

rected to issue Quit Claim Deeds to Mt. Zion Evangelical Lutheran Congregation, a Michigan Corporation, and to Wilfred W. Kath and Lillian M. Kath, his wife, as owners in fee of adjoining property.

Adopted as follows:

Yeas—Councilmen Dorais, Garlick, Lodge, Sweeny, Van Antwerp and the President—6.

Nays—None.

**Vacation of Hall St. and Alley**

To the Honorable, the Common Council:

Gentlemen—To your Committee of the Whole was referred petition of American Brake Shoe & Foundry Co. (6261), for the vacation of Hall St. and public alley north of Merritt ave. After consultation with the City Plan Commission, and careful consideration of the request, your committee recommends that same be granted in accordance with the accompanying resolution.

Respectfully submitted,  
EUGENE I. VAN ANTWERP,  
Chairman.

By Councilman Van Antwerp:

Resolved, that that part of Hall Street, 50 feet wide and public alley, 20 feet wide north of Merritt Avenue more particularly described as: The easterly 25 feet of Hall Street lying westerly of and adjoining the westerly line of Lot 4 of Joseph Hall Sub'n of part of O. L. 43, P. C. 30, City of Detroit, Wayne Co., Mich., as recorded in Liber 21, page 42 of Plats of Wayne County Records; the easterly 25 feet of Hall Street lying westerly of and adjoining the westerly line of an 18 foot public alley as platted in last mentioned subdivision and vacated by the Common Council of the City of Detroit on September 14, 1915, J. C. C., pages 1588 and 1589. The westerly 25 feet of Hall Avenue, lying easterly of and adjoining the easterly line of the northerly 10 feet of a 20 foot public alley as platted in last mentioned subdivision. The northerly 10 feet of east and west public alley, 20 feet wide lying southerly of and adjoining the southerly line of Lot 20 of last mentioned subdivision.

Also the westerly 25 feet of Hall Street lying easterly of and adjoining the easterly line of Lot 3 of Joseph Halls Sub'n of part of O. L. 43, P. C. 30, City of Detroit, Wayne Co., Mich., as recorded in Liber 21, page 42 of Plats of Wayne County Records. The westerly 25 feet of Hall Street lying easterly of and adjoining the easterly line of the southerly 10 feet of a public alley 20 feet wide as platted in last mentioned subdivision. The southerly 10 feet of east and west public alley 20 feet wide lying northerly of and adjoining the northerly line of Lot 3 of last mentioned subdivision be and the same are hereby

vacated to become part and parcel of the adjoining property.

Provided, Petitioners deposit with the Permit Division of the Department of Public Works, the sum of \$197.88 to reimburse the City for the original cost of paving Merritt Avenue within the lines of the intersection of Hall Street herein vacated, said sum to apply on the cost of constructing new curbing and sidewalks at above described intersection, and further

Provided, if any taxes are now due on any of the adjoining property, said taxes shall all be paid in full, and further

Provided, owners in fee file with the City Clerk within 30 days an agreement in writing waiving any and all claims for damages which may arise due to the separation of grades affecting all of the property herein vacated and further

Provided, petitions reimburse the owners to the extent of the value of any utilities now installed in said street and-or-alley which it may be necessary to abandon due to the closing of said street and-or alley or bear the entire expense of relocating or rerouting any public utilities which it may be necessary to relocate or reroute due to the closing of said alley and-or street, and further

Provided, that by reason of the vacation of the above described street and alley, the City of Detroit does not waive any rights in the lateral sewer located in said street and alley aforesaid and shall at all times have the right to enter upon the premises if found necessary on account of said sewer to repair same and provided further, that petitioner shall not build over the above described street and alleys without first securing the approval of the City Engineer and the Board of Health, and further

Resolved, that upon compliance with the above provisos the City Controller be and is hereby directed to issue Quit Claim Deeds to Francis Rider Moore, Isabel McIntyre Moore, Anna Jean Moore Cohn and Emma Verlynn Moore Carter; an to The American Brake Shoe and Foundry Company, a Delaware Corporation as owners in fee of adjoining property.

Adopted as follows:

Yeas—Councilmen Dorais, Garlick, Lodge, Sweeny, Van Antwerp and the President—6.

Nays—None.

