



City of Detroit  
Inter-Departmental Communication

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

**FROM:** Debra Singleton, Engineer  
Detroit Water and Sewerage Department

**DATE:** December 17, 2018

**RE:** Petition No. 504  
Request to Outright Vacate Martin Place And the East/West private easement in  
Bound By Woodward, Alexandrine, John R., And Mack

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The Detroit Water and Sewerage Department (DWSD) is in receipt of the subject petition. There are a water mains and sewers located in Martin and the Easements. DWSD has no objection to the requested vacations provided that the following conditions are met:

- The water mains and sewers service no other properties and only service the properties owned by the Petitioner, if not the Petitioner must prepare a relocation plan for the water mains and sewer signed by a Registered Engineer, DWSD approves the relocation plans, and the Petitioner grants a satisfactory easement for the relocated water and sewer. The Petitioner is to bear the entire cost of the proposed relocation plans, including construction, demolition, permitting, inspection, survey, etc.
- If DWSD is to maintain ownership of the existing sewer a satisfactory easement is to be granted by the Petitioner.

The entire work is to be performed in accordance with DWSD specifications and standards, all of the fees are to be deposited with DWSD in advance, to cover the necessary costs of permits and inspection.

It is imperative for the Petitioner to contact the DWSD Permits Section directly to discuss this petition. If you have any questions, please feel free to 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 Farhart, CSF

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

**NOTICE OF PROPOSED CHANGE IN PROPERTY**

Date: 09/13/2018

Petition: x504

- |  |   |
|--|---|
| <input type="checkbox"/> AT&T Telecommunication            | <input type="checkbox"/> Berm Use                     |
| <input type="checkbox"/> Comcast Television (CATV)         | <input 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 checked="" 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: x504**

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

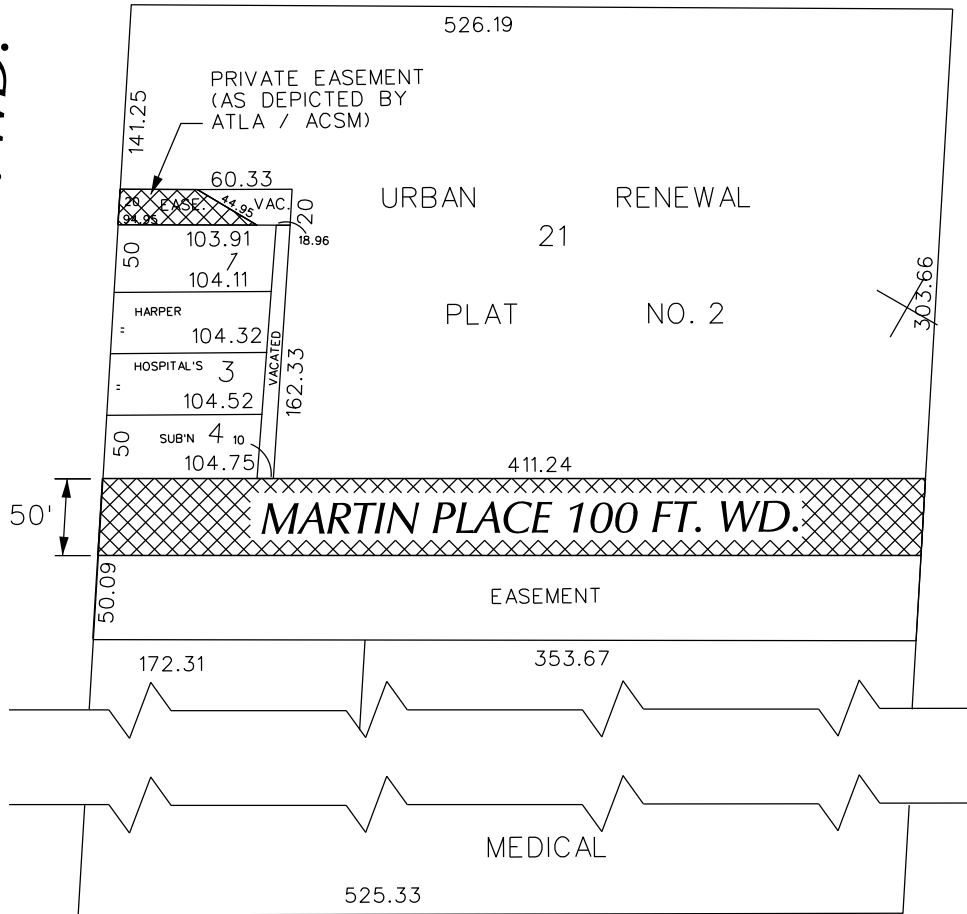
PETITION NO. 504  
 MIDTOWN HOSPITALITY LLC  
 C/O PEA, INC  
 2430 ROCHESTER CT. SUITE 100  
 TROY, MICHIGAN 48083  
 C/O DOUG KENNEDY P.E.  
 PHONE NO. 248 689-9090



**ALEXANDRINE AVE. 120 FT. WD.**

**WOODWARD AVE. 120 FT. WD.**

**JOHN R. ST. 84 FT. WD.**



**MACK AVE. 120 FT. WD.**



- OUTRIGHT VACATION

(FOR OFFICE USE ONLY)

CARTO 29 A

B					REQUEST TO OUTRIGHT VACATE THE NORTHERN PORTION OF THE EAST/WEST PRIVATE EASEMENT OF MARTIN PLACE 100 FT. WD. AND THE EAST/WEST PRIVATE EASEMENT (As Depicted By ATLA / ACSM), 20 FT. WD. IN THE AREA BOUND BY ALEXANDRINE, WOODWARD, MACK AVE. AND JOHN R. ST.	CITY OF DETROIT CITY ENGINEERING DIVISION SURVEY BUREAU
	A					
DESCRIPTION						JOB NO. 01-01
REVISIONS						
DRAWN BY WLW		CHECKED KSM				DRWG. NO. X 504
DATE 09-13-18		APPROVED				

**Detroit Water & Sewerage Department**  
**Provisions for Relocation Due to Vacation for Petition No. 504**

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Provided that the petitioner shall design and construct proposed sewers and or water mains plus make the connections to the existing public sewers and or water mains as required by the Detroit Water and Sewerage Department (DWSD) prior to construction of the proposed sewers and or water mains,

Provided that the plans for the sewers and or water mains shall be prepared by a registered engineer; and further

Provided that DWSD be and is hereby authorized to review the drawings for the proposed sewers and or water mains and to issue permits for the construction of the sewers and or water mains, and further

Provided that the entire work is to be performed in accordance with plans and specifications approved by DWSD and constructed under the inspection and approval of DWSD; and further

Provided that the entire cost of the proposed sewers and or water mains construction, including inspection, survey and engineering shall be borne by the petitioner; and further

Provided that the petitioner shall deposit with DWSD, in advance of engineering, inspection and survey, such amounts as the department deems necessary to cover the costs of these services; and further

