

# City of Detroit

Janice M. Winfrey  
City Clerk

OFFICE OF THE CITY CLERK

Andre P. Gilbert II  
Deputy City Clerk

## DEPARTMENT PETITION REFERENCE COMMUNICATION

*To: The Department or Commission Listed Below*

*From: Janice M Winfrey, Detroit City Clerk*

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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.

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Petition No.	2023-299
Name of Petitioner	Bruno Vanzieleghem
Description of Petition	Petition to encroach into West Warren Avenue, adjacent to the property commonly known as 5001 West Grand River Avenue, for the purpose of installing an ADA ramp. Additionally, to vacate with reserve of a utility easement that part of 17th Street between West Warren Avenue and Grand River Avenue.”
Type of Petition	<b>Alley Vacation/Encroachment/Utility Vacation:</b>
Submission Date	08/25/2023
Concerned Departments	Department of Public Works, Planning and Development Department, City Engineering Division
Petitioner Contact	Bruno Vanzieleghem  5001 Grand River Avenue Detroit, MI 48208



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  
WWW.DETROITMI.GOV

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

Petitioner:  
Bruno Vanzieleghem  
5001 Grand River Avenue  
Detroit, MI, 48208

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 to encroach into West Warren Avenue, adjacent to the property commonly known as 5001 West Grand River Avenue, for the purpose of installing an ADA ramp. Additionally, to vacate with reserve of a utility easement that part of 17<sup>th</sup> Street between West Warren Avenue and Grand River Avenue.

Jered Dean  
Manager II  
Department of Public Works  
City Engineering Division  
313-224-3985

## Letter of Intent

**Petitioner:**

Bruno Vanzieleghem  
5001 Grand River Ave  
Detroit, MI 48208  
[brunovz@gmail.com](mailto:brunovz@gmail.com)  
734-355-3362

**To:**

City of Detroit

**Re:** petition for vacation of right-of-way

I am petitioning the City to vacate the lot immediately to the west of the property at 5001 Grand River Avenue. The lot is currently listed in City records as 17<sup>th</sup> Street, but it is separated from 17<sup>th</sup> Street and bounded on all sides: the south side is bounded by the sidewalk along W Warren Avenue, the east side is bounded by the building at 5001 Grand River Avenue, and the north and west sides are bounded by elevated train tracks. The lot is intended to be used for parking by tenants renting space in the building at 5001 Grand River Avenue, and there is an existing curb cut in the sidewalk along W Warren Avenue allowing vehicular access to the lot. A chain link fence with a gate was erected along the edge of the W Warren Avenue sidewalk, separating the lot from the sidewalk.

## Letter of Intent

**Petitioner:**

Bruno Vanzieleghem  
5001 Grand River Ave  
Detroit, MI 48208  
[brunovz@gmail.com](mailto:brunovz@gmail.com)  
734-355-3362

**To:**

City of Detroit

**Re:** petition for encroachment into the right-of-way

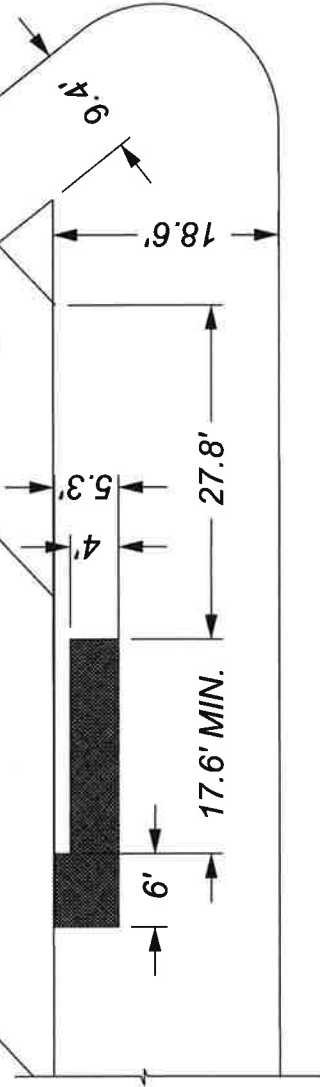
I am petitioning the City for permission to install an ADA-compliant ramp that encroaches into the right of way along the south side of the building at 5001 Grand River Avenue. The building has two existing entrances – one at the corner of Grand River Ave and W Warren Ave, one on the south side on W Warren Ave – but both are significantly above grade and so do not meet accessibility requirements. I propose to install a ramp to access the south entrance on W Warren Avenue. The ramp will be a steel structure, anchored to the existing sidewalk with expansion bolts, designed and built to meet ADA and Code requirements for accessibility. The sidewalk along W Warren Avenue adjacent to the building is approximately eighteen and a half feet (18.5') wide, and the ramp structure will project less than five and a half feet (5.5') from the building face, leaving more than thirteen feet (13') of unobstructed sidewalk width.

