



**City of Detroit
City Engineering Division, Department of Public Works
Survey Bureau**

NOTICE OF PROPOSED CHANGE IN PROPERTY

Date:

Petition: y 1778

- AT&T Telecommunication
- Comcast Television (CATV)
- Detroit Edison (DTE)
- Fire Department
- Great Lakes Water Authority
- Land Bank Authority
- Michcon (DTE)
- Planning & Development Department
- Public Lighting Authority
- Public Lighting Department
- Police Department
- Solid Waste Division, DPW
- Street Design Bureau, DPW
- Street Maintenance Division, DPW
- Traffic Engineering Division, DPW
- Water and Sewerage Department
- _____

- Berm Use
- Conversion to Easement
- Dedication
- Encroachment
- Outright Vacation
- Temporary Closing

A petition drawing is attached. Property shown on the attached print is proposed to be changed as indicated. Kindly report (using the back of this sheet) the nature of your services, if any affected by the proposed change and the estimated costs of removing and rerouting such services (if necessary).

Please return one copy to City Engineering Division, DPW within two weeks of the submittal date. Retain one copy and print for you file.

Ron Brundidge, Director, Department of Public Works

By: Richard Doherty, CED DPW
City Engineer

**TO: City Engineering Division, DPW
2 Woodward Ave., Suite 642
Detroit, Michigan 48226-3462
Survey Bureau: 313-224-3970**

Petition:

The proposed change in property (referred to on the other side of this sheet) would affect our services as follows:

- Not Involved

- Involved; but asking you to hold action on this petition until further notice.

- Involved; but no objections to the property change.

- Involved; objection to the property change.

- Involved; but no objections to the property change...provided as easement of the full width of the public right-of-way (street, alley or other public place) is reserved.

- Involved; the nature of our services and the estimated costs of removing and/or rerouting such services are:

DPW St. Maintenance
(Utility or City Department)

By M. Krista R. Walken

Supervisor
Title

0610, 2017
Date

313.224.0018
Area code - Telephone number



September 14, 2017

HAND DELIVER

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

RE: Giffels Webster - Request for a series of encroachments into Rights-of-Way within the E Grand River Ave, Library St, Broadway St, and Gratiot Ave block.

Giffels Webster, 28 W. Adams, Suite 1200, Detroit, Michigan 48226 on behalf of Bedrock Real Estate Services, LLC, 1092 Woodward Avenue, Detroit, Michigan, 48226 respectfully requests to encroach into a series of public Rights-of-Way bounded by E Grand River Ave, Library St, Broadway St, and Gratiot Ave for the future installation of a balcony and café adjacent to 1274 Library Ave.

1. We are requesting a six (6) foot encroachment into the Belt Alley Right-of-Way, which will extend from 15 feet above the existing grade to approximately 94 feet above existing grade. Beginning 17.5 feet from the eastern Grand River Right-of-Way, the encroachment will span 48.3 feet along the southern edge of the alley.

2. We are also requesting an encroachment along Grand River Ave and Library Ave, beginning at the southern edge of the Belt Alley ROW extending 117.9' south along Grand River, encroaching 8.3' into the Grand River right-of-way (ROW). The Library Ave portion of the encroachment request extends 17' into the Library Ave ROW, spanning 65.7' east along Library Ave beginning at northeast corner of Grand River and Library for the future installation of a café at the existing grade. In addition, we are requesting an encroachment beginning 8 feet above grade extending to 94 feet above grade that would span along the entirety of the Grand River and Library Ave encroachments described above.

