

City of Detroit

OFFICE OF THE CITY CLERK

Janice M. Winfrey
City Clerk

Vivian A. Hudson
Deputy City Clerk

DEPARTMENTAL REFERENCE COMMUNICATION

Wednesday, April 12, 2017

To: The Department or Commission Listed Below

From: Janice M. Winfrey, Detroit City Clerk

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.

PLANNING AND DEVELOPMENT DEPARTMENT DPW - CITY ENGINEERING DIVISION

1532 *Belief Emadamerho, request to to vacate alley bordering 19125 Mapleview.*

April 12, 2017

The Honorable City Council, City of Detroit

Attn: City Clerk & Building Safety Engineering & Environmental Dept. (BSEED)

CAYMC

Detroit, MI 48226

RE: Request to Vacate Alley bordering 19125 Mapleview & Accessory Parking for Property & Petition # Generated for DPW

Dear City of Detroit & Appropriate Departments:

The petitioner Mr. Belief Emadamerho, Greatness, LLC, Owners of Pharmacy 4 Less, incorporated in 2011 based on the desire to better serve the community with the Osborn Business Center, Pharmacy to Dispense and Deliver Medication to the elders and low income individuals without transportation we submit the following.

We seek to build on the property located at 13641 E. 7 Mile Rd., Detroit, MI, 48205 to further improve the outlook, condition, and lives of residents in the Osborn Community. In order to do such we need to purchase the Lot at 19125 Mapleview, which was originally zoned as Residential at Present, but no longer possess a residence on the property, as it was demolished years ago. The purpose is to have adequate parking, thus we **Seek "Accessory Parking" & Vacation of One (1) Bordering Alleys**, after researching and meeting with key city staff of BSEED, which we are appreciative of their service and availability.

Belief Emadamerho, Owner and Resident Pharmacist, who is also a Founding Member of the Osborn Business Association (OBA) a Division of the Osborn Neighborhood Alliance (ONA), has over 20 years of experience as a practicing licensed Pharmacist in the Underserved/Low Income community. He seeks to serve and close the gap between pharmacist and the patients they serve.

Until recently, most Pharmacies are stand-alone entities and as such, patients must go to a separate facility to see a doctor before forwarding their prescription to the pharmacy of their choice. The business concept of greatness, LLC is to provide a facility, The Osborn Center that will have a "One-Stop" capability such as In House-Doctor, Pharmacy, Business Center, and Youth Entrepreneurship Training Center to serve the Osborn Community. We desire to change the perception and outlook about the Osborn Community.

Our expansion plan will include properties and land on 13641 E. 7 Mile Rd., 13619 E. 7 Mile Rd. and 19125 Mapleview, all of which are in Detroit, MI, 48205. The combined properties which shall have a alley in between is meant to house the Osborn Center and Parking Lot. The alley require a "Vacation Of Alley" which of course would be maintained within the said

property and release the City of Detroit from the liability of maintaining the alleys, which have been maintained lately by Mr. Belief Emedamerho & ONA in clean-up projects.

We need the alley vacated because it would be beneficial to our ever increasing customers in the aspect of both vehicular and pedestrian traffic around the business complex. This will afford vehicular movement in and out of the complex. It would also ease traffic around the neighboring gas station.

