

*Referrals*  
*11/20/18*

**PUBLIC HEALTH  
AND SAFETY  
STANDING  
COMMITTEE**



6

Date: November 9, 2018

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**  
**ADDRESS: 415 Mt. Vernon**  
**NAME: Nancy Kathryn Wood**  
**Demolition Ordered: July 14, 2014**

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on November 1, 2018 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1<sup>st</sup> deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
  - Certificate of Acceptance related to building permits
  - Certificate of Approval as a result of a Housing Inspection
  - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell  
Director

DB:bkd

cc: Nancy Kathryn Wood, 415 Mt. Vernon, Detroit, MI 48202  
Nancy Kathryn Wood, 8430 Kingsley CT, Detroit, MI 48202



Date: November 9, 2018

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**  
ADDRESS: 8091-93 Senator  
NAME: Isauro Sanchez  
Demolition Ordered: November 10, 2016

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on November 6, 2018 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1<sup>st</sup> deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
  - Certificate of Acceptance related to building permits
  - Certificate of Approval as a result of a Housing Inspection
  - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell  
Director

DB:bkd

cc: Isauro Sanchez, 4526 Military, Detroit, MI 48210  
Isauro Sanchez, 3339 Williams ST, Detroit, MI 48208



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Date: November 6, 2018

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**  
ADDRESS: 136 W. Longwood  
NAME: Cimmaron Development Enterprises LLC  
Demolition Ordered: September 24, 2018

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on October 24, 2018 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1<sup>st</sup> deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
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  - Certificate of Acceptance related to building permits
  - Certificate of Approval as a result of a Housing Inspection
  - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell  
Director

DB:bkd

cc: Cimmaron Development Enterprises LLC, 710 Myrtle AVE-#158, Monrovia, CA 91016  
Patricia Walls, 14401 Warwick ST, Detroit, MI 48223



9

Date: November 6, 2018

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

ADDRESS: 93 E. Savannah

NAME: Savannah Gardens Limited Dividend Housing Association Limited Partnership

Demolition Ordered: September 24, 2018

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on November 1, 2018 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. This is the 1<sup>st</sup> deferral request for this property.

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
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  - Certificate of Acceptance related to building permits
  - Certificate of Approval as a result of a Housing Inspection
  - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell  
Director

DB:bkd

cc: Savannah Gardens LTD, Dividend Housing Association LTD Partnership, 17445 W. Ten Mile RD, Southfield, MI 48075  
Henry Hagood, 16250 Northland DR-STE 301, Southfield, MI 48075

CITY CLERK 13 NOV 2018 AM 11:14



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Date: November 6, 2018

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

**ADDRESS: 11626 Beaconsfield**

**NAME: Daniel Doles**

**Demolition Ordered: March 14, 2016**

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on October 31, 2018 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1<sup>st</sup> deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
  - Certificate of Acceptance related to building permits
  - Certificate of Approval as a result of a Housing Inspection
  - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell  
Director

DB:bkd

cc: Daniel Doles, 12609 Duchess, Detroit, MI 48224



CITY OF DETROIT  
BUILDINGS, SAFETY ENGINEERING AND ENVIRONMENTAL DEPARTMENT

COLEMAN A. YOUNG MUNICIPAL CENTER  
2 WOODWARD AVE., FOURTH FLOOR  
DETROIT, MICHIGAN 48226  
(313) 224-0484 • TTY:711  
WWW.DETROITMI.GOV

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Date: November 6, 2018

HONORABLE CITY COUNCIL  
**RE: RECOMMENDATION FOR DEFERRAL**  
**ADDRESS: 1625 Lawrence**  
**NAME: Ryan O'Donnell**  
**Demolition Ordered: May 1, 2017**

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on October 31, 2018 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1<sup>st</sup> deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
  - Certificate of Acceptance related to building permits
  - Certificate of Approval as a result of a Housing Inspection
  - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell  
Director

DB:bkd

cc: Ryan O'Donnell, 1603 Longfellow, Detroit, MI 48206

CITY CLERK 13 NOV 2018 AM 11:14





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Date: November 7, 2018

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

ADDRESS: 6715 Stahelin

NAME: JS Shelton, JR

Demolition Ordered: September 14, 2015

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on October 30, 2018 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1<sup>st</sup> deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
  - Certificate of Acceptance related to building permits
  - Certificate of Approval as a result of a Housing Inspection
  - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell  
Director

DB:bkd

cc: JS Shelton, JR, 8577 Crossley, Redford, MI 48239





Date: November 7, 2018

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

**ADDRESS: 862 Atkinson**

**NAME: Adam Coppersmith**

**Demolition Ordered: October 8, 2013**

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on October 31, 2018 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1<sup>st</sup> deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
  - Certificate of Acceptance related to building permits
  - Certificate of Approval as a result of a Housing Inspection
  - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell  
Director

DB:hkd

cc: Adam Coppersmith, 2900 E. Jefferson-Apt., D601, Detroit, MI 48207



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Date: November 7, 2018

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**  
**ADDRESS: 20155 Mendota**  
**NAME: Joevarka Tyus**  
**Demolition Ordered: November 21, 2017**

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on November 1, 2018 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1<sup>st</sup> deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
  - Certificate of Acceptance related to building permits
  - Certificate of Approval as a result of a Housing Inspection
  - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell  
Director

DB:bkd

cc: Joevarka Tyus, 9629 Artesian, Detroit, MI 48228



15

November 8, 2018

Honorable City Council:

**RE: Petition No. 1821 Giffels Webster, request to vacate a series of public alleys and street rights-of-way within and adjacent to Woodward, Monroe, Randolph, Farmer, Bates and Cadillac Square in the City of Detroit, Michigan.**

**Background:**

Petition 1821 requests changes to public rights-of-way to prepare for the redevelopment of the Monroe Block site (bounded by Cadillac Square, Woodward Avenue, Monroe Avenue, Farmer Street and Bates Street), also to prepare for redevelopment the Bates Block site (bounded by Randolph Street, Monroe Avenue, Farmer Street and Bates Street). The Downtown Detroit Development Authority (DDA) and Rosko Development Company LLC ("Bedrock") have or are entering into a Development Agreement to facilitate this important major new development. Certain changes to the rights-of-way are necessary to finalize the preparation of the Monroe and Bates Blocks for the development and allow for clear title to the land to be transferred for the project.

The City of Detroit owns all public rights-of-way in the unique area of Detroit platted in the "Governor and Judges". Therefore, the City will deed the title to the vacated rights-of-way to the DDA to then be transferred to the developer. Certain easements will be required and these easements shall also be transferred in the same manner. The easements aim to protect certain public and utility interests while also minimizing the impact on the ability to develop the land. The developer along with their project engineers have been meeting with all potentially involved agencies and utility companies to assure that satisfactory arrangements have been made regarding utility placement, abandonment or relocation.

City Engineering Division – DPW notes there have been previous resolutions in the area including: 1) The vacation of Library Street in a resolution recorded December 14, 1953 in Liber 11949, Page 276; also 2) The vacation of alleys in the "Monroe Block" recorded February 20, 2002 in Liber 35633, Page 65. The intention with the current resolution is to replace and supersede the previously granted resolutions.

