



City of Detroit
Inter-Departmental Communication

TO: Richard Doherty, City Engineer
City Engineering/Department of Public Works

FROM: Debra Singleton, Engineer
Detroit Water and Sewerage Department

DATE: May 29, 2019

RE: Petition #416
Request for Conversion To Easement The East/West And North/South Alleys IN
The Block Bound By East 8 Mil, Sunset, Hamlet, And Dean

The above petition received by this office has been reviewed. With regard to DWSD's interests, our comments are as follows, our records indicate that there is a sewer in the alley. DWSD has no objections to the conversion to easement provided that the attached provisions for conversion to easement are followed.

If you have any questions, please call me at (313) 267-8309 or Mohammed Fa Siddique at (313)-964-9245.

Sincerely,

Debra Singleton
Engineer
Permits Section

DS/MS/gl
Attachments

CC: Mohamad Farhat, CSF

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

NOTICE OF PROPOSED CHANGE IN PROPERTY

Date: 09/17/2018

Petition: x416

- | | |
|--|--|
| <input type="checkbox"/> AT&T Telecommunication | <input type="checkbox"/> Berm Use |
| <input type="checkbox"/> Comcast Television (CATV) | <input checked="" type="checkbox"/> Conversion to Easement |
| <input type="checkbox"/> Detroit Edison (DTE) | <input type="checkbox"/> Dedication |
| <input type="checkbox"/> Fire Department | <input type="checkbox"/> Encroachment |
| <input type="checkbox"/> Great Lakes Water Authority | <input type="checkbox"/> Outright Vacation |
| <input type="checkbox"/> Land Bank Authority | <input type="checkbox"/> Temporary Closing |
| <input type="checkbox"/> Michcon (DTE) | |
| <input type="checkbox"/> Planning & Development Department | |
| <input type="checkbox"/> Public Lighting Authority | |
| <input type="checkbox"/> Public Lighting Department | |
| <input type="checkbox"/> Police Department | |
| <input type="checkbox"/> Solid Waste Division, DPW | |
| <input type="checkbox"/> Street Design Bureau, DPW | |
| <input type="checkbox"/> Street Maintenance Division, DPW | |
| <input type="checkbox"/> Traffic Engineering Division, DPW | |
| <input type="checkbox"/> Water and Sewerage Department | |
| <input type="checkbox"/> _____ | |

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: x416

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:

(Utility or City Department)

By

Title

Date

Area code – Telephone number

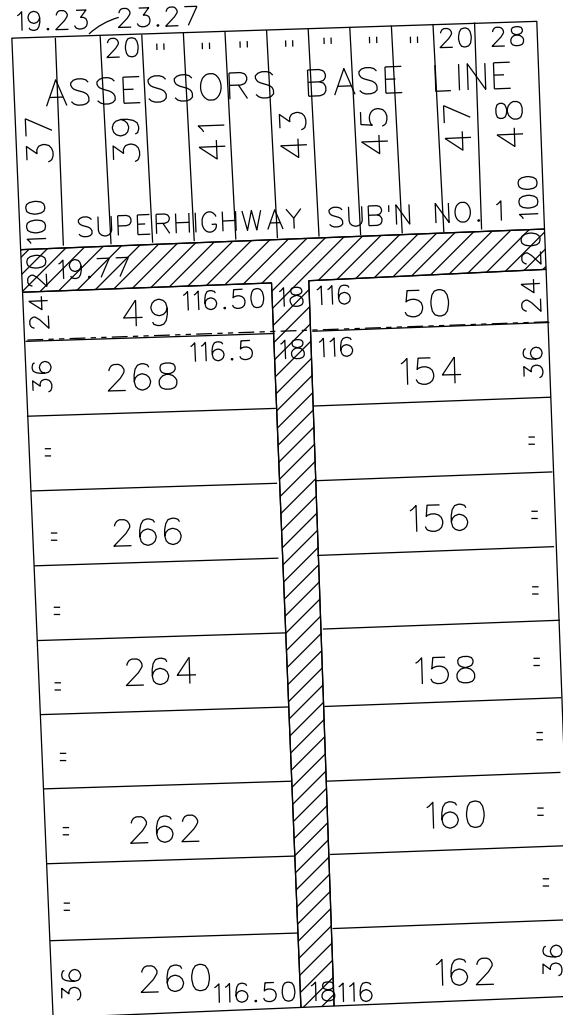
PETITION NO. 416
 NUMBER 1 CAR COMPANY, INC.
 4210 E. 8 MILE RD.
 DETROIT, MICHIGAN 48234
 C/O MIKE SEMMA
 PHONE NO. 248 789-9842



E. 8 MILE RD. 204 FT. WD.

DEAN AVE. 60 FT. WD.

