Street, Suite 2000  
Denver, CO 80202

**Architect:**  
ARQUITECTONICA  
818 West 7th Street, Suite 800  
Los Angeles, CA 90017  
T: 213.885.8800

**Landscape Architect:**  
DESIGN WORKSHOP  
1309 Lawrence Street, Suite 100  
Denver, CO 80204  
T: 720.490.8055

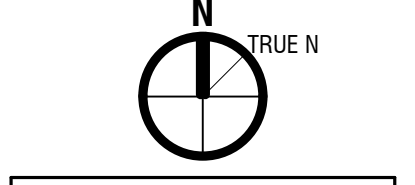
**Lighting Designer:**  
QUEENY HUGHES ASSOCIATES, INC.  
2 Filbert Ave.  
Douglaston, NY 11363  
T: 718.423.3044

**Civil Engineer:**  
MARTIN/MARTIN  
12499 West Colfax Ave.  
Lakewood, CO 80215  
T: 303.431.6100 ext. 258

**Surveyor:**  
ALTRIA LAND CONSULTANTS  
12499 West Colfax Ave.  
Lakewood, CO 80215  
T: 303.431.6100 ext. 258

Rev. No.	Date	Description
1	16 MAY 24	AMENDMENT NO. 4
1	08 NOV 24	AMENDMENT NO. 4

Seal / Signature:



Sheet Title:  
**UTILITY AND GRADING PLAN**  
ZONE LOT 2

Scale:  
PROJECT NO.: 10819  
FILE SIZE: 24x35"

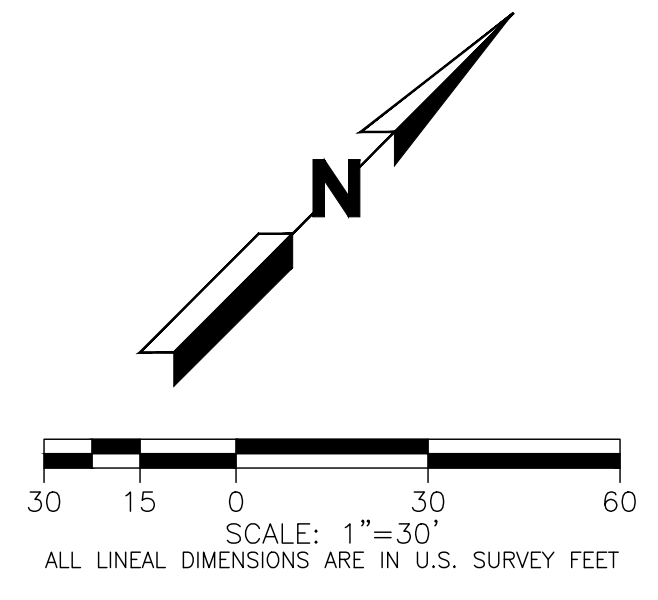
- DENVER WATER STANDARD NOTES:**
- EACH FIRE HYDRANT MUST SUPPLY 1500 GPM MINIMUM AT 20 PSI RESIDUAL PRESSURE.
  - WATER PLANS FOR THIS PROJECT MUST BE SUBMITTED TO DW FOR REVIEW APPROVAL SEPARATE OF THE DRC PROCESS.
  - AN APPROVED DENVER WATER BACKFLOW PREVENTER IS REQUIRED FOR FIRELINES, COMMERCIAL, MULTI-FAMILY DWELLINGS AND IRRIGATION.
  - METER LOCATIONS MUST BE APPROVED BY DENVER WATER.
  - DEVELOPER IS RESPONSIBLE FOR ALL NECESSARY SYSTEM MODIFICATIONS NEEDED TO MEET THE REQUIRED FIRE FLOWS.
  - ALL EXISTING TAPS ON THE SITE THAT ARE NOT USED MUST BE CUT-OFF AT THE MAIN AND INSPECTED BY DENVER WATER. THIS WILL BE DONE AT THE DEVELOPER'S COST.
  - SYSTEM DEVELOPMENT VALVE FOR REPLACEMENT TAPS WILL BE GIVEN ACCORDING TO CURRENT OPERATING RULES.
  - IF A WATER EASEMENT IS REQUIRED ON A SITE, THIS EASEMENT WILL BE GRANTED TO DENVER WATER BY SEPARATE DOCUMENT.
  - LANDSCAPING DEPICTED IN FUTURE WATER EASEMENTS MUST COMPLY WITH RESTRICTIONS CONTAINED WITHIN THE STANDARD WATER EASEMENT AGREEMENT.
  - EACH INDEPENDENT STRUCTURE MUST HAVE ITS OWN SEPARATE TAP, SERVICE LINE & METER.
  - SUB-METERING IS REQUIRED ON INDIVIDUAL MULTI-FAMILY UNITS AS MANDATED BY CITY ORDINANCE.
  - SOIL AMENDMENT IS REQUIRED ON ALL NEW WATER SERVICES, CERTIFICATE OF OCCUPANCY WILL NOT BE ISSUED WITHOUT A SOIL INSPECTION BY DENVER WATER.
  - PRE-SUBMITTAL REVIEW IS REQUIRED PRIOR TO THE FORMAL WATER PLAN SUBMITTAL TO DENVER WATER.
  - REFER TO THE TEP FOR ADDITIONAL DETAILS FOR RIGHT-OF-WAY IMPROVEMENTS.
  - REPAIR OR REPLACE THE EXISTING CURB, GUTTER AND SIDEWALKS ALONG THE PROPERTY FRONTAGE THAT IS DAMAGED, NOT TO CURRENT CITY STANDARDS OR NOT COMPLIANT WITH ADA, AS DIRECTED BY THE RIGHT-OF-WAY INSPECTOR DURING CONSTRUCTION.