**Petition No. 1821**

Giffels Webster on behalf of Bedrock request for the following vacations and granting of easements:

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A) Vacation of rights-of-way: (as more particularly described in the following resolution)

- 1) Library Street, 60 feet wide, from Monroe Avenue, 120 feet wide, to Randolph Street, 86 feet wide.
- 2) Farmer Street, 60 feet wide, from Monroe Avenue, 120 feet wide, to Bates Street, 60 feet wide.
- 3) Easterly 10 feet of Monroe Avenue, 120 feet wide, from Cadillac Square, 200 feet wide to Randolph Street, 86 feet wide.
- 4) Westerly 10 feet of Bates Street, 60 feet wide, from the north line of the east-west public alley, 20 feet wide, first north of Cadillac Square to Randolph Street, 86 feet wide.
- 5) Northerly 10 feet of Cadillac Square, 200 feet wide from 10 feet west of the east line of Monroe Avenue, 120 feet wide to 101.3 feet west of the east line of Bates Street, 60 feet wide.
- 6) 10' portion of Woodward Avenue, from Cadillac Square, 200 feet wide, to Monroe Avenue, 120 feet wide.
- 7) All of the public alleys in the block of Farmer Street, 60 feet wide, Randolph Street, 86 feet wide Bates Street, 60 feet wide, and Monroe Avenue, 120 feet wide, aka the Bates Block.
- 8) All of the public alleys in the block of Cadillac Square, 200 feet wide, Farmer Street, 60 feet wide, Bates Street, 60 feet wide, Monroe Avenue, 120 feet wide, and Woodward Avenue, variable width, excepting the easterly 101.3 feet of the east-west alley first north of Cadillac Square in the rear of the Cadillac Tower at 65 Cadillac Square, aka the Monroe Block.

B) Easements: (as more particularly described in the following resolution)

- 1) A pedestrian and emergency Vehicle access easement in favor of the City 20 feet in width and 13.5 feet in height above grade in Farmer Street, 60 feet wide, from Monroe Avenue, 120 feet wide to Bates Street, 60 feet wide.
- 2) A Detroit Water and Sewerage Department (DWSD) easement 30 feet in width in Farmer Street, 60 feet wide, from Monroe Avenue, 120 feet wide to Bates Street, 60 feet wide, to accommodate an existing sewer
- 3) A construction easement in favor of Bedrock for earth retention tie-backs in Monroe Avenue, Cadillac Square, Bates Street and Woodward Avenue.
- 4) A pedestrian access easement in favor of the City, 10 feet wide, in the vacated portion of the project perimeter streets being Monroe Avenue, Cadillac Square, Woodward Avenue, and Bates Street. The easement shall be continuous, except where the building support columns are located.

The petition was referred to the City Engineering Division – DPW for investigation (utility review) and report. This is our report.

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Traffic Engineering Division – DPW (TED) reports being involved with no objection to the changes to the public rights-of-way provided certain conditions are met regarding pedestrian access and the relocation of traffic signal poles and the relocation of controller cabinets. The TED conditions are provided for as a part of the attached resolution.

Detroit Water and Sewerage Department (DWSD) has water mains and sewers located within the areas requested for outright vacations and conversion to easement. The following conditions must be met: (a) upon Bedrock acquiring title to vacated Farmer Street, Bedrock will grant DWSD a 30 feet wide easement mutually acceptable to DWSD and Bedrock that allows the maintenance and repair of DWSD's remaining facilities within Farmer Street, if any; and (b) Bedrock shall provide confirmation to DWSD that loads from the National Theatre Arch foundations encroaching into such easement will not bear structural influence on the existing 9.9 ft. deep 1'9" (wide) and 2'6" (tall) combined flow sewer. The DWSD conditions are provided for as a part of the attached resolution.

Comcast reports involvement with fiber optics and coax cables in the area. They are in agreement to relocate their existing facilities at the petitioner's expense. A provision for Comcast relocation is made a part of the resolution.

DTE Energy - Electric (DTE-E) reports being involved with no objections to the property change provided that (a) a 5' horizontal and 18" vertical clearance is maintained between the tiebacks installed by Bedrock and existing DTE-E infrastructure; and (b) an easement the full width of Farmer Street is reserved in favor of DTE-E (the "Reservation"). The Reservation shall immediately and automatically terminate and be of no further force and effect, without the necessity of any further action, upon Bedrock or its affiliates' acquisition of title to Farmer Street and the recording of a private easement between Bedrock and DTE-E. DTE-E reports that they have received payment from the petitioner for the outright vacation of facilities in the referenced public alleys. The DTE-E conditions are provided for as a part of the attached resolution.

DTE Energy – Gas Division (DTE-G) reports being involved with no objections to the property change provided the proposed use does not hinder or impede the installation, operation, maintenance or replacement of DTE Gas Company facilities. A provision for the petitioner to remove and relocate the DTE-G facilities at the petitioner's expense is a part of the resolution.

Detroit Thermal has facilities in the subject area and a provision for the petitioner to pay for the removal of the Detroit Thermal facilities is a part of the resolution.

Public Lighting Authority (PLA) has facilities in the subject area consisting of street lights, conduit and cable. The existing circuit will need to be removed and relocated. Public Lighting Department (PLD) reports involvement in the subject area. A provision for the

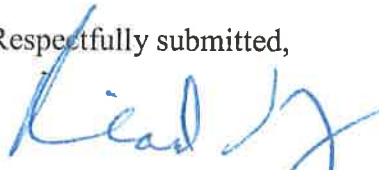
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petitioner to remove and relocate the PLA facilities and remove the PLD facilities at the petitioner's expense is a part of the resolution.

All other involved City departments and privately owned utility companies have reported no objections to the vacations easements and encroachments. Provisions protecting the rights of the utilities and the City are a part of this resolution.

An appropriate resolution is attached for consideration by your Honorable Body. I am recommending adoption of the attached resolution. A waiver of reconsideration is respectfully requested.

Respectfully submitted,



Richard Doherty, P.E., City Engineer  
City Engineering Division – DPW

/JMK

Cc: Ron Brundidge, Director – DPW  
Mayor's Office – City Council Liaison  
Bruce Goldman – Law Department



BY COUNCIL MEMBER \_\_\_\_\_

**RESOLVED**, the following areas are hereby vacated as public rights-of-way, and title thereto is vested in the City of Detroit:

- 1) Library Street, 60 feet wide, from Monroe Avenue, 120 feet wide, to Randolph Street, 86 feet wide.
- 2) Farmer Street, 60 feet wide, from Monroe Avenue, 120 feet wide, to Bates Street, 60 feet wide.
- 3) 10 feet of the project perimeter streets being Monroe Avenue, Cadillac Square, Woodward Avenue, and Bates Street, which areas are legally described as follows:

**PARCEL A**

A 10 FOOT WIDE STRIP OF MONROE AVENUE (120' WIDE), CADILLAC SQUARE (200' WIDE), AND WOODWARD AVENUE (VARIABLE WIDTH), CITY OF DETROIT, WAYNE COUNTY, MICHIGAN, BEING MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF SAID CADILLAC SQUARE WITH THE EAST LINE OF SAID WOODWARD AVENUE, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF LOT 2 OF THE PLAT OF LOTS 45 & 46, SECTION 6 OF GOVERNOR & JUDGES PLAN AS RECORDED IN LIBER 1 OF PLATS, PAGE 68, WAYNE COUNTY RECORDS;

THENCE ALONG NORTH LINE OF SAID CADILLAC SQUARE, N89°48'29"E, 266.02 FEET; THENCE S00°06'36"E, 10.00 FEET; THENCE S89°48'29"W, 276.01 FEET; THENCE N00°11'31"W, 92.35 FEET; THENCE N29°44'23"E, 326.56 FEET; THENCE N29°38'56"E, 60.01 FEET; THENCE N29°46'59"E, 347.54 FEET TO THE SOUTHWEST LINE OF RANDOLPH STREET AS WIDENED; THENCE ALONG SAID SOUTHWEST LINE, S26°14'35"E, 12.06 FEET TO THE EAST LINE OF SAID MONROE AVENUE; THENCE ALONG SAID EAST LINE, THE FOLLOWING 3 COURSES: 1. S29°46'59"W, 340.79 FEET; 2. S29°38'56"W, 60.00 FEET; 3. S29°44'23"W, 323.89 FEET TO THE EAST LINE OF SAID WOODWARD AVENUE; THENCE ALONG SAID EAST LINE, S00°11'31"E, 79.68 FEET TO THE POINT OF BEGINNING.

