



June 15, 2017

Honorable City Council:

RE: Petition No. 1240, Crossroads Consulting, request for the permanent closure of a public alley located adjacent to property at 634 Selden and runs perpendicular to Selden Avenue.

Petition No. 1240, Crossroads Consulting, request for the outright vacation of the north-south alley, 14.75 feet wide first west of Second Boulevard, 100 feet wide in the block of Selden Avenue, 100 feet wide, Alexandrine Avenue, 100 feet wide, Third Avenue, 70 feet wide, and Second Boulevard.

The petition was referred to the City Engineering Division – DPW for investigation (utility clearance) and report. This is our report.

The request is being made in order to facilitate the construction of a green alley. The green alley will serve as a greenway connection to an existing park. The alley closure is part of a larger development project in partnership with Midtown Detroit Inc.

The request was approved by the Solid Waste Division – DPW, and the Traffic Engineering Division – DPW. City Engineering – DPW has no objection provided the pavement at the alley opening is removed and new curb and sidewalk are built to City specifications. The DPW provision is part of the attached resolution.

The Detroit Water and Sewerage Department (DWSD) reports no objection if the petitioner agrees to relocate the sewers in accordance with the DWSD provisions for relocation at no cost to DWSD. The DWSD provisions are a part of the resolution.

Planning and Development Department (P&DD) reports involvement because the area is within the Willis-Selden Historic District. The petitioner will be required to obtain a Certificate of Appropriateness from the Historic District Commission with the proposed green alley and outdoor seating area included in the scope of work for the associated project. The P&DD provision is a part of the attached resolution.

DTE Energy- Electric reports involvement and estimates a cost \$171,570.00 for removal and/or rerouting of their services. A provision for DTE Energy is a part of the attached resolution.

All other city departments including Public Lighting Department, the Public Lighting Authority and the Great Lakes Water Authority report no involvement or no objections to the proposed outright vacations.



All other utilities have reported no objections to the vacations and provisions for all utility relocations have been made a part of the attached resolution.

I am recommending adoption of the attached resolution.

Respectfully submitted,

Richard Doherty, P. E., City Engineer
City Engineering Division – DPW

JMK/

Cc: Ron Brundidge, Director – DPW
Mayor's Office – City Council Liaison

BY COUNCIL MEMBER _____

RESOLVED, that all of the north-south alley, 14.75 feet wide first west of Second Boulevard, 100 feet wide in the block of Selden Avenue, 100 feet wide, Alexandrine Avenue, 100 feet wide, Third Avenue, 70 feet wide, and Second Boulevard and further described as lying easterly of and adjoining the easterly line of Lot 20, Block 94 "Subdivision of part of the Cass Farm" as recorded in Liber 1, Pages 175-177; also lying westerly of and adjoining the westerly line of Lots A, B, C, D, E, and F "Subdivision of Lots 17, 18, and 19, Block 94 Cass Farm" as recorded in Liber 4, Page 11 of Plats, Wayne County Records.

Be and the same is hereby vacated (outright) as public right-of-way to become part and parcel of the abutting property, subject to the following provisions:

PROVIDED, that petitioner/property owner make satisfactory arrangements with any and all utility companies for cost and arrangements for the removing and/or relocating of the utility companies and city departments services or granting of easements if necessary, and further

PROVIDED, that the petitioner obtain a Certificate of Appropriateness from the Historic District Commission for entire development project, and further

PROVIDED, that the petitioner remove the paved alley return and construct sidewalk and curb built to City standards and specifications, with the work being done under permit from City Engineering-DPW, and further

PROVIDED, that the petitioner contact DTE Energy to make arrangements for removing and/or rerouting their electric services. The estimated cost is 171,570.00 dollars, and further

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

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 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; and further

PROVIDED, that any construction in the public rights-of-way such as removal and construction of new driveways, curbs and sidewalks shall be done under city permit and inspection according to City Engineering Division – DPW specifications with all costs borne by the abutting owner(s), their heir or assigns; and further

