

City of Detroit
Inter-Departmental Communication

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

FROM: Syed Ali, P.E., Permit Engineering Manager
Detroit Water and Sewerage Department (DWSD)

DATE: July 15, 2020

RE: Petition No.1282
Requested Encroachment Into The Right Of Way Within The Block Bounded By
Woodward Ave., Grand River, Farmer Street, And Gratiot Ave.

The subject petition has been reviewed by this office. With regard to DWSD's interests, our comments are as follows:

- Our records indicate there are a water main and sewers in the right of ways near the requested areas of encroachment. DWSD has no objections to the requested encroachments provided that the attached Provisions for Encroachment are strictly followed.

If you have any questions, please call me at (313) 267-1333 (email: Syed.Ali@Detroitmi.gov) or Mohammad Fa Siddique at (313) 964-9245.

Sincerely,



Syed Ali, P.E.
Permit Engineering Manager

SA/MS/gl
Attachments
CC: Lisa Wallick (DWSD)

Michael Duggan, Mayor

City of Detroit
City Engineering Division, Department of Public Works
Maps and Records Bureau

NOTICE OF PROPOSED CHANGE IN PROPERTY

Date: _____

Petition: _____

- | | |
|---|---|
| <input type="checkbox"/> AT&T Telecommunication | |
| <input type="checkbox"/> Comcast Television (CATV) | <input type="checkbox"/> Berm Use |
| <input type="checkbox"/> Detroit Edison (DTE) | |
| <input type="checkbox"/> Fire Department | <input type="checkbox"/> Conversion to Easement |
| <input type="checkbox"/> Great Lakes Water Authority | |
| <input type="checkbox"/> Land Bank Authority | <input type="checkbox"/> Dedication |
| <input type="checkbox"/> Michcon (DTE) | |
| <input type="checkbox"/> Planning & Development Department | <input type="checkbox"/> Encroachment |
| <input type="checkbox"/> Public Lighting Authority | |
| <input type="checkbox"/> Public Lighting Department | <input type="checkbox"/> Outright Vacation |
| <input type="checkbox"/> Police Department | |
| <input type="checkbox"/> Solid Waste Division, DPW | <input type="checkbox"/> Temporary Closing |
| <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"/> Detroit Thermal | |
| <input type="checkbox"/> International Transmission Company (ITC) | |

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). If a response is not received after a second notice of proposed change has been issued DPW will make the determination to move forward with the petition.

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 no objections to the property change.
- Involved; objection to the property change.
- Involved; the nature of our services and the estimated costs of removing and/or rerouting such services are:

Objections, Please leave a brief explanation for any objection or the nature of an estimated cost:

(Utility or City Department)

