

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: October 31, 2019

RE: Petition No. 727-revision-B
Request Outright Vacation Of All Alleys And Street In The Area Bounded By
Wilkins Street, St Antione Street, Alfred Street, Walter P. Chrysler Freeway (I-75)
, And Beaubien Street

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

- The sewers service no other properties and only service the properties owned by the Petitioner, if not the Petitioner must prepare relocation plans for the sewers signed by a Registered Engineer, DWSD approves the relocation plans, and the Petitioner grants satisfactory easements for the relocated sewers. 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 any existing sewers satisfactory easements must 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.

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: 10/31/2019

Petition: x727 R B

- | | |
|---|---|
| <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 |
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| <input checked="" 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: x727 R B

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.

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- 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.

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(Utility or City Department)

By

Title

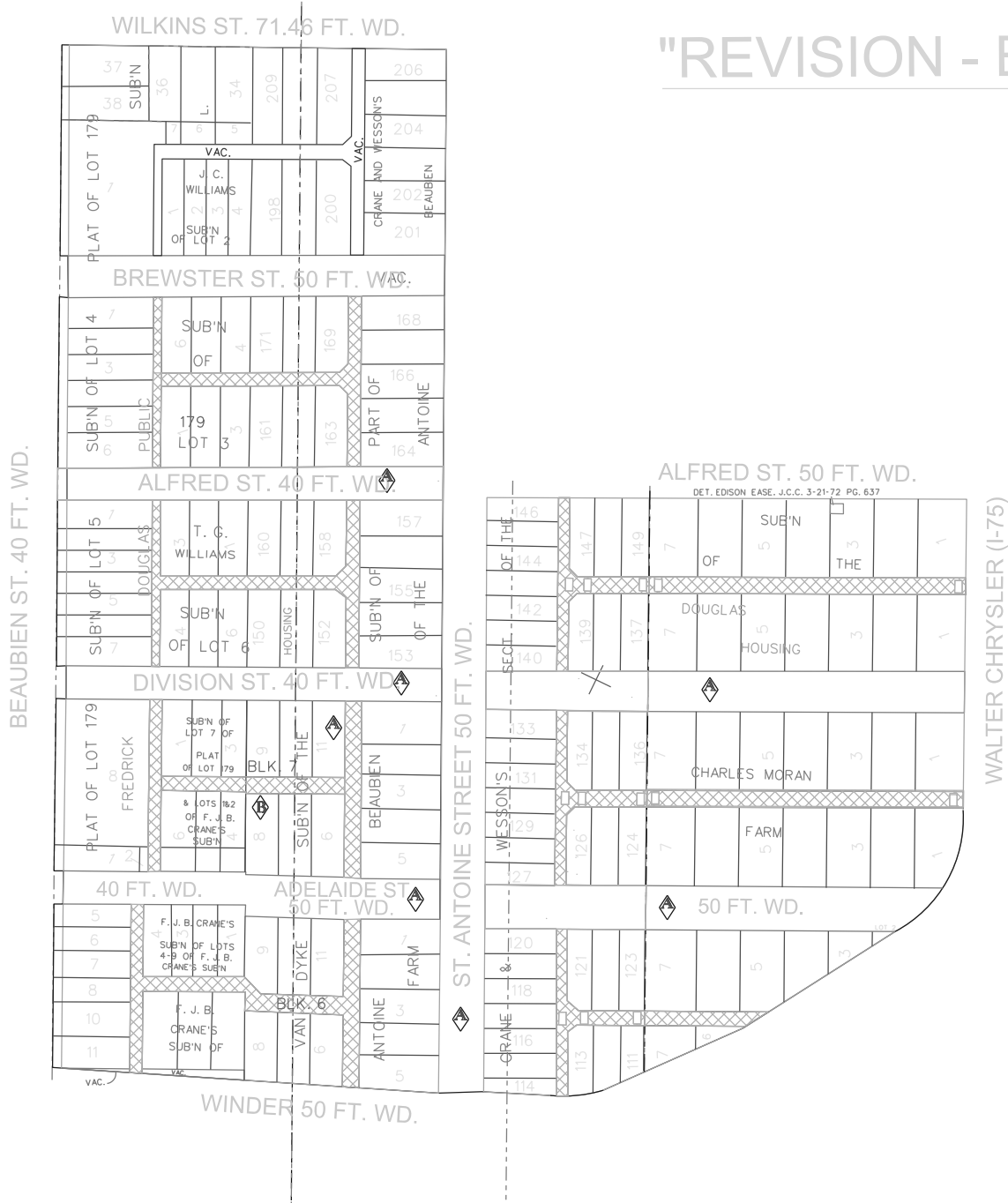
Date

Area code – Telephone number

PETITION NO. 727
 THE MANNIK & SMITH GROUP, INC.,
 65 CADILLAC SQUARE, SUITE 3311
 DETROIT, MICHIGAN 48226
 BETH BRAUN
 PHONE NO. (734) 397-3100



"REVISION - B-"



- OUTRIGHT VACATION

(FOR OFFICE USE ONLY)

CARTO 29 F

B	ADDING THE EAST / WEST ALLEY BETWEEN DIVISION AND ADELAIDE JUST WEST OF ST. ANTOINE ST.				10/31/2019