Provided that the petitioner shall grant to the City a satisfactory easement for the sewers and or water mains; and further

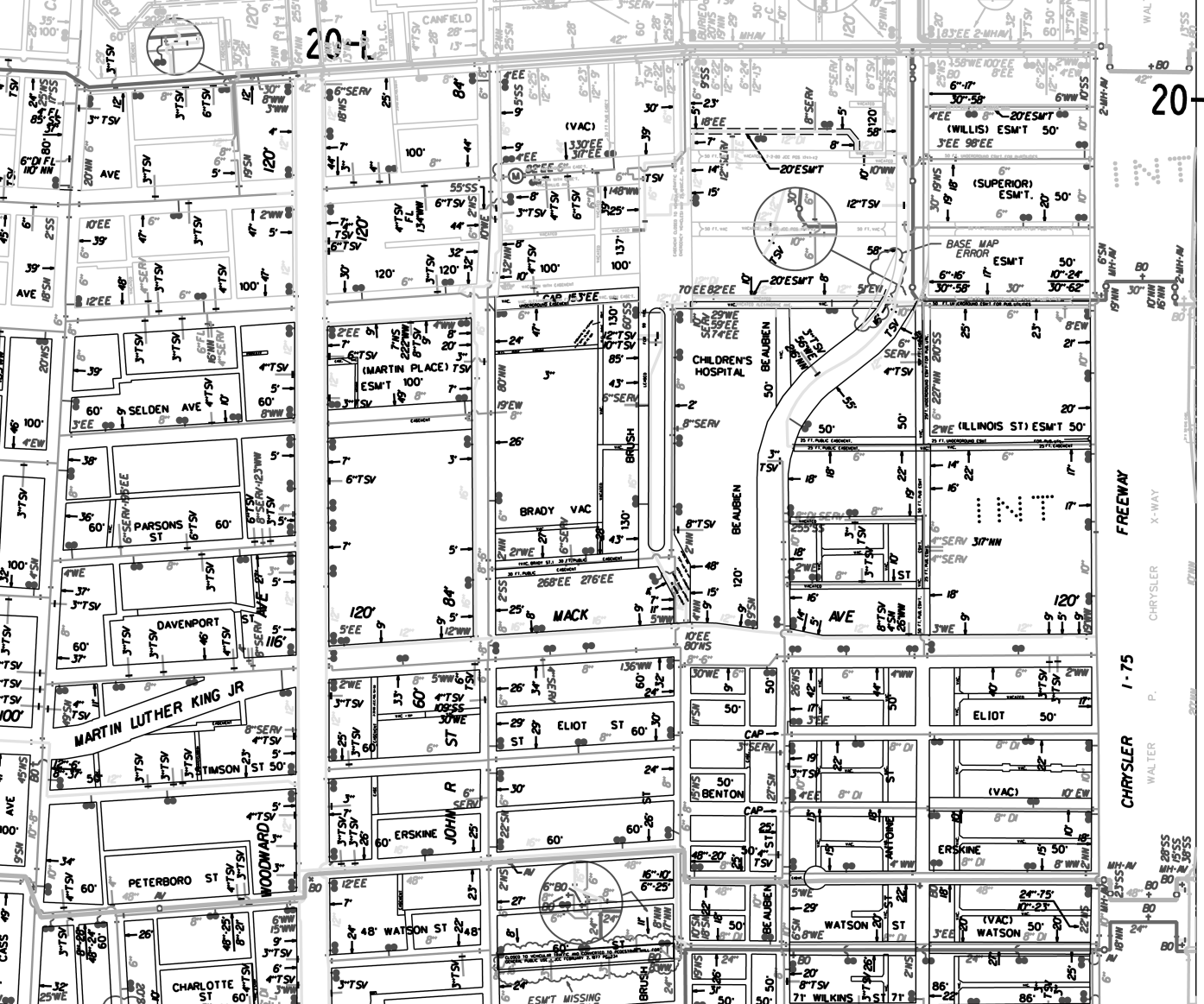
Provided that the Board of Water Commissioners shall accept and execute the easement grant on behalf of the City; and further

Provided, that the petitioner shall provide DWSD with as -built drawings on the proposed sewers and or water mains; and further

Provided that the petitioner shall provide a one (1) year warranty for the proposed sewers and or water mains; and further

Provided that upon satisfactory completion, the sewers and or water mains shall become City property and become part of the City system. And any existing sewers or water mains that were abandoned shall belong to the petitioner and will no longer be the responsibility of the City.

06/30/14



20

20

20th AVE

SELDEN AVE

PARSONS ST

DAVENPORT ST

MARTIN LUTHER KING JR

TIMSON ST

PETERBORO ST

CHARLOTTE ST

(MARTIN PLACE) ESMT 100'

BRADY VAC

MACK

CHILDREN'S HOSPITAL

BEAUBIEN

BEAUBIEN

WATSON ST

(WILLIS) ESMT 50'

(SUPERIOR) ESMT. 50'

ESMT 50'

(ILLINOIS ST) ESMT 50'

ELIOT ST 50'

(VAC) 10' EW

(VAC) WATSON 50'