By

Title

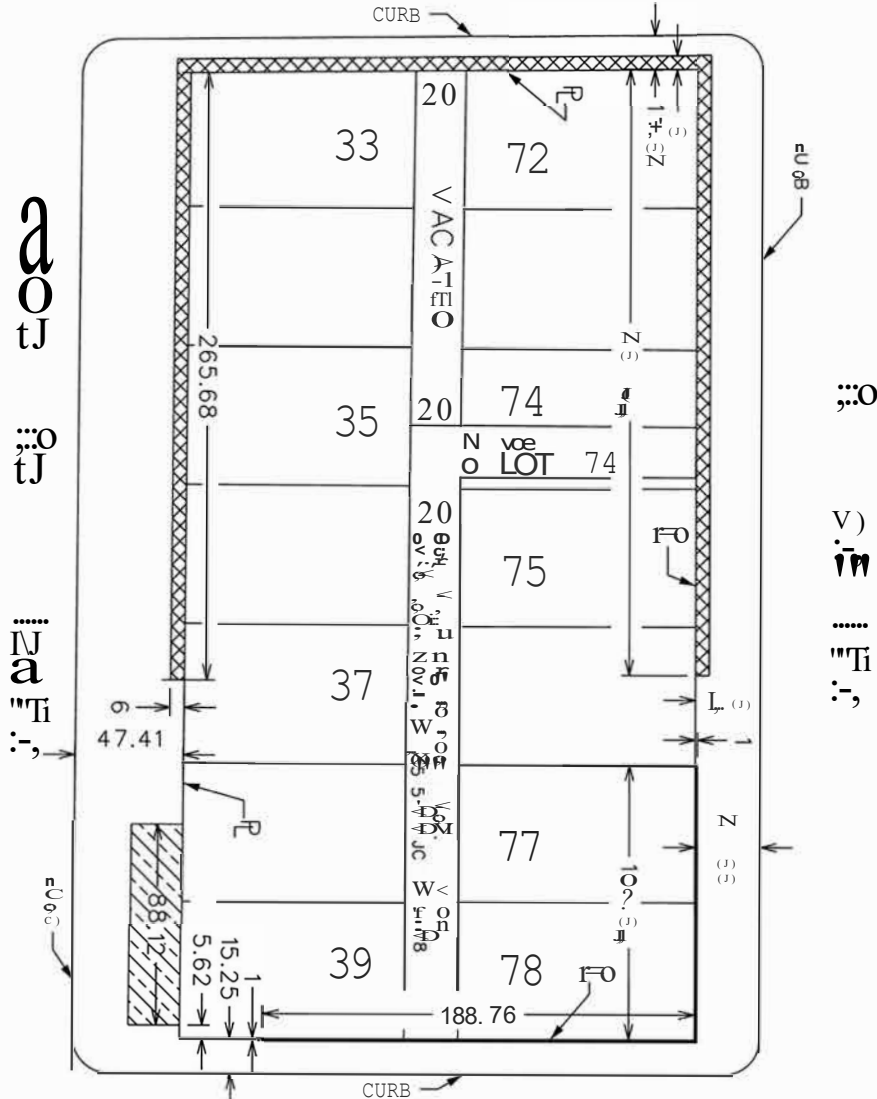
Date

Area code – Telephone number

PETITION NO.
 C/O GIFFELS WEBSTER
 28 W. ADAMS SUITE 1200
 DETROIT MICHIGAN 48226
 MICHAEL MARKS
 PHONE NO. (313) 962-4442



GRAND RIVER AVE. 60 FT. WO.



GRATIOT AVE. 60 FT. WO.

- (EVENT TERRACE) ABOVE GRADE BUILDING ENCROACHMENT FROM 19' TO 186' ABOVE FINISHED GRADE.
- (OVERHANGS) ABOVE GRADE BUILDING ENCROACHMENT FROM 19.5' TO 140' ABOVE FINISHED GRADE.
- (CANOPY) ABOVE GRADE BUILDING ENCROACHMENT FROM 15' TO 24' ABOVE FINISHED GRADE.

(FOR OFFICE USE ONLY)

CARTO28A

B					
A					
DESCR.IPTION	QWN	CHIO	APPD	DATE	
REVISIONS					
DRAWN BY	SA	CHECKED	KSM		
DATE	05-27-20	APPR.OVHD	JD		

REQUEST ENCROACHMENT
 INTO THE RIGHTS-OF-WAY WITHIN THE
 BLOCK BOUNDED BY
 WOODWARD AVE., GRAND RIVER AVE.,
 FARMER ST. AND GRATIOT AVE.

