



Augst 29th, 2023

Mr. Jered Dean
City of Detroit Right of Way Management

Subject: Encroachment Request for La Joya Project 4000 Vernor Highway

Mr. Jered Dean,

We are writing to formally request your permission for encroachment regarding our project at 4000 Vernor Highway. As the listed property owner, we understand and respect the importance of adhering to property boundaries and regulations, and we are committed to ensuring that our proposed encroachment will be carried out in a responsible manner.

In this petition we are seeking your approval for the following:

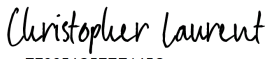
- 1.- Commercial Facade along main corridor (Vernor) has outswing doors (Qty. 4) that will encroach beyond the property line @ 12 inches.
- 2.- Frost footings will be installed in the concrete slabs beneath the sidewalk in front of each outswing door (Qty. 4) along Vernor and will encroach beyond the said property line of the property.
- 3.- New canopies (Qty. 4) above each outswing door along the Vernor Corridor Facade will encroach the public right of way.

As designed the canopies will serve as shade and protection from the elements (snow, ice, rain, etc.) for patrons and residents of La Joya. In addition, the canopies will reduce the amount of direct sunlight that impacts the building, thus reducing energy consumption. In closing, canopies offer a versatile solution combining functional benefits with visual commercial appeal. Frost footings were added in front of entries to retail spaces this will prevent sidewalk heaving and future repairs on public sidewalks.

We are fully committed to assuming all financial responsibilities associated with the encroachment, including any potential maintenance. Furthermore, we are open to discussing any terms or conditions you may have regarding the encroachment agreement. It is our intention to ensure that this arrangement is beneficial for all involved and that it does not disrupt the public right of way or inconvenience the community.

Please feel free to contact our Development Manager, Ed Potas, at epotas@cinnaire.com to address any questions you may have. Thank you for your attention to this matter.

Sincerely,

DocuSigned by:

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Christopher Laurent, President

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