SUNSET AVE. 60 FT. WD.



HAMLET AVE. 60 FT. WD.

 - CONVERSION TO EASEMENT

(FOR OFFICE USE ONLY)

CARTO 91 A

B						CONVERSION TO EASEMENT THE EAST/WEST PUBLIC ALLEY, 16 FT. WD. AND THE NORTH/SOUTH PUBLIC ALLEY, 18 FT. WD. IN THE BLOCK BOUND BY SUNSET, HAMLET, DEAN AVE. AND E. 8 MILE RD.	CITY OF DETROIT CITY ENGINEERING DIVISION SURVEY BUREAU	
A							JOB NO. 01-01	
DESCRIPTION		DRWN	CHKD	APPD	DATE	SURVEY BUREAU		
DRAWN BY		CHECKED				DRWG. NO. X 416		
DATE		APPROVED						

PROVISIONS FOR CONVERSION TO EASEMENT

1. An easement, the full width of the existing right of way, is reserved for the Detroit Water and Sewerage Department for the purpose of installing, maintaining, repairing, removing, or replacing any sewers, water mains, fire hydrants and appurtenances, with the right of ingress and egress at any time to, and over said easement for the purpose above set forth.

Free and easy access to the sewers, water mains, fire hydrants and manholes and structures within the easement is required for Detroit Water and Sewerage Department equipment, including the use of backhoes, bull dozers, cranes or pipe trucks, and other heavy construction equipment, as necessary for the alteration or repair of the sewer or water main facilities.

The Detroit Water and Sewerage Department retains the right to install suitable permanent main location guide posts over its water mains at reasonable intervals and at points of deflection.

2. Said owners of the adjoining property, for themselves, their heirs and assigns, agree that no building or structure of any nature whatsoever, including fences, porches, patios, balconies, etc., shall be built upon or over said easement, or that no grade changes or storage of materials shall be made within said easement without prior written approval and agreement with the Detroit Water and Sewerage Department.
3. If at any time in the future, the owners of any lots abutting on said conversion to easement shall request the removal and/or relocation of the aforementioned utilities in said easement, such owners shall pay all costs incident to such removal and/or relocation. It is further provided that if sewers, water mains, and/or appurtenances in said easement shall break or be damaged as a result of any action on the part of the owner, or assigns, then in such event, the owner or assigns shall be liable for all costs incident to the repair of such broken or damaged sewers and water mains, and shall also be liable for all claims for damages resulting from his action.

These provisions shall be made part of the City Council's Vacating Resolution.

04/08/13

LATERAL SEWER IN ALLEY

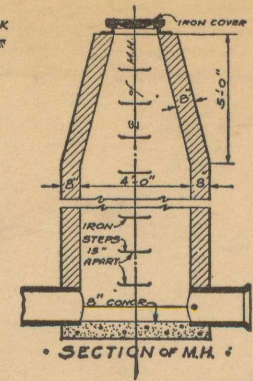
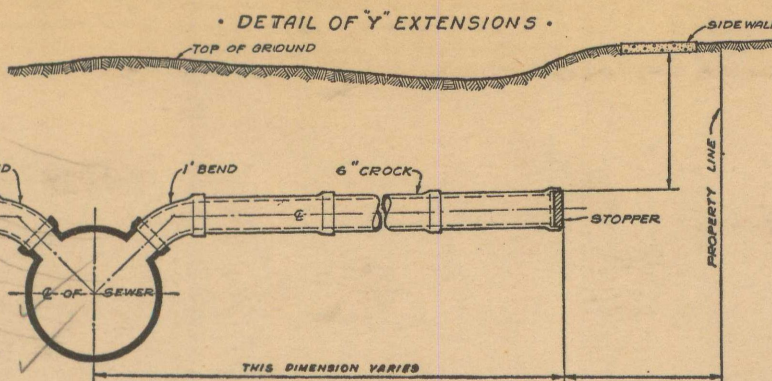
IN BLOCKS BOUNDED BY

DEAN-SUNSET-ROCKWOOD-EIGHT MILE RD

TOTAL LENGTH OF SEWER 929.00 FT. M. OR L.