**BASIS OF BEARINGS**  
BEARINGS ARE BASED ON THE 20' RANGE LINE, IN BRIGHTON BOULEVARD ASSUMED TO BEAR N44°35'12"E BEING MONUMENTED BY A FOUND #6 REBAR WITH A 2-1/2" ALUMINUM CAP PLS #29425 IN RANGE BOX AT THE INTERSECTION OF 40TH STREET AND BRIGHTON BOULEVARD AND A FOUND #6 REBAR WITH A 2-1/2" ALUMINUM CAP PLS #29425 IN RANGE BOX AT BRIGHTON BOULEVARD ON THE EASTERLY LINE OF BLOCK 27, ST. VINCENT'S ADDITION RECORDED AT BOOK 2, PAGE 57.

**BENCHMARK**  
ELEVATIONS ARE BASED ON THE CITY AND COUNTY OF DENVER BM#377 A CITY AND COUNTY OF DENVER 2" BRASS CAP SET ON TOP OF CURB AT THE SOUTHEAST CORNER OF THE INTERSECTION AT 36TH AVENUE AND DOWNING STREET.

ELEVATION = 5196.48 FEET (NAVD1988) DATUM.

CORNER	FG ELEVATION	EG ELEVATION
NORTH	5188.54	5188.24
EAST	5190.68	5190.19
SOUTH	5191.67	5191.19
WEST	5189.36	5189.16
BASE PLANE AVERAGE	5190.06	5189.70
EFFECTIVE BASE PLANE	5189.70	



CALL 811 2-BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE OR EXCAVATE FOR MARKING OF UNDERGROUND MEMBER UTILITIES

MARTIN/MARTIN ASSUMES NO RESPONSIBILITY FOR UTILITY LOCATIONS. UNLESS OTHERWISE NOTED, THE UTILITIES SHOWN ON THIS DRAWING ARE BASED ON INFORMATION PROVIDED BY OTHERS AND DEPICTED AS ASCE (38) QUALITY LEVEL D. IN ACCORDANCE WITH THE PROVISIONS OF COLORADO REVISED STATUTE, TITLE 9, IT IS THE CONTRACTOR'S RESPONSIBILITY TO CALL COLORADO 811 UTILITY LOCATE SERVICE FOR UTILITY LOCATES BEFORE DIGGING, AND FIELD VERIFY THE SIZE, MATERIAL, HORIZONTAL AND VERTICAL LOCATION OF ALL EXISTING UTILITIES (DEPICTED OR NOT DEPICTED) PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION.