**PARCEL B**

A 10 FOOT WIDE STRIP OF BATES STREET (56.50' & 60' WIDE), CITY OF DETROIT, WAYNE COUNTY, MICHIGAN, BEING MORE PARTICULARLY DESCRIBED AS:

COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF CADILLAC SQUARE (200 FEET WIDE) WITH THE EAST LINE OF WOODWARD AVENUE (VARIABLE WIDTH), SAID POINT ALSO BEING THE SOUTHWEST CORNER OF LOT 2 OF THE PLAT OF LOTS 45 & 46, SECTION 6 OF GOVERNOR & JUDGES PLAN AS RECORDED IN LIBER 1 OF PLATS, PAGE 68, WAYNE COUNTY RECORDS; THENCE ALONG NORTH LINE OF CADILLAC SQUARE (200' WIDE), N89°48'29"E, 266.02 FEET; THENCE N00°06'36"W, 120.00 FEET; THENCE N89°48'29"E, 101.16 FEET TO THE WEST LINE OF SAID BATES LANE AND THE POINT OF BEGINNING; THENCE ALONG SAID WEST LINE, N00°06'36"W, 157.04 FEET; THENCE CONTINUING N29°35'13"E, 222.21 FEET TO THE SOUTHWEST LINE OF RANDOLPH STREET AS WIDENED; THENCE ALONG SAID SOUTHWEST LINE, S26°14'35"E, 12.09 FEET; THENCE S29°35'13"W, 212.77 FEET; THENCE S00°06'36"E, 154.37 FEET; THENCE S89°48'29"W, 10.00 FEET TO THE POINT OF BEGINNING.

- 4) All public alleys in the block of Farmer Street, 60 feet wide, Randolph Street, 86 feet wide, Bates Street, 60 feet wide, and Monroe Avenue, 120 feet wide.
- 5) All public alleys in the block of Cadillac Square, 200 feet wide, Farmer Street, 60 feet wide, Bates Street, 60 feet wide, Monroe Avenue, 120 feet wide, and Woodward Avenue, variable width, excepting the easterly 101.3 feet of the east-west alley first north of Cadillac Square in the rear of the Cadillac Tower at 65 Cadillac Square.

The foregoing areas (1) through (5) are collectively described as follows:

ALL PUBLIC RIGHTS-OF-WAY WITHIN THE FOLLOWING DESCRIBED LAND: COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SAID CADILLAC SQUARE WITH THE EAST LINE OF SAID WOODWARD AVENUE, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF LOT 2 OF THE PLAT OF LOTS 45 & 46, SECTION 6 OF GOVERNOR & JUDGES PLAN; THENCE S44°48'29"W, 14.14 FEET TO THE POINT OF BEGINNING. THENCE N00°11'31"W, 92.35 FEET; THENCE N29°44'23"E, 326.56 FEET; THENCE N29°38'56"E, 60.01 FEET; THENCE N29°46'59"E, 347.54 FEET TO THE SOUTHWEST LINE OF RANDOLPH STREET AS WIDENED; THENCE ALONG SAID SOUTHWEST LINE S26°14'35"E, 288.75 FEET; THENCE S29°35'13"W, 212.77 FEET; THENCE S00°06'36"E, 154.37 FEET; THENCE S89°48'29"W, 111.16 FEET; THENCE S00°06'36"E, 130.00 FEET; THENCE S89°48'29"W, 276.01 FEET TO THE POINT OF BEGINNING.

All of the above said vacated public rights-of-way are subject to the following agreements, reservations and provisions:

PROVIDED, that the following previously granted resolutions including: 1) The vacation of Library Street in a resolution recorded December 14, 1953 in Liber 11949, Page 276; also 2) The vacation of alleys in the "Monroe Block" recorded February 20, 2002 in Liber 35633, Page 65, are hereby replaced and superseded by this resolution, and further

PROVIDED, that petitioner/property owner make satisfactory arrangements with the Detroit Water and Sewerage Department, DTE Electric Company, Detroit Thermal, the Public Lighting Authority, the Public Lighting Department, Comcast, AT&T Telecommunication, the Great Lakes Water Authority, and DTE Gas Company for cost and arrangements for the removing and/or relocating of such utility companies and city departments services or granting of private easements for such utility companies, if necessary, and further

PROVIDED, that the Downtown Development Agency, Rosko Development Company LLC (together with its successors and assigns, "Bedrock"), and the City of Detroit enter into easement agreements to further describe, and delineate the terms of the following easements:

- 1) A permanent pedestrian and emergency Vehicle access easement 20 feet in width and 13.5 feet in height above grade in Farmer Street, 60 feet wide, from Monroe Avenue, 120 feet wide to Bates Street, 60 feet wide.
- 2) A permanent Detroit Water and Sewerage Department (DWSD) easement 30 feet in width in Farmer Street, 60 feet wide, from Monroe Avenue, 120 feet wide to Bates Street, 60 feet wide, to accommodate an existing sewer
- 3) A construction easement for earth retention tie-backs in the following legally described portions of Monroe Avenue, Cadillac Square, Bates Street and Woodward Avenue:

#### **TIE-BACK EASEMENT 1**

A 55 FOOT WIDE STRIP OF MONROE AVENUE (120 FEET WIDE), CADILLAC SQUARE (200 FEET WIDE) AND WOODWARD AVENUE (120 FEET WIDE), CITY OF DETROIT, WAYNE COUNTY, MICHIGAN AND LYING WITHIN THE BOUNDS OF THE FOLLOWING MORE PARTICULARLY DESCRIBED LAND:

COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SAID CADILLAC SQUARE WITH THE EAST LINE OF WOODWARD AVENUE, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF LOT 2 OF THE PLAT OF LOTS 45 & 46, SECTION 6 OF GOVERNOR & JUDGES PLAN; THENCE S44°48'29"W, 14.14 FEET TO THE POINT OF BEGINNING; THENCE N89°48'29"E, 276.01 FEET; THENCE S00°06'36"E, 55.00 FEET; THENCE S89°48'29"W, 330.93 FEET; THENCE N00°11'31"W, 162.05 FEET; THENCE N29°44'23"E, 341.22 FEET; THENCE

N29°38'56"E, 60.03 FEET; THENCE N29°46'59"E, 364.06 FEET; THENCE S43°33'54"E, 57.41 FEET; THENCE S29°46'59"W, 347.54 FEET; THENCE S29°38'56"W, 60.03 FEET; THENCE S29°44'23"W, 326.56 FEET; THENCE S00°11'31"E, 92.35 FEET TO THE POINT OF BEGINNING, AND CONTAINING 1.490 ACRES.

