

Janice M. Winfrey
City Clerk

City of Detroit
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

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.

Petition No.	2024-234
Name of Petitioner	HM EM, LLC
Description of Petition	Please see request for installation of new stairs (four-riser, exterior stair, and landing) that will encroach into the Adelaide St. right-of-way. The proposed stairs will provide access to a new retail tenant within the building.
Type of Petition	Alley Vacation/ Encroachment/ Utility Vacation
Submission Date	7/10/2024
Concerned Departments	Department of Public Works, Planning and Development Department, City Engineering Department
Petitioner Contact	HM EM, LLC 1520 Adelaide St. Detroit, 48214



CITY OF DETROIT
DEPARTMENT OF PUBLIC WORKS

COLEMAN A. YOUNG MUNICIPAL CENTER

2 WOODWARD AVE. SUITE 601

DETROIT, MICHIGAN 48226

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

Petitioner:
HM EM, LLC
1520 Adelaide St.
Detroit, MI, 48214

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:

Type of action recommended:

Request for installation of new stairs (four-riser, exterior stair, and landing) that will encroach into the Adelaide St. right-of-way. The proposed stair will provide access to a new retail tenant within the building.

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



Thursday, April 25, 2024

Department of Public Works
City of Detroit
2 Woodward Ave #611
Detroit, MI 48226

RE: ROW Encroachment Letter of Intent
1520 Adelaide Street, Detroit, MI 48214
Reference Permit #: BLD2022- 06083

To Whom It May Concern:

Eastern Market Corporation, on behalf of the building owner, HM EM, LLC, are writing to express our intent to seek permission to install a four-riser, exterior stair, and landing that will encroach on the right of way at 1520 Adelaide Street. The proposed stair & landing will provide direct and convenient access to a new retail tenant suite within the building.

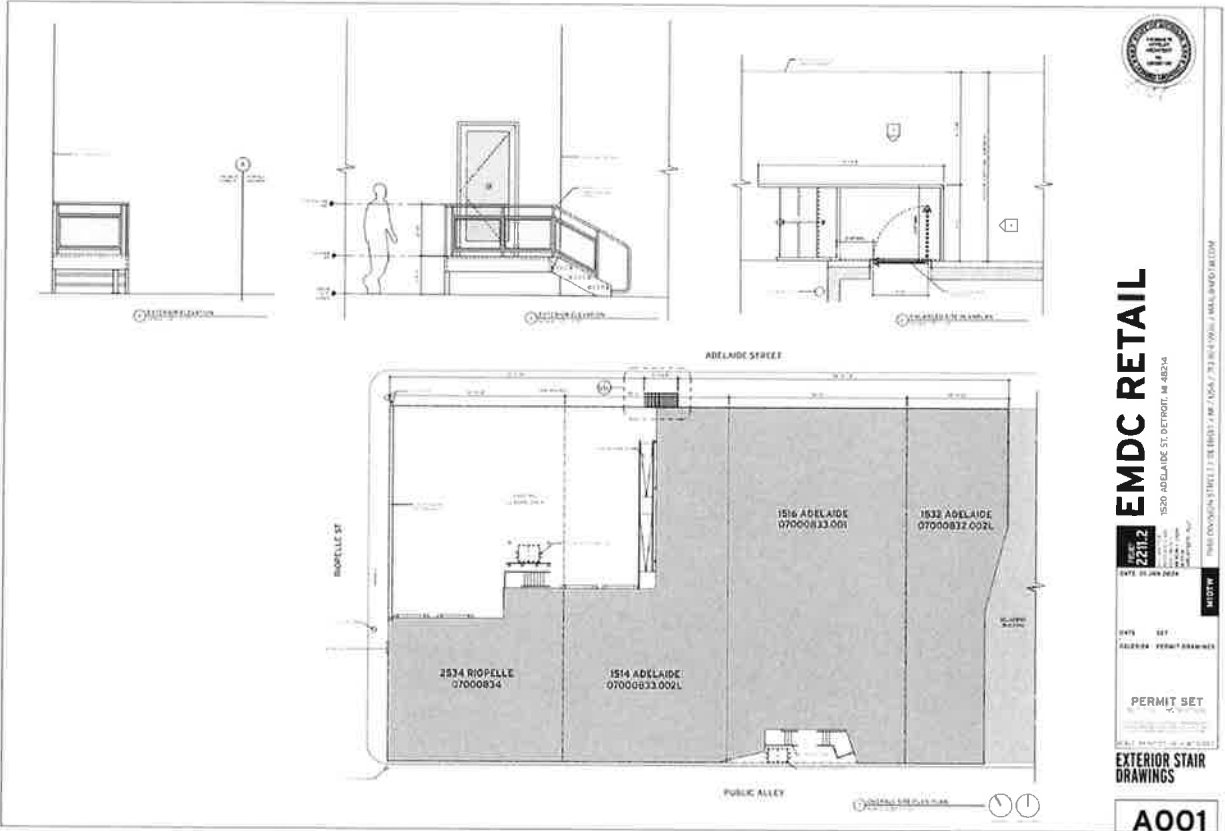
The proposed stair will be an above-grade structural encroachment attached to the building and secured to the sidewalk's surface. As designed, the stairs will not impede pedestrian or vehicular traffic, and mitigate the potential impact on the surrounding environment.