MAP-23-62

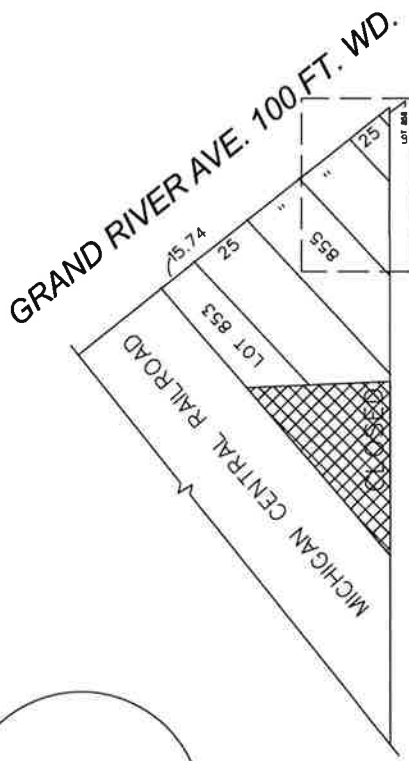
855  
25

GRAND RIVER AVE. 100 FT. WD.

5001 GRAND RIVER



WEST WARREN AVE. 100 FT. WD.



WEST WARREN AVE. 100 FT. WD.

■ - ENCROACHMENT  
(FOR ADA-COMPLIANT RAMP)

(FOR OFFICE USE ONLY)