A	REVISED. REMOVING THE STREETS FROM THE REQUEST, ADDING THE NORTH / SOUTH ALLEY BETWEEN DIVISION AND ADELAIDE JUST WEST OF ST. ANTOINE ST.				10/23/2019
REVISIONS					
DESCRIPTION	DRWN	CHKD	APPD	DATE	
DRAWN BY	SA	CHECKED	KSM		
DATE	04-23-19	APPROVED			

REQUEST TO OUTRIGHT VACATE
 - ALL ALLEYS IN THE BLOCKS BOUNDED
 BY WILKINS ST., ST. ANTOINE ST., ALFRED ST.,
 I-75 FRONTAGE RD. AND BEAUBIEN ST.

CITY OF DETROIT CITY ENGINEERING DIVISION SURVEY BUREAU	
JOB NO.	01-01
DRWG. NO.	X 727



October 30, 2019

The Honorable Detroit City Council
Attn: Office of the City Clerk
200 Coleman A. Young Municipal Center
2 Woodward Avenue
Detroit, Michigan 48226

RE: Petition 727 Amendment for Outright Vacation of Alleys within Frederic Douglas Site Up-Dated

The Honorable Detroit City Council:

On behalf of Douglas Acquisition Company, LLC, we requesting to amending petition 727 to the City of Detroit to:

Amend existing Petition 727 to only Outright Vacate various Alleys and Easements in Alleys on the former Douglas Homes Site. Area Bounded by Wilkins Street, St. Antione Street, Alfred Street, Walter P. Chrysler Freeway (I-75) and Beaubien Street. See attached exhibit. Includes Outright Vacation of Petition 644 recorded August 9, 1991.

This request on behalf of Douglas Acquisition Company, LLC for the outright vacation of Alleys is being proposed due to future construction activity planned on the Site. The development will include multifamily residential units with parking.

This petition is for an outright vacation of Alleys within the limits shown on the attached revised exhibit.

Respectfully Submitted,

A handwritten signature in blue ink that reads "David A. Rzyzi".

