



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

Petitioner:
Buildings, Safety Engineering, and Environmental Department
2 Woodward Ave, Suite 601
Detroit, MI 48226

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

The proposed project

includes the activation of an existing alleyway for the creation of shared public spaces to celebrate neighborhoods and promote the installation of art. The improvements noted within this submittal include the infrastructure elements to renew the alleys; making them accessible and safe for pedestrians.

The scope of work necessary for this project will include the following:

- Alley vegetation clearing and disposal of debris.
- Drainage improvements with the installation of new catch basins and adjusting existing manholes to grade.
- Removal and replacement of the existing alleyway with concrete pavement including decorative elements.
- Creation of two plaza spaces out of decorative colored concrete.
- Installation of a amphitheater-style seating created out of an earthen mound on the adjacent property owned by the Bailey Park non-profit.
- Installation of solar powered lighting.
- Installation of a DTE electrical service.
- Installation of a water service.

Type of action recommended:



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Raven Wright
Supervisor of Maps and Records
Department of Public Works
City Engineering Division
313-224-3985



February 20, 2024

Buildings, Safety Engineering, and Environmental Department
2 Woodward Ave, Suite 601
Detroit, MI 48226

Re: E-Plans Review for the Arts Alleys Project
Bailey Park Arts Alley

On behalf of the City of Detroit's Office of Art, Culture, and Entrepreneurship (ACE), OHM Advisors is submitting construction plans for review and approval by the various City Departments. The proposed project includes the activation of an existing alleyway for the creation of shared public spaces to celebrate neighborhoods and promote the installation of art. The improvements noted within this submittal include the infrastructure elements to renew the alleys; making them accessible and safe for pedestrians.

The scope of work necessary for this project will include the following:

- Alley vegetation clearing and disposal of debris.
- Drainage improvements with the installation of new catch basins and adjusting existing manholes to grade.
- Removal and replacement of the existing alleyway with concrete pavement including decorative elements.
- Creation of two plaza spaces out of decorative colored concrete.
- Installation of a amphitheater-style seating created out of an earthen mound on the adjacent property owned by the Bailey Park non-profit.
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- Installation of a water service.

Utility Easement Usage

In the early 2021, the existing public alley bounded by Charlevoix and Hunt Streets on the north/south and a residential alley to the west was vacated by request of the Bailey Park Non-profit, who owns & takes care of much of the adjacent property. Since that time, the alley ownership has reverted to adjacent private property owners. The property on the north, east and portions of the south are currently owner by the Bailey Non-profit. As part of the project design phase, ACE gained approval from the Bailey Park Non-profit as well as the adjacent property owners to implement the improvements in this project.

Throughout the alley, there are various locations where existing mature trees and/or utility poles affect the ability to install new concrete pavement. Through community engagement, it has been determined that the failed pavement in these areas should be replaced with turf grass or landscaping. To help ensure that utility companies have continued access through this space, a minimum pavement width of 15' will be maintained and the fencing will be held at the former property line.

This property will remain under private ownership under this arrangement. The improvements will be protected through the recoding of pedestrian ingress/egress easement. This will overlap the existing public utility easement which was recorded during the prior alley vacation.



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February 20, 2024
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Adjacent Improvements

The plans depict improvements on a number of adjacent properties. Specifically, there will be fencing improvements to better define the alleyway. In addition, two plazas will be constructed near the midpoint of the alley on Bailey Park Non-profit owned property to provide a performance space for residents.

Prior Development Team Meeting

This submission is a continuation of the process initiated last year that culminated in a Preliminary Plan Review meeting, held on November 20, 2023. The plans have included several changes from this initial plan set:

1. The proposed water service will no longer tap the water main within the alley, instead, per DWSD direction, it will tap off of the water main off of Hunt Street.
2. The existing failed concrete will be removed. As noted earlier, per resident feedback, a few small spaces on the edges will be retained as lawn or landscaping space. We note that this is not located above a DWSD sewer. Per direction received at the November 20, 2023, meeting, we understand this to be an allowable restoration given that the land is privately-owned. This green space will not be utilized for drainage as the proposed concrete alley will include catch basins to directly manage any runoff generated from the surface.

Questions and Review

The Arts Alley Projects are funded as part of the City of Detroit's ARPA Allotment which requires that the improvements are obligated no later than December 31, 2024. ACE appreciates any assistance in expediting reviews. If there are any questions, please contact me with any questions at 313-481-1253 or via e-mail at Zachary.hampton@ohm-advisors.com.

Sincerely,
OHM Advisors

Zachary Hampton, P.E.
Project Manager

cc: File



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