



MEMORANDUM

P.O. Box 4100 ♦ FRISCO, COLORADO 80443

TO: MAYOR AND TOWN COUNCIL
FROM: DON REIMER, COMMUNITY DEVELOPMENT DIRECTOR
RE: REQUEST TO TERMINATE LICENSE AGREEMENT FOR USE OF PITKIN ALLEY BY 414 8TH AVE
DATE: JANUARY 26, 2021

Summary and Background: On July 20, 2004, Town Council approved a revocable license agreement with the owner of 414 8th Avenue, to allow the property owner to install landscaping in a portion of the unimproved Pitkin St. alley adjacent to the northerly boundary of the property. The current property owner is requesting that Town Council terminate the license agreement.

Analysis: The alley right-of-way was created as part of the original Town plat between Lots 11-12 and 13-14 of Block 31, extending east from the edge of 8th Avenue to the boundary of the Town plat. As such, the alley is a relatively short segment of approximately 40 feet, and has not been improved or maintained by the Town. A revocable license agreement was granted in 2004 to the owner of 414 8th Avenue for the purpose of adding some trees and landscaping in the area.

The alley right-of-way segment could provide access to a parcel known as a resubdivision of Lot 1, Block 1, Bill's Ranch. The owner of Lot 1 Block 1 of Bill's Ranch, Larry Feldman, is planning to develop the parcel, using the alley to create access. The current property owner of 414 8th Avenue has reached agreement with Mr. Feldman to relinquish the license agreement, if approved by Town Council, and has therefore submitted the attached request to terminate the license agreement.

If and when Mr. Feldman submits development plans which utilize the alley right-of-way to construct a driveway to access the Lot 1 Block 1 Bill's Ranch parcel, a revocable license agreement approved by Town Council will be required prior to approval of the development application.

Financial Impact: There are no financial impacts related to termination of the license agreement.

Alignment with Strategic Plan: There are no Strategic Plan Goals related to this request.

Environmental Sustainability: There are no related Environmental or Sustainability Impacts.

Staff Recommendation: Staff recommends that the license agreement be terminated as requested, and that the Mayor execute the attached license termination.

Reviews and Approvals: This report has been reviewed and approved by:

Jeff Goble, Public Works Director
Nancy Kerry, Town Manager
Bonnie Moinet, Finance Director - Approved

Attachments:

Attachment 1: Property owner request to terminate License Agreement, Rec. No. 773519
Attachment 2: License Termination Form