**MARTIN/MARTIN**  
CONSULTING ENGINEERS  
12499 WEST COLFAX AVENUE, LAKEWOOD, COLORADO 80215  
303.431.6100 MARTINMARTIN.COM

**A-502**  
10 OF 36

## 4050 N Brighton Blvd.

12/03/2024

<b>Master ID:</b>	2022-PROJMSTR-0000189	<b>Project Type:</b>	ROW Relinquishment
<b>Review ID:</b>	2023-RELINQ-0000012	<b>Review Phase:</b>	
<b>Location:</b>	4050 N. Brighton Blvd.	<b>Review End Date:</b>	04/24/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

<b>Reviewing Agency:</b> Asset Management Review	<b>Review Status:</b> Approved
--	--------------------------------

**Reviewers Name:** Katherine Rinehart  
**Reviewers Email:** Katherine.Rinehart@denvergov.org

**Status Date:** 04/03/2023  
**Status:** Approved  
**Comments:**

<b>Reviewing Agency:</b> City Forester Review	<b>Review Status:</b> Approved
---	--------------------------------

**Reviewers Name:** Erin Hatch  
**Reviewers Email:** Erin.Hatch@denvergov.org

**Status Date:** 04/21/2023  
**Status:** Approved  
**Comments:** Approved. No anticipated existing ROW tree impacts.

<b>Reviewing Agency:</b> Comcast Referral	<b>Review Status:</b> Approved - No Response
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**Status Date:** 04/25/2023  
**Status:** Approved - No Response  
**Comments:**

<b>Reviewing Agency:</b> Denver Water Referral	<b>Review Status:</b> Approved
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**Status Date:** 04/25/2023  
**Status:** Approved  
**Comments:** PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
 Reviewing Agency/Company: Denver Water  
 Reviewers Name: Gina Begly  
 Reviewers Phone: 3036286219  
 Reviewers Email: gina.begly@denverwater.org  
 Approval Status: Approved

**Comments:**  
 No facilities in the subject area. Denver Water has an easement immediately adjacent to the south.

<b>Reviewing Agency:</b> Survey Review	<b>Review Status:</b> Approved
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**Reviewers Name:** Scott Castaneda  
**Reviewers Email:** Robert.Castaneda@denvergov.org

**Status Date:** 02/27/2024  
**Status:** Approved

# Comment Report

## 4050 N Brighton Blvd.

12/03/2024

**Master ID:** 2022-PROJMSTR-0000189      **Project Type:** ROW Relinquishment  
**Review ID:** 2023-RELINQ-0000012      **Review Phase:**  
**Location:** 4050 N. Brighton Blvd.      **Review End Date:** 04/24/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

**Comments:** PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
Reviewing Agency/Company: DOTI ROWS Survey  
Reviewers Name: Robert Castaneda  
Reviewers Phone: 7208791937  
Reviewers Email: robert.castaneda@denvergov.org  
Approval Status: Approved

**Comments:**  
The portion of the vacated alley shown on the exhibit is approved to be relinquished.

**Status Date:** 05/05/2023

**Status:** Approved

**Comments:** PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
Reviewing Agency/Company: DOTI ROWS Survey  
Reviewers Name: Scott Castaneda  
Reviewers Phone: 720-879-1937  
Reviewers Email: robert.castaneda@denvergov.org  
Approval Status: Approved

**Comments:**  
Clarification with applicant: relinquishment is of easement in its entirety. Survey review not required.

**Status Date:** 04/24/2023

**Status:** Denied

**Comments:** Date: 2023.04.24  
Project Record: 2022PM0000189  
Project Info: 4050 N. Brighton  
ER Case Manager: Brianne White  
Survey Reviewer: Scott Castaneda 720-879-1937 robert.castaneda@denvergov.org

### 2023-RELINQ-0000012 1st Submittal Survey Comments

1. The application describes the relinquishment as partial, but the submitted Exhibit shows the entire parcel as described in the original vacation. Perhaps there is some confusion as the original vacation describes "vacating a portion of the right-of-way".

If the reservations over the entire parcel from the original vacation is to be relinquished, a Survey review is not necessary.

If the relinquishment is partial, provide an Exhibit of the portion of the original vacation over which the reservation is to be relinquished.