14"	14"	24" CROCK = 1294.50	11.50
11"	14"	18" " "	210.00 INCL-10-6'YS
11"	11"	15" " "	178.00 INCL-10-6'YS
11"	11"	12" " "	247.00 INC-14-6'YS

(15) FIVE MANHOLES INCL. 40 IRON STEPS. 83-12" CON'G.



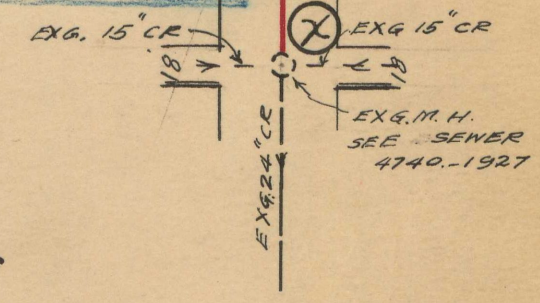
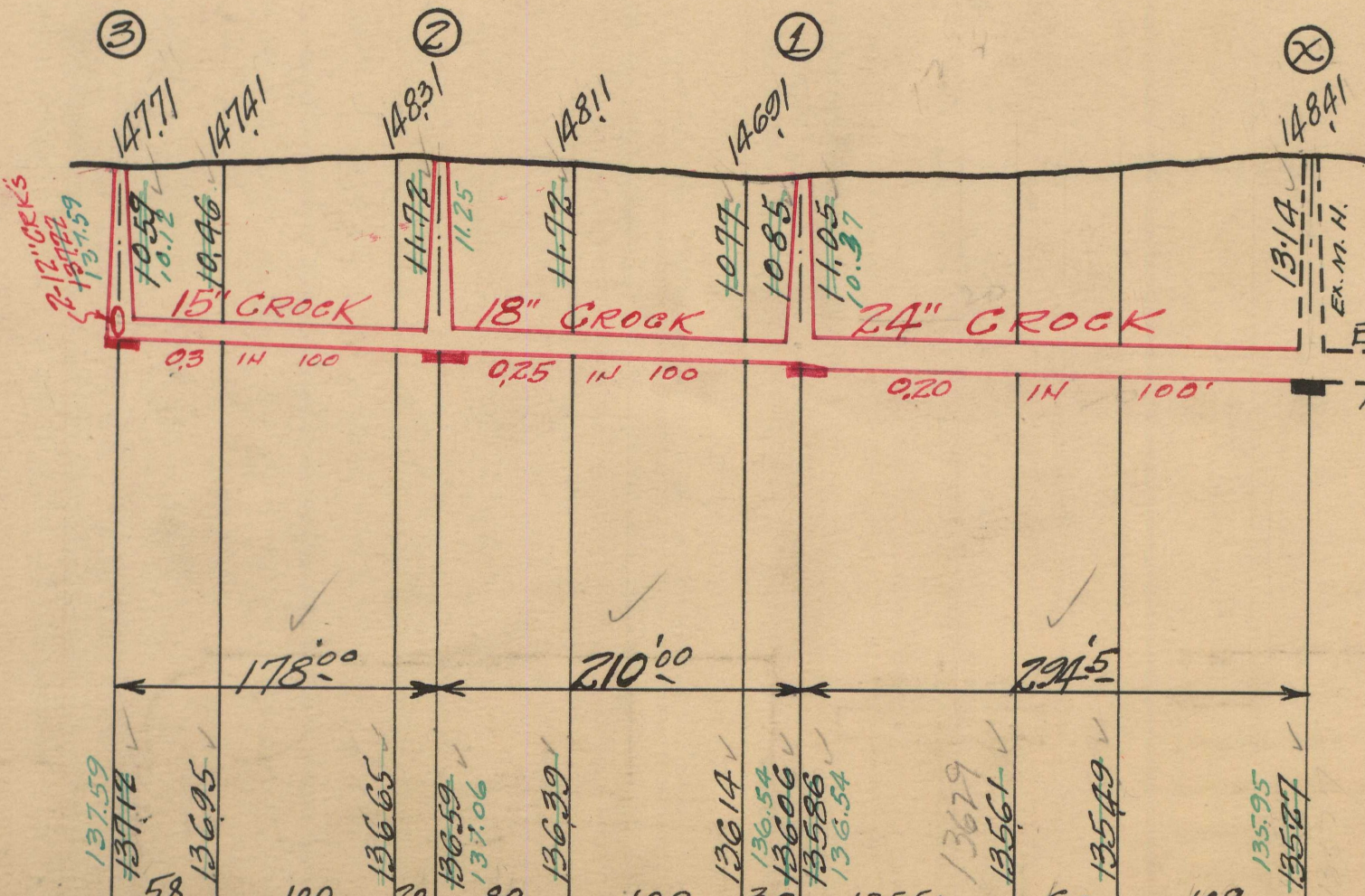
