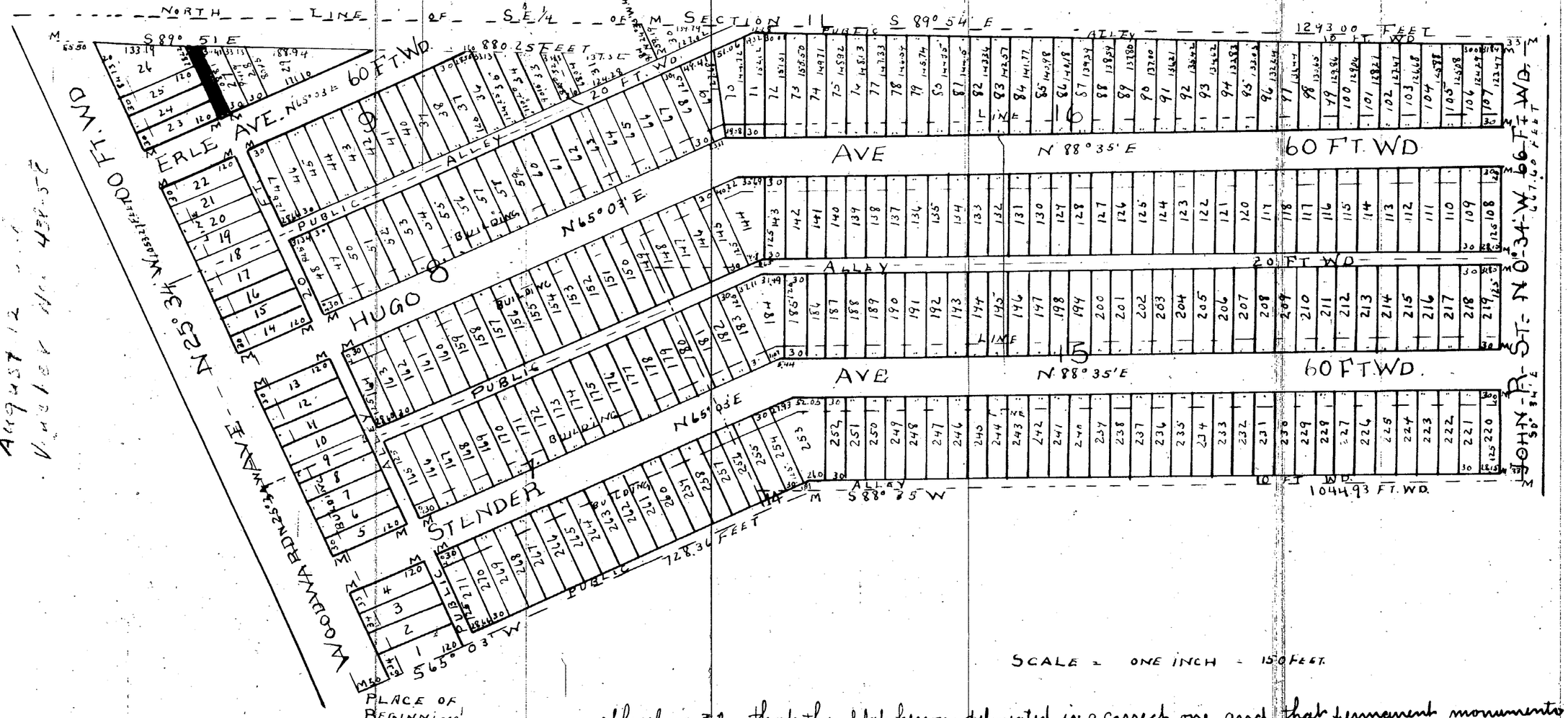
10821

HUGO H. STENDER'S SUB.

