



**PLANNING AND
DEVELOPMENT DEPARTMENT**

Coleman A. Young Municipal Center
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June 28, 2023

Detroit City Council
2 Woodward Avenue
1340 Coleman A. Young Municipal Center
Detroit, MI 48226

**RE: Property Sale by Detroit Land Bank Authority
The Michigan Department of Transportation
Development: 7806 and 7817 Bacon St.**

Honorable City Council:

Pursuant to the Second Amended and Restated Memorandum of Understanding (“MOU”) between the City of Detroit and the Detroit Land Bank Authority (“DLBA”), approved by your Honorable Body on May 19, 2020, the DLBA may not transfer ten (10) or more parcels of property received from the City to the same transferee within any rolling 12 month period without the prior approval of the Mayor and City Council.

The DLBA is now in receipt of an offer from The Michigan Department of Transportation (“MDOT”) to enter into an option to purchase 7806 and 7817 Bacon St. (“the Property”) acquired by the DLBA (as described in the attached Exhibit A). The Property is located near the intersection of West End St. and Bacon St., south of I-75 (Fisher Fwy).

7806 Bacon is an unoccupied residential structure situated on approximately 2500 square feet of land; MDOT will demolish the structure. 7817 Bacon consists of vacant land measuring approximately 3000 square feet. The Property is zoned M4 (Intensive Residential District). MDOT wishes to acquire the Property to facilitate the relocation/new construction of the nearby rail spur located in the vicinity of the Gordie Howe International Bridge (“GHIB”) Port of Entry.

Currently, trains serving the steel plant on Zug Island, or the cement silo at the waterfront, have to back their way down the existing rail spur. Several streets are blocked whenever this maneuvering occurs. The construction of the new spur will alleviate this problem, as the back-and-forth maneuver will no longer be necessary. This benefits the neighborhood as the local streets will not be blocked, access to the GHIB US Port of Entry for individuals arriving departing via I-75 will not be inhibited and emergency service vehicles will not be disrupted.



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The Planning & Development Department, therefore, requests that your Honorable Body authorize the Detroit Land Bank Authority to enter into an Option Agreement with The Michigan Department of Transportation to sell the Property as more particularly referenced in the attached Exhibit A for \$ 1000.00 and, upon exercise of the option by the optionee, to sell such property in accordance with the terms set forth in the Option Agreement.

Respectfully submitted,

Antoine Bryant

Antoine Bryant
Director
Planning & Development Department

AB/am

Attachments

Cc: Julie Schneider, HRD
Malik Washington, Mayor's Office

RESOLUTION

BY Council Member _____

WHEREAS, the Detroit Land Bank Authority (“DLBA”) was created to assemble and dispose of publicly owned properties in a coordinated manner to foster the development of that property and to promote economic growth in the City of Detroit; and

WHEREAS, pursuant to the Second Amended and Restated Memorandum of Understanding (“MOU”) between the City of Detroit and the DLBA, approved by the Detroit City Council on May 19, 2020, the DLBA may not transfer ten (10) or more parcels of property received from the City of Detroit to the same transferee within any rolling twelve (12) month period without the prior approval of the Mayor and City Council; and

WHEREAS, the DLBA is now in receipt of an offer from The Michigan Department of Transportation (“MDOT”) to enter into an option to purchase 7806 and 7817 Bacon St. (“The Property”), as described in the attached Exhibit A. The Property is located near the intersection of West End St. and Bacon St., south of I-75 (Fisher Fwy); and

WHEREAS, MDOT wishes to acquire the Property, to facilitate the relocation/new construction of the of the nearby rail spur located in the vicinity of the Gordie Howe International Bridge (“GHIB”) Port of Entry.

NOW, THEREFORE, BE IT RESOLVED, that in accordance with the foregoing communication, the Detroit Land Bank Authority, be and is hereby authorized to enter into an Option Agreement with The Michigan Department of Transportation to sell the Property as more particularly referenced in the attached Exhibit A for \$1,000.00; and, upon exercise of the option by the optionee, to sell such property in accordance with the terms set forth in the Option Agreement.



CITY OF DETROIT, MI
 PROJECT NO. 2019-02
 PROJECT NAME: PROPOSED AUGER AND WYE TRACK
 PROJECT ENGINEER & SCHEDULE OF QUANTITIES
 DATE: 12/13/19
 SHEET NO. 13-2019-02



Preliminary Plan
 Not Approved for Operations

SHEET 1 OF 1

EXHIBIT A

ADDRESS	Parcel ID	Status	Zone	Sq Ft dwelling	Sq Ft lot	Price
7806 Bacon	18000324	Residential Structure Unoccupied	M4	1166	2500	\$ 500.00 To be demolished
7817 Bacon	18000299	Vacant Land	M4		3000	\$ 500.00
						\$1,000.00