

November 20th, 2023

Detroit City Council
1340 Coleman A. Young Municipal Center
Two Woodward Avenue
Detroit, Michigan 48226

Re: PETITION
of SDG Associates, LLC
for 5858 Plumer Street, Detroit, Michigan 48209
Petition for Right-of-Way Vacation

Dear Honorable Body:

On April 3rd, 2023, following the instructions of Jack D. McClellan (property owner), we submitted a petition for Vacation of a portion of the Right-of-Way on Plumer Street. During staff review a fence was identified as being in the dead-end portion of the Plumer Street Right-of-Way. Following discussions, on May 30th we filed a second petition for the Vacation of the dead-end of the Plumer Right-of-Way.

Recently, following their objections, we held discussions with the electric, gas and sewer utilities. Based on these discussions we withdrew the second petition.

Instead, we are now filing a petition for an encroachment by the fence per the attached information.

Petitioner: SDG Associates, LLC at the address below.
Owner: Jack D. McClellan, 5860 Plumer Street, Michigan 48209
Property: 5858 Plumer Street, Michigan 48209
Right-of-Way: Plumer Street, Michigan 48209

This proposed changed petition is hereby submitted.

Sincerely,



GEOFFREY HARRISON

Principal

SDG Associates, LLC

Tel: 313 961-9000

Cell: 248 761-9965

E-mail: gharrison@sdg-ssoc.com

EXHIBIT

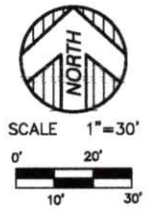
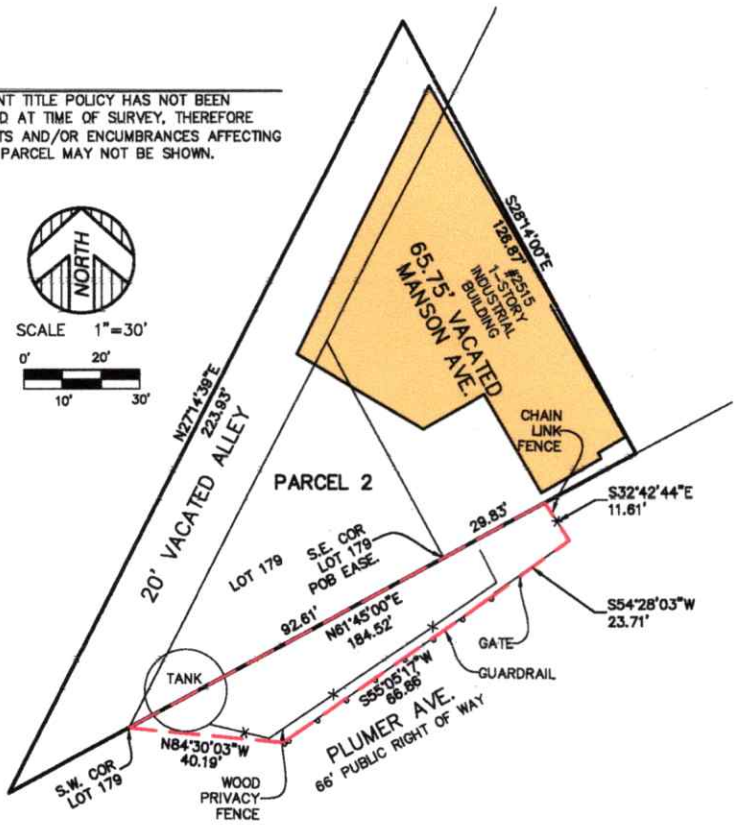
PROPERTY DESCRIPTION:

EASEMENT FOR FENCE: LOCATED WITHIN PLUMER AVENUE 66 FOOT RIGHT AWAY THE LAND SITUATED IN THE CITY OF DETROIT, COUNTY OF WAYNE, STATE OF MICHIGAN, IS DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 179 OF LEAVITT'S SUBDIVISION OF PART OF PRIVATE CLAIMS 574 AND 171; THENCE NORTH 81 DEGREES 45 MINUTES 00 SECONDS EAST ALONG THE NORTH RIGHT OF WAY LINE OF PLUMER AVENUE 29.83 FEET TO A CHAIN LINK FENCE; THENCE ALONG SAID CHAIN LINK FENCE SOUTH 32 DEGREES 42 MINUTES 44 SECONDS EAST 11.61 FEET TO A CORNER IN SAID CHAIN LINK FENCE; THENCE ALONG SAID CHAIN LINK FENCE SOUTH 54 DEGREES 28 MINUTES 03 SECONDS WEST 23.71 FEET TO A GUARDRAIL; THENCE ALONG SAID GUARDRAIL SOUTH 55 DEGREES 05 MINUTES 17 SECONDS WEST 66.86 FEET TO THE END OF SAID GUARDRAIL; THENCE ALONG A LINE TANGENT TO AN EXISTING STEEL TANK NORTH 84 DEGREES 30 MINUTES 03 SECONDS WEST 40.19 FEET TO THE SOUTHWEST CORNER OF LOT 179 OF LEAVITT'S SUBDIVISION OF PART OF PRIVATE CLAIMS 574 AND 171; THENCE NORTH 61 DEGREES 45 MINUTES 00 SECONDS EAST ALONG THE NORTH RIGHT OF WAY LINE OF PLUMER AVENUE 92.61 FEET TO THE POINT OF BEGINNING.

NOTE:

A CURRENT TITLE POLICY HAS NOT BEEN FURNISHED AT TIME OF SURVEY, THEREFORE EASEMENTS AND/OR ENCUMBRANCES AFFECTING SUBJECT PARCEL MAY NOT BE SHOWN.



KEM-TEC PROFESSIONAL ENGINEERING, SURVEYING & ENVIRONMENTAL SERVICES
 A GROUP OF COMPANIES

Eastpointe (800) 295.7222 FAX: (588) 772.4048	Detroit (313) 758.0877 FAX: (588) 772.4048	Ann Arbor (734) 994.0888 FAX: (734) 994.0887	Grand Blanc (888) 694.0001 FAX: (810) 694.9995
--	---	---	---

www.kemtecagroupofcompanies.com

PREPARED FOR: JC BEAL CONSTRUCTION, LLC.

FIELD SURVEY: N/A	DATE: NOVEMBER 22, 2023
DRAWN BY: JDM	SHEET: 1 OF 1
SCALE: 1" = 30'	JOB NO.: 22-03245