OF

LOTS 7. 8. 9. 15 & 16 and PART OF LOT 14
YOUNGBLOOD'S SUB of the EAST PART of the S.E. 1/4 of SECT 11 T.1S R.11E
GREENFIELD TWP WAYNE COUNTY MICHIGAN



I hereby certify that the plat hereon delineated is a correct one and that permanent monuments consisting of iron stakes 1" x 18" have been planted at points marked "M" as thereon shown. at all angles in the boundaries of the land platted. and at all intersections of streets or streets and alleys

George Jerome SURVEYOR

DESCRIPTION Beginning at a stake at the Southwest corner of Lot 7 of Youngblood's Sub of the East Part of the S E 1/4 of Sect 11 T.1.S R.11.E Greenfield Twp. Wayne County Michigan Thence N 26° 34' W. 1053.27 feet. Thence S 89° 51' E. 880.25 feet. Thence N 24° 35' W. 49.35 feet Thence S 89° 54' E 1293.00 feet Thence S 0° 34' E. 657.60 feet. Thence S 88° 35' W. 1044.93 feet Thence S 65° 03' W. 728.36 feet to the place of Beginning

KNOW ALL MEN BY THESE PRESENTS. That I. Hugo H. Stender a single man. as proprietor. have caused the land embraced in the annexed plat to be surveyed, laid out and platted, to be known as Hugo H Stenders Sub of Lots 7. 8. 9, 15 & 16 and Part of Lot 14. Youngbloods Sub. of the East part of the S. E. 1/4 of Sect 11. T.1.S. R.11.E Greenfield Twp. Wayne County Michigan and that the streets and alleys as shown on said plat are hereby dedicated to the use of the public In witness whereof I have hereunto set my hand & seal this 13th Day of April 1909

SIGNED AND SEALED IN PRESENCE OF { Louis F. Linsel
Mary E Koster

Hugo H Stender [L.S.]

STATE OF MICHIGAN } S.S
COUNTY OF WAYNE }

On this 13th day of April 1909. before me a. Notary Public in and for said county. personally came the above named Hugo H Stender a single man as proprietor. known to me to be the person who executed the above dedication and acknowledged the same to be his free act and deed.

Henry Linsel
NOTARY PUBLIC WAYNE COUNTY MICHIGAN
MY COMMISSION EXPIRES JAN 4-1911

Notary Seal

STATE OF MICHIGAN } S.S.
COUNTY OF WAYNE }

We Otto Stoll Register of Deeds, and George Jerome Surveyor hereby certify that we have each carefully compared this copy with the original plat of Hugo H. Stenders Sub. of Lots 7. 8. 9. 15 & 16 and Part of Lot 14. Youngbloods Sub of the East Part of the S. E. 1/4 of Sect 11. T.1.S.R.11.E Greenfield Twp Wayne County Michigan and that it is an exact copy thereof and of the whole of such original map or plat

Otto Stoll REGISTER OF DEEDS
George Jerome SURVEYOR

Wayne County Treasurers Office
Detroit Mich May 10th 1909
I hereby certify that according to the Records of this Office all State and County Taxes for five years prior to the 10th day of May 1909 are paid and that there are no Tax Liens or Titles held by the State or any individual against the above described

Geo. C Waldo ACTING CO. TREASURER
Dep

I hereby certify that this plat is a correct copy of the plat now on record in the Register of Deeds office being made under the supervision of the Auditor General by tracing the plat on record and affixing thereto a carefully compared copy of the dedication and certificates

Dated this 15th day of March 1911
John B La Fountain
Clerk Aud Gen Dept.

Examined and Approved
April 22 - 07
Nathan F Simpson
Deputy Auditor General

REGISTER OF DEEDS OFFICE } ss
WAYNE COUNTY
This instrument was received for record this 29th day of May 1909 at 10.20 o'clock A M. and recorded in Liber 26 of Plats on page 53 as proper certificates was furnished in compliance with Sect 135. of Senate Bill No 119 File 212 Act of 1893

Otto Stoll
REGISTER OF DEEDS

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(1) 10821/1494

(2) 10815 · 1495 (3) 1546

Wayne Co.

City Engineering Department
March 21, 1988

Honorable City Council:

Re: Petition No. 1237, Park Motor Sales Company, Conversion to easement of portion of Erie and public alleys in the area bounded by Woodward, Charleston, Nevada and Savannah; also change remaining part of Erie to two-way traffic.