CARTO 20 A

DESCRIPTION	DRAWN	CHECKED	APPD.	DATE
REVISIONS				
DRAWN BY	LC	CHECKED	AP	
DATE	5-4-2023	APPROVED	JD	

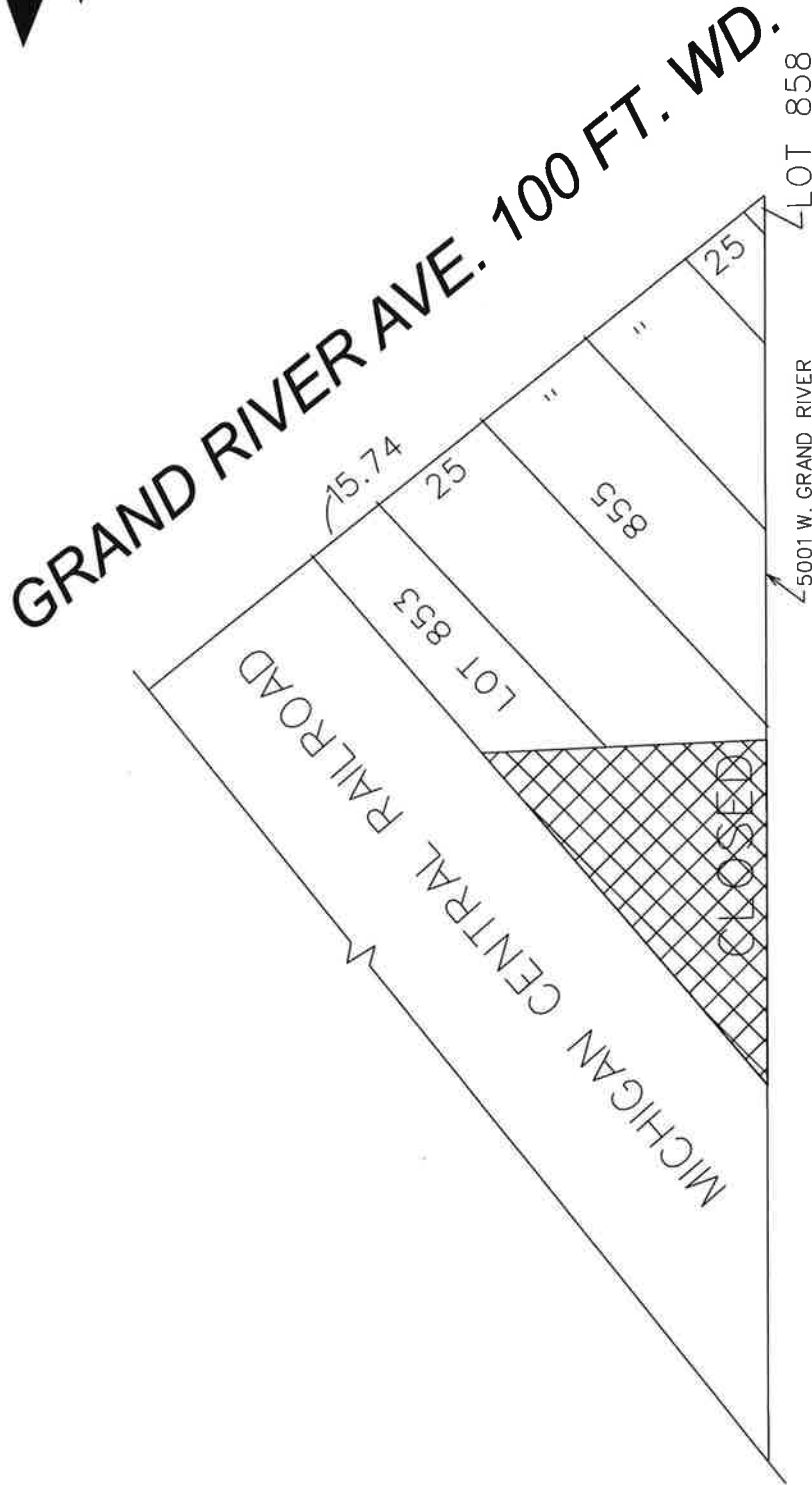
REQUEST ENCROACHMENT  
INTO W. WARREN AVE.  
FOR ADA-COMPLIANT RAMP

CITY OF DETROIT  
CITY ENGINEERING DIVISION  
SURVEY BUREAU

JOB NO. 23-62

DRWG. NO.

MAP-23-63



**WEST WARREN AVE. 70 FT. WD.**



- VACATE TO UTILITY EASEMENT

(FOR OFFICE USE ONLY)

CARTO 20 A

B							
A	DESCRIPTION	DRAWN	CHKD	APPD	DATE		
	REVISIONS						
	DRAWN BY	LC	CHKCKED	AP			
	DATE	5-3-2023	APPROVED	JD			

**REQUEST VACATION TO UTILITY EASEMENT  
OF LOT WEST OF 5001 GRAND RIVER  
ADJACENT TO W. WARREN AVE.**

**CITY OF DETROIT**  
CITY ENGINEERING DIVISION  
SURVEY BUREAU

JOB NO. 23-63

DRWG. NO.