Reviewing Agency: Case Manager Review/Finalize      Review Status: Approved

**Reviewers Name:** Brianne White  
**Reviewers Email:** Brianne.White@denvergov.org

**Status Date:** 12/03/2024

**Status:** Approved

2023-RELINQ-0000012

# Comment Report

## 4050 N Brighton Blvd.

12/03/2024

**Master ID:** 2022-PROJMSTR-0000189      **Project Type:** ROW Relinquishment  
**Review ID:** 2023-RELINQ-0000012      **Review Phase:**  
**Location:** 4050 N. Brighton Blvd.      **Review End Date:** 04/24/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

Comments:

**Status Date:** 05/09/2023  
**Status:** Resubmittal Required  
**Comments:** Applicant incorrectly stated partial relinquishment in application and sent site plan incorrectly. Applicant is requesting to relinquish easement in its entirety.

**Status Date:** 04/25/2023  
**Status:** Comments Compiled  
**Comments:**

**Status Date:** 04/03/2023  
**Status:** Confirmation of Payment  
**Comments:**

Reviewing Agency: Denver Fire Department Review      Review Status: Approved

**Reviewers Name:** Brian Dimock  
**Reviewers Email:** Brian.Dimock@denvergov.org

**Status Date:** 04/19/2023  
**Status:** Approved  
**Comments:**

Reviewing Agency: Landmark Review      Review Status: Approved - No Response

**Reviewers Name:** Becca Dierschow  
**Reviewers Email:** Becca.Dierschow@denvergov.org

**Status Date:** 04/25/2023  
**Status:** Approved - No Response  
**Comments:**

Reviewing Agency: Metro Wastewater Referral      Review Status: Approved - No Response

**Status Date:** 04/25/2023  
**Status:** Approved - No Response  
**Comments:**

Reviewing Agency: Office of Emergency Management Referral      Review Status: Approved - No Response

**Status Date:** 04/25/2023  
**Status:** Approved - No Response  
**Comments:**

Reviewing Agency: Parks and Recreation Review      Review Status: Approved

**Reviewers Name:** Emily McKee  
**Reviewers Email:** Emily.Mckee@denvergov.org

**Status Date:** 04/24/2023  
**Status:** Approved

# Comment Report

## 4050 N Brighton Blvd.

12/03/2024

**Master ID:** 2022-PROJMSTR-0000189      **Project Type:** ROW Relinquishment  
**Review ID:** 2023-RELINQ-0000012      **Review Phase:**  
**Location:** 4050 N. Brighton Blvd.      **Review End Date:** 04/24/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

Comments:

Reviewing Agency: Construction Engineering Review      Review Status: Approved

Reviewers Name: Porames Saejiw  
Reviewers Email: Joe.Saejiw@denvergov.org

Status Date: 04/20/2023  
Status: Approved

Comments:

Reviewing Agency: Policy and Planning Review      Review Status: Approved - No Response

Reviewers Name: Jennifer Hillhouse  
Reviewers Email: Jennifer.Hillhouse@denvergov.org

Status Date: 04/25/2023  
Status: Approved - No Response

Comments:

Reviewing Agency: TES Sign and Stripe Review      Review Status: Approved - No Response

Reviewers Name: Brittany Price  
Reviewers Email: Brittany.Price@denvergov.org

Status Date: 04/25/2023  
Status: Approved - No Response

Comments:

Reviewing Agency: CenturyLink Referral      Review Status: Approved

Status Date: 04/25/2023  
Status: Approved  
Comments: PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
Reviewing Agency/Company: Lumen/CenturyLink  
Reviewers Name: Rebekah Anthony  
Reviewers Phone: 307-717-0420  
Reviewers Email: rebekah.anthony@lumen.com  
Approval Status: Approved

Comments:

Reviewing Agency: Xcel Referral      Review Status: Approved

Status Date: 11/25/2024  
Status: Approved  
Comments: PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
Reviewing Agency/Company: Public Service Company of Colorado (PSCo) dba Xcel Energy  
Reviewers Name: Donna George  
Reviewers Phone: 3035713306  
Reviewers Email: Donna.L.George@xcelenergy.com

# Comment Report

## 4050 N Brighton Blvd.

12/03/2024

**Master ID:** 2022-PROJMSTR-0000189      **Project Type:** ROW Relinquishment  
**Review ID:** 2023-RELINQ-0000012      **Review Phase:**  
**Location:** 4050 N. Brighton Blvd.      **Review End Date:** 04/24/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

Approval Status: Approved

Comments:  
per Katie Middleton, easement has been acquired (Mitch Hauff).

