

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.	2024-104
Name of Petitioner	University of Detroit Mercy
Description of Petition	Petition for the vacation, with reserve of a utility easement, of the parts of Petoskey Avenue, Quincy Avenue, and Holmur Avenue lying north of Puritan Avenue and south of vacated Florence Street
Type of Petition	Alley Vacation/Encroachment/Utility Vacation
Submission Date	03/22/2024
Concerned Departments	Department of Public Works, Planning and Development Department, City Engineering Division
Petitioner Contact	Jered Dean Manager II Department of Public Works City Engineering Division 313-224-3985



**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
WWW.DETROITMI.GOV**

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

Petitioner:
University of Detroit Mercy
4001 West McNichols Road
Detroit, MI, 48221

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:

Petition for the vacation, with reserve of a utility easement, of the parts of Petoskey Avenue, Quincy Avenue, and Holmur Avenue lying north of Puritan Avenue and south of vacated Florence Street.

Jered Dean
Manager II
Department of Public Works
City Engineering Division
313-224-3985



305 Washington Rd.
Grosse Pointe, MI 48230

February 8, 2024

City of Detroit
City Engineering Division
Attn: Jared Dean, Manager II
Coleman A Young Municipal Center
Department of Public Works
Two Woodward Avenue, Suite 601
Detroit, MI 48226

RE: Request to vacate street and alley subject to utility easement between Petoskey Ave and Holmur Ave

Dear Mr. Dean:

On behalf of University of Detroit Mercy, owner of 100% of the properties abutting the requested street and alley vacations, please find the vacation subject to utility easement requests below with support documentation. Upon approval by the City, it is the intent of University of Detroit Mercy to remove the concrete and asphalt hardscape, including pavement and curbs, raise the catch basins, and contour the property to create green space for the UDM Campus. See attached Drawing C-400 Site Plan - Grading and Utility Plan as part of the Giffels Webster Drawings.

Attached you will find the following documents:

1. Letter from University of Detroit Mercy, property owner of all abutting property, authorizing Taktix Solutions to represent them for the requested vacations.
2. Application Form
3. Survey and Drawings by Giffels Webster dated December 6, 2023, which include detailed measurements and property lines, demolition and erosion plans, below and above grade utilities.
4. City of Detroit Maintenance Agreement.

We are requesting to vacate subject to utility easement:

1. Holmur Avenue from the north side of the east/west alley abutting the south side of 16128 and 16127 Holmur Ave. to the north end of 16156 Holmur Ave and 16157 Holmur Ave, abutting:

Parcel Number	Street Address
12-012480	16127 Holmur
12-012478-9	16129 Holmur
12-012477	16143 Holmur
12-012476	16145 Holmur
12-012475.002L	16155 Holmur
12-012475.001	16157 Holmur
12-012469	16128 Holmur



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Grosse Pointe, MI 48230

12-012470	16130 Holmur
12-012471	16140 Holmur
12-012472	16142 Holmur
12-012473	16154 Holmur
12-012474	16156 Holmur

2. The 20' Wide North South Alley between Holmur Ave to the east and Quincy Ave to the west from the north side of the east/west alley the alley abutting the south side of 16128 Quincy Avenue and 16127 Holmur Avenue to the south side of University of Detroit Mercy campus.
3. Quincy Avenue from the north side of the east/west alley abutting the south side of 16127 Quincy Avenue and 16128 Quincy Avenue to the north side of 16157 Quincy Ave and 16156 Quincy Ave. abutting:

Parcel Number	Street Address
12-012726-8	16127 Quincy Ave
12-012725	16133 Quincy Ave
12-012724	16141 Quincy Ave
12-012723	16145 Quincy Ave
12-012722	16153 Quincy Ave
12-012721	16157 Quincy Ave
12-012715	16128 Quincy Ave
12-012716	16132 Quincy Ave
12-012717	16140 Quincy Ave
12-012718	16144 Quincy Ave
12-012719	16152 Quincy Ave
12-012720	16156 Quincy Ave

4. Petoskey Ave from the north side of the east/west alley abutting the south side of 16127 Petoskey Ave and 16134 Petoskey Ave to north side of 16155 Petoskey and 16156 Petoskey, abutting:

Parcel Number	Street Address
12-012973-4	16127 Petoskey Ave
12-012972	16139 Petoskey Ave
12-012971	16147 Petoskey Ave
12-012970	16155 Petoskey Ave
12-012963	16134 Petoskey Ave
12-012964	16138 Petoskey Ave
12-012965	16144 Petoskey Ave
12-012966	16146 Petoskey Ave
12-012967	16156 Petoskey Ave



305 Washington Rd.
Grosse Pointe, MI 48230

Please confirm you have received this Application. Please contact the undersigned if you have any questions or need additional information. Phone 313-300-4901.