FREEWAY

1-75

CHRYSLER

WALTER

CHRYSLER X-WAY

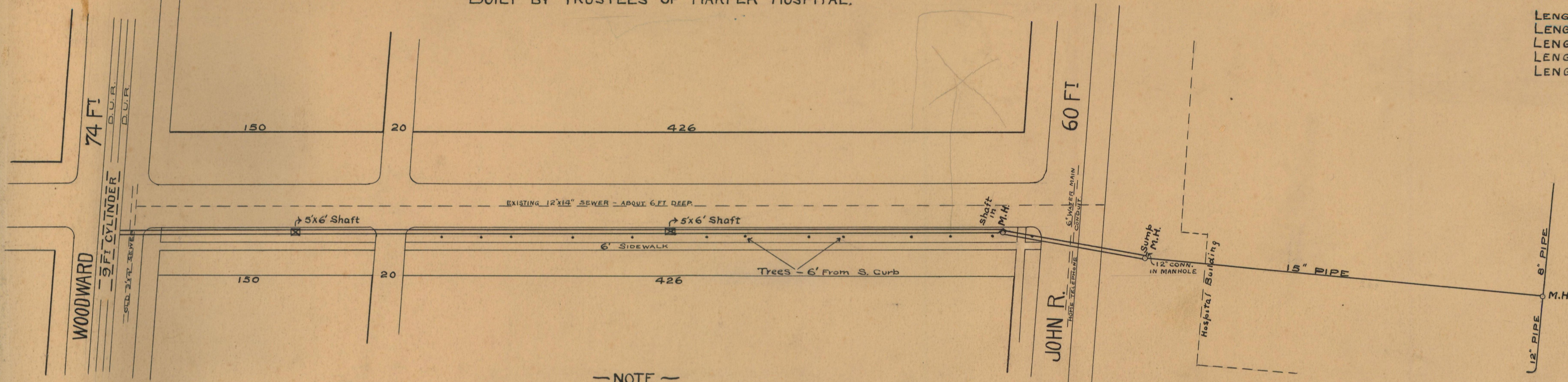


# MARTIN PLACE SEWER

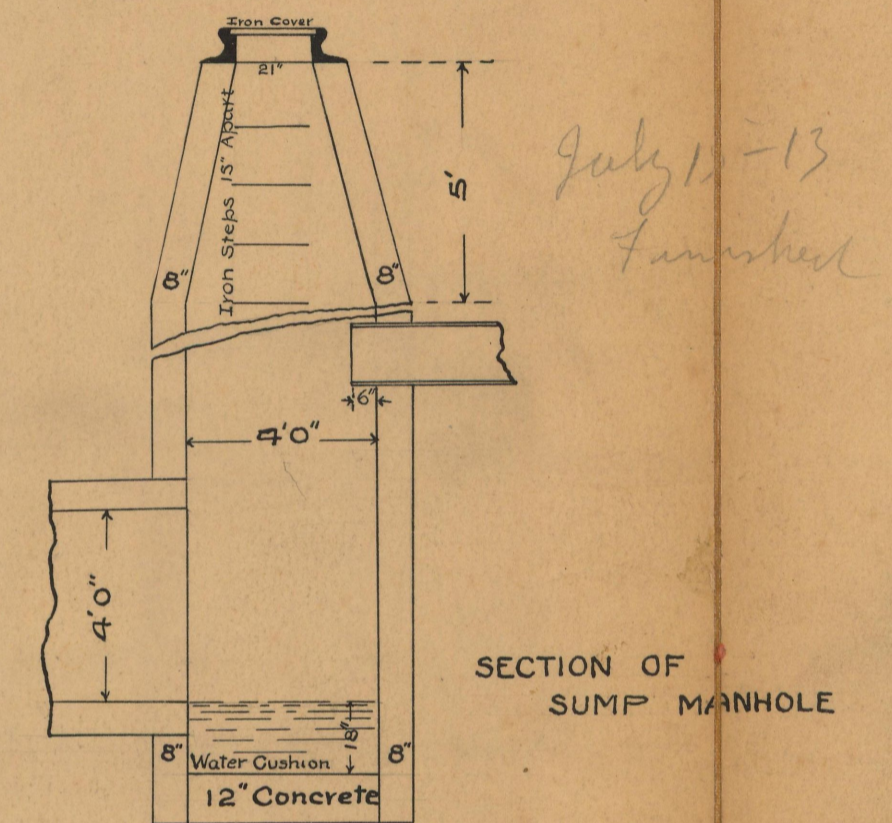
WOODWARD AVE TO JOHN R. ST.

LENGTH OF SEWER ~ 1135 FT MORE OR LESS  
 LENGTH OF 3'0"x4'0" - 2 RING BRICK = 725 FT.  
 LENGTH OF 15" PIPE = 280 FT.  
 LENGTH OF 12" PIPE = 50 FT. M. OR L. INC. 3 BENDS  
 LENGTH OF 8" PIPE = 80 FT. M. OR L.  
 3 MANHOLES INC. 1 SUMP MANHOLE  
 GRADE ~ 0.50' IN 100'  
 1-12" CONN. IN MANHOLE

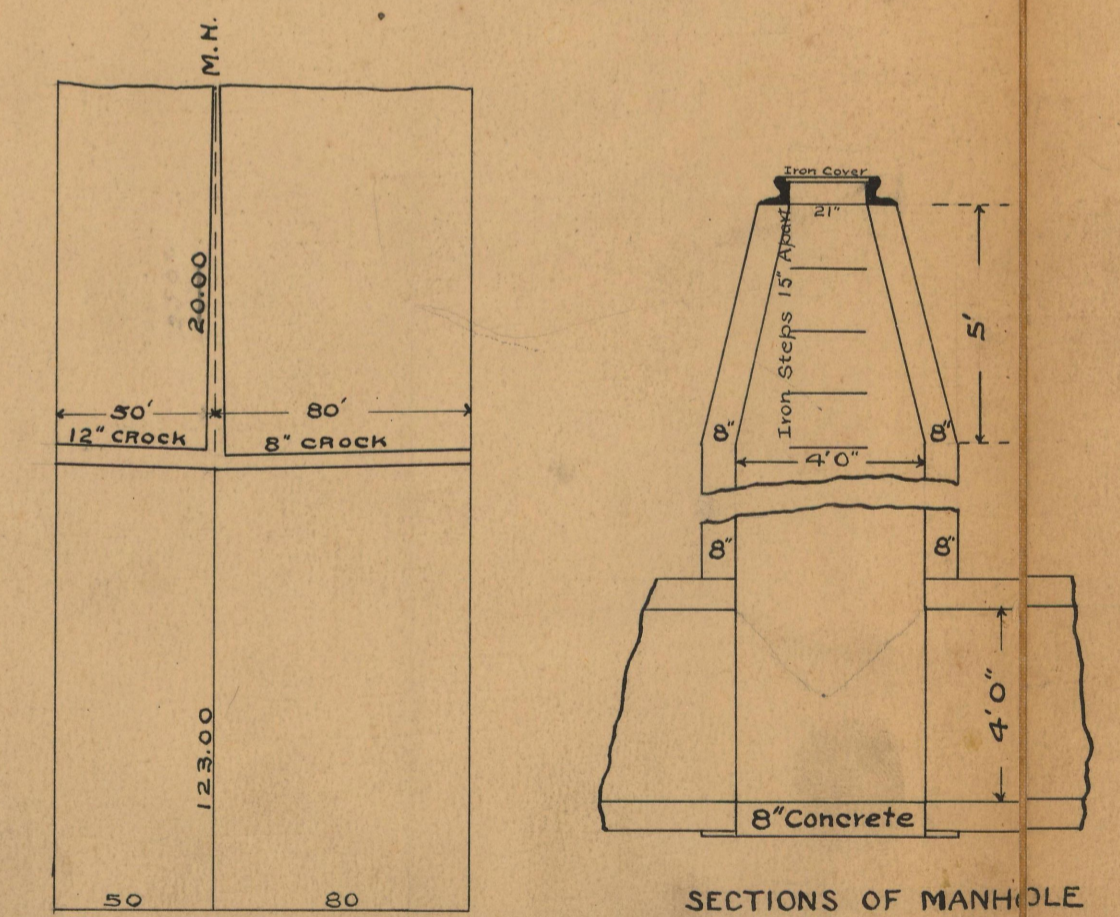
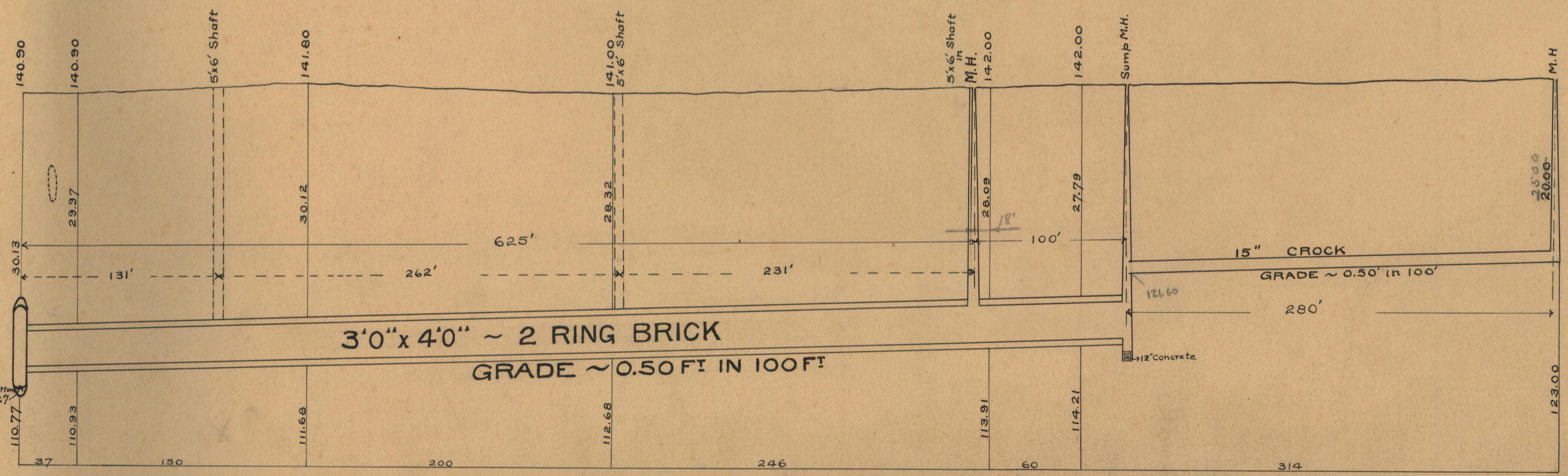
BUILT BY TRUSTEES OF HARPER HOSPITAL.



