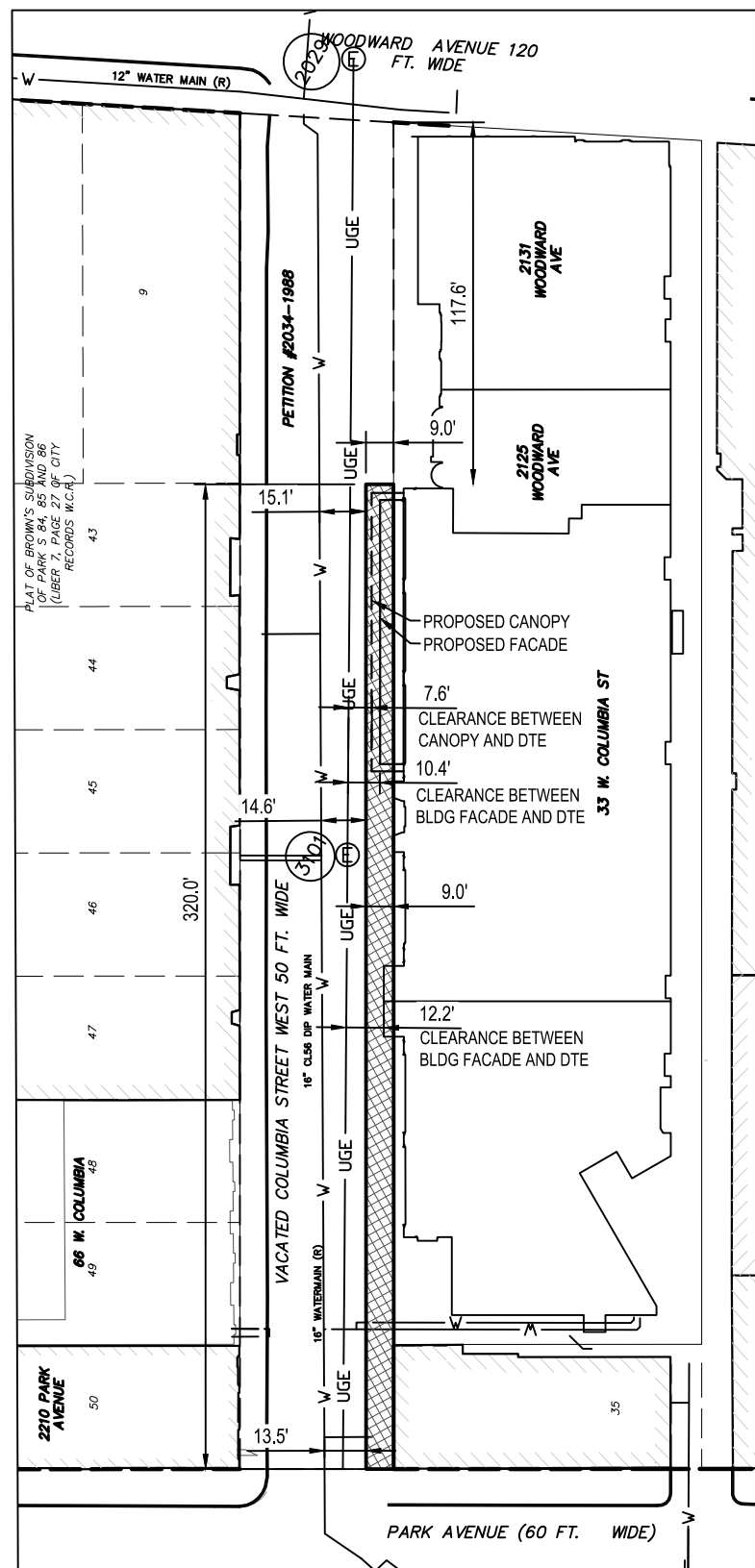


LOCATION MAP
(NOT TO SCALE)