Email: LarryMarantette@taktixsolutions.com.

Yours truly,

A handwritten signature in black ink that reads 'Lawrence Marantette'.

Lawrence Marantette
Principal, Taktix Solutions
Owner's Representative for University of Detroit Mercy

City of Detroit
PUBLIC WORKS DEPARTMENT: CITY ENGINEERING DIVISION

Coleman A. Young Municipal Center – 6th Floor

We, the undersigned individuals owning property adjacent to the proposed right-of-way to be vacated have no objections to the request of the petitioner. This petition requires consent by 2/3 of the adjacent owners in residential areas. Commercial areas require 100% of adjacent owners to consent. Properties owned by a business or other entity must be signed by an authorized agent in order to be counted in this petition.

By signing this petition, the property owner is confirming awareness of the following changes to their property:

- (1) Vacating the proposed streets and alleys will result in the property owner being allocated ownership of ½ of the street or alley (conditional to the design of the subdivision) and will cause the property assessment to be adjusted to include the increase in square footage.
- (2) Drainage fees to the property will be adjusted based on any added impervious surfaces added to the property. Please contact the Department of Water and Sewage for additional questions regarding rates.
- (3) Garages orientated toward the alley may no longer be accessible by the alley. Upon approval of this petition the alley will no longer be considered public. The property owner waves their right to access their property using the alley.

Commercial properties are subject to the conditions of their landuse grant. Which may require permission from the Building Safety Engineering and Environmental Department or the Board of Zoning Appeals prior to changing the limits of their property.

100% of the parcels abutting the streets and alleys requested to be vacated are listed below and are owned by the same party:

TABLE OF 100% OF ADJACENT PROPERTIES NEXT PAGE]

City of Detroit
PUBLIC WORKS DEPARTMENT: CITY ENGINEERING DIVISION

Coleman A. Young Municipal Center – 6th Floor

Owner	Address	Parcel ID #
University of Detroit Mercy	16127 Holmur	12012480
University of Detroit Mercy	16128 Holmur	12012469
University of Detroit Mercy	16129 Holmur	12012478-9
University of Detroit Mercy	16130 Holmur	12012470
University of Detroit Mercy	16143 Holmur	12012477
University of Detroit Mercy	16140 Holmur	12012471
University of Detroit Mercy	16145 Holmur	12012476
University of Detroit Mercy	16142 Holmur	12012472
University of Detroit Mercy	16155 Holmur	12012475.002L
University of Detroit Mercy	16154 Holmur	12012473
University of Detroit Mercy	16157 Holmur	12012475.001
University of Detroit Mercy	16156 Holmur	12012474
University of Detroit Mercy	16127 Quincy	12012726-8
University of Detroit Mercy	16128 Quincy	12012715
University of Detroit Mercy	16133 Quincy	12012725
University of Detroit Mercy	16132 Quincy	12012716
University of Detroit Mercy	16141 Quincy	12012724
University of Detroit Mercy	16140 Quincy	12012717
University of Detroit Mercy	16145 Quincy	12012723
University of Detroit Mercy	16144 Quincy	12012718
University of Detroit Mercy	16153 Quincy	12012722
University of Detroit Mercy	16152 Quincy	12012719
University of Detroit Mercy	16157 Quincy	12012721
University of Detroit Mercy	16156 Quincy	12012720
University of Detroit Mercy	16127 Petoskey	12012973-4
University of Detroit Mercy	16134 Petoskey	12012963
University of Detroit Mercy	16139 Petoskey	12012972
University of Detroit Mercy	16138 Petoskey	12012964
University of Detroit Mercy	16144 Petoskey	12012965
University of Detroit Mercy	16147 Petoskey	12012971
University of Detroit Mercy	16146 Petoskey	12012966
University of Detroit Mercy	16155 Petoskey	12012970
University of Detroit Mercy	16156 Petoskey	12102967

