



Legislation Text

File #: 22-0293, Version: 1

**Other/Miscellaneous Request Template (Appointments; ROW; Code Changes; Zoning Action, etc.)**

**Date Submitted: 3/7/22**

**Requesting Agency: Finance**  
**Division: Real Estate**

**Subject Matter Expert Name: Lisa Lumley**

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**Phone Number:**

**Item Title & Description:**

*(Do not delete the following instructions)*

*These appear on the Council meeting agenda. Initially, the requesting agency will enter a 2-3 sentence description. Upon bill filling, the City Attorney's Office should enter the title above the description (the title should be in **bold** font).*

*Both the title and description must be entered between the red "title" and "body" below. Do **not** at any time delete the red "title" or "body" markers from this template.*

**A bill for an ordinance authorizing the City and County of Denver to convey to SID, LLC the City's interest in a parcel of real estate located at 2942-2944 Welton Street.**

Approves the execution and recordation of a Quit Claim Deed conveying title to approximately 150 square feet of real property to SID, LLC in connection with a certain project development dedication located at 2942-2944 Welton Street in Council District 9. The last regularly scheduled Council meeting within the 30-day review period is on 4-18-22. The Committee approved filing this item at its meeting on 3-15-22.

**Affected Council District(s) or citywide? District 9**

**Executive Summary with Rationale and Impact:**

*Detailed description of the item and why we are doing it. This can be a separate attachment.*

As part of the development process, fee title via a Quit Claim Deed was inadvertently conveyed to the city by SID, LLC, in connection with a required dedication. SID, LLC drafted their own Quit Claim Deed and recorded it outside of the process. The City does not accept Quit Claim Deed when acquiring land. By this resolution, the city will convey fee title via a Quit Claim Deed to the property back to SID, LLC, which will in turn convey the property back to the City via the City's Special Warranty Deed covering the identical area. There is no change in the affected real property; simply, the conveyance document is changed from Quit Claim to Special Warranty Deed.

**Address/Location (if applicable):** 2942-2944 Welton Street

**Legal Description (if applicable):**

**Denver Revised Municipal Code (D.R.M.C.) Citation (if applicable):**

**Draft Bill Attached?**