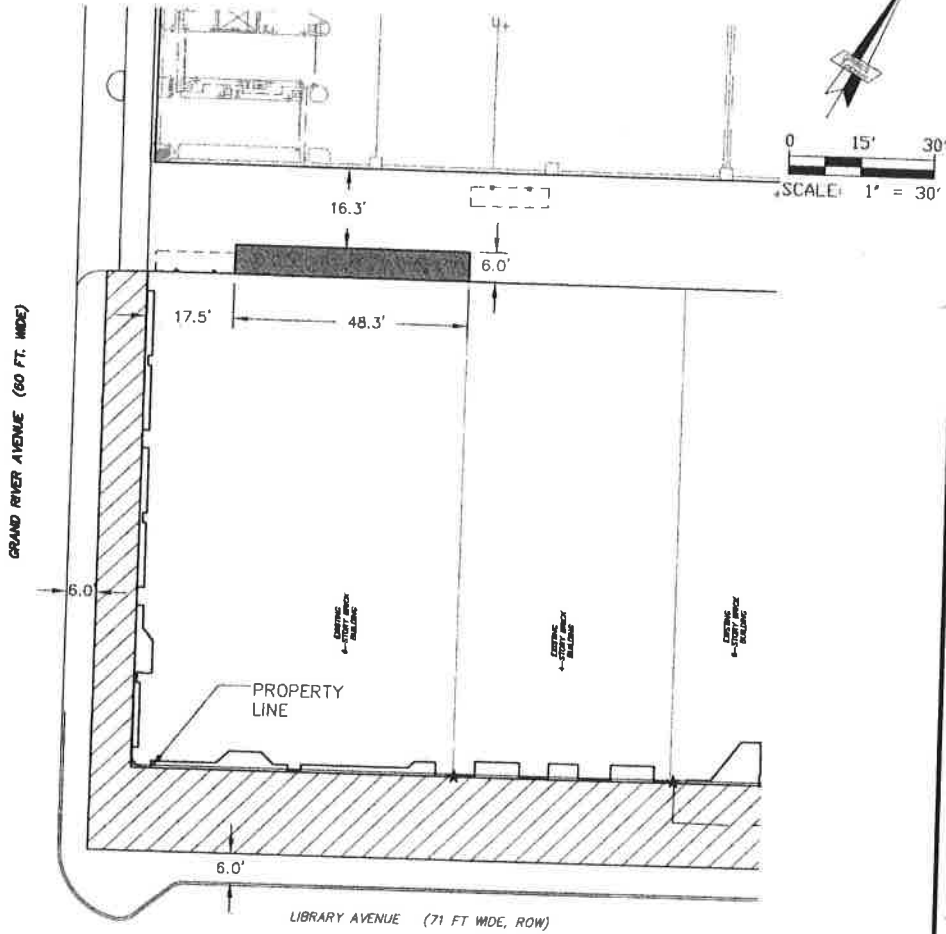
These encroachments will neither impede pedestrian nor vehicular traffic, nor will they interfere with the maintenance of the public rights-of-way, including utility company and Fire Department access. Obtaining these encroachments is critical to fully utilize the sides of the building. Drawings of the proposed locations of the encroachments are attached.

If you should have any questions, please do not hesitate to Michael Marks at (P) 313.962.4442 or mmarks@giffelswebster.com.

Respectfully,

Michael Marks, Partner
Giffels Webster
CC: Bedrock Real Estate Services, LLC

BANKRATE BALCONY ENCROACHMENT



1274 LIBRARY ST.

CITY OF DETROIT, WAYNE COUNTY, MICHIGAN

**giffels
webster**

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

Executive: MWM
Manager: MWM
Designer: AMG
Quality Control: TET

DATE:	ISSUE:

Date: 06.22.2017
Scale: 1"=30'
Sheet: 1 OF 1
Project: 0

Copyright © 2017 Giffels Webster
No reproduction shall be made
without the prior written consent of
Giffels Webster

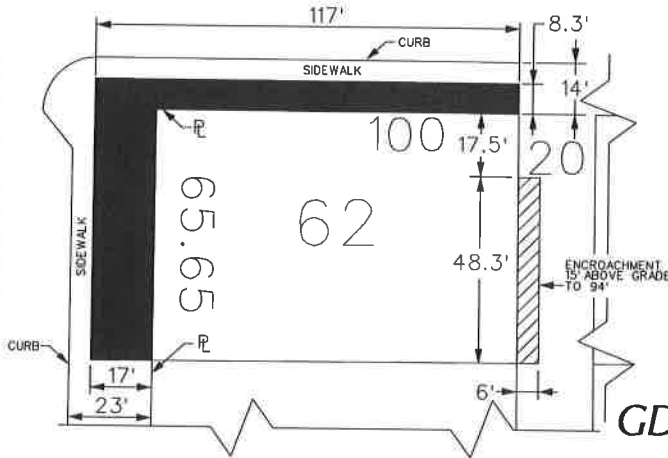
C:\Users\gwebster\Documents\1274 Library\Library_Site.dwg

PETITION NO. 1778
 BEDROCK REAL ESTATE SERVICES, LLC
 C/O GIFFELS WEBSTER
 1092 WOODWARD AVE.
 DETROIT, MICHIGAN 48226
 C/O MICHAEL MARKS
 PHONE NO. 313 962-4442



GD. RIVER AVE. 60 FT. WD.

LIBRARY AVE. 71 FT. WD.



GD. RIVER AVE. 60 FT. WD.

LIBRARY AVE. 71 FT. WD.

100	20	100	10
65.65	62	65.65	65.65
SECTION 7	60	PLAN 8	VACATED
"	"	"	"
"	58	6	"
65.65	57	5	65.65
100	20	100	10

BROADWAY AVE. 100 FT. WD.

- REQUEST ENCROACHMENT (With Balcony)

- REQUEST ENCROACHMENT (With Outdoor Seating)

GRATIOT AVE. 60 FT. WD.

(FOR OFFICE USE ONLY)

CARTO 28 A

B					REQUEST ENCROACHMENT A PORTION OF THE NORTH/SOUTH PUBLIC ALLEY (With Balcony) AND INTO LIBRARY AND GD. RIVER AVE. AT 1274 LIBRARY (With Outdoor Seating)	CITY OF DETROIT CITY ENGINEERING DEPARTMENT SURVEY BUREAU
	A					
DESCRIPTION		DRWN	CHKD	APPD	DATE	JOB NO. 01-01
REVISIONS						
DRAWN BY WLW		CHECKED				DRWG. NO. X 1778
DATE 10-06-17		APPROVED				