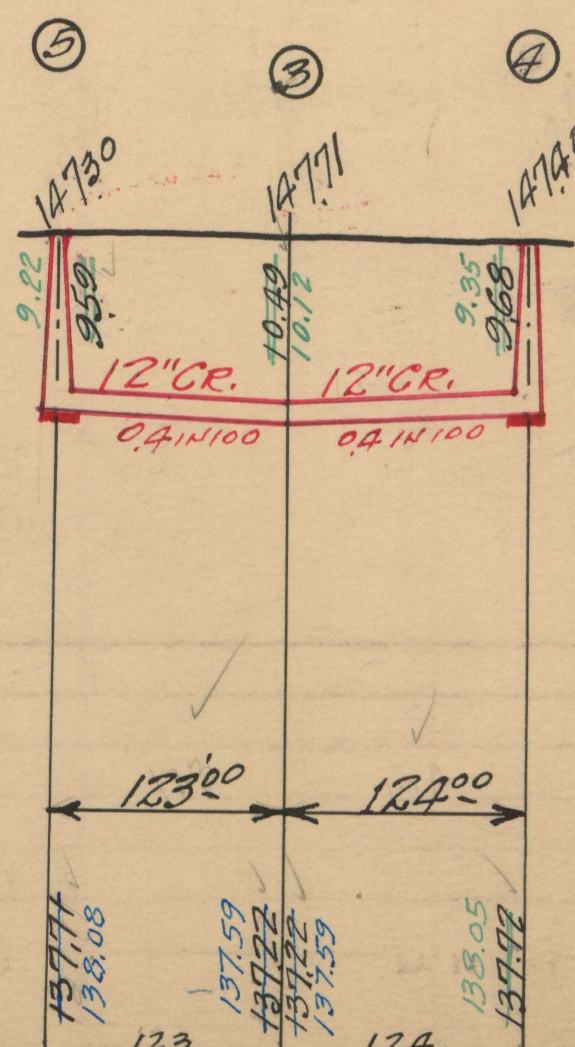
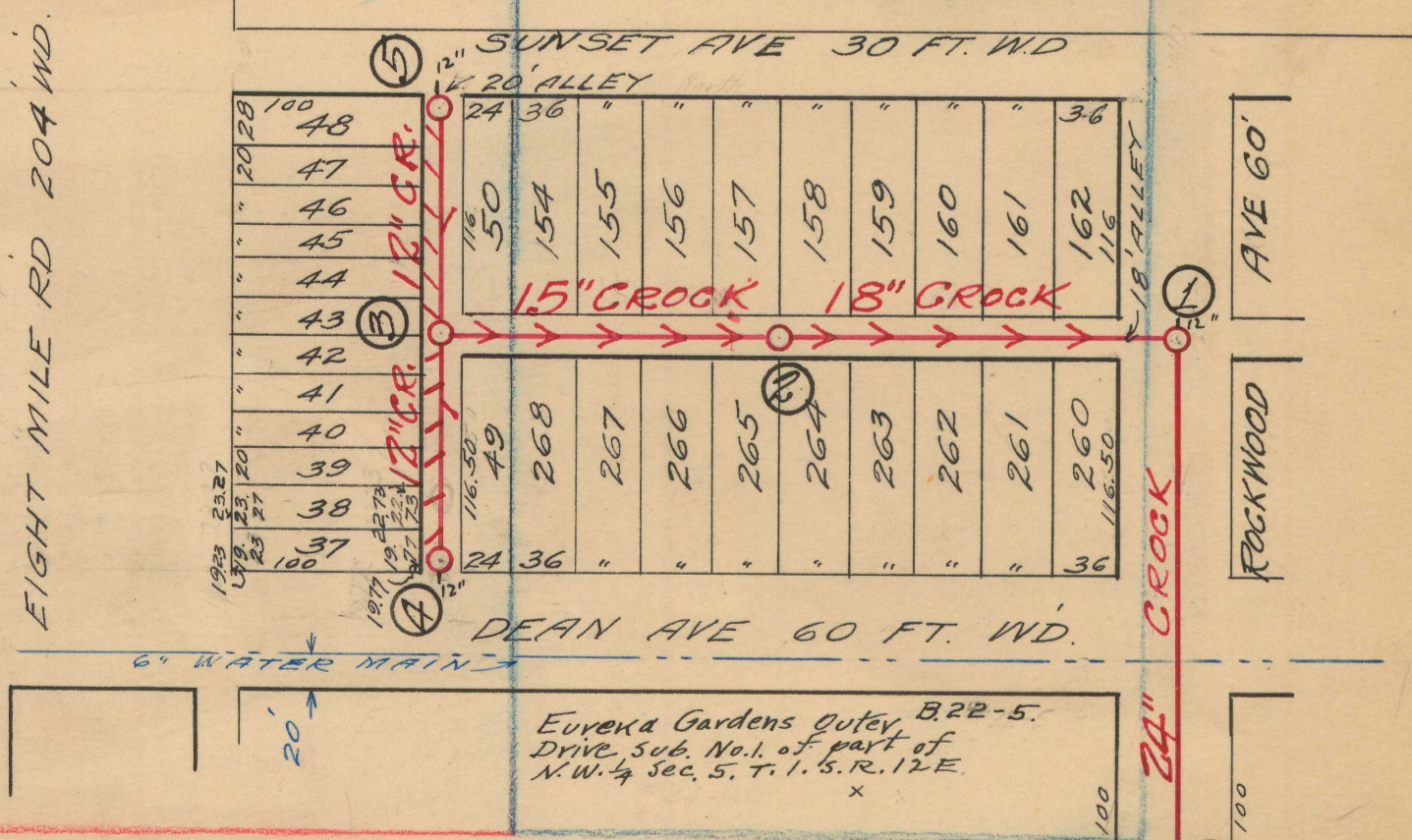
DEPARTMENT OF PUBLIC WORKS
CITY ENGINEER'S OFFICE
DETROIT, MICH.