Petition No. 1237 of Park Motor Sales Company requests the conversion of portion of Erie Avenue, 50 feet wide, and public alleys (8, 16 and 20 feet wide) in the area bounded by Woodward, Charleston, Nevada and Savannah Avenues into an easement for public utilities.

The petitioner wishes to consolidate property for business expansion.

The Police Department and the Department of Transportation have reported it will be necessary to change the remaining part of Erie (west end) from one-way to two-way traffic.

The requested conversions into an easement for public utilities were approved by the Community and Economic Development Department. The petition was referred to the City Engineering Department for investigation and report. This is our report.

The (preliminary) expansion plans submitted by the petitioner show 3 signs are proposed. The base of the proposed signs must be placed on private property. If the proposed signs project over the public rights-of-way, the petitioner will be subject to the conditions of Detroit Code Section 3, Articles 4 and 5. To erect and maintain signs, the petitioner must make application to the Buildings and Safety Engineering Department prior to the installation of any signs. Also, all signs installation and maintenance shall be according to Detroit Building Code specifications, bonds and permits (BOCA Code, Article 14 — "Signs" —Section 1400.00 to 1415.20).

The Fire Department will require 24-hour-per-day access to all hydrants. No trees, materials, vehicles, buildings or other obstructions shall be placed within 15 feet of any hydrant. The petitioner shall be liable for all damages and incidental repair costs to hydrants inside their (fenced) property.

The Water and Sewerage Department will require unimpeded 24-hour-per-day access to service their facilities. Any fence or gate installation (across Erie) must provide 13 feet horizontal and 13 feet vertical clearance(s) for maintenance vehicles.

City departments and privately owned utility companies have reported no objection to the conversion of public right-of-way into a utility easement. Provisions protecting utility installations are part of the resolution.

The adoption of the attached resolution is recommended.

Respectfully submitted,
CLYDE R. HOPKINS
Director

By Council Member Ravitz:

Resolved, That all that part of Erie Avenue, 60 feet wide, between Woodward and Charleston Avenues lying southerly of and abutting the south line of Lot 23; also lying southerly of and abutting the south line of the previously vacated north-south public alley, 20 feet wide, (August 7, 1946 — J.C.C. page 2246); also lying southerly of and abutting the south line of the west 150.00 feet of Lot 29, Lots 27 and 28; also lying northerly of and abutting the north line of Lot 22; also lying northerly of and abutting the north line of the north-south public alley, 20 feet wide; also lying northerly of and abutting the north line of Lots 41 to 47 as platted in "Hugo H. Stender's Subdivision of Lots 7, 8, 9, 15 and 16 and part of Lot 14 Youngblood's Subdivision of the East part of the Southeast Quarter of Section 11, Town 1 South, Range 11 East, Greenfield Township," City of Detroit, Wayne County, Michigan as recorded in Liber 26, Page 53, Plats, Wayne County Records; also

All that part of the north-south public alley, 20 feet wide, in the block bounded by Woodward, Charleston, Nevada and Erie Avenues lying westerly of and abutting the west line of Lot 47; also lying easterly of and abutting the east line of the north 5.00 feet of Lot 18, Lots 19 to 22 as platted in "Hugo H. Stender's Subdivision of Lots 7, 8, 9, 15 and 16 and part of Lot 14 Youngblood's Subdivision of the East part of the Southeast Quarter of Section 11, Town 1 South, Range 11 East, Greenfield Township," City of Detroit, Wayne County, Michigan as recorded in Liber 26, Page 53, Plats, Wayne County Records; also

All that part of the north-south public alley, 16 feet wide, east of Woodward Avenue between Erie and Savannah Avenues lying westerly of and abutting the west line of Lot 116; also lying westerly of and abutting the west line of the east-west public alley, 8 feet wide; also lying easterly of and abutting the east line of Lots 1 to 3 as platted in "Parkside Subdivision of that part of Lot 5 of Subdivision of East Half of Northwest Quarter and West Half of Northeast Quarter, Section 11, Town 1 South, Range 11 East, lying East of Woodward Avenue, Greenfield Township," City of Detroit, Wayne County, Michigan as recorded in Liber 27, Page 63, Plats, Wayne County Records; also