David A. Rzyzi, P.E.
The Mannik & Smith Group, Inc.

c: J. Knoll

Attachments: Revised Exhibit
Sewer Plan Modifications



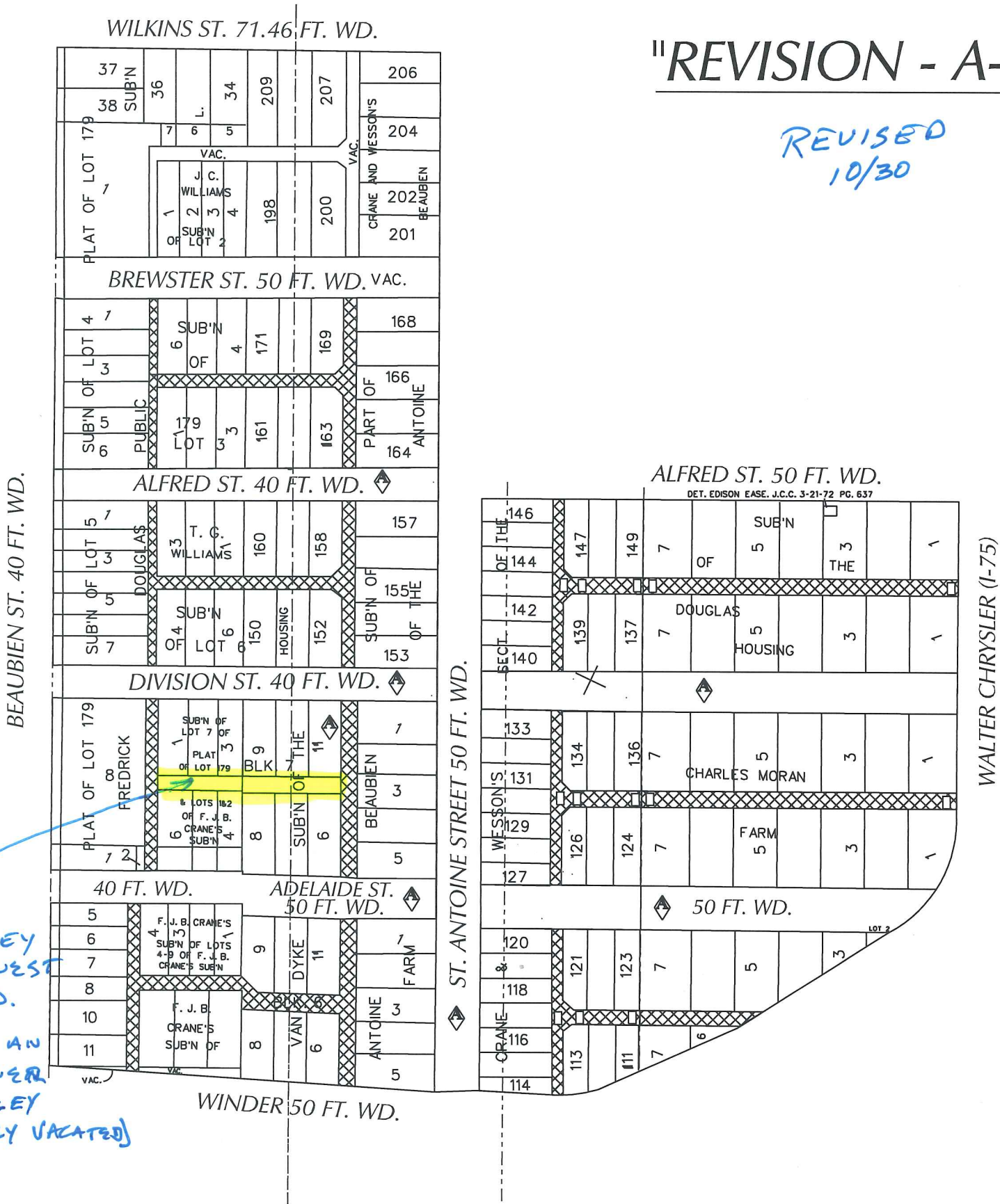
**TECHNICAL SKILL.
CREATIVE SPIRIT.**

PETITION NO. 727
 THE MANNIK & SMITH GROUP, INC.,
 65 CADILLAC SQUARE, SUITE 3311
 DETROIT, MICHIGAN 48226
 BETH BRAUN
 PHONE NO. (734) 397-3100