33 W. Columbia - ZONING INFORMATION			
Zoning District:	B-5		
Proposed Use:	COMMERCIAL-IMPROVED, OFFICE BLDG-3 STORIES OR MORE		
MINIMUM LOT DIMENSIONS - Sec. 50-13-45			
	Required	Proposed	Notes
Area (Sq. Ft.)	7,000	65,471	Conforming
Width (Feet)	70	90	Conforming
MINIMUM SETBACKS - Sec. 50-13-62			
	Required (Min.)	Proposed (Min.)	Notes
Front	None	0	Conforming
Side	None	0	Conforming
Rear	None	0	Conforming
MAX. HEIGHT (FEET) - Sec. 50-13-45			
	Required	Proposed	Notes
Buildings	None	9 stories	Conforming
MAX. LOT COVERAGE Sec. 50-13-45			
	Required (Max.)	Proposed	Notes
Use	COMMERCIAL-IMPROVED, OFFICE BLDG-3 STORIES OR MORE	24.4%	Conforming (see calculation below)
PROPOSED LOT COVERAGE CALCULATIONS			
	Area (Sq. Ft.)	Percentage (%)	
Principal Structure	16000	24.4%	
Pavement	0	0.00%	
Total	16000	24.4%	

LEGAL DESCRIPTIONS

PER TITLE COMMITMENT NO. 672073, PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, DATED JUNE 05, 2014)

THE LAND REFERRED TO IN THIS COMMITMENT, SITUATED IN THE COUNTY OF WAYNE, CITY OF DETROIT, STATE OF MICHIGAN, IS DESCRIBED AS FOLLOWS:

LOTS 7 AND 8, INCLUDING 1/2 VACATED ALLEY ADJACENT TO THE SOUTH LINE OF THE WEST 111.02 FEET OF LOT 7 AND LOTS 36 THROUGH 42, INCLUSIVE, INCLUDING 1/2 VACATED ALLEY ADJACENT TO LOTS 36 THROUGH 42, PLAT OF PARK LOTS 84, 85, AND 86, AS RECORDED IN LIBER 7, PAGE 27 OF CITY RECORDS, WAYNE COUNTY RECORDS.

TAX ITEM NO. 001862-3/WARD 02
2125 WOODWARD AVENUE DETROIT MI 48201

PARCEL DESCRIPTIONS

2210 PARK
N COLUMBIA 50 PLAT PT PARK LOTS L7 P27 CITY RECORDS, W C R 2/71 40 X 95.42

66 W COLUMBIA
N COLUMBIA W 49 & 48 EXC ALLEY AS OP PLAT OF PARK LOTS 84,85&86 L7 P27 CITY RECORDS, W C R 2/71 80 X 94.57

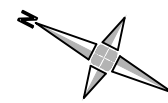
2211 WOODWARD AVE 3
W WOODWARD UNIT 3 FOX CENTER WAYNE COUNTY CONDOMINIUM SUB PLAN NO 563 L32434 P164-231 DEEDS, W C R 2/188 5.00%

2125 WOODWARD AVE
W WOODWARD 8 & 7 42 THRU 36 PLAT OF PARK LOTS 84,85 & 86 L7 P27 CITY RECORDS, W C R 2/71 36,033 SQ FT

61 W COLUMBIA
S COLUMBIA 35 PLAT PT PARK LOTS L7 P27 CITY RECORDS, W C R 2/71 40 X 90

LEGEND

PROPOSED OUTRIGHT
VACATION OF FULL
WIDTH EASEMENT



SCALE: 1" = 60'

33 W. COLUMBIA

CITY OF DETROIT, WAYNE COUNTY, MICHIGAN

OUTRIGHT VACATION

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webster**
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Landscape Architects

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Manager: DR
Designer: SC
Quality Control: DR

Developed For:

OLYMPIA DEVELOPMENT
OF MICHIGAN

2211 WOODWARD AVE
DETROIT, MI 48201

DATE:	ISSUE:
12/19/2024	OWNER REVIEW
12/20/2024	VACATION REVISION
04/17/2024	VACATION REVISION

Date: 10.04.2020
Sheet: 1" = 50'
Sheet: 1 OF 1
Project: 18275.54D

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