



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:
City Properties MI, LLC
7701 W Vernor Highway
Detroit, MI 48209

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 several encroachments within the westerly part of Central Ave. and the northerly and southerly part of W. Vernor Hwy., adjacent to the parcels commonly known as 7700 W. Vernor Hwy. and 7701 W. Vernor Hwy., for an existing building-mounted awning and existing building-mounted lights.

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



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Titan Design LLC
25011 Annapolis St.
Dearborn Heights, MI 48125
contacttitandesign@gmail.com

08 AUG 2025

City of Detroit
Department of Public Works – Right of Way Division
Coleman A. Young Municipal Center
2 Woodward Ave, Suite 642
Detroit, MI 48226

Re: Letter of Intent – Right-of-Way Encroachment for Existing Awning

To Whom It May Concern,

My name is Hassan Darwiche, owner of Titan Design LLC, located at 25011 Annapolis St, Dearborn Heights, MI 48125. I am writing on behalf of the property owner, Ali Darwiche, of City Properties MI LLC, located at 7701 West Vernor Highway, Detroit, MI 48209. Titan Design LLC is the applicant for this request and is authorized to represent City Properties MI LLC in all matters related to this project.

This request pertains to an existing awning on the property at 7701 West Vernor Highway, which extends into the public right-of-way above the sidewalks along Central Street and West Vernor Highway. The purpose of this letter is to seek approval of a Right-of-Way Encroachment Application for the awning.

The awning currently projects above the sidewalk and does not involve any new construction or modification as part of this request. The associated building permit application (Permit No. BLD2025-00541) is primarily for interior work within the building and does not include exterior alterations. The encroachment approval must be secured before revisions can be submitted under the active building permit.

In summary, the proposal seeks to:

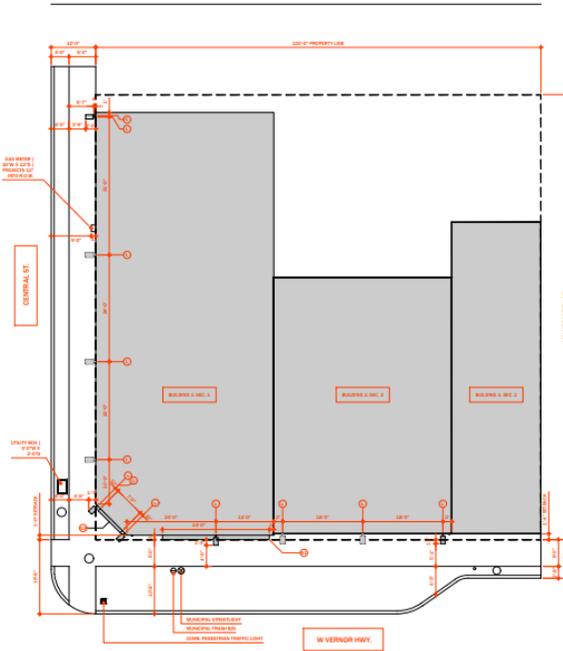
- Document the location and dimensions of the existing awning encroaching into the right-of-way.
- Obtain right-of-way approval from the City of Detroit Department of Public Works.
- Coordinate encroachment approval with the existing building permit process.
- Clarify that no construction activity is proposed on the awning itself under this request.

We respectfully request the City's review and approval of this application so the project may proceed in compliance with all municipal requirements.

Please feel free to contact me at contacttitandesign@gmail.com regarding any questions, required documentation, or next steps.

Sincerely,

Hassan Darwiche
Titan Design LLC
On behalf of Ali Darwiche, City Properties MI LLC



- LEGEND**
- ① SECURITY CURBING | WALL HEIGHTS 6" TO 12" ABOVE GRADE | 4" DIA. 1/2" | CHAIN LINK FENCING AND 12" TO 18" APPROX TO PROJECT SIDE W.A.W. | (SEE ALSO GENERAL NOTES 10, 11 AND 12)
 - ② LAND AREA LIGHT | WALL HEIGHTS 6" TO 12" ABOVE GRADE | 4" DIA. 1/2" | CHAIN LINK FENCING AND 12" TO 18" APPROX TO PROJECT SIDE W.A.W. | (SEE ALSO GENERAL NOTES 10, 11 AND 12)
 - ③ APPROXIMATE WALL | WALL HEIGHTS 6" TO 12" ABOVE GRADE | 4" DIA. 1/2" | CHAIN LINK FENCING AND 12" TO 18" APPROX TO PROJECT SIDE W.A.W.
 - ④ APPROXIMATE CURB | WALL HEIGHTS 6" TO 12" ABOVE GRADE | 4" DIA. 1/2" | CHAIN LINK FENCING AND 12" TO 18" APPROX TO PROJECT SIDE W.A.W.



PROJECT NO. 20251021
7701 W VEENOR HWY,
DETROIT, MI 48209

24 OCT 2025

DESIGNED BY: [Redacted]
CHECKED BY: [Redacted]
DATE: [Redacted]



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