NOTE -  
 Portion of sewer in Martin Place from Woodward Ave. sewer to East lot line of John R. St. to be tunneled.



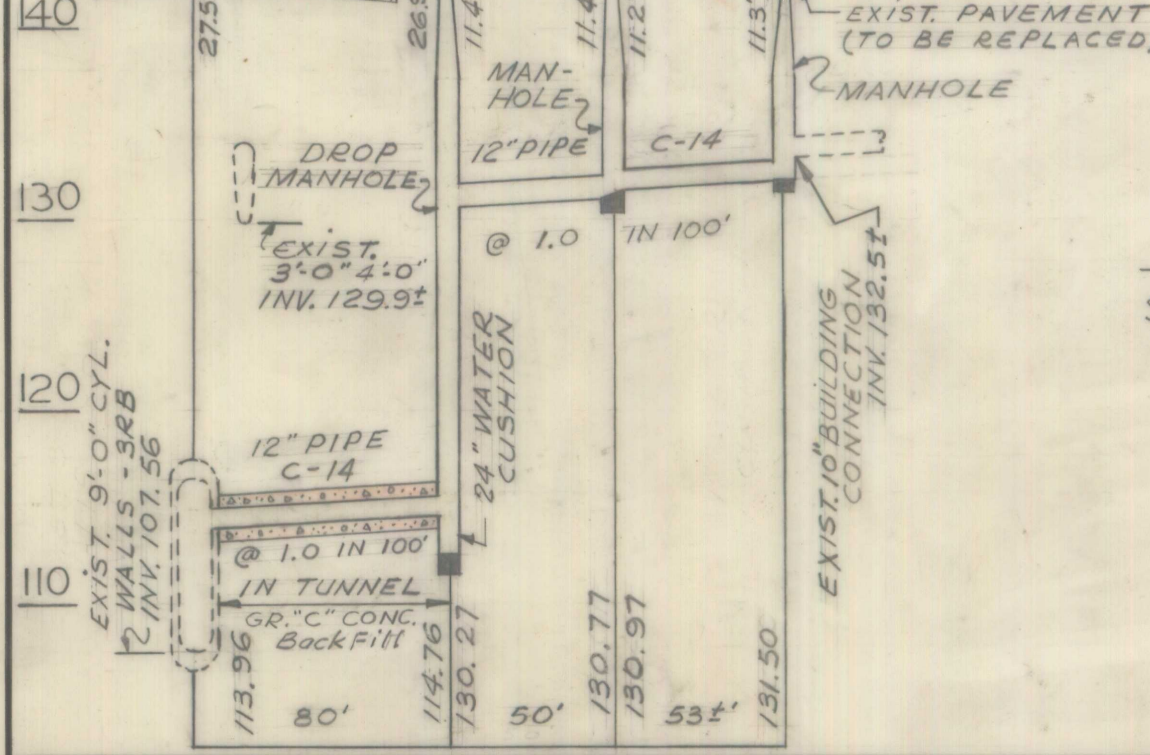
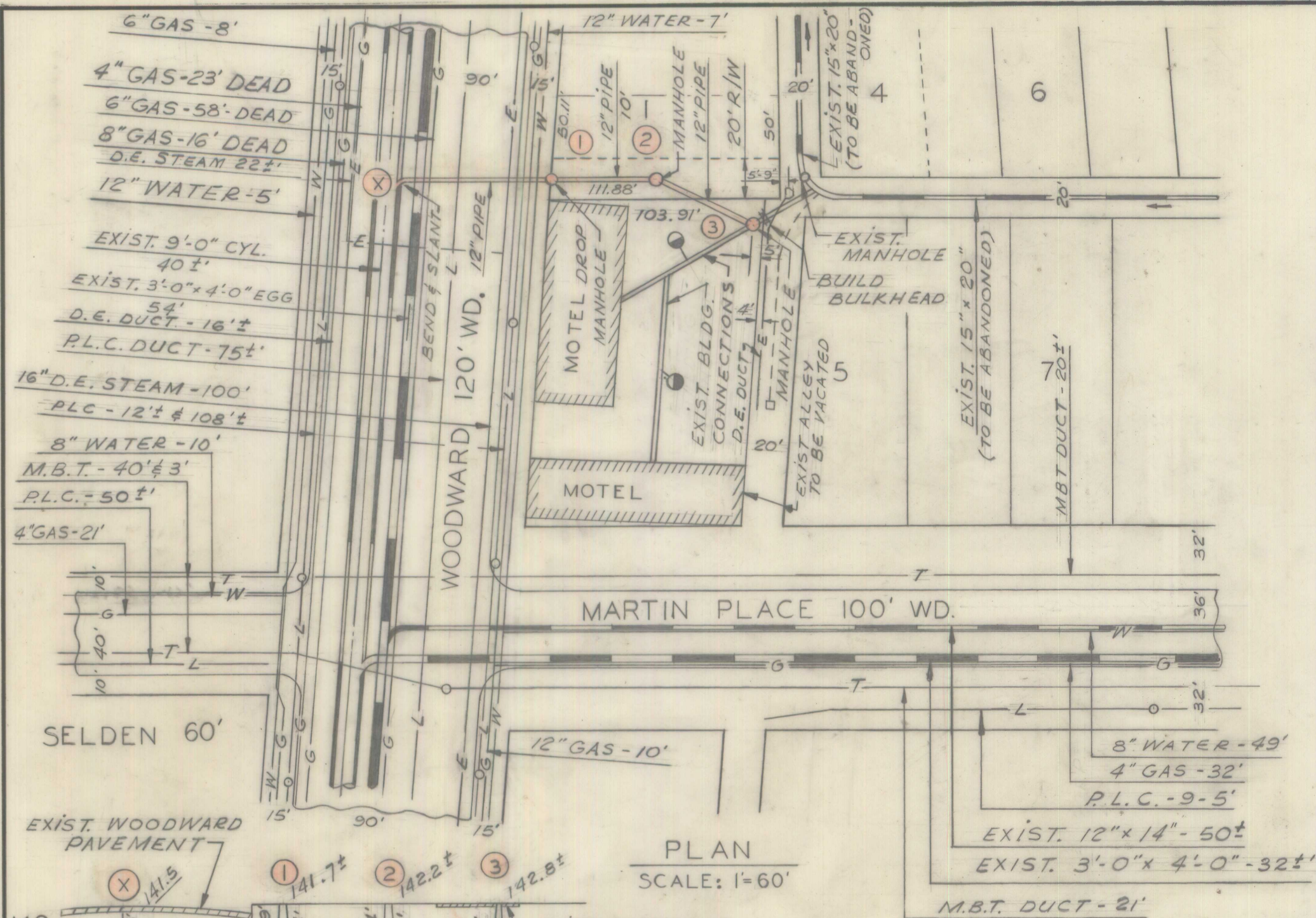
July 13-13  
Furnished