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

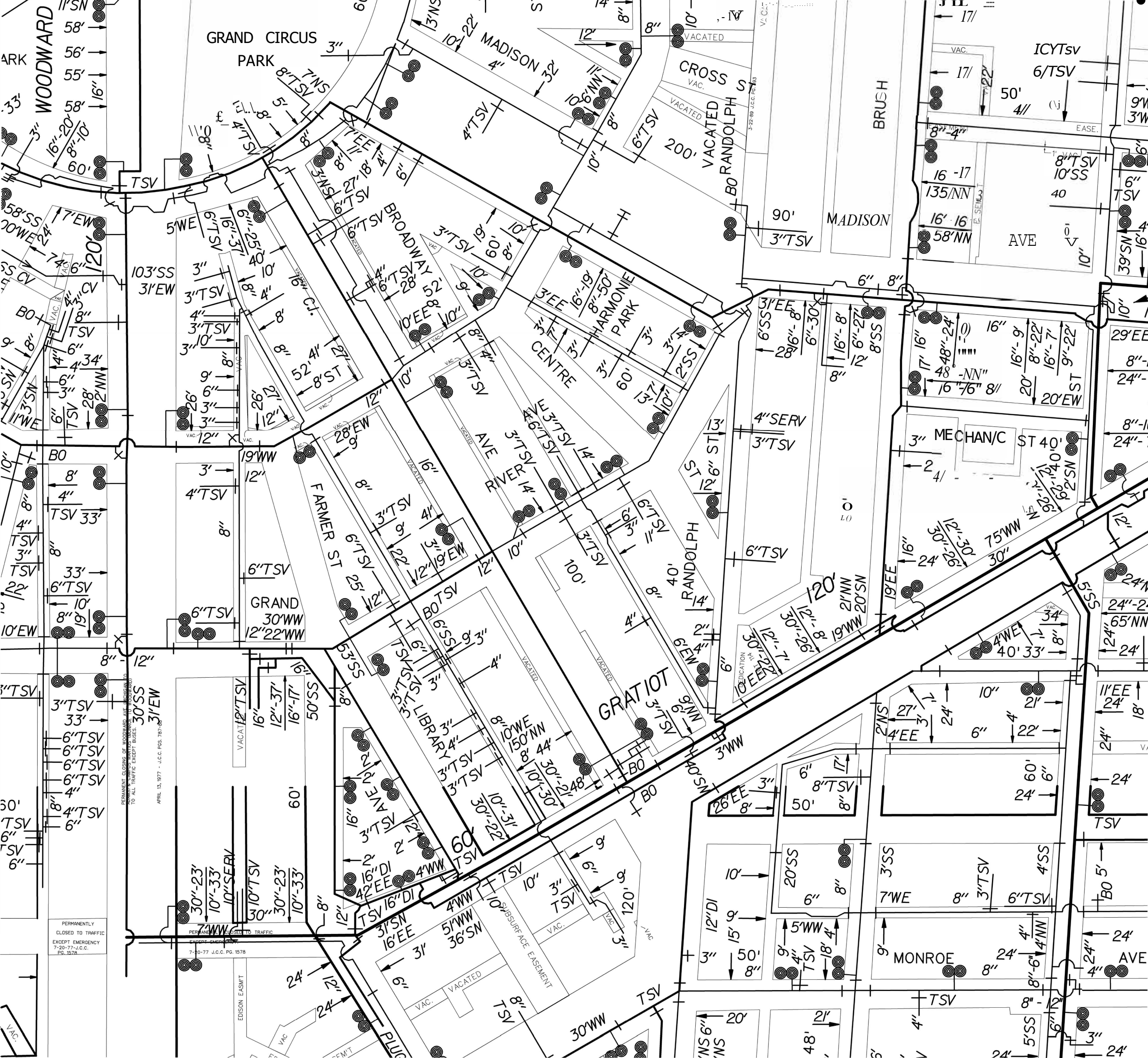
PROVISIONS FOR ENCROACHMENT

We will agree to the proposed encroachment subject to the fulfilling of the following provisions:

1. Detroit Water and Sewerage Department forces shall have free and easy access to the water main and/or sewer facilities at all times to permit proper operation, maintenance and if required, alteration or repair of the water main and/or sewer facilities. Free and easy access shall mean that structures or materials stored on the area of encroachment shall not hinder the movement of maintenance equipment.
2. Should the water main and/or sewer facilities be broken or damaged as a result of any action on the part of the petitioner or assigns, then in such event the petitioner or assigns shall be liable for all costs incident to the repair of such broken or damaged water main and appurtenances, and waives all claims for damages.

These provisions must be made a part of the City Council's Resolution granting the encroachment of the subject street.

June 10, 1995



PERMANENT CLOSING OF WOODWARD AVE. IN CONNECTION TO ALL TRAFFIC EXCEPT BUSES.
APRIL 13, 1977 - J.C.C. PGS. 787-807

PERMANENTLY CLOSED TO TRAFFIC EXCEPT EMERGENCY
7-20-77-J.C.C.
PG. 1578

PERMANENTLY CLOSED TO TRAFFIC EXCEPT EMERGENCY
7-20-77 J.C.C. PG. 1578

EDISON EASMT

VAC. VACATED

SUBSURFACE EASEMENT

INDICATION

MONROE

AVE

Janice M. Winfrey
City Clerk

City of Detroit
OFFICE OF THE CITY CLERK

Andre P. Gilbert II
Deputy City Clerk

DEPARTMENTAL REFERENCE COMMUNICATION

Friday, June 5, 2020

To: The Department or Commission Listed Below

From: Janice M. Winfrey, Detroit City Clerk

The following petition is herewith referred to you for report and recommendation to the City Council.