Thank you for considering our request.

Sincerely,

Sarah Pavelko
Eastern Market Corporation

Eastern Market Development Corporation
2934 Russell Street, Detroit, MI 48207
T 313.833.9300 | F 313.833.9309
www.easternmarket.com



EMDC RETAIL

1530 ADELAIDE ST. DETROIT, MI 48244

DATE: 02/04/2024
 PROJECT NO: 2211.2
 SHEET NO: 1 OF 1

DATE SET: 02/04/2024
 DESIGNER: PERMIT DRAWINGS

PERMIT SET

EXTERIOR STAIR DRAWINGS

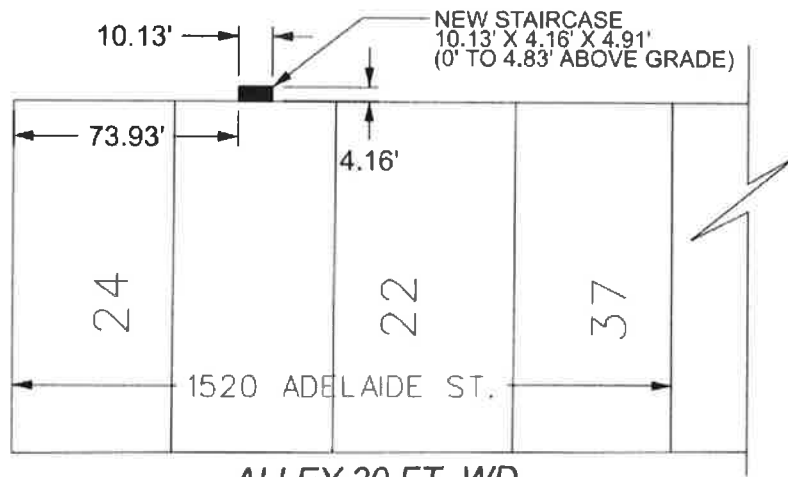
A001

MAP-24-83



ADELAIDE ST. 50 FT. WD.

RIOPELLE ST. 38.97 FT. WD.



NEW STAIRCASE
10.13' X 4.16' X 4.91'
(0' TO 4.83' ABOVE GRADE)

ALLEY 20 FT. WD.

DEDICATION
1/3/1874 JCC PG 690

 - REQUEST ENCROACHMENT
(FOR NEW STAIRCASE)

(FOR OFFICE USE ONLY)

CARTO 39 D

B					
A					
	DESCRIPTION	REVISED	APPD	DATE	
	REVISIONS				
	DRAWN BY	AP	CHECKED	LC	
	DATE	06-17-2024	APPROVED	RW	

**REQUEST ENCROACHMENT
INTO ADELAIDE ST.
AT 1520 ADELAIDE ST.**

CITY OF DETROIT
CITY ENGINEERING DIVISION
SURVEY BUREAU

JOB NO. 24-83

DRWG. NO.