# GRAND ON RIVER - NEW ADA RAMP

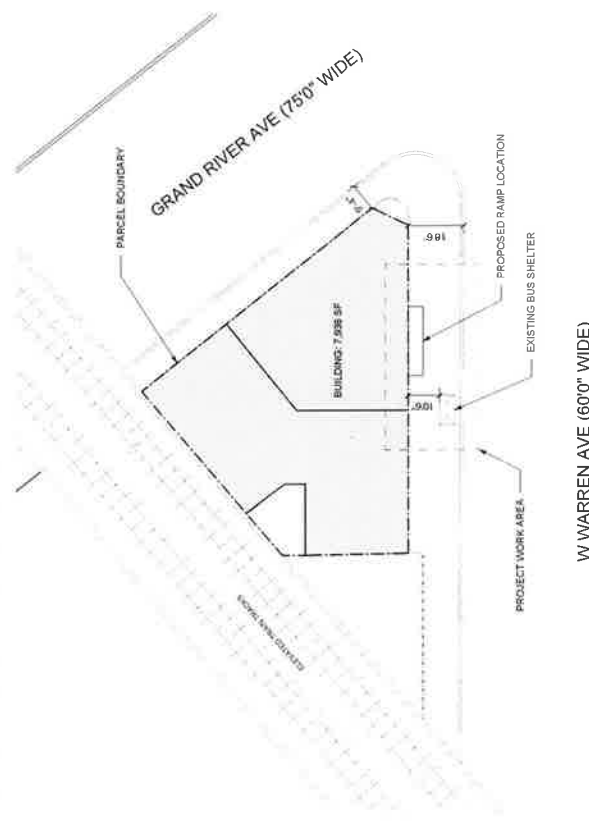
**PROJECT DESCRIPTION**  
 PROVIDE A NEW ADA-COMPLIANT RAMP TO ACCESS BUILDING ENTRANCE

PROJECT INFORMATION	
OWNER	BRUNO VANZIELECHEM
ADDRESS	5001 GRAND RIVER AVE DETROIT, MI, 48208
PARCEL ID	10005646
ZONING	M4
ZONING OVERLAY	GATEWAY RADIAL THOROUGHFARE (GRAND RIVER AVE)
LOT AREA	0.16 AC
BUILDING AREA	7,538 SF

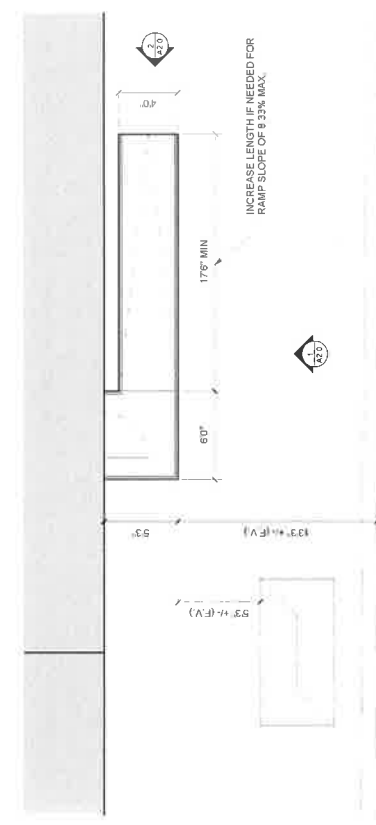
**APPLICABLE CODES**  
 PERFORM ALL WORK IN ACCORDANCE WITH BUILDING CODES, LAWS AND ORDINANCES HAVING JURISDICTION ON THE PROJECT, INCLUDING BUT NOT LIMITED TO:  
 2015 MICHIGAN REHABILITATION CODE FOR EXISTING BUILDINGS  
 2015 MICHIGAN BUILDING CODE  
 2009 MICHIGAN BARRIER FREE CODE

**SCOPE OF WORK**  
 FABRICATE AND INSTALL A STEEL RAMP ALONG THE SOUTH SIDE OF THE BUILDING TO ACCESS THE ENTRANCE OFF W WARREN AVE. RAMP AND LANDING SHALL BE ADA COMPLIANT.