SEWER No. 5185
ROLL No. 10495

PETITION No. 2466 DATE 5-16-28
RESOLUTION 12-4-28 BIDS OPENED 12-12-28
CONTRACT CONF'D 12-26-28 COMPLETED 5-22-29
TIME LIMIT 4-15-29 Concrete
CONT'R Waterway Constr. Co. PRICE \$2245.00
B. M. 11

CONCRETE PIPE

Assessor's Base line Superhighway Sub. No. 1, a resubdivision of lots 138 to 153 incl., 269 to 272 incl. and vacated alleys of Eureka Gardens Drive sub. No. 1 of part of the N.W. 1/4 of Sec. 5, T. 15. R. 12 E.



NOTE--Contractor to furnish and set as markers for all connections 1/2 inch iron rods 2 feet long with 3 inch tile collar 6 inches long.

IMPORTANT NOTICE:—The location of all public utilities are taken from best available data: City is not responsible for variations from locations shown. Sidewalks, pavements, and other existing surface and underground public utilities, whether shown on drawings or not, must be adequately protected, and when damaged the contractor must restore them to their original status. Water mains and water service pipes if damaged, are to be repaired in a manner to meet the requirements of the Water Board. Sewer is to be built in tunnel under pavement, and backfilled with Class "C" concrete. Each bidder is expected to make his estimates of the facilities and difficulties attending the execution of the work, to do all necessary pumping and build or remove bulkheads when directed by City Engineer. All above costs to be borne by Contractors.

SCALE	VERTICAL 1" = 10'	DRAWN	OK	CHECK
	HORIZONTAL 1/2" = 100'	TRACED		NOTE BOOK

No splits.

NUMBER 1 CAR COMPANY, INC.

06/11/2018

To Whom It May Concern:

Please accept this letter as a request to the City of Detroit from Number 1 Car Company, Inc. to close the alley located directly behind our building. We have recently acquired the property to the east of us at 4236 E 8 Mile Rd, which now makes us the owners of all property on the block between Dean and Sunset.

Our company intends to place a fence around the properties as a whole and would like to close the alley and include that in the fenced in area as well. The closing of this alley would also eliminate the dumping of trash that has always been a nuisance to us and the neighborhood as a whole.

We have attached a letter from the resident located directly next the alley on 20567 Sunset to show her support of the proposed plan to close the alley. We have attached a picture of the property located directly next to the alley on Dean Street. There is no house on that property, just an empty lot where many trees and weeds have taken over.

Thank you for your time in considering our request and we look forward to your response regarding this matter. If you have any questions or concerns feel free to contact me at 586-601-5995 during normal business hours.

Sincerely,

Mazin Magoni
Owner

Mikesemma711@gmail.com.

2018035849 L: 54218 P: 646 WD
02/13/2018 04:40:10 PM Total Pages: 20
Bernard J. Youngblood, Register of Deeds - Wayne County, MI
ELECTRONICALLY RECORDED

MICHIGAN REAL ESTATE TRANSFER TAX
Wayne County County Tax Stamp #471614
02/13/2018
Receipt# 18-28686 L: 54218 P: 646
State Tax: \$412.50 County Tax: \$60.50



WARRANTY DEED

CHIRCO TITLE AGENCY, INC.

26800 Harper Ave., St. Clair Shores, MI 48081

www.chircotitle.com
(586)772-7020

Lawrence Kevin Heintz, the Trustee of the Lawrence Kevin Heintz Trust dated July 19, 1995, as may be amended, whose Affidavit Regarding Trust is attached hereto, Grantor, whose address is 919 Mohegan, Birmingham, MI 48009, conveys and warrants to Number 1 Car Company II, Inc., a Michigan corporation, Grantee, whose address is 4210 E. 8 Mile Rd., Detroit, MI 48234, the premises in the City of Detroit, County of Wayne, State of Michigan, described as:

Lots 44, 45, 46, 47 and 48, ASSESSORS BASE LINE SUPERHIGHWAY SUBDIVISION NO. 1, as recorded in Liber 63, Page 67 of Plats, Wayne County Records.

Commonly known as 4236 E. 8 Mile Rd., Detroit, MI 48234.

For the consideration of Fifty-Five Thousand And No/100 Dollar(s) (\$55,000.00), subject to easements, restrictions and zoning ordinances of record, if any and to the taxes which became a lien on December 31, 2017 under Michigan Public Act 143 of 1995 and which become due and payable after the date of this deed.

Dated February 6, 2018.

Lawrence Kevin Heintz Trust dated July 19, 1995, as may be amended, whose Affidavit Regarding Trust is attached hereto

BY: Lawrence Kevin Heintz - Trustee
Lawrence Kevin Heintz
Trustee

(INTENTIONALLY LEFT BLANK - NOTARY PAGE FOLLOWS)

This is to certify that there are no delinquent property taxes owed to our office on this property or five years prior to the date of this instrument. No representation is made as to the status of any tax liens or files owed to any other entities.

Receipt: 83421201 Date: 2/13/2018 By: NJ (1)

Eric R. Sabree, Wayne County Treasurer, Detroit, Michigan

NUMBER 1
GUARANTEED ✓
Credit Approval
CAR COMPANY
373-707-0888