In accordance with that body's directive, kindly return the same with your report in duplicate within four (4) weeks.

PLANNING AND DEVELOPMENT DEPARTMENT
DPW - CITY ENGINEERING DIVISION

1282 *Hudson Real Property LLC request for encroachment into Woodward Ave. Grand River Ave. and Farmer St. for above-grade structural features.*



CITY OF DETROIT
DEPARTMENT OF PUBLIC WORKS
CITY ENGINEERING DIVISION

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVE. SUITE 601
DETROIT, MICHIGAN 48226
PHONE (313) 224-3949 • TTY:711
FAX (313) 224-3471
WWW.DETROITMI.GOV

To: Clerk's Office
From: The Department of Public Works
City Engineering Division
MapsandRecordsBureau@DetroitMI.Gov
(313) 224-3970

Petitioner:
Hudson Real Property LLC
Represented by Giffels Webster
28 West Adams Avenue, Suite 1200, Detroit, MI 48226
313-962-4442

On behalf of the above mentioned petitioner the Department of Public Works: City Engineering Division is submitting a petition request for the below mentioned action. The petitioner has received a project consultation from the Department of Public Works: City Engineering Division and has been advised the following:

Type of action recommended:

Petition for encroachment into Woodward Avenue, Grand River Avenue, and Farmer Street for above-grade structural features which include an event terrace, architectural overhangs, and a front entrance canopy.

Based on the scope of the project the following requirements have been outlined:

- No further requirements noted.

Sincerely,

Jered Dean
Manager I
Maps and Records Bureau

giffels: webster

HAND DELIVER

March 18, 2020

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

RE: Giffels Webster- Request to encroach into the rights-of-way within the block bounded by Woodward Ave (120 feet wide), E. Grand River (60 feet wide), Farmer Street (71 feet wide), and Gratiot Ave (60 feet wide) in the city of Detroit.

Giffels Webster, 28 W. Adams, Suite 1200, Detroit, Michigan 48226 on behalf of Hudson Real Property LLC, 630 Woodward Ave., Detroit, Michigan, 48226 respectfully requests to encroach the following portions of the City of Detroit Rights-of-Way for the proposed Hudson's site development:

- Various above grade encroachments into the adjacent rights-of-way to allow for building canopies and overhangs.
- An at grade encroachment into the adjacent rights-of-way for streetscape elements. Included within this encroachment would be a 10-foot clear pedestrian accessway on Woodward Avenue, Farmer Street and Gratiot Avenue. A six-foot clear pedestrian accessway would be maintained on E. Grand River.
- An indemnification agreement with the City Engineering Department indemnification for maintenance of non-standard items in the adjacent rights-of-way such as pavers, benches, bollards, trench drains, tree grates and other streetscape elements.

These encroachments will not impede pedestrian or vehicular traffic. They will also not interfere with the maintenance of the public rights-of-way, including utilities and Fire Department access. A drawing of the proposed encroachment locations is attached. In addition to the encroachments we are requesting to transfer ownership of all existing easements for this property. A transfer sketch is also attached.

If you should have any questions, please do not hesitate to contact me at (P) 313.962.4442 (M) 313.980.1469 or mmarks@giffelswebster.com.

Respectfully,

 /4ve.-

Michael Marks P.E.,
Partner
Giffels Webster

attachments

2020-06-05

1282

1282 *Hudson Real Property LLC request
for encroachment into Woodward Ave.
Grand River Ave. and Farmer St. for
above-grade structural features.*

REFERRED TO THE FOLLOWING DEPARTMENT(S)

PLANNING AND DEVELOPMENT DEPARTMENT
DPW - CITY ENGINEERING DIVISION