



DEPARTMENT OF
Appeals & Hearings

DAH APPLICATION FOR BLIGHT CLEARANCE

COMPLETE ONE APPLICATION FOR EACH PROPERTY ADDRESS

I am an Applicant for: (Select One): Permit ☐ Certificate ☐ Variance ☐ Auction ☐ Abatement/Incentive ☐

Blight Property History ☐ City Contract Vendor Application ☐ Settlement Inquiry ☐ Other: _____

FOR: Property Address: _____ Property Owner's Name: _____
(PLEASE ENTER PROPERTY ADDRESS ABOVE)

Has this property been subject to foreclosure? ___ Yes ___ No If Yes, Was it a Tax Foreclosure ___ Mortgage Foreclosure ___ What Year _____

Applicant's Name: _____ Applicant is: ☐ Property Owner ☐ Contractor ☐ Other: _____
(Person's name not Company name) First Middle Last

Applicant's Address: _____ Phone: _____ Email: _____
Street Address, City & State & Zip (area code) xxx-xxxx

Applicant's Company Name & Address: _____

List ALL Property Addresses in the city of Detroit that are owned/have been owned by: APPLICANT, PROPERTY OWNER and related entities
(attach a separate sheet if needed), **IF GRANTED THE CLEARANCE WILL ONLY BE FOR THE ADDRESS ABOVE:**

I declare under the penalties of perjury that this request has been examined by me and that its contents are true to the best of my information, knowledge, and belief. Providing false information may deem me, my company, AND the owner of the property ineligible for permit, certificate, contract, variance, auction or abatement/incentive.

Applicant Signature: _____ Date: _____

Return this form to DAH Email at: BLIGHTCLEARANCE@DETROITMI.GOV Please Note: Processing generally occurs within three business days. A decision will be sent via email. Incomplete applications will be denied.

DO NOT WRITE IN THIS SECTION - DAH STAFF ONLY

☐ GRANTED Reviewed by: _____ Date/Time: _____
Print Initials

☐ DENIED Reviewed by: _____ Date/Time: _____
Print Initials

DAH BLIGHT CLEARANCE PROCESS

Required by City law: The Detroit City Charter and City Code prohibit the City from engaging in business or hiring individuals or entities in default to the City. This includes judgments with any unpaid civil fines, costs, or justice system assessments imposed by the Department of Appeals and Hearings (DAH), which is the sole entity responsible for processing blight clearances in the City of Detroit.

“Blight Clearance” is a Certification: Blight Clearances from DAH certify that there are no outstanding judgments for both the applicant and the property owner(s). Activities that require Blight Clearances include:

- Obtaining a City permit, certificate of compliance, certificate of occupancy, or variance from the Buildings, Safety Engineering, and Environmental Department (BSEED) of Detroit.
- Bidding on or being awarded City contracts.
- Participating in property auctions with Wayne County or the Detroit Land Bank.
- Qualifying for City abatements and incentives.
- Securing clearances through the Office of the Chief Financial Officer.

You can also request a Blight Clearance to check whether a property address or owner has a history of blight violations.

INSTRUCTIONS FOR FILING A BLIGHT CLEARANCE APPLICATION

Step 1: Determine You Need a Blight Clearance

- a. You will be engaged in one of the activities listed above or have been notified by the City that a Blight Clearance is required. Applicants for BSEED permits, certificate, or variances must obtain a Blight Clearance from DAH before the application for the permit, certificate, business license, or variance will be accepted by BSEED.
- b. You may also obtain a Blight Clearance as a blight inquiry to determine whether a property address or owner has a blight violation history.

Step 2: Application and Processing

- a. You must submit one application for each property address or property owner.
- b. Complete your application for a DAH Blight Clearance online [HERE](#).
- c. Upon receiving a completed application, the DAH will research its records and search for any unpaid blight judgments against the applicant, the property owner, and the business performing the work, if any.

Step 3: Blight Clearance Determination

- a. **Granted:** If no unpaid blight judgments exist, DAH will issue you a form certifying the blight clearance approval. This certification is your proof of compliance. Please submit it to the department or agency requiring it.
- b. **Denied:** If your application is incomplete or unpaid judgments are found, a denial will be generated.
 - i. The communication of the denial will include a Blight Report that lists outstanding violation(s) as well as information how to resolve those issues. ***Your options include: 1) Payment in full of outstanding judgments. If the outstanding judgment has been transferred to our collection vendor, please contact them directly at: 844-610-4059; or 2) Contact the ticket issuing department for any discrepancies or questions regarding the underlying blight ticket.***
 - ii. All unpaid blight judgments must be resolved before the Blight Clearance for that property address or property owner will be granted.

Important Notes

- DAH does not dismiss tickets from previous owners on a property address as part of a current owner’s blight clearance. Previous owner’s violations are not the responsibility of the current owner; however, certain real property transactions or other entities, such as title companies, may impose different requirements than the City of Detroit as part of their processes.
- **Options to pay:** Online, in-person (we **ONLY** accept credit/debit cards, checks, or money orders payments), DivDat Kiosks, by mail, or over the telephone. For additional information regarding payment options visit: [HERE](#) If the outstanding judgment is in collections or garnishment status, please contact our collection vendor directly at: 844-610-4059.