HORIZONTAL SCALE ~ 1" = 60'  
 VERTICAL SCALE ~ 1" = 10'  
 DETAIL SCALE ~ 1" = 4'

5881





STREET PAVING PLAN  
 CITY OF DETROIT  
 DETROIT MEDICAL CENTER REHABILITATION PROJECT NO. 2  
 LATERAL SEWER RELOCATION (E. OF WOODWARD N. OF MARTIN PLACE)

29-4

FIELD BOOK	DESIGNED BY <i>B. Benjamin</i>	APPROVED <i>R. Sinks</i> 12-28 1966	DETROIT WATER SERVICE DIVISION OF ENGINEERING POLLUTION CONTROL PROGRAM CITY SEWER SYSTEM FOR HOUSING COMMISSION
No.	DRAWN BY <i>B. Benjamin</i>	SANITARY ENGINEER	
	TRACED BY	ASST. CHIEF ENGINEER	
	CHECKED BY <i>A. Perry</i>	SUPT. & GENERAL MANAGER	
REVISIONS	A	B	C

PETITION NO.	DATE	SEWER No. 7168
RESOLUTION	CONTRACT CONFIRMED	ROLL No.
COMPLETED	PRICE	CONTRACT No. PW-5748
COUNTY PERMIT NO.	STATE PERMIT NO. 28854	

18-A



Tracing in Fire Plants  
45-54

THE  
Board of Water Com  
Of the City of

Civil Engineer

Scale 1" = 60'-0" Drawn

83504

BRADY

ILLINOIS

LELAND

ALEXANDRINE

ALEXANDRINE

HARPER  
HOSPITAL

MARTIN

JOHN R

WOODWARD TER

BRADY ST

BRUSH

BRUSH

BEAUBIEN

4" PLUG  
PROPOSED 4" METER & WELL  
PROPOSED CHECK VALVE

B.O. OUTFIT

PROPOSED CHECK VALVE  
PROPOSED 4" METER & WELL

PROPOSED CHECK VALVE

4" METER  
4" GATE - CLOSED

4" GATE - CLOSED

CHECK VALVE

TO TANK  
FROM TANK

PUMP

6" METER

8" SUCTION LINE

8" GATE - CLOSED

PROPOSED 6" GATE

PROPOSED 6" GATE

6" GATE

4"

6"

6"

4"

6"

6"

6"

8"

6"

8"

6"

8"

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8"

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4"

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6"

8"

6"

8"

8"

8"

8"

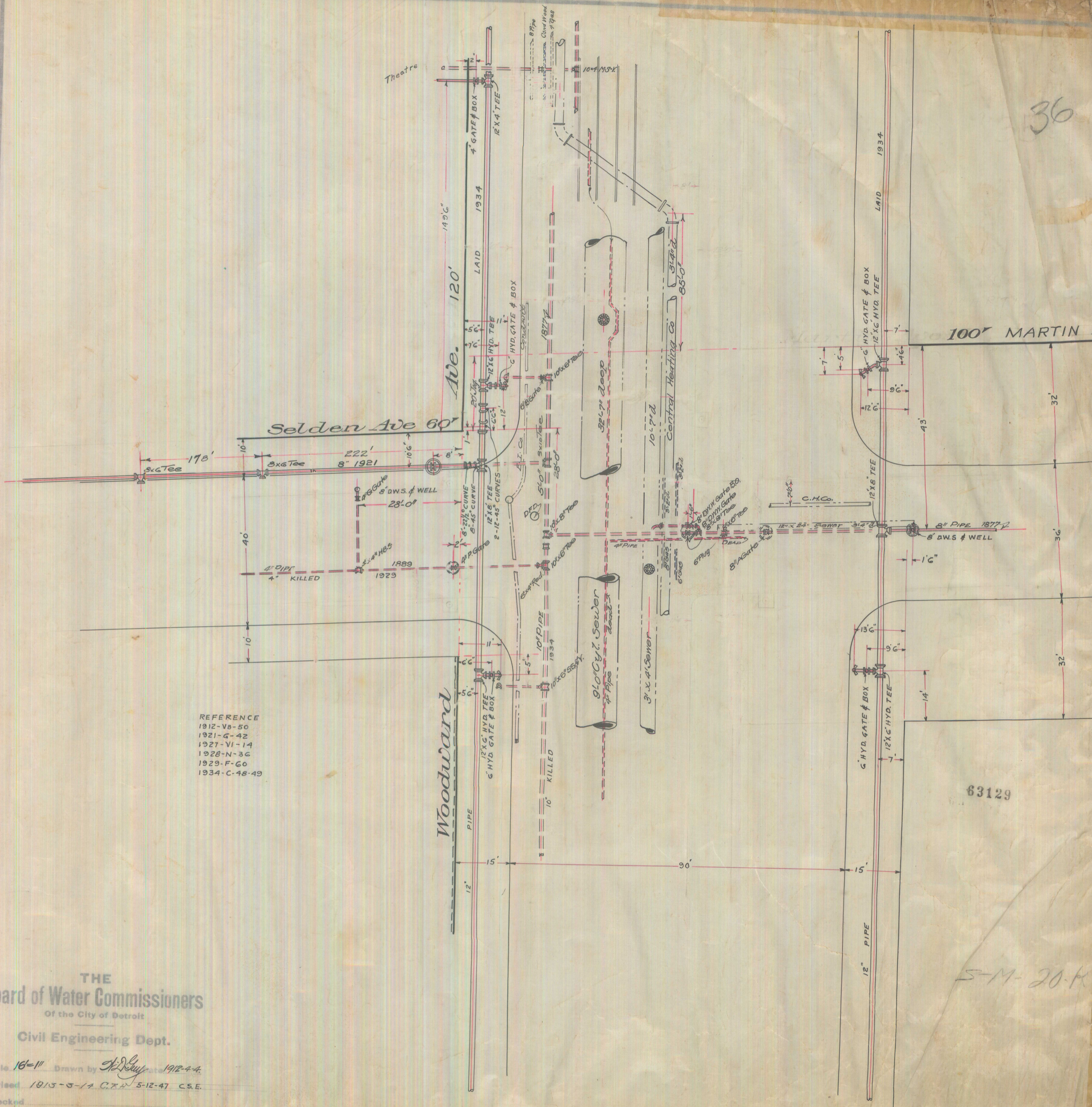
6"