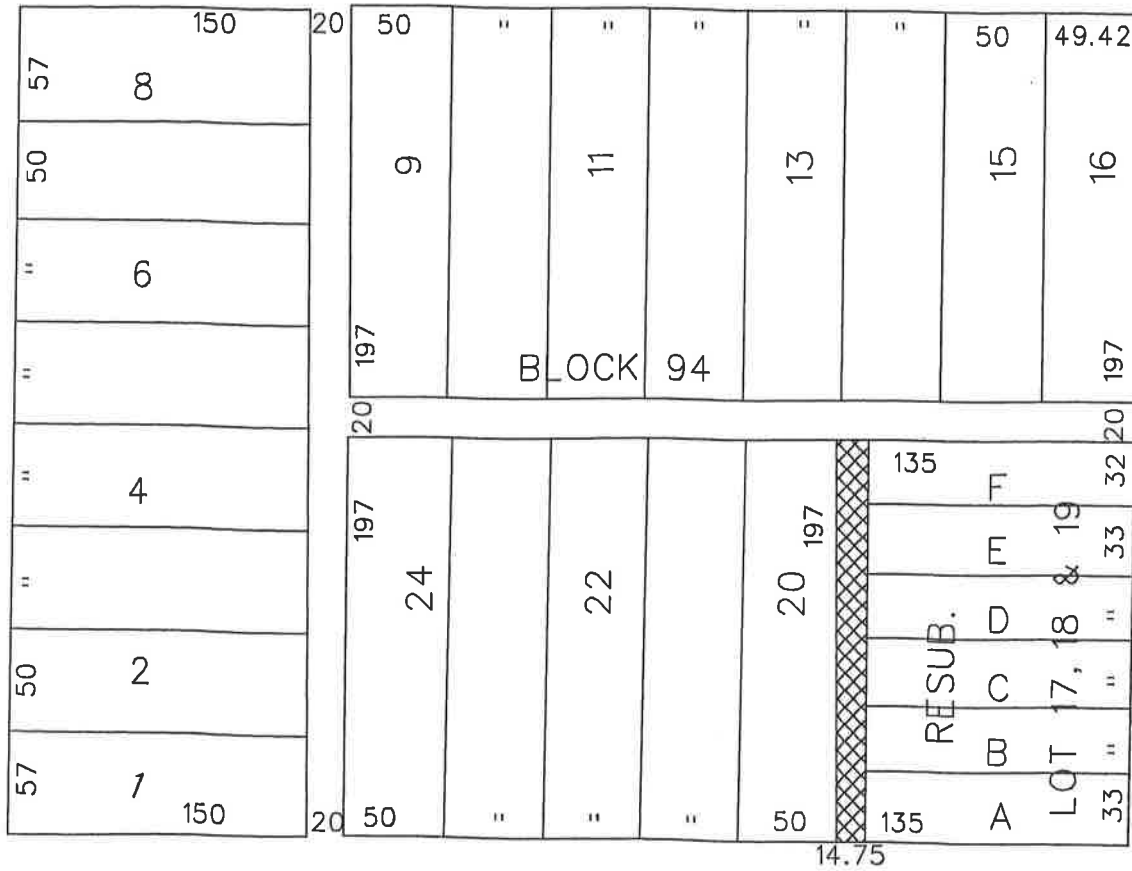
PROVIDED, That the City Clerk shall within 30 days record a certified copy of this resolution with the Wayne County Register of Deeds.

PETITION NO. 1240
 CROSSROADS CONSULTING
 155 WEST CONGRESS ST., SUITE 300
 DETROIT, MICHIGAN 48226
 C/O CHRIS KELLY
 PHONE NO. 214 316-8631



ALEXANDRINE AVE. 100 FT. WD.

THIRD AVE. 70 FT. WD.



SECOND BLVD. 100 FT. WD.

SELDEN AVE. 100 FT. WD.



- OUTRIGHT VACATION

(FOR OFFICE USE ONLY)

CARTO 29 B

B					
A					
DESCRIPTION	DRWN	CHKD	APPD	DATE	
REVISIONS					
DRAWN BY	CHECKED				
DATE	APPROVED				
08-12-16					

**REQUEST TO OUTRIGHT VACATE
 THE NORTH/SOUTH PUBLIC ALLEY
 14.75 FT. WD.
 IN THE BLOCK BOUND BY
 SELDEN, THIRD, ALEXANDRINE AVE.
 AND SECOND BLVD.**

CITY OF DETROIT	
CITY ENGINEERING DEPARTMENT	
SURVEY BUREAU	
JOB NO.	01-01
DRWG. NO.	X 1240