Status Date: 04/25/2023

Status: Denied

Comments: PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
Reviewing Agency/Company: Public Service Company of Colorado dba Xcel Energy  
Reviewers Name: Donna George  
Reviewers Phone: 3035713306  
Reviewers Email: donna.l.george@xcelenergy.com  
Approval Status: Denied

Comments:  
Please be aware PSCo is unable to approve the relinquishment of this easement until the facilities that it protects are removed and/or de-energized. Continue working with Jeff Wisniewski and Erin Kelley.

Reviewing Agency: City Councilperson and Aides Referral      Review Status: Approved - No Response

Status Date: 04/25/2023

Status: Approved - No Response

Comments:

Reviewing Agency: DS Project Coordinator Review      Review Status: Approved w/Conditions

Reviewers Name: Sarah Kaplan

Reviewers Email: Sarah.Kaplan@denvergov.org

Status Date: 04/25/2023

Status: Approved w/Conditions

Comments: PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
Reviewing Agency/Company: Development Services, CPD  
Reviewers Name: Sarah Kaplan  
Reviewers Phone: 7208652991  
Reviewers Email: sarah.kaplan@denvergov.org  
Approval Status: Approved with conditions

Comments:  
Development Services does not take exception with proposed Relinquishment. If approved, please ensure that the recorded Reception No. is sited within the SDP, where applicable, prior to the final approval and recordation of the 2022PM0000189 SDP Plan Set.

Reviewing Agency: DES Transportation Review      Review Status: Approved

Reviewers Name: Mindy Christensen

Reviewers Email: Mindy.Christensen@denvergov.org

Status Date: 04/21/2023

Status: Approved

# Comment Report

## 4050 N Brighton Blvd.

12/03/2024

**Master ID:** 2022-PROJMSTR-0000189      **Project Type:** ROW Relinquishment  
**Review ID:** 2023-RELINQ-0000012      **Review Phase:**  
**Location:** 4050 N. Brighton Blvd.      **Review End Date:** 04/24/2023

Any denials listed below must be rectified in writing to this office before project approval is granted.

**Comments:** PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
Reviewing Agency/Company: City & County of Denver/DOTI DES Transportation  
Reviewers Name: Mindy Christensen  
Reviewers Phone: 7208653216  
Reviewers Email: mindy.christensen@denvergov.org  
Approval Status: Approved

**Comments:**

**Reviewing Agency:** DES Wastewater Review      **Review Status:** Approved

**Reviewers Name:** Jack Kasprzak  
**Reviewers Email:** Jack.Kasprzak@denvergov.org

**Status Date:** 04/19/2023  
**Status:** Approved  
**Comments:** DES Wastewater has no objection to the requested portion easement relinquishment.

**Reviewing Agency:** RTD Referral      **Review Status:** Approved

**Status Date:** 04/25/2023  
**Status:** Approved  
**Comments:** PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
Reviewing Agency/Company: RTD  
Reviewers Name: C. Scott Woodruff  
Reviewers Phone: 303-299-2943  
Reviewers Email: clayton.woodruff@rtd-denver.com  
Approval Status: Approved

**Comments:**  
This review is for Design concepts and to identify any necessary improvements to RTD stops and property affected by the design. This review of the plans does not eliminate the need to acquire, and/or go through the acquisition process of any agreements, easements or permits that may be required by the RTD for any work on or around our facilities and property.

**Reviewing Agency:** CDOT Referral      **Review Status:** Approved

**Status Date:** 04/25/2023  
**Status:** Approved  
**Comments:** PWPRS Project Number: 2023-RELINQ-0000012 - 4050 N Brighton Blvd  
Reviewing Agency/Company: CDOT Region 1 ROW/survey  
Reviewers Name: dane courville  
Reviewers Phone: 7206720231  
Reviewers Email: dane.courville@state.co.us  
Approval Status: Approved

**Comments:**  
Does not affect CDOT on-system ROW. Proposed effort is approved as the location does not affect CDOT ROW.