

October 16, 2025

To Whom it May Concern:

This Letter of Understanding outlines the terms that have been mutually agreed upon by HENRY FORD HEALTH (“HFH”) and MONARCH HOLDINGS GROUP, LLC (“MONARCH”).

**Scope of Work**

MONARCH requests permission to use HFH’s property, or a portion thereof, located at 2900 West Grand Blvd., Detroit, MI 48202 (“HFH-Owned Property”) to install a secondary electrical conduit leading to MONARCH’s site at 2894 West Grand Blvd., Detroit, MI 48202 (“MONARCH-Owned Property”). The requested access and use are required for the placement of electric vehicle charging equipment, as detailed in Exhibit A (the “Plans”).

**Understanding and Agreement**

HFH hereby approves the Plans with the acknowledgment that MONARCH recognizes and agrees this permission is subject to HFH’s future use and/or development of the HFH-Owned Property. Furthermore, MONARCH acknowledges and accepts that the granting of this permission by HFH does not convey any legal rights, title, or interest in the HFH-Owned Property. This permission is revocable at the sole discretion of HFH.

**Release of Liability**

Monarch agrees that it will assume full responsibility for any issues, costs, claims, or expenses arising from the installation of electric vehicle charging equipment plans and/or related work on HFH-Owned property. Monarch shall address and cover all associated costs for such matters, thereby releasing HFH from any liability for problems, damages, or expenses resulting from activities conducted by Monarch, its agents, or contractors on HFH-Owned property. Furthermore, Monarch will reimburse HFH for any expenses incurred as a result of such claims, even after the termination of this Agreement.

**Termination**

Upon termination of this Agreement, MONARCH shall, at its own expense, promptly remove all equipment and materials required for the electrical vehicle charging equipment, as detailed in the Plans, and arrange an alternative method to provide electrical service to MONARCH-Owned Property.

Sincerely,

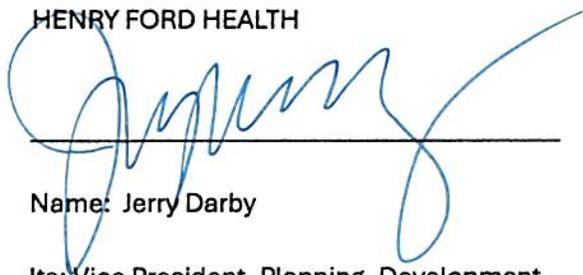
  
Jerry Darby  
Vice President, Planning, Development, and Design

**Acceptance**

By signing below, both parties agree to the terms and conditions outlined in this Letter of Understanding.

**Acknowledged and Agreed:**

HENRY FORD HEALTH



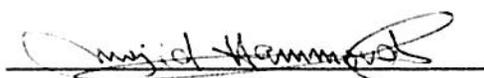
Name: Jerry Darby

Its: Vice President, Planning, Development,  
and Design

Date:

10/29/2025

MONARCH HOLDINGS GROUP, LLC



Name:

Majid Hammoud

Its:

Member

Date:

October 20, 2025

**EXHIBIT A**

**Electric Vehicle Charging Equipment Plans**



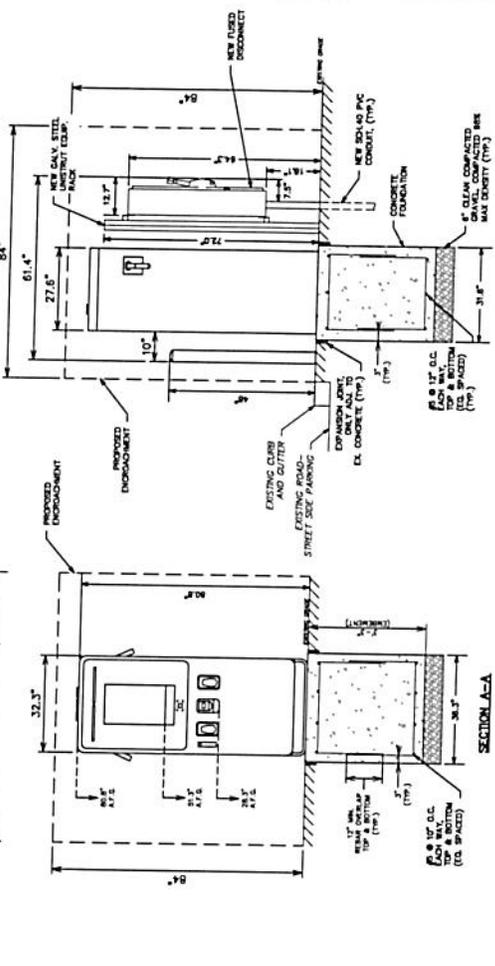
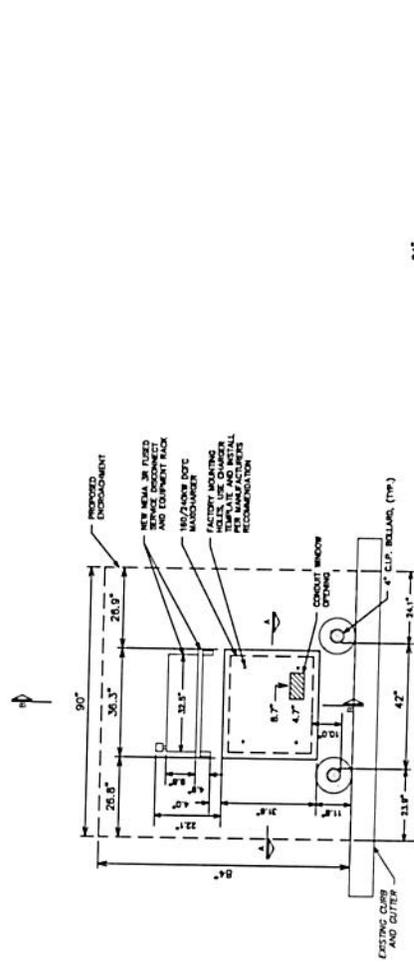
DATE	APPROVED BY	CHECKED BY	DRAWN BY
JUN 2025	[Signature]	[Signature]	[Signature]
PROJECT #	2025008		
DATE	APPROVED BY	CHECKED BY	DRAWN BY
<b>SUBMITTALS</b>			
NO.	DATE	DESCRIPTION	
01	07/14/25	ENCROACHMENT PER #2	
02	07/23/25	ENCROACHMENT PER #2	

**ZO'S GOOD BURGER DETROIT CHARGING STATION PROJECT**

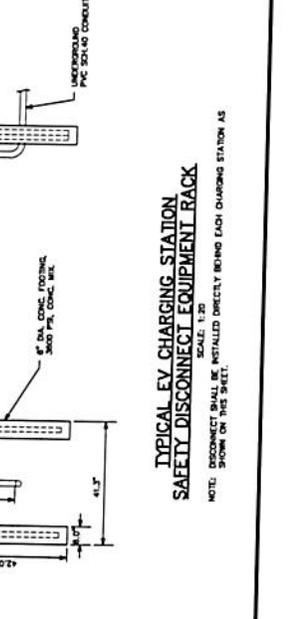
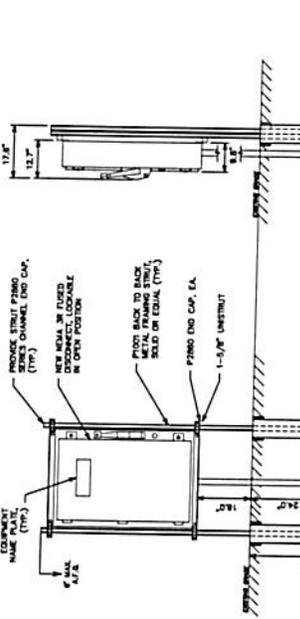
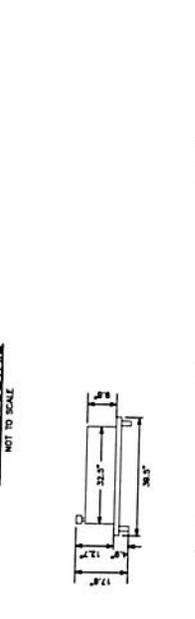
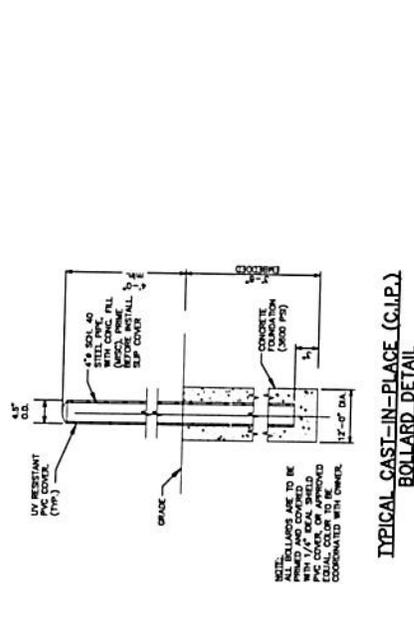
204 W GRAND BLVD  
DETROIT, MI 48221