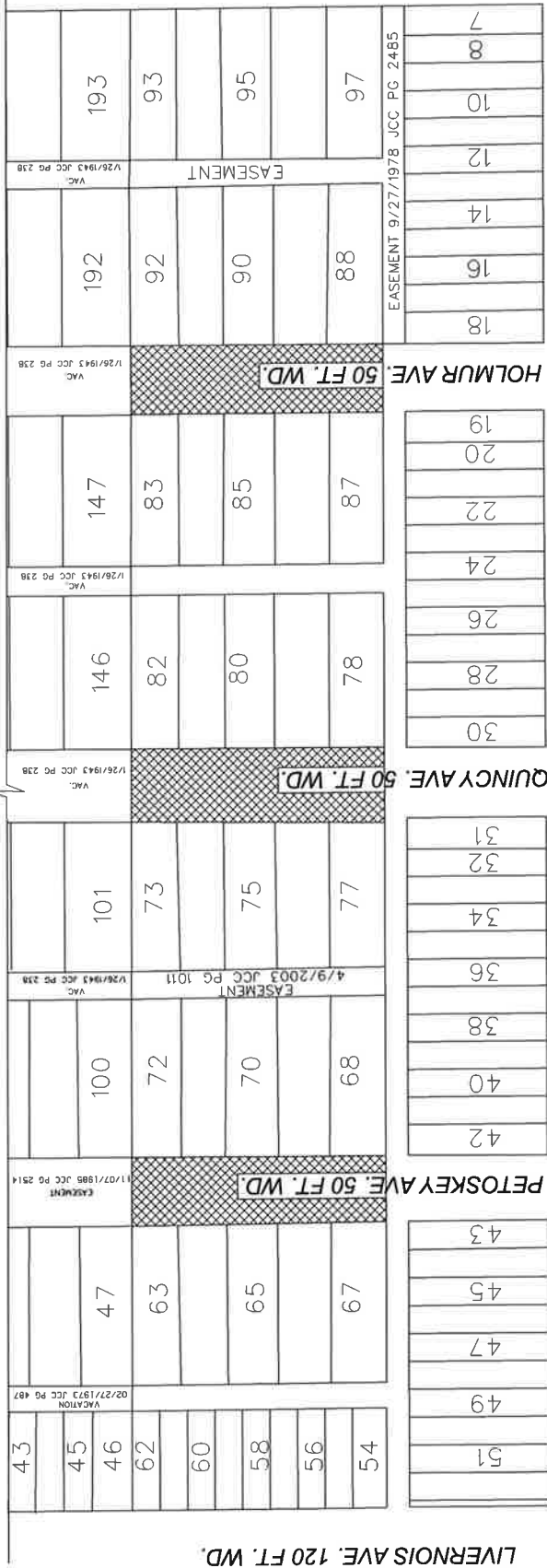
University of Detroit Mercy



Lawrence R. Marantette, Authorized Representative
305 Washington Rd., Grosse Pointe, MI 48230



FLORENCE ST. 100 FT. WD.



LIVERNOIS AVE. 120 FT. WD.

DEXTER AVE. 50 FT. WD.

HOLMUR AVE. 50 FT. WD.

QUINCY AVE. 50 FT. WD.

PETOSKEY AVE. 50 FT. WD.

PURITAN AVE. 66 FT. WD.

 - REQUEST VACATION WITH EASEMENT

CARTO 25 C

(FOR OFFICE USE ONLY)

B									
A									
DESCRIPTION		DRWN	CHKD	APPD	DATE	REVISIONS			
DRAWN BY	LC	CHECKED		AP					
DATE	02-15-2024	APPROVED		JD					

REQUEST VACATION OF THE SOUTHERN PORTIONS OF
PETOSKEY AVE., QUINCY AVE., AND HOLMUR AVE.
BETWEEN PURITAN AVE. AND FLORENCE ST.

CITY OF DETROIT	
CITY ENGINEERING DIVISION	
SURVEY BUREAU	
JOB NO.	24-9
DRWG. NO.	