8"

6"

8"

36



- REFERENCE  
 1912-V8-50  
 1921-G-42  
 1927-VI-14  
 1928-N-36  
 1929-F-60  
 1934-C-48-49

63129

S-M-20-R

THE  
 Board of Water Commissioners  
 Of the City of Detroit

Civil Engineering Dept.

Scale 16"=1" Drawn by *H. J. [Signature]* Date 1912-4-4.  
 Revised 1913-5-17 C.F.H. 5-12-47 C.S.E.

Checked



**PROFESSIONAL ENGINEERING ASSOCIATES, INC.**  
Civil Engineers | Land Surveyors | Landscape Architects

Corporate Office • 2430 Rochester Court • Suite 100 • Troy, MI 48083  
(P) 248.689.9090 • (F) 248.689.1044 • [www.peainc.com](http://www.peainc.com)

August 17, 2018  
PEA Project No. 2017-428

Detroit City Council  
City of Detroit  
C/O City Clerk's Office  
Coleman A. Young Municipal Center  
2 Woodward Ave., Suite 200  
Detroit, MI 48226

**RE: Request to Vacate Two (2) Public Utility Easements within a Units 1 and 2 of Wayne County Condominium Subdivision Plan No. 1025.  
Bicentennial Tower Site Condominium  
City of Detroit, MI**

Dear Council Members:

It is requested on behalf of Midtown Hospitality, LLC that the City of Detroit allow the vacation of a 20 feet wide public utility easement and a portion of a second public utility easement. This easement consists of the north 50 feet of the public utility easement created from the vacation of Martin Place.

The proposed development will require the developer to abandon and/or relocate an existing combined sewer and watermain along its southern property boundary. The new water and sewer will be located in the southern 50 feet of the existing easement as recorded in L.19378 Pg707 of the Wayne County Register of Deeds.

The second easement, recorded in L90 Pg.89, will require the relocation of a sanitary sewer.

The addresses being affected by the vacation are

3922 Woodward Avenue  
3800 Woodward Avenue  
3780 Woodward Avenue  
3750 Woodward Avenue  
4 E Alexandrine Street

We appreciate your consideration of our request. Please contact the undersigned at your convenience with any questions or comments.

Sincerely,

A handwritten signature in blue ink that reads "Doug Kennedy". The signature is written in a cursive, flowing style.

Doug Kennedy, PE  
Project Engineer  
[dkennedy@peainc.com](mailto:dkennedy@peainc.com)

encl: Alta Survey; Preliminary Utility Layout; Master Deed of Wayne County Condominium Plan No. 1025

# ALTA/ACSM LAND TITLE SURVEY



GRAPHIC SCALE

**APPROXIMATE DESCRIPTION**  
 This is a preliminary survey of the property described in the accompanying plat. It is not intended to be a final survey and should not be used for any purpose other than to show the approximate location of the property. The survey was conducted on the basis of the information furnished by the client and the surveyor's own observations. The surveyor is not responsible for any errors or omissions in the survey or for any consequences that may result therefrom.

**TITLE REPORT NOTE**

This title report is based on a search of the public records of the County of Santa Clara, California, for all recorded instruments affecting the property described in the accompanying plat. The search was limited to the period from the date of the recording of the instrument which created the property to the date of the recording of this instrument. The surveyor is not responsible for any errors or omissions in the search or for any consequences that may result therefrom.

**SURVEY WORKS CERTIFICATION**

I, the undersigned, being a duly licensed and qualified surveyor, do hereby certify that the foregoing is a true and correct copy of the original survey as shown to me by the client and as the same appears on the original survey records.



VICINITY MAP

**PLAT**  
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**KEMTEC & ASSOCIATES**  
 1000 ...  
 ...  
 ...



WAYNE COUNTY CONDOMINIUM  
 SUBDIVISION PLAN NO. 10225  
 EXHIBIT "B" TO THE MASTER DEED OF  
 BICENTENNIAL TOWER SITE CONDOMINIUM  
 CITY OF DETROIT,  
 WAYNE COUNTY, MICHIGAN

ATTENTION: REGISTER OF DEEDS

THE CONDOMINIUM SUBDIVISION PLAN NUMBER MUST BE ASSIGNED IN CONSECUTIVE SEQUENCE WHEN A NUMBER HAS BEEN ASSIGNED TO THIS PROJECT, IT MUST BE PROMPTLY SHOWN IN THE TITLE AND THE SURVEYOR'S CLERICAL NOTE ON SHEET 5.