#### **TIE-BACK EASEMENT 2**

A VARIABLE WIDTH STRIP OF BATES STREET (56.50 FEET & 60 FEET WIDE), CITY OF DETROIT, WAYNE COUNTY, MICHIGAN AND LYING WITHIN THE BOUNDS OF THE FOLLOWING MORE PARTICULARLY DESCRIBED LAND:

COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF CADILLAC SQUARE (200 FEET WIDE) WITH THE EAST LINE OF WOODWARD AVENUE (VARIABLE WIDTH), SAID POINT ALSO BEING THE SOUTHWEST CORNER OF LOT 2 OF THE PLAT OF LOTS 45 & 46, SECTION 6 OF GOVERNOR & JUDGES PLAN AS RECORDED IN LIBER 1 OF PLATS, PAGE 68, WAYNE COUNTY RECORDS; THENCE ALONG NORTH LINE OF SAID CADILLAC SQUARE, N89°48'29"E, 266.02 FEET; THENCE N00°06'36"W, 120.00 FEET; THENCE N89°48'29"E, 111.16 FEET TO THE POINT OF BEGINNING; THENCE N00°06'36"W, 154.37 FEET; THENCE CONTINUING N29°35'13"E, 212.77 FEET TO THE SOUTHWEST LINE OF RANDOLPH STREET AS WIDENED; THENCE ALONG SAID SOUTHWEST LINE, S26°14'35"E, 56.20 FEET; THENCE S29°35'13"W, 161.81 FEET; THENCE S00°06'36"E, 148.11 FEET; THENCE S89°47'30"W, 50.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.374 ACRES.

- 4) A permanent pedestrian access easement, 10 feet wide, commencing at grade and extending 10 feet above grade, in the vacated portion of the project perimeter streets being Monroe Avenue, Cadillac Square, Bates Street, and Woodward Ave, as legally described above as "Parcel A" and "Parcel B". The easement shall be continuous, except where the building support columns are located.

And further,

PROVIDED, that an easement the full width of Farmer Street is reserved in favor of DTE (the "Reservation"). The Reservation shall immediately and automatically terminate and be of no further force and effect, without the necessity of any further action, upon Bedrock or its affiliates' acquisition of title to Farmer Street and the recording of a private easement between Bedrock and DTE, and further

PROVIDED; that a 5' horizontal and 18" vertical clearance is maintained between the tiebacks installed by Bedrock and existing DTE infrastructure; and further

PROVIDED, that the petitioner remove and relocate DTE Energy – Gas Company (DTE-G) facilities at the petitioner's expense; also that the project does not hinder or impede the installation, operation, maintenance or replacement of DTE Gas Company facilities, and further

PROVIDED, that the petitioner contact Comcast regarding their facilities in the subject area. The petitioner shall provide plans and payment for the relocation of Comcast facilities, and further

PROVIDED, that the petitioner contact Detroit Thermal regarding their facilities in the subject area. The petitioner shall make the necessary arrangements and be responsible for all costs for the abandonment of Detroit Thermal facilities, and further

PROVIDED, that the petitioner provide for a minimum 10 feet clear, unobstructed sidewalk on all affected streets, and further

PROVIDED, that the petitioner get approval of DPW – Traffic Engineering Division for relocation of traffic signal controller cabinet and any associated traffic signal equipment. The petitioner is responsible to provide 3 feet of clearance from curb to outside face of any signal pole or traffic cabinet that will be relocated for this project. All cost for design, permit, and construction of any such relocations shall be borne by the petitioner, and further

PROVIDED, that the petitioner shall design and construct proposed sewers and or water mains and to make the connections to the existing public sewers and or water mains as required by Detroit Water and Sewerage Department (DWSD) prior to construction of the proposed sewers and or water mains, and further

PROVIDED, that the petitioner shall design and construct the removal and relocation, as applicable, of Public Lighting Authority and Public Lighting Department facilities with all cost to be borne by the petitioner or their assigns, and further

PROVIDED, that the plans for the sewers and or water mains shall be prepared by a registered engineer; and further

PROVIDED, that DWSD be and is hereby authorized to review the drawings for the proposed sewers and or water mains and to issue permits for the construction of the sewers; and further

PROVIDED, that the entire work is to be performed in accordance with plans and specifications approved by DWSD and constructed under the inspection and approval of DWSD; and further

PROVIDED, that the entire cost of the proposed sewers and or water mains construction, including inspection, survey and engineering shall be borne by the petitioner; and further

PROVIDED, that the petitioner shall deposit with DWSD, in advance of engineering, inspection and survey, such amounts as the department deems necessary to cover the costs of these services; and further

PROVIDED, that the petitioner shall grant to the City a satisfactory easement for the sewers and or water mains (unless such sewers or water mains are located in the public right of way), and further

PROVIDED, that the Board of Water Commissioners shall accept and execute the easement grant on behalf of the City, and further

PROVIDED, that the petitioner shall provide a one (1) year warranty for the proposed sewers and or water mains, and further

PROVIDED, that upon satisfactory completion, the sewers and or water mains shall become City property and become part of the City system. And any existing sewers and or

water mains that were abandoned shall belong to the petitioner and will no longer be the responsibility of the City; and further

PROVIDED, that any construction in the public rights-of-way such as removal and construction of new pavement, driveways, curbs and sidewalks shall be done under city permit and inspection according to City Engineering Division – DPW specifications with all costs borne by the abutting owner(s), their heir or assigns; and further

**BE IT ALSO RESOLVED** that a construction easement be granted to Bedrock or their assigns for earth retention tie-backs in Monroe Avenue, Cadillac Square, Bates Street, Woodward Avenue and Farmer Street in the following legally described areas:

**TIE-BACK EASEMENT 1**

A 55 FOOT WIDE STRIP OF MONROE AVENUE (120 FEET WIDE), CADILLAC SQUARE (200 FEET WIDE) AND WOODWARD AVENUE (120 FEET WIDE), CITY OF DETROIT, WAYNE COUNTY, MICHIGAN AND LYING WITHIN THE BOUNDS OF THE FOLLOWING MORE PARTICULARLY DESCRIBED LAND:

COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SAID CADILLAC SQUARE WITH THE EAST LINE OF WOODWARD AVENUE, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF LOT 2 OF THE PLAT OF LOTS 45 & 46, SECTION 6 OF GOVERNOR & JUDGES PLAN; THENCE S44°48'29"W, 14.14 FEET TO THE POINT OF BEGINNING; THENCE N89°48'29"E, 276.01 FEET; THENCE S00°06'36"E, 55.00 FEET; THENCE S89°48'29"W, 330.93 FEET; THENCE N00°11'31"W, 162.05 FEET; THENCE N29°44'23"E, 341.22 FEET; THENCE N29°38'56"E, 60.03 FEET; THENCE N29°46'59"E, 364.06 FEET; THENCE S43°33'54"E, 57.41 FEET; THENCE S29°46'59"W, 347.54 FEET; THENCE S29°38'56"W, 60.03 FEET; THENCE S29°44'23"W, 326.56 FEET; THENCE S00°11'31"E, 92.35 FEET TO THE POINT OF BEGINNING.

**TIE-BACK EASEMENT 2**

A VARIABLE WIDTH STRIP OF BATES STREET (56.50 FEET & 60 FEET WIDE), CITY OF DETROIT, WAYNE COUNTY, MICHIGAN AND LYING WITHIN THE BOUNDS OF THE FOLLOWING MORE PARTICULARLY DESCRIBED LAND:

COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF CADILLAC SQUARE (200 FEET WIDE) WITH THE EAST LINE OF WOODWARD AVENUE (VARIABLE WIDTH), SAID POINT ALSO BEING THE SOUTHWEST CORNER OF LOT 2 OF THE PLAT OF LOTS 45 & 46, SECTION 6 OF GOVERNOR & JUDGES PLAN AS RECORDED IN LIBER 1 OF PLATS, PAGE 68, WAYNE COUNTY RECORDS; THENCE ALONG NORTH LINE OF SAID CADILLAC SQUARE, N89°48'29"E, 266.02 FEET; THENCE N00°06'36"W, 120.00 FEET; THENCE N89°48'29"E, 111.16 FEET TO THE POINT OF BEGINNING; THENCE N00°06'36"W, 154.37 FEET; THENCE CONTINUING N29°35'13"E, 212.77 FEET TO THE SOUTHWEST LINE OF RANDOLPH STREET AS WIDENED; THENCE ALONG SAID SOUTHWEST LINE, S26°14'35"E, 56.20 FEET; THENCE S29°35'13"W, 161.81 FEET; THENCE S00°06'36"E, 148.11 FEET; THENCE S89°47'30"W, 50.00 FEET TO THE POINT OF BEGINNING.