All that part of the east-west public alley, 8 feet wide, east of Woodward Avenue between Erie and Savannah Avenues lying southerly of and abutting the south line of Lots 109 to 116 as platted in "Parkside Subdivision of that part of Lot 5 of Subdivision of East Half of Northwest Quarter and West Half of Northeast Quarter, and West Half of Northeast Quarter of Section 11, Town 1 South, Range 11 East, lying East of Woodward Avenue, Greenfield Township," City of Detroit, Wayne County, Michigan as recorded in Liber 27, Page 63, Plats, Wayne County Records;

Be and the same are hereby vacated as a public street and alleys and are hereby converted into a public easement of the full width of the street and alleys, which easement shall be subject to the following covenants and agreements, uses, reservations and regulations, which shall be observed by the owners of the lots abutting on said street and alleys and by their heirs, executors, administrators and assigns, forever to wit:

First, said owners hereby grant to and for the use of the public easement or right-of-way over said vacated public street and alleys herein above described for the purposes of maintaining, installing, repairing, removing, or replacing public utilities such as water mains, sewers, gas lines or mains, telephone, electric light conduits or poles or things usually placed or installed in a public street or alley in the City of Detroit, with the right to ingress and egress at any time to and over said easement for the purpose above set forth;

Second, said utility easement or right-of-way in and over said vacated street and alleys herein above described shall be forever accessible to the maintenance and inspection forces of the utility companies, or those specifically authorized by them, for the purpose of inspecting, installing, maintaining, repairing, removing, or replacing any sewer, conduit, water main, gas line or main, telephone or light pole or any utility facility placed or installed in the utility easement or right-of-way. The utility companies shall have the right to cross or use the driveways and yards of the adjoining properties for ingress and egress at any time to and over said utility easement with any necessary equipment to perform the above-mentioned tasks, with the understanding that the utility companies shall use due care in such crossing or use, and that any property damaged by the utility companies, other than that specifically prohibited by this resolution, shall be restored to a satisfactory condition.

Third, said owners for their heirs and assigns further agree that no buildings or structures of any nature whatsoever including, but not limited to, concrete slabs or driveways, retaining or partition walls (except necessary line fence) shall be built or placed upon said easement, nor any change of surface grade made, without prior approval of the City Engineering Department.

Fourth, that if the owners of any lots abutting on said vacated street and alleys shall request the removal and/or relocation of any existing poles or other utilities in said easement, such owners, shall pay all costs incidental to such removal and/or relocation, unless such charges are waived by the utility owners.

Fifth, that if any utility located in said property shall break or be damaged as a result of any action on the part of said owners or assigns (by way of illustration but not limitation) such as storage of excessive weights of materials or construction not in accordance with Section 3, mentioned above, then in such event the petitioners or assigns shall be liable for all costs incidental to the repair of such broken or damaged utility, and

Provided, The petitioner shall make application to the Buildings and Safety Engineering Department prior to the installation of any signs. The base of the signs shall be placed on private property. If signs project over public rights-of-way, the petitioner shall be subject to the conditions of Detroit Code Section 3, Articles 4 and 5. Also, all sign installation and maintenance shall be according to Detroit Building Code specifications, bonds and permits as required; and

Provided, The petitioner shall maintain 24-hour-per-day access to all hydrants as required by the Fire Department. No trees, materials, vehicles, building or other obstructions shall be placed within 15.00 feet of any hydrant. The petitioners shall be liable for all damages and incidental repair costs to hydrants inside their (fenced) property; and

Provided, The petitioner's fence and gate installation(s) shall provide 13 feet horizontal and 13 feet vertical clearance(s) for utility maintenance vehicles; and

Provided, That a certified copy of this resolution shall be recorded with the Wayne County Register of Deeds. The petitioner shall pay all incidental recording costs; and be it further

Resolved, That Department of Transportation is hereby directed to convert the remaining part of Erie Avenue (west of Charleston Avenue) to two-way vehicular traffic.