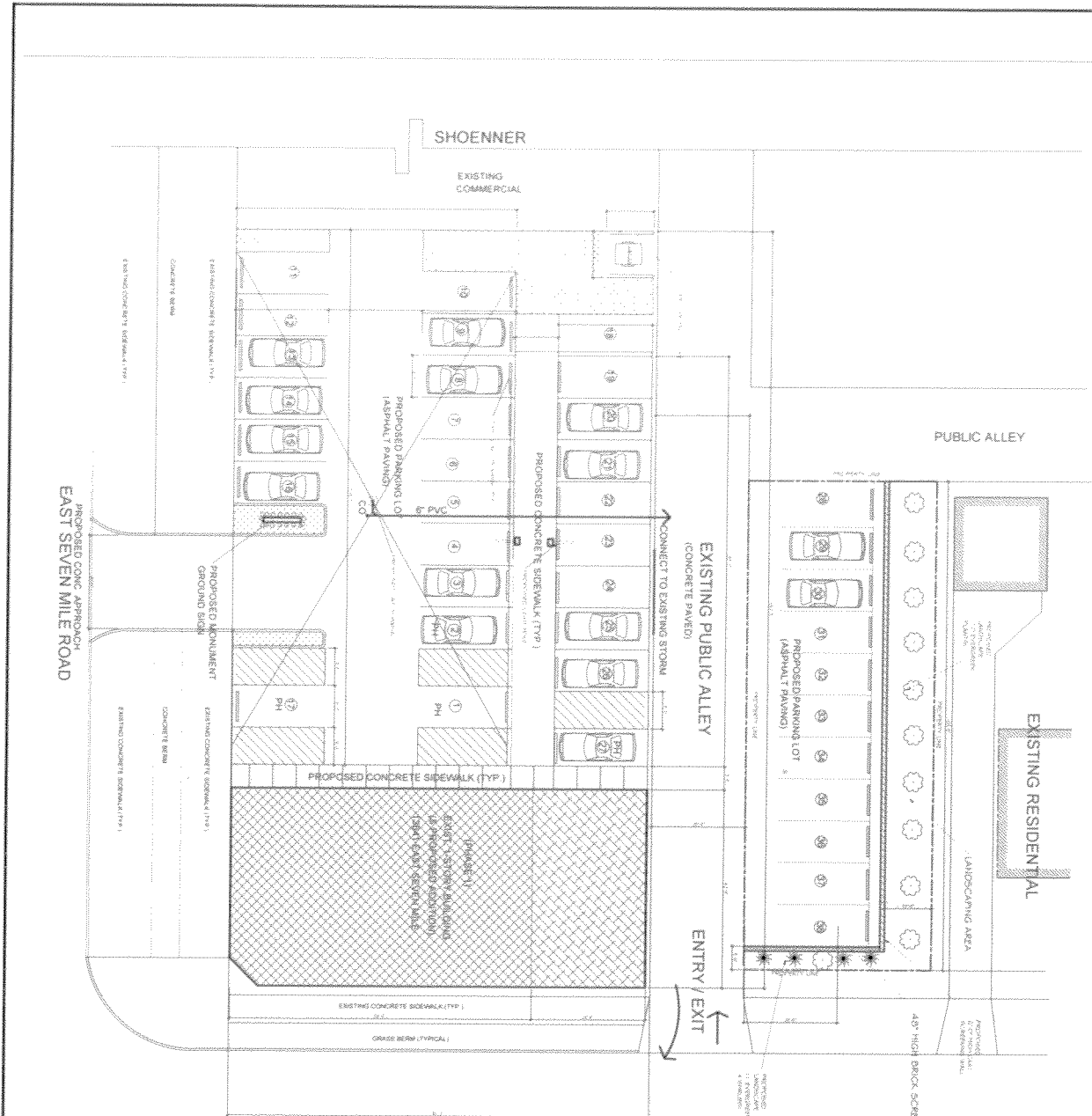
Lastly, **We Seek a Hearing before City Council, if necessary, and would be grateful for approval from all appropriate departments in this land acquisition.** Further, that the 19125 Maplevue at present does not produce property tax for the City of Detroit, thus serve as a liability unto the City of Detroit, and we seek to remove from City Land Bank and/or City Building Authority where appropriate.

Sincerely Yours,

A handwritten signature in cursive script, appearing to read "Belief Emedamerho", is written over a horizontal line.

Mr. Belief Emedamerho

Owner, Greatness, LLC & Pharmacy 4 Less



MAPLEVIEW STREET

SITE DATA:
 TOTAL PARKING REQUIRED 38 SPACES
 TOTAL PARKING PROVIDED 38 SPACES
 (INCLUDING 4 PH SPACES)
 TOTAL BUILDING AREA 3,782 S.F. INCLUDING PROPOSED ADDITION

PROPOSED CONCRETE SIDEWALK (TYP.)
 PROPOSED ASPHALT SIDEWALK (TYP.)
 CONCRETE BERM
 EXISTING CONCRETE SIDEWALK (TYP.)
 GRADE BERM (TYPICAL)

PROPOSED CONCRETE SIDEWALK (TYP.)
 PROPOSED ASPHALT SIDEWALK (TYP.)
 CONCRETE BERM
 EXISTING CONCRETE SIDEWALK (TYP.)
 GRADE BERM (TYPICAL)

PHASE 1:
 SHORT-TERM BUILDING
 IMPROVEMENTS
 (PROPOSED ADDITION)
 (19125 EAST SEVEN MILE)

EXISTING CONCRETE SIDEWALK (TYP.)
 GRADE BERM (TYPICAL)

PROPOSED CONCRETE SIDEWALK (TYP.)
 PROPOSED ASPHALT SIDEWALK (TYP.)
 CONCRETE BERM
 EXISTING CONCRETE SIDEWALK (TYP.)
 GRADE BERM (TYPICAL)

PROPOSED CONCRETE SIDEWALK (TYP.)
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 GRADE BERM (TYPICAL)

PROPOSED CONCRETE SIDEWALK (TYP.)
 PROPOSED ASPHALT SIDEWALK (TYP.)
 CONCRETE BERM
 EXISTING CONCRETE SIDEWALK (TYP.)
 GRADE BERM (TYPICAL)

PROPOSED SITE PLAN
 SCALE: 3/32" = 1'-0"
 2017_104 SP-101

FONATH
 Architects &
 Consultants, LLC
 400 W. WABASH AVENUE, SUITE 1000
 CHICAGO, IL 60601
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 FAX: 312.467.4601
 WWW.FONATH.COM

PROPOSED PARKING EXPANSION
 (THE OSBORN CENTER)
 19125 MAPLEVIEW STREET
 DETROIT, MICHIGAN

19125
 Detroit, MI
 MEDICAL CENTER

2017-04-12

1532

1532 *Petition of Belief Emadamerho,
request to vacate alley bordering
19125 Mapleview.*

REFERRED TO THE FOLLOWING DEPARTMENT(S)

PLANNING AND DEVELOPMENT DEPARTMENT DPW -
CITY ENGINEERING DIVISION