PROVIDED, that Bedrock or their assigns, and the City of Detroit enter into an easement agreement to further describe, and delineate the terms of the easement for the tie back encroachments, and further

PROVIDED, that if there is any cost for the removing and/or rerouting of any utility facilities, it shall be done at the expense of the petitioner and/or property owner; and be it further

PROVIDED, that by approval of this petition the Detroit Water and Sewerage Department (DWSD) does not waive any of its rights to its facilities located in the right-of-way, and at all times, DWSD, its agents or employees, shall have the right to enter upon the right-of-way to maintain, repair, alter, service, inspect, or install its facilities. All costs incident to the damaging, dismantling, demolishing, removal and replacement of structures or other improvements herein permitted and incurred in gaining access to DWSD's facilities for

maintenance, repairing, alteration, servicing or inspection caused by the encroachment shall be borne by the petitioner. All costs associated with gaining access to DWSD's facilities, which could normally be expected had the petitioner not encroached into the right-of-way, shall be borne by DWSD; and be it further

PROVIDED, that the petitioner maintain the DWSD required clearance of 18 feet above grade for maintenance access and repair, and be it further

PROVIDED, that all construction performed under this petition shall not be commenced until after (5) days written notice to DWSD. Seventy-two (72) hours' notice shall also be provided in accordance with P.A. 53 1974, as amended, utilizing the MISS DIG one call system; and be it further

PROVIDED, that construction under this petition is subject to inspection and approval by DWSD forces. The cost of such inspection shall, at the discretion of DWSD, be borne by the petitioner; and be it further

PROVIDED, that if DWSD facilities located within the right-of-way shall break or be damaged as the result of any action on the part of the petitioner, then in such event the petitioner agrees to be liable for all costs incident to the repair, replacement or relocation of such broken or damaged DWSD facilities; and be it further

PROVIDED, that the petitioner shall hold DWSD harmless for any damages to the encroaching device constructed or installed under this petition which may be caused by the failure of DWSD's facilities; and be it further

PROVIDED, Bedrock or their assigns shall apply to the Buildings and Safety Engineering Department for a building permit prior to any construction. Also, if it becomes necessary to open cut public streets, bore, jack, occupy or barricade city rights-of-way for maintenance of encroachments such work shall be according to detail permit application drawings submitted to the City Engineering Division – DPW prior to any public right-of-way construction; and further

PROVIDED, that the necessary permits shall be obtained from the City Engineering Division – DPW and the Buildings and Safety Engineering Department. The tie-back encroachments shall be constructed and maintained under their rules and regulations. The tie-back locations shall be documented by as-built drawings and provided to DPW- City Engineering; and further

PROVIDED, that all cost for the construction, maintenance, permits and use of the tie-back encroachments shall be borne by Bedrock or their assigns, and further

PROVIDED, that all costs incurred by privately owned utility companies and/or city departments to alter, adjust, and/or relocate their existing utility facilities located in close proximity to the tie-back encroachments shall be borne by Bedrock or their assigns. Should



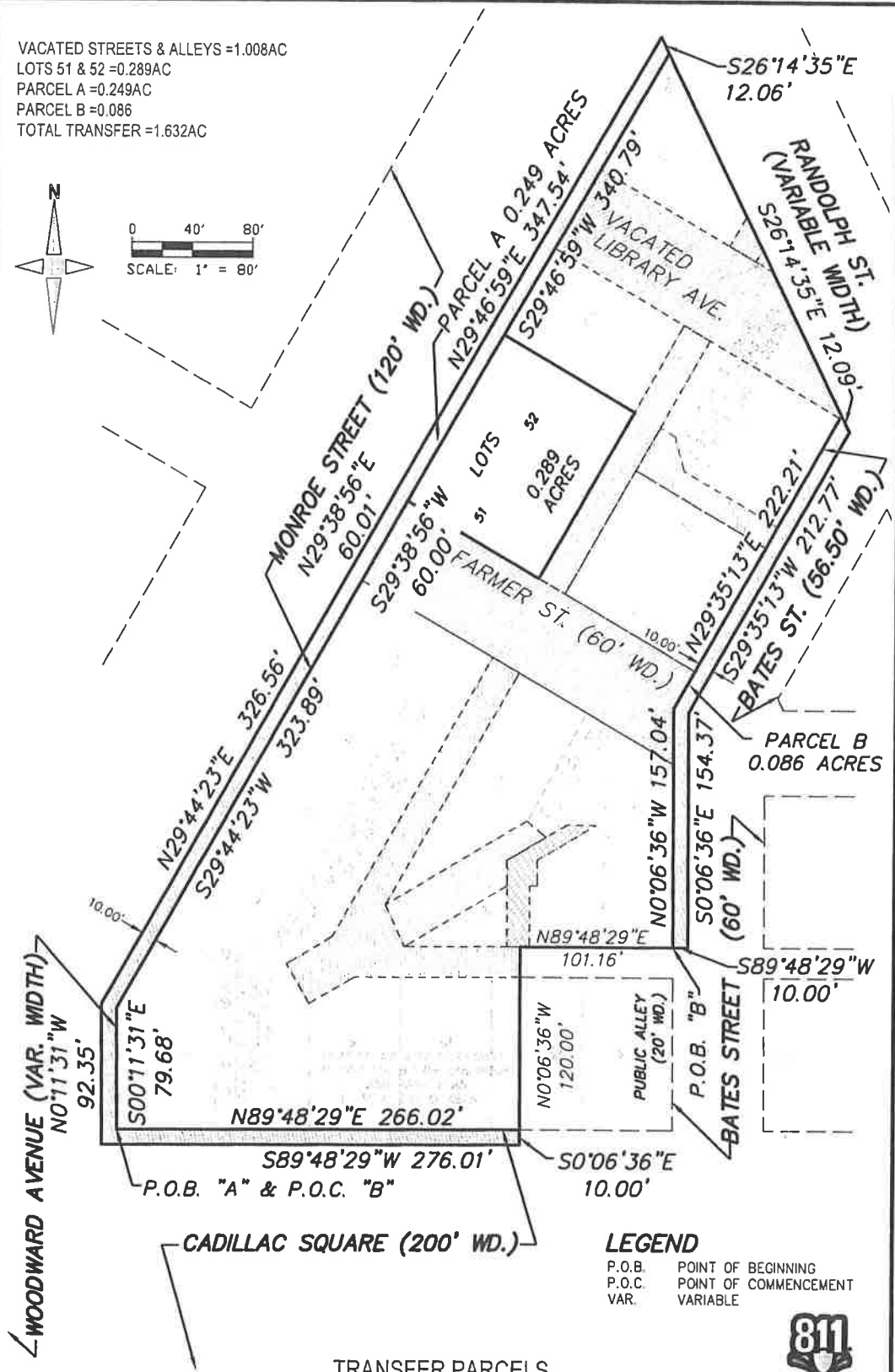
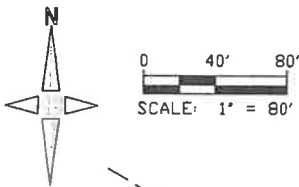
damages to utilities occur Bedrock or their assigns shall be liable for all incidental repair costs and waives all claims for damages to the encroaching installations; and further

PROVIDED, that Bedrock or their assigns shall file with the Department of Public Works – City Engineering Division an indemnity agreement in form approved by the Law Department. The agreement shall save and protect the City of Detroit from any and all claims, damages or expenses that may arise by reason of the issuance of the permits and the faithful or unfaithful performance of Bedrock or their assigns of the terms thereof. Further, Bedrock or their assigns shall agree to pay all claims, damages or expenses that may arise out of the use, repair and maintenance of the proposed tie-back encroachments; and further

PROVIDED, That the City Clerk shall within 30 days record a certified copy of this resolution with the Wayne County Register of Deeds.