Adopted as follows:

Yeas — Council Members Cleveland, Collins, Eberhard, Hood, Kelley, Peoples, Ravitz, and President Henderson — 8.

Nays — None.

Li 23730
PA 059
Rec'd 5-20-88

"Forward To State Treasurer"
DCC 3-30-88
Pages 760-762.

STATE OF MICHIGAN)
CITY OF DETROIT) SS.

SHORT FORM - TRUE COPY CERTIFICATE

I, JAMES H. BRADLEY, CITY CLERK of the City of Detroit, do hereby certify that the annexed paper is a true copy of a Resolution

adopted by the City Council on MARCH 30th, 1988

and approved by the Mayor on APRIL 5th, 1988

as appears from the Journal of said City Council, on file in my office.

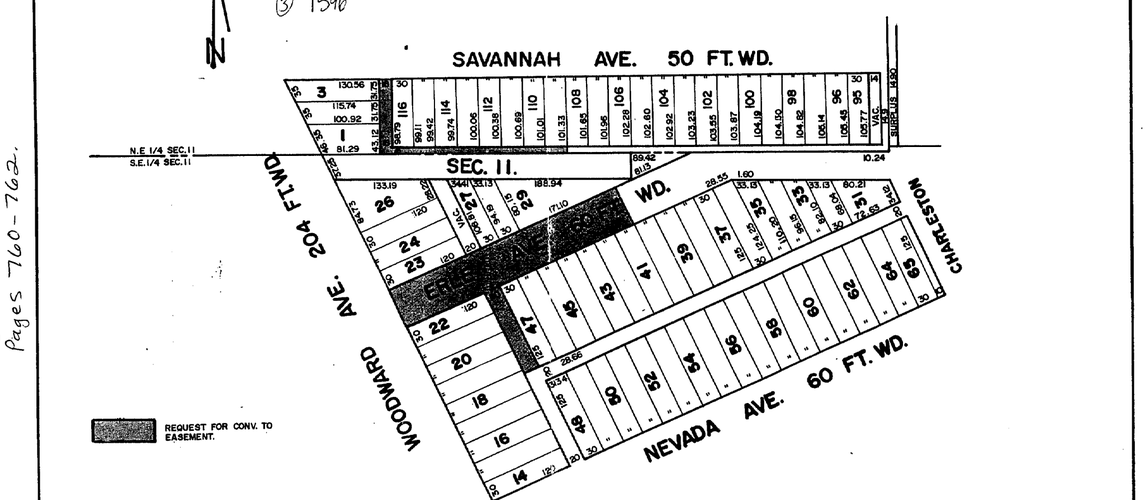
IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Corporate Seal of said City, at Detroit, on

MAY 19th, 1988

James H. Bradley
City Clerk
JAMES H. BRADLEY

PETITION NO. 1237
PARK MOTOR SALE CO.
℅ PAUL KUHN
PHONE: 868-5000

(1) 10821/1494
(2) 10815/1495
(3) 1596



PARKSIDE SUB'N
HUGO H. STENDER SUB'N
LOG CABIN FARM

CARTO. NO. 36-D
SCALE: 1"=100'

FOR OFFICE USE ONLY

DESIGNED BY	APPROVED:	CITY OF DETROIT	REQUESTED CONV. TO EASEMENT A PORTION OF ERIE AVE. AND PORTIONS OF THE ALLEYS, IN THE AREA OF WOODWARD, CHARLESTON, NEVADA, & SAVANNAH.
DRAWN BY J. FOSTER			BOOK NO. · SCALE 1"=100' · ORG. NO X-1237
TRACED BY			PAGE NO. · DATE 10/8/87
CHECKED BY		Form C of D-346-SH-A	

DESCRIPTION REVISIONS — DRW. | CKD. | APP. | DATE

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