SHEET INDEX

1	COVER SHEET
2	SURVEY PLAN
3	SURVEY EASEMENT PLAN
4	SEE PLAN
5	UTILITY PLAN

**DEVELOPER**  
 BICENTENNIAL WOODWARD DEVELOPMENT, LLC  
 C/O ONE HOURS PARKING  
 5300 CENTURA DRIVE, SUITE 500  
 DETROIT, MI 48202

**ENGINEERS & SURVEYORS**  
 OFFICE REGISTER  
 24 N. ANNE ST. #1200  
 DETROIT, MICHIGAN 48226  
 (313) 963-4444

**EXAMINED AND APPROVED**  
 DATE NOV 25 2014  
 BY SJK Al/lc  
 AMY L MILLER-VANDAWAKER  
 PLAT ENGINEER

**LEGAL DESCRIPTION**  
**OVERALL PROPERTY DESCRIPTION**

OVERALL PROPERTY DESCRIPTION  
 LOTS 2, 3 AND 4, EXCEPT THAT PART TAKEN FOR WOODWARD AVENUE, INCLUDING ADJOINING 1/2 OF VACATED MARIN PLACE AND ALSO INCLUDING 1/2 OF THE VACATED ALLEY AT THE REAR HEREOF, MARKER'S ORIGINAL SUBDIVISION OF THE WEST HALF OF PARK LOTS 24 AND 25, 25% REVERSION OF EITHER OR OF PLATS, PLAT 52, WAYNE COUNTY RECORDS ALSO LOT 21 AND PORTIONALLY 1/2 OF VACATED MARIN PLACE ADJACENT HERETO, METEICAL CENTER URBAN PLANNING PLAT NO. 2 PART OF PARK LOTS 25, BUCKINGHAM AND PART OF P.C.S. 1, 2, AND 5, ARE RECORDED IN CERTAIN OF PLATS, PLATS 83 THROUGH 91, WAYNE COUNTY RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 21, SAID POINT ALSO BEING AT THE INTERSECTION OF THE SOUTHERLY LINE OF ALEXANDER AVENUE (120 FT WIDE) AND THE WESTERLY LINE OF JOHN R. STREET (84 FT WIDE), THENCE S. 27° 06' 37" E. 353.77 FEET ALONG THE EASTERLY LINE OF SAID LOT 21 AND 15 FEET THEREUPON THEREUPON TO A POINT ON THE CENTERLINE OF VACATED MARIN PLACE (100 FT WIDE), SAID POINT ALSO BEING ON THE WESTERLY LINE OF JOHN R. STREET (84 FT WIDE), THENCE S. 99° 25' 26" W. 525.98 FEET ALONG SAID CENTERLINE OF VACATED MARIN PLACE (100 FT WIDE) TO A POINT ON THE EASTERLY LINE OF WOODWARD AVENUE AS WIDENED (120 FT WIDE), THENCE N. 72° 10' 14" W. 153.78 FEET ALONG THE EASTERLY LINE OF WOODWARD AVENUE AS WIDENED (120 FT WIDE) AND ON PART ALONG THE WESTERLY LINE OF SAID LOTS 1, 2, 3 AND 4, EXCEPT THAT PART TAKEN FOR WOODWARD AVENUE, AND ON PART ALONG SAID LOT 21 TO THE NORTHWEST CORNER OF SAID LOT 21, SAID POINT BEING AT THE INTERSECTION OF THE EASTERLY LINE OF WOODWARD AVENUE AS WIDENED (120 FT WIDE) AND THE SOUTHERLY LINE OF ALEXANDER AVENUE (120 FT WIDE), THENCE N. 59° 25' 26" E. 526.11 FEET ALONG THE NORTH LINE OF SAID LOT 21 AND SAID SOUTHERLY LINE OF ALEXANDER AVENUE (120 FT WIDE) TO THE POINT OF BEGINNING AND CONTAINING 4.26 ACRES.

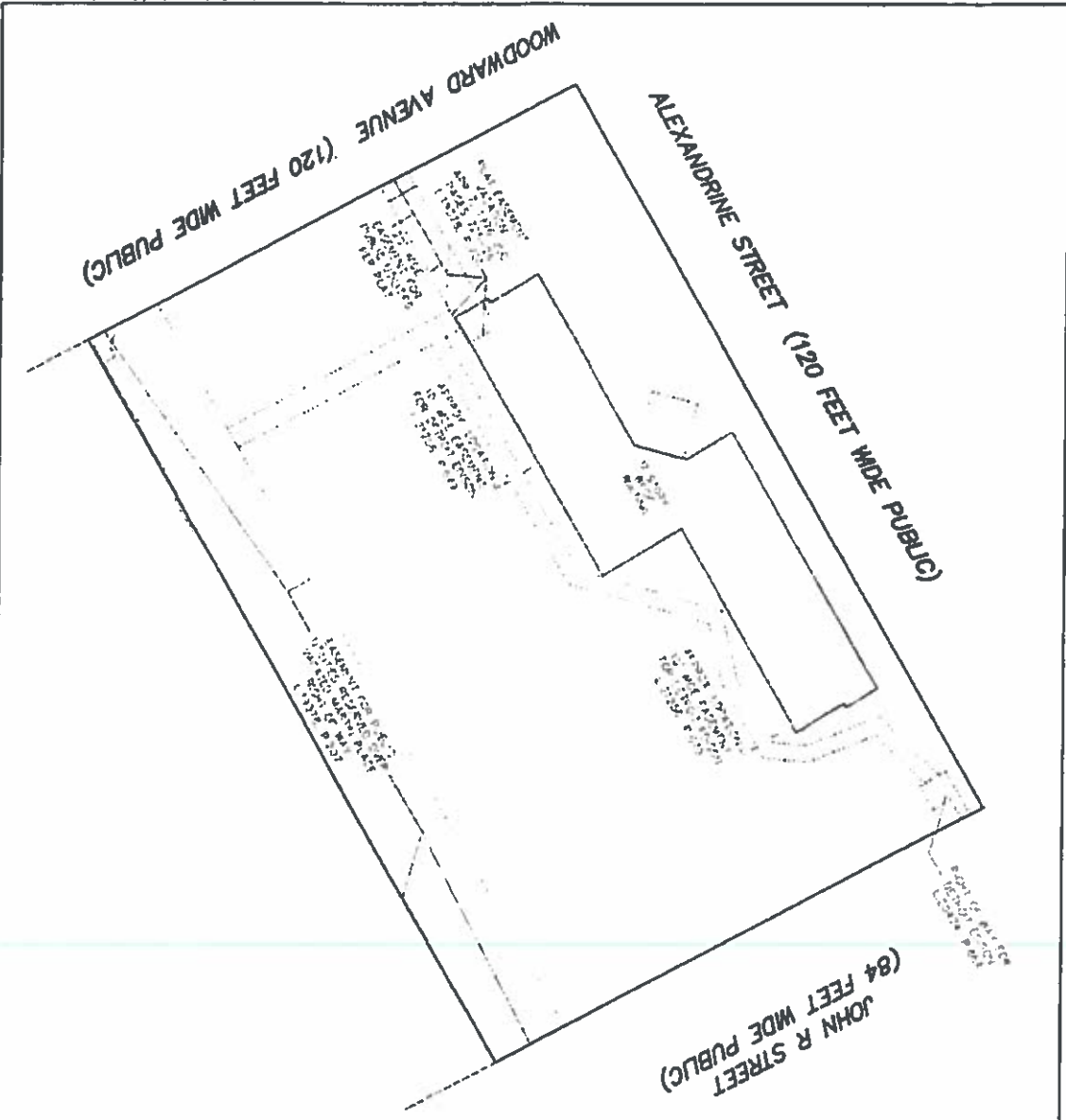


DATE	NOV 25 2014
BY	SJK Al/lc
PROJECT	WAYNE COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 10225
PLAT	EXHIBIT "B" TO THE MASTER DEED OF BICENTENNIAL TOWER SITE CONDOMINIUM
SCALE	AS SHOWN
REVISIONS	









**SURVEY EASEMENT PLAN**  
**B-CENTRALVILLE CONDORUM**

DATE	03-21-14
BY	...
FOR	...
PROJECT	...