A Waiver of Reconsideration is requested.

VACATED STREETS & ALLEYS = 1.008 AC  
 LOTS 51 & 52 = 0.289 AC  
 PARCEL A = 0.249 AC  
 PARCEL B = 0.086  
 TOTAL TRANSFER = 1.632 AC



**LEGEND**

P.O.B. POINT OF BEGINNING  
 P.O.C. POINT OF COMMENCEMENT  
 VAR. VARIABLE



**TRANSFER PARCELS**

Monroe Block Reconfiguration

City of Detroit, Wayne County, MICHIGAN

Transfer Parcel

**giffels webster**

28 West Adams Road  
 Suite 1200  
 Detroit, MI 48226  
 p (313) 962-4442  
 f (313) 962-5068  
 www.giffelswebster.com

Engineer: MJM  
 Manager: MJM  
 Designer: MPN  
 Quality Control: JH  
 Section: Gov. & Judges Plan  
 T-02-B R-12-E

Developed For:  
 Bedrock  
 600 Woodward Ave  
 Detroit, MI 48226

DATE	ISSUE
9-25-2018	Address Atty. Review Comments
10-03-2018	Review per Atty. Comments

Date: 09-21-2018  
 Scale: 1"=80'  
 Sheet: 1 of 2  
 Print: 15327 68D

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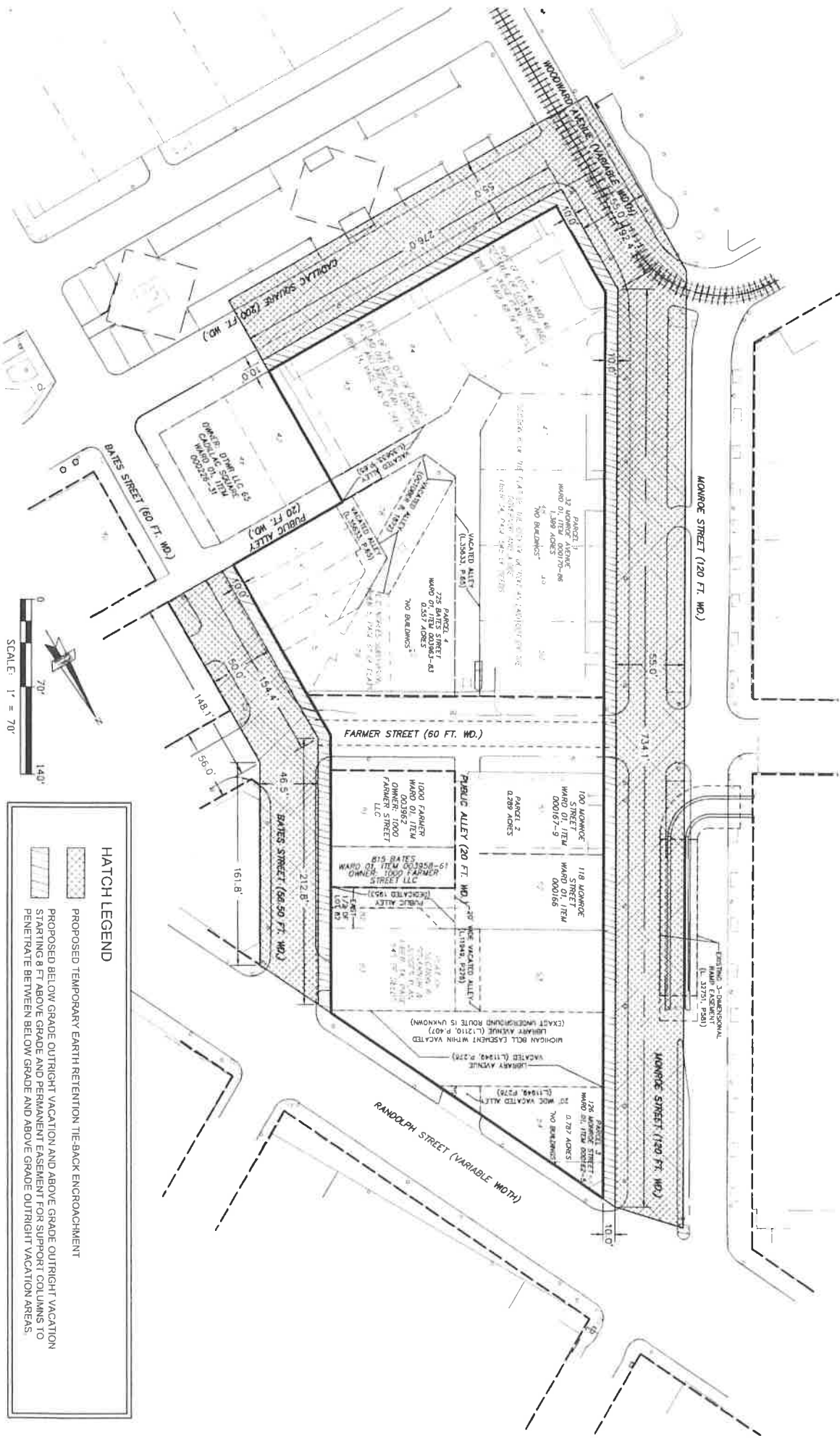
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PROPOSED OUTRIGHT VACATION AND ABOVE GRADE OUTRIGHT VACATION STARTING 8 FT ABOVE GRADE AND PERMANENT EASEMENT FOR SUPPORT COLUMNS TO PENETRATE BETWEEN BELOW GRADE AND ABOVE GRADE OUTRIGHT VACATION AREAS.

PROPOSED OUTRIGHT VACATION

PROPOSED OUTRIGHT VACATION, MAINTAIN A PEDESTRIAN AND EMERGENCY VEHICLE ACCESS EASEMENT FROM GRADE UP TO 13.5 FT

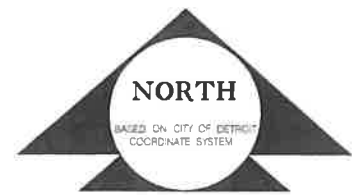
PETITION 1821  
 MONROE BLOCK TEMPORARY EARTH  
 RETENTION TIE-BACK ENCROACHMENTS  
 REVISION 7/17/2018