FOR REVIEW ONLY ■ NOT FOR CONSTRUCTION



**SITE PLAN**  
 SCALE 1" = 32'



**CONSTRUCTION PLAN**  
 SCALE 1" = 8'



**PROJECT TITLE:**  
 GRAND ON RIVER  
 - NEW ADA RAMP  
**LOCATION:**  
 5001 GRAND RIVER AVE  
 DETROIT, MI, 48208  
**DESIGNED BY:**  
 DRAWN BY: N. DOUD

ISSUE	DATE
SITE PLAN APPROVAL	05/01/23

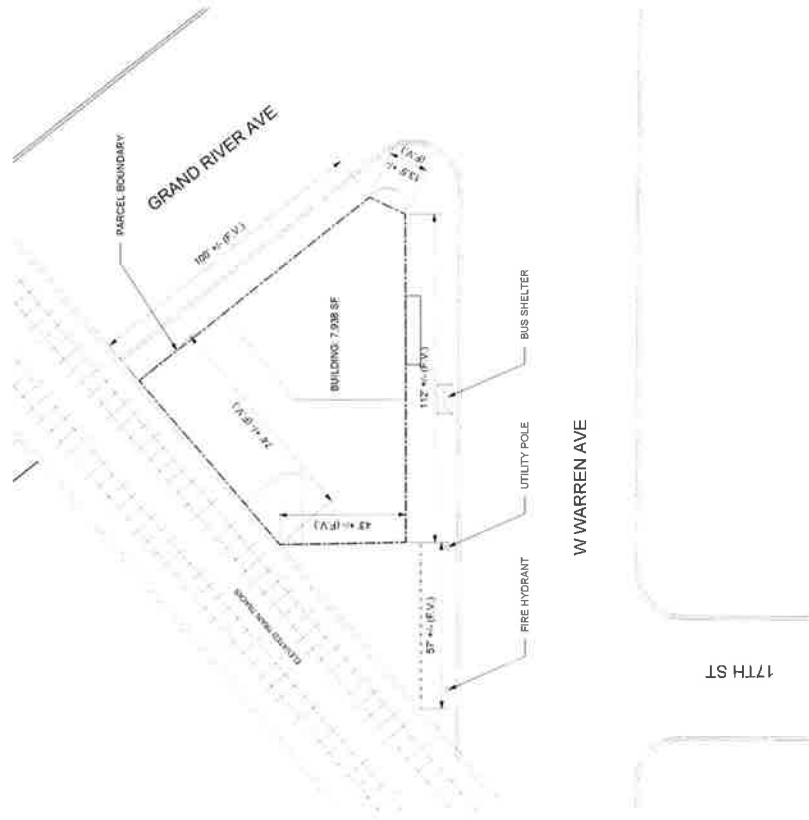
**SHEET TITLE**  
 SITE AND  
 CONSTRUCTION  
 PLANS

**SHEET**  
**A1.0**  
 NUMBER 1 OF 1

# GRAND ON RIVER

**PROJECT INFORMATION**

OWNER: BRUNO VANZIELEGHEM  
 ADDRESS: 5001 GRAND RIVER AVE, DETROIT, MI, 48208  
 PARCEL ID: 10000546  
 ZONING: M4  
 ZONING OVERLAY: GATEWAY RADIAL THOROUGHFARE (GRAND RIVER AVE)  
 LOT AREA: 0.164 AC  
 BUILDING AREA: 7,538 SF



**M SITE PLAN**  
 SCALE 1"=20'

**FOR REVIEW ONLY ■ NOT FOR CONSTRUCTION**



**DOUD DESIGNS**  
 7399 RIDGE LINE CIRCLE  
 DETROIT, MI 48130  
 (313) 724-5450



**PROJECT TITLE:**  
 GRAND ON RIVER

**LOCATION:**  
 5001 GRAND RIVER AVE  
 DETROIT, MI, 48208

**DESIGNED BY:**  
 DRAWN BY: N. DOUD

ISSUE	DATE
REVIEW	XXXXXX

**SHEET TITLE**  
 SITE PLAN

**SHEET**  
**S1.0**  
 NUMBER 1 OF 1