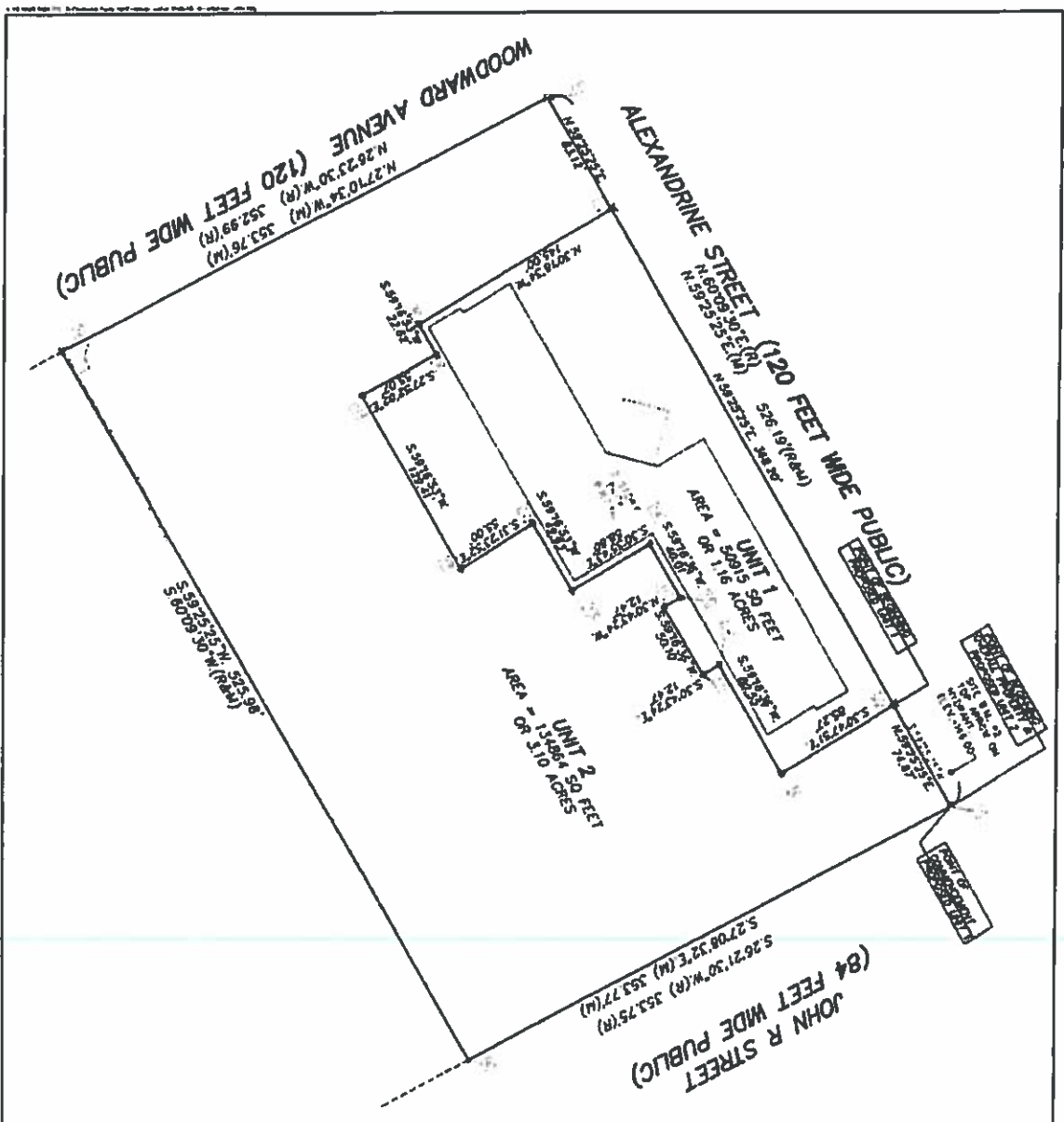
NO.	DESCRIPTION	DATE
1	...	...
2	...	...



Professional seal and signature area.

DATE	03-21-14
BY	...
FOR	...

giffels website



- LEGEND**
- ① COORDINATE
  - FOUND CUT CROSS "R"
  - △ SET CUT CROSS "R"
  - SM SET NAT.
  - SI SET MOB.
  - FI FOUND IRON
  - FM FOUND METAL
  - FA FOUND COPPER PIPE UNOULTRAVIOL
  - RP REFERENCED POINT
  - CU SET CONCRETE UOULTRAVIOL
  - B V BENCH MARK

CU INDICATES A SET UNOULTRAVIOL MARK IN PLACE (1/2) MOH DIALECTER STEEL BAR THIRTY-SIX (36) INCHES LONG FIRST SET IN CONCRETE FOUR (4) MOH IN DIALECTER

**COORDINATES**

NO.	COORDINATE	EASTING	NORTHING
1	11778.4417	100100.0000	
2	11778.4417	100100.0000	
3	11778.4417	100100.0000	
4	11778.4417	100100.0000	
5	11778.4417	100100.0000	
6	11778.4417	100100.0000	
7	11778.4417	100100.0000	
8	11778.4417	100100.0000	
9	11778.4417	100100.0000	
10	11778.4417	100100.0000	
11	11778.4417	100100.0000	
12	11778.4417	100100.0000	
13	11778.4417	100100.0000	
14	11778.4417	100100.0000	
15	11778.4417	100100.0000	
16	11778.4417	100100.0000	
17	11778.4417	100100.0000	
18	11778.4417	100100.0000	
19	11778.4417	100100.0000	
20	11778.4417	100100.0000	
21	11778.4417	100100.0000	
22	11778.4417	100100.0000	
23	11778.4417	100100.0000	
24	11778.4417	100100.0000	
25	11778.4417	100100.0000	
26	11778.4417	100100.0000	
27	11778.4417	100100.0000	
28	11778.4417	100100.0000	
29	11778.4417	100100.0000	
30	11778.4417	100100.0000	

**SITE PLAN**  
 BI-CENTENNIAL CONDOMINIUM  
 APPROVED 01-21-14