**HATCH LEGEND**

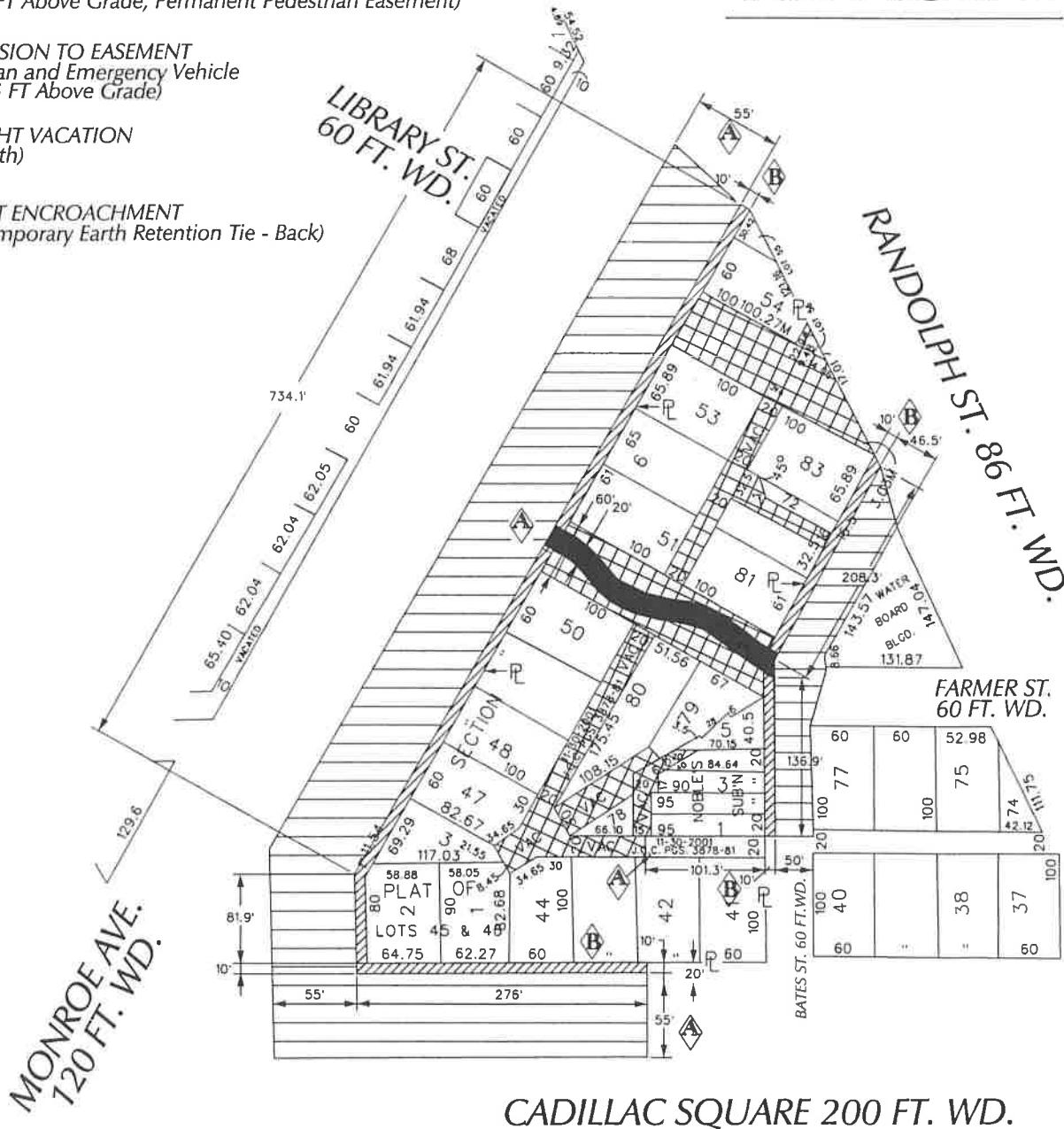
- PROPOSED TEMPORARY EARTH RETENTION TIE-BACK ENCROACHMENT
- PROPOSED BELOW GRADE OUTRIGHT VACATION AND ABOVE GRADE OUTRIGHT VACATION STARTING 8 FT ABOVE GRADE AND PERMANENT EASEMENT FOR SUPPORT COLUMNS TO PENETRATE BETWEEN BELOW GRADE AND ABOVE GRADE OUTRIGHT VACATION AREAS.

PETITION NO. 1821  
 BEDROCK DETROIT  
 C/O GIFFELS WEBSTER  
 28 W. ADAMS, SUITE 1200  
 DETROIT, MICHIGAN 48226  
 C/O MICHAEL MARKS P.E.  
 PHONE NO. 313 962-4442



**"REVISED"**

-  - OUTRIGHT VACATION  
 (0 to 10 FT Above Grade, Permanent Pedestrian Easement)
-  - CONVERSION TO EASEMENT  
 (Pedestrian and Emergency Vehicle  
 0 to 13.5 FT Above Grade)
-  - OUTRIGHT VACATION  
 (Full Width)
-  - REQUEST ENCROACHMENT  
 (With Temporary Earth Retention Tie - Back)



(FOR OFFICE USE ONLY)

CARTO 28 A

B	CHANGE FROM OUTRIGHT VACATION TO CONVERSION TO EASEMENT	WLW	KSM	KSM	9/28/18
A	RESCINDING THE TEMPORARY EARTH RETENTION TIE BACK, REMOVE THE REQUEST TO VACATE ALLEY AND REMOVE THE UNDERGROUND RAMP AND TUNNEL	WLW	KSM	KSM	7/27/18
REVISIONS					
DESCRIPTION		DRWN	CHKD	APPD	DATE
DRAWN BY	WLW	CHECKED		KSM	
DATE	04-03-18	APPROVED			

REQUEST TO OUTRIGHT VACATE AND  
 CONVERSION TO EASEMENT  
 VARIOUS PUBLIC STREETS AND ALLEYS AND  
 REQUEST ENCROACHMENTS OF  
 MONROE AVE, A PORTION OF BATES ST. AND CADILLAC SQ.  
 IN THE AREA BOUND BY  
 MONROE AVE, RANDOLPH AND BATES ST.  
 AND CADILLAC SQUARE

CITY OF DETROIT CITY ENGINEERING DEPARTMENT SURVEY BUREAU	
JOB NO.	01-01
DRWG. NO.	X 1821

Janice M. Winfrey  
City Clerk

**City of Detroit**  
**OFFICE OF THE CITY CLERK**

Vivian A. Hudson  
Deputy City Clerk

**DEPARTMENTAL REFERENCE COMMUNICATION**

*Friday, November 03, 2017*

*To: The Department or Commission Listed Below*

*From: Janice M. Winfrey, Detroit City Clerk*

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The following petition is herewith referred to you for report and recommendation to the City Council.

In accordance with that body's directive, kindly return the same with your report in duplicate within four (4) weeks.

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PLANNING AND DEVELOPMENT DEPARTMENT    DPW - CITY ENGINEERING DIVISION

**1821**    *Bedrock Detroit, request to vacate a series of public alleys and street rights-of-way within and adjacent to Woodward , Monroe, Farmer, Bates, and Cadillac Square.*





November 1, 2017

## HAND DELIVER

Honorable Detroit City Council  
C/o Detroit City Clerk  
200 Coleman A. Young Municipal Center  
2 Woodward Avenue  
Detroit, Michigan 48226

RE: Giffels Webster - Request to vacate a series of public alleys and street Rights-of-Way within and adjacent to Woodward, Monroe, Farmer, Bates and Cadillac Square in the City of Detroit, Michigan.

Giffels Webster, 28 W. Adams, Suite 1200, Detroit, Michigan 48226 on behalf of Bedrock Detroit, 630 Woodward Ave., Detroit, Michigan, 48226 respectfully requests to vacate the following portions of the City of Detroit Rights-of-Way:

Vacate (outright) all the public alleys in the block bounded by Woodward Avenue (variable width), Monroe Street (120 feet wide), Randolph (variable width), Bates Street (60 feet wide) and Cadillac Square (200 feet wide) except the eastern 101.3 feet of the southernmost alley 100.0 feet north and parallel with Cadillac Square.

Vacation with reservation for existing utilities of the eastern 101.3 feet of the southernmost alley 100.0 feet north and parallel with Cadillac Square, in the block bound by Woodward, Monroe, Farmer and Bates.

Vacate (outright) Farmer Street (60 feet wide), while maintaining a centered 20 feet wide pedestrian and emergency vehicle access easement from grade to 13.5 feet above grade between Monroe and Bates.