"REVISION - A-"

REVISED
10/30



INCLUDE THIS ALLEY PER REQUEST OF DWSD.
 (THEY HAVE AN EXISTING SEWER IN THIS ALLEY PREVIOUSLY VACATED)



- OUTRIGHT VACATION

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CARTO 29 F

B					
A	REVISION: REMOVING THE STREETS FROM THE REQUEST ADDING THE NORTH / SOUTH ALLEY BETWEEN DIVISION AND ADELAIDE JUST WEST OF ST. ANTOINE ST.				10/23/2019
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CITY OF DETROIT CITY ENGINEERING DIVISION SURVEY BUREAU	
JOB NO.	01-01
DRWG. NO.	X 727

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

NOTICE OF PROPOSED CHANGE IN PROPERTY

Date: 10/23/2019

Petition: x727 R A

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Ron Brundidge, Director, Department of Public Works

By: Richard Doherty, CED DPW
City Engineer

**TO: City Engineering Division, DPW
2 Woodward Ave., Suite 642
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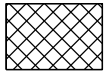
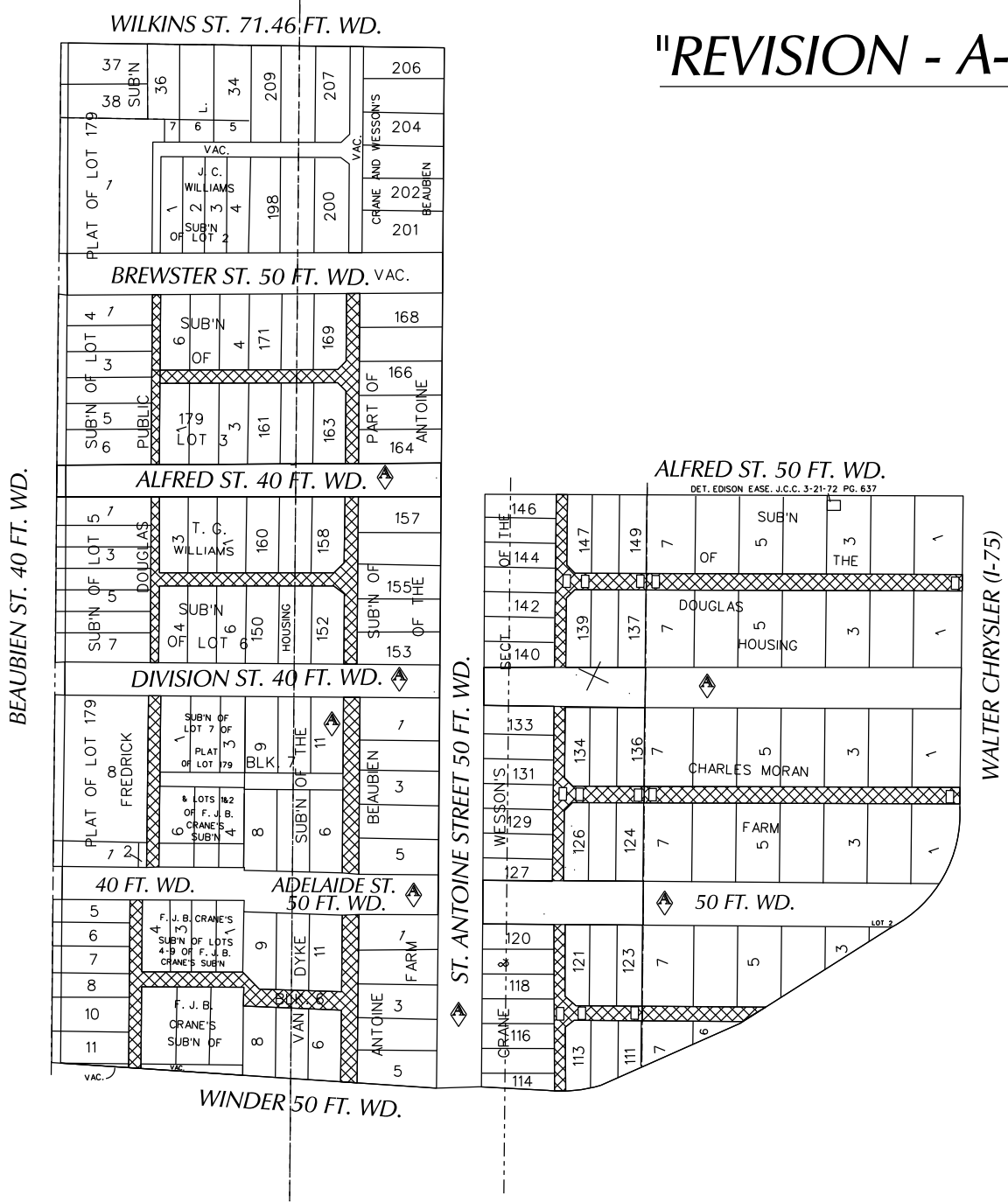
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"REVISION - A-"



