

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*

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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.

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Petition No.	2025-287
Name of Petitioner	SBS Building, LLC
Description of Petition	Petition request to vacate with the reservation of a utility easement the east-west public alley bounded by Pleasant Ave., Bassett Ave., Leonard Ave., and Ethel Ave.
Type of Petition	<b>Alley Vacation/Encroachment/Utility Vacation</b>
Submission Date	11/21/25
Concerned Departments	Media Services, Building & Safety Engineering, Police Department, Fire Department, Municipal Parking Department, Transportation Department, Health Department, General Services Department
Petitioner Contact	Attorney: Ryan E. Hill Detroit Legal Group, PLLC (Ph) 313-962-4954 <a href="mailto:rhill@detroitlegalgroup.com">rhill@detroitlegalgroup.com</a>



**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**

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

Petitioner:  
SBS Building, LLC  
11811 Pleasant Avenue  
Detroit, MI 48217

On behalf of the above-mentioned petitioner the Department of Public Works: City Engineering Division is submitting a petition request for the below mentioned action. 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 to request to vacate with the reservation of a utility easement the east-west public alley bounded by Pleasant Ave., Bassett Ave., Leonard Ave., and Ethel Ave.

Georgine Gersdorff  
Manager II  
Department of Public Works  
City Engineering Division  
313-224-3985



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**Detroit Legal Group, PLLC**  
26700 Lahser Road, Suite 330  
Southfield, MI 48033  
(313) 962-4954  
[rhill@detroitlegalgroup.com](mailto:rhill@detroitlegalgroup.com)

**Date:** October 21, 2025

**City of Detroit – Department of Public Works  
City Engineering Division – Maps & Records Bureau  
Coleman A. Young Municipal Center  
2 Woodward Avenue, 6<sup>th</sup> Floor  
Detroit, MI 48226**

**Re: Petition to Vacate Alley Adjacent to 11811 Pleasant Street, Detroit, MI 48217**

Dear City Engineering Division,

On behalf of our client, SBS Buildings, LLC, we are submitting a Petition to Vacate the public alley located between Pleasant Street and Bassett Street in Detroit, Michigan. The alley runs adjacent to the following parcels owned by SBS Buildings, LLC: 11811, 11809, and 11807 Pleasant Street, as well as 1029 and 1034 Bassett Street, and 1029 Ethel Street.

The purpose of this request is to vacate the existing alley right-of-way and incorporate it into the client's adjoining parcels for maintenance, safety, and improvement purposes. The property is maintained in excellent condition, and this petition seeks to formally bring the alley into conformity with the surrounding commercial use.

**Utilities/Easements.** The owner understands that any existing utility easements and access requirements identified during review will be preserved or otherwise addressed to the City's satisfaction.

**Requested Action.** Please accept this filing, assign a file number, and circulate for inter-departmental review. Kindly confirm receipt and advise of any next steps or additional documentation needed.



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**Primary Contacts:**

Applicant/Owner: SBS Building, LLC – Attn: Tom Saville

Phone: (313)841-3430

Email: [tom@savswelding.com](mailto:tom@savswelding.com)

Attorney: Ryan Hill

Detroit Legal Group, PLLC

Phone: (313)962-4954

Email: [rhill@detroitlegalgroup.com](mailto:rhill@detroitlegalgroup.com)

**Authorized representative:** Please note that **Detroit Legal Group, PLLC**, is authorized to communicate with the City and submit supplemental materials on the owner's behalf.

Thank you for your assistance in processing this alley vacation request.

Sincerely,

*/s/ Ryan E. Hill* \_\_\_\_\_

Ryan E. Hill (P68445)



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