Vacate (outright) below grade and above grade starting 8 feet above grade and permanent easement for support columns to penetrate between below grade and above grade outright vacation areas the east 10 feet of Monroe between Woodward and Randolph, the east 10 feet of Woodward between Monroe and Cadillac Square, the north 10 feet of Cadillac Square between Woodward and 101.3 west of Bates, and the west 10 feet of Bates between 120 feet north of Cadillac Square and Randolph.

Vacate (outright) below grade or a permanent easement starting 3 feet below grade extending 20 feet below grade for the eastern 70 feet of Monroe 19.6 feet north of Farmer extending 31.2 feet North.

The requested vacations are a critical part of the Monroe Block re-development project. We have begun engaging with the affected utility providers to relocate and/or abandon their facilities to support these Rights-of-Way modifications.

If you should have any questions, please do not hesitate to contact me at (P) 313.962.4442 (M) 313.980.1469 or [mmarks@giffelswebster.com](mailto:mmarks@giffelswebster.com).

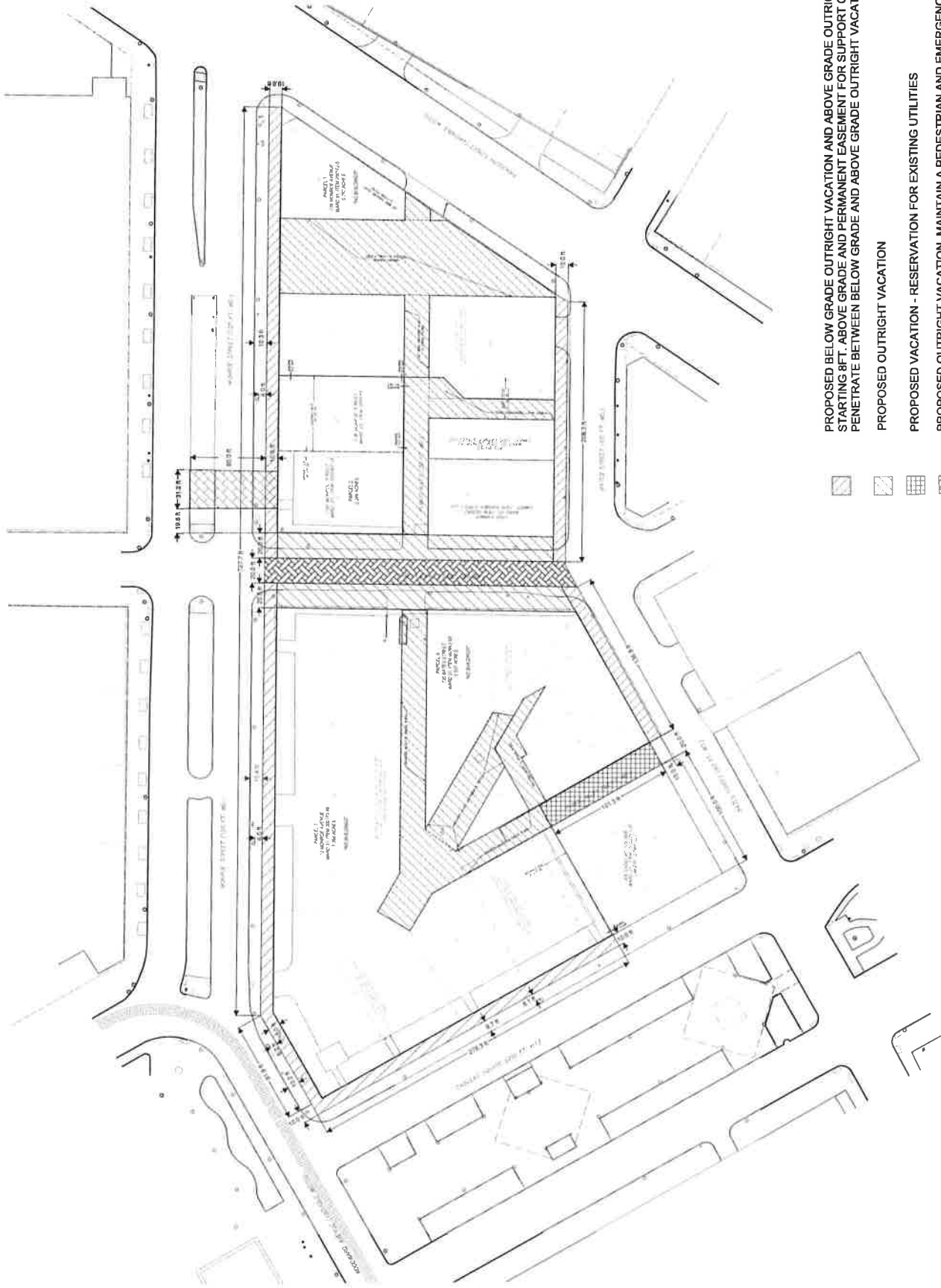
Respectfully,

A handwritten signature in dark ink, appearing to read "Michael W. Marks", written in a cursive style.

Michael Marks P.E.,  
Partner  
Giffels Webster

attachment

# MONROE BLOCK VACATIONS



2017-11-03

**1821**

**1821**    *Petition of Bedrock Detroit, request to vacate a series of public alleys and street rights-of-way within and adjacent to Woodward, Monroe, Farmer, Bates, and Cadillac Square.*

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REFERRED TO THE FOLLOWING DEPARTMENT(S)

PLANNING AND DEVELOPMENT DEPARTMENT    DPW -  
CITY ENGINEERING DIVISION

## MEMORANDUM

**TO:** David Whitaker, Director  
Legislative Policy Division

**THRU:** Scott Benson, Chair  
Public Health and Safety Standing Committee

**FROM:** Janee' Ayers, Vice Chair  
Public Health and Safety Standing Committee

**DATE:** November 8, 2018

**RE:** Request for Analysis of New Law from Proposal 18-1

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I am requesting the Legislative Policy Division to please provide an analysis of which violations will be changed from crimes to civil infractions under the new law from Proposal 18-1:

*To authorize and legalize possession, use and cultivation of marijuana products by individuals who are at least 21 years of age and older, and commercial sales of marijuana through state-licensed retailers.* In addition, will these changes be retroactive or eligible for expungement; how can these changes be made retroactive or allow for expungement; and when does the law take effect?

Thank you in advance for your time and effort,



Janee' Ayers  
Detroit City Council

cc: Colleagues  
City Clerk

CITY CLERK 2018 NOV 9 PM 3:18



COUNCIL MEMBER AT-LARGE

**JANEÉ L. AYERS**

17.

Coleman A. Young Municipal Center  
2 Woodward Avenue, Suite 1340  
Detroit, Michigan 48226

Phone 313-224-4248  
Fax 313-224-1787  
[www.detroitmi.gov/janeeyers](http://www.detroitmi.gov/janeeyers)

## MEMORANDUM

**TO:** James E. Craig, Chief of Police  
Police Department

**FROM:** Janee' Ayers, Chair  
Budget Finance and Audit Standing Committee

**DATE:** November 13, 2018

**RE:** Request for Information Regarding DPD Towing Operation

After receiving more information regarding towing in the City, I have the following requests:

1. An outline of the hardship waiver for individuals who have had a vehicle towed
2. A fiscal impact study on the City's assumption of towing operations
3. A report on the number and descriptions of any accidents or incidents that have occurred since the City started its towing operation
4. Information on where from the City's budget funding for the towing operation is coming from along with a breakdown of costs

Thank you for your time and effort,

Janee' Ayers  
Detroit City Council

cc: Colleagues  
City Clerk

CITY CLERK 2018 NOV 13 PM 3:51