- OUTRIGHT VACATION

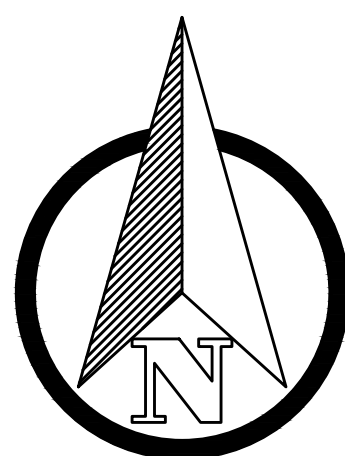
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REVISIONS					
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DATE	04-23-19	APPROVED			

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CITY OF DETROIT CITY ENGINEERING DIVISION SURVEY BUREAU	
JOB NO.	01-01
DRWG. NO.	X 727



X	SHEET TITLE LINE 2 LINE 3 LINE 4 LINE 5	PROJECT TITLE LINE 2 ADDRESS LINE 4 LINE 5	PREPARED FOR CLIENT NAME AND/OR CLIENT LOGO LINE 4 CLIENT ADDRESS LINE 6		65 CADILLAC SQUARE SUITE 110 DETROIT MI 48226 TEL: 313.961.9500 FAX: 313.961.9509 PROJECT DATE: XXXXXXXX DRAWN BY: XXX CHECKED BY: XXX	NO.	DATE	BY	DESCRIPTION
	X								



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: September 12, 2019

RE: Petition No. 727
Request Outright Vacation Of All Alleys And Street In The Area Bounded By
Wilkins Street, St Antone Street, Alfred Street, Walter P. Chrysler Freeway (I-75)
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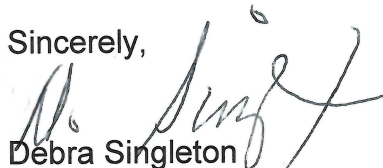
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Engineer Permits Section