**Zoning**

To the Honorable, the Common Council:

Gentlemen—To your Committee of the Whole were referred petitions of the following for changes in the zoning ordinance as shown: Hanley Dawson (7071), for B-2 use instead of RM-4, for property southwest corner

of Bethune and Third; Gemmer Manufacturing Co. (6263), for MH use instead of R-2, northwest corner of 16th St. and Merrick Avenue, and Henry Quissens, et al (6264), for R-2 instead of R-1 use, east side Alcoy Ave. betw. Seven Mile Rd. and Linnhurst Ave. After consultation with the City Planning Commission, and careful consideration of the matters, your committee recommends that the requests be denied.

Respectfully submitted,  
EUGENE I. VAN ANTWERP,  
Chairman.

Accepted and adopted.

### RESOLUTIONS

By Councilman Smith:

Whereas, it is desirous of acquainting the citizens of Detroit with the truth respecting the proposal to be voted upon April 7th for the municipal ownership and operation of the local gas utility; as many citizens have requested information upon this subject; and

Whereas, the Corporation Counsel's office has prepared answers to the most important questions involved. Therefore, be it

Resolved, that the following list of questions and answers be printed as a part of the official proceedings of the Common Council for its regular meeting of date, April 1, 1941; and be it further

Resolved, that this resolution and these questions and answers be printed at the end of the Common Council proceedings; and be it further

Resolved, that the Department of Purchases and Supplies be and it is hereby authorized to purchase 100,000 pamphlets, "Answers to the Gas Question," and deliver the same as early as possible to the City Clerk to the end that the same may be given out by the City Clerk for distribution to the public.

Approved as to form:

PAUL E. KRAUSE,  
Corporation Counsel.  
March 31, 1941.

### ANSWERS TO THE GAS QUESTION

Advocating Municipal Ownership and Operation of a Natural Gas Distributing System in the City of Detroit and Suburban Areas.

1. Question: The Gas Company complains that the gas proposals have been "rushed" onto the April 7th ballot. Is that true or false?

Answer: It is not true. These proposals have been restored to the ballot, not rushed, due in part to the company's failure to bring to the rate payers the full benefits of a cheaper natural gas supply, made available through the City's efforts in 1935. When the company at that

time requested a "truce," the City granted it, removing municipal ownership from the autumn ballot. An increase in gas rates for house heating, recently ordered for the company by the Michigan Public Service Commission, left the Common Council no alternative than to provide the citizens an opportunity to decide whether they wanted to undertake public ownership of the gas service. No further evidence of the falsity of the Company's complaint need be offered than its failure to use all of its allotted time at the Town Hall meetings.

2. Q.—Explain why you believe gas rates can be reduced under municipal ownership, and how much?

A.—The fundamental reason is that the City would distribute natural gas AT COST as a public service to all users, whereas rates now are exorbitant because of the PROFIT demands of the private owners, who are not even residents of Detroit. According to a City witness, formerly chief engineer of the Michigan Public Utilities Commission for 15 years, Mr. Manfred K. Toepfen, the City could reduce ALL rates 25 per cent. Other witnesses have supported that testimony.

3. Q.—Would the City's gas system be paid for by the taxpayer, and would it pay taxes?

A.—No, no tax monies would be required. The system, like the Water Board and the D. S. R., would pay for itself out of earnings, and it would likewise pay local taxes.

4. Q.—How does the City's investment and operating record of its present utilities compare with the Gas Company's?

A.—The City has owned and operated the Water Board, Public Lighting System and Detroit Street Railways, a combined total of nearly 175 years. Today they are valued at \$234,462,000 and have a combined debt of \$106,012,000. Thus, at no expense to taxpayers, (except for public lighting at below-average rates), Detroit citizens have acquired an equity of \$128,450,000 in their utilities, while rates have been among very lowest in America. But during 43 years past, the public has acquired no ownership in the gas company. Instead, they have contributed revenues permitting payment of \$50,000,000 total dividends, meantime paying for vast expansion of the utility system.

5. Q.—Are not the Detroit suburbs opposed to municipal ownership of the natural gas system?

A.—No. A committee representing suburban officials recently informed Mayor Jeffries of their support of the City's objective. Suburban gas rates under City ownership would be the same as in Detroit.