**SHEET TITLE**  
PROJECT DETAILS

**SHEET NUMBER**  
CD 01



- CONSTRUCTION NOTES**
1. ALL REINFORCING STEEL SHALL BE HIGH STAIN RESISTANT STEEL CONFORMING TO ASTM A618 GRADE 60. STEEL CONCRETE CAST AGAINST EARTH SHALL HAVE A MINIMUM 1/2\"/>
  - 2. ALL CONCRETE SHALL BE CAST AGAINST EARTH WITH AN 1/2\"/>
  - 3. ALL CONCRETE SHALL BE CAST AGAINST EARTH WITH AN 1/2\"/>
  - 4. ALL REINFORCING CONCRETE SHALL BE NORMAL COMPRESSIVE STRENGTH OF 4000 PSI.



**TYPICAL CAST-IN-PLACE (C.I.P.) BOLLARD DETAIL**  
NOT TO SCALE

**TYPICAL EV CHARGING STATION SAFETY DISCONNECT EQUIPMENT RACK**  
SCALE: 1:20

**TYPICAL CHARGING STATION UTILITY TRENCH**  
SCALE: 1:20

**ENCROACHMENT 3-DIMENSIONAL SPACE FOR EV CHARGING STATIONS**  
SCALE: 1:20

**TYPICAL EV CHARGING STATION SAFETY DISCONNECT EQUIPMENT RACK**  
SCALE: 1:20

NOTE: DISCONNECT SHALL BE INSTALLED DIRECTLY BEHIND EACH CHARGING STATION AS SHOWN ON THIS SHEET.







DATE	September 2022
PROJECT #	2022009
APPROVED BY	[Signature]
CHECKED BY	[Signature]
DRAWN BY	[Signature]

REV	DATE	DESCRIPTION
1	09/01/22	ISSUE FOR PERMIT
2	09/01/22	ISSUE FOR BIDDING
3	09/01/22	ISSUE FOR CONSTRUCTION
4	09/01/22	ISSUE FOR AS-BUILT

**ZO'S GOOD BURGER DETROIT CHARGING STATION PROJECT**

284 W. GRAND BLVD  
DETROIT, MI 48202

**ELECTRICAL RISER DIAGRAM AND SCHEDULES**

**SHEET NUMBER**  
**EE 01**

**GENERAL NOTES:**

- 100% OF ALL WIRING AND CONDUIT SHALL BE INSTALLED IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE (NEC) AND ALL LOCAL ORDINANCES.
- METER LOCATION SHALL BE ACCESSIBLE FOR READING AND SERVICING. UTILITY COORDINATION IS ON-COING.
- IN ACCORDANCE TO NEC ARTICLES 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.

**CONDUIT & WIRE SCHEDULE**

CALL OUT ID.	FROM	TO	CONFIGURATION
1	NEW UTILITY PROVIDED FROM METER TRANSFORMER 480V/277V, 3PH	PROVIDE TO ALL CHARGING STATIONS	3 NEW SETS OF 4-TRIPOLAR IN PVC (EAL) (AUL, 1000/7000-2)
2	NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED	NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED	1 NEW SET OF 4-TRIPOLAR IN PVC (EAL) (AUL, 1000/7000-2)
3	NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED	NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED	1 NEW SET OF 4-TRIPOLAR IN PVC (EAL) (AUL, 1000/7000-2)
4	NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED	NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED	1 NEW SET OF 4-TRIPOLAR IN PVC (EAL) (AUL, 1000/7000-2)
5	NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED	NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED	1 NEW SET OF 4-TRIPOLAR IN PVC (EAL) (AUL, 1000/7000-2)

**NEW LOAD SUMMARY FOR 160KW EV CHARGING STATIONS**

- TOTAL SERVICE VAMPS (480V/277V) 3PH: 341,200 VA (410A)
- NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED: 170,600 VA (205A)
- NEW NEMA 3R 400A FUSED DISCONNECT, 1000A BODY RATED: 170,600 VA (205A)
- MINIMUM STD. FUSE SIZE INPUT CIRCUIT FOR EACH: 205A (NEC 240.6(A))