DS/MS/gl
Attachments
CC::Mohamad Farhart, CSF

Michael E. Duggan, Mayor

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

NOTICE OF PROPOSED CHANGE IN PROPERTY

2nd Notice: 05/30/19

Date: 04/23/2019

Petition: x727

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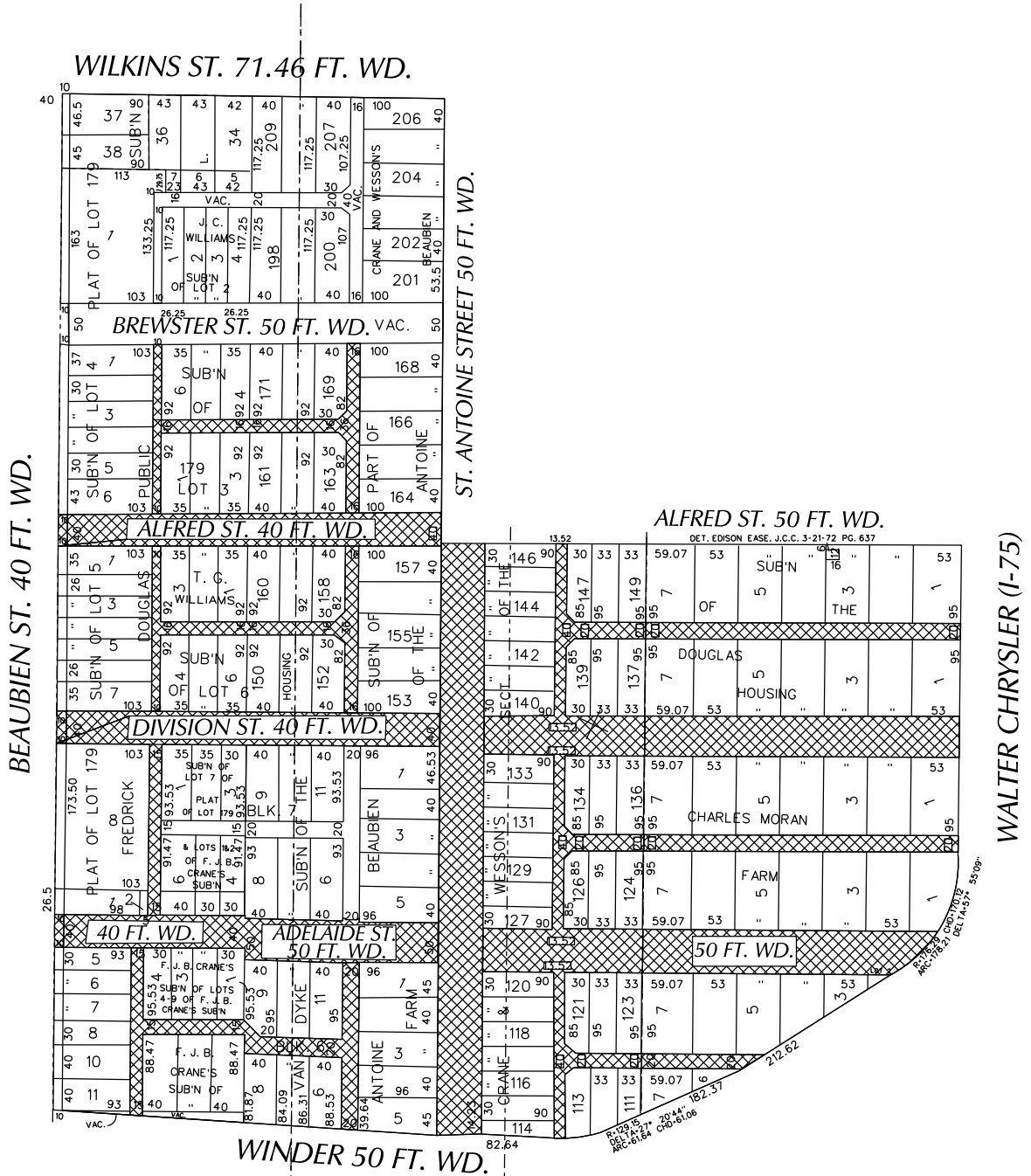
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- OUTRIGHT VACATION

(FOR OFFICE USE ONLY)

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REQUEST TO OUTRIGHT VACATE
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CITY OF DETROIT CITY ENGINEERING DIVISION SURVEY BUREAU	
JOB NO.	01-01
DRWG. NO.	X 727

Detroit Water & Sewerage Department
Provisions for Relocation Due to Vacation for Petition No. 727

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

Provided that the plans for the sewers 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 to issue permits for the construction of the sewers, 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 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 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 further

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

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

06/30/14

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

