



**PLANNING AND
DEVELOPMENT DEPARTMENT**

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June 4, 2024

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

**RE: Property Sale
(Part of) 6228 McClellan**

Honorable City Council:

The City of Detroit, Planning and Development Department (“P&DD”) has received an offer from The Michigan Department of Transportation (“MDOT”) to purchase certain City-owned real property, (Part of) 6228 McClellan (the “Property”) for the purchase price of One Thousand and 00/100 Dollars (\$1,000.00).

The Property consists of a triangular section of vacant land measuring approximately 50 square feet and zoned B4 (General Business District). It is located south of E. Edsel Ford Fwy and bounded by E. Edsel Ford Fwy, Gratiot and McClellan Ave.

MDOT wishes to acquire the Property, to facilitate the I-94 Modernization Project along the I-94 (Edsel Ford Fwy) corridor. The purpose of the project is to improve the safety, capacity, connectivity, and condition of the freeway. It will involve the widening of the freeway, new bridges, new interchanges, the construction of service roads and a new drainage system. The initial phase of the project is anticipated to begin in 2024.

We, therefore, request that your Honorable Body adopt the attached resolution with a **Waiver of Reconsideration** and authorize the Director of P&DD, or his or her authorized designee to execute a quit claim deed and such other documents as may be necessary or convenient to effect a transfer of the Property by the City to The Michigan Department of Transportation.

Respectfully submitted,


Antoine Bryant
Director

cc: Malik Washington, Mayor’s Office

RESOLUTION

BY COUNCIL MEMBER _____

NOW, THEREFORE, BE IT RESOLVED, that Detroit City Council hereby approves of the sale of certain real property (Part of) 6228 McClellan, Detroit, MI (the "Property"), as more particularly described in the attached Exhibit A incorporated herein, to The Michigan Department of Transportation for the purchase price of One Thousand and 00/100 Dollars (\$1,000.00); and be it further

RESOLVED, that the Director of the Planning and Development Department, or his or her authorized designee, is authorized to execute a quit claim deed and other such documents necessary or convenient to effect transfer of the Property to the Purchaser consistent with this resolution; and be it further

RESOLVED, that customary closing costs up to One Thousand and 00/100 Dollars (\$1,000.00), as well as any taxes and assessments which have become a lien on the Property, shall be paid from the sale proceeds; and be it further

RESOLVED, that the P&DD Director, or his or her authorized designee, is authorized to execute any required instruments to make and incorporate technical amendments or changes to the quit claim deed (including but not limited to corrections to or confirmations of legal descriptions, or timing of tender of possession of particular parcels) in the event that changes are required to correct minor inaccuracies or are required due to unforeseen circumstances or technical matters that may arise prior to the conveyance of the Property, provided that the changes do not materially alter the substance or terms of the transfer and sale; and be it finally

RESOLVED, that the quit claim deed will be considered confirmed when executed by the P&DD Director, or his or her authorized designee, and approved by the Corporation Counsel as to form.

(See Attached Exhibit A)

WAIVER OF RECONSIDERATION

EXHIBIT A

LEGAL DESCRIPTION

Property situated in the City of Detroit, Wayne County, Michigan, described as follows:

Part of Lot 11 of "Sub of a part of P.C.'s 10 and 152 North of Gratiot Ave" as recorded in Liber 15 of Plats, Page 39, Wayne County records, also being a part of Back Concession of Private Claim 10, Township 1 South, Range 12 East, described as: COMMENCING at the northwesterly corner of said Back Concession of Private Claim 10 as documented in Land Corner Recordation Certificate recorded in Deed Liber 35052, Pages 551-552, (*denoted as Corner 020*), Wayne County records; thence along the northerly line of said Back Concession of Private Claim 10, North 75°49'35" East 145.72 feet to the centerline of McClellan, 50 feet wide; thence along the centerline of McClellan, South 55°59'28" East 972.19 feet to the southwesterly extension of the southeasterly line of said Lot 11; thence along said southwesterly extension of the southeasterly line of Lot 11, North 25°10'39" East 25.30 feet to the southernmost corner of said Lot 11; thence along the southwesterly line of said Lot 11 (*northeasterly line of McClellan*), North 55°59'28" West (*recorded as North 54°49' West*) 30.00 feet to the southernmost corner of Lot 12 of said plat; thence along the southwesterly line of said Lot 12 (*northeasterly line of McClellan*), North 55°59'28" West (*recorded as North 54°49' West*) 5.00 feet to the southerly right-of-way line of I-94; thence along the southerly right-of-way line of I-94, North 68°13'29" East 8.87 feet to the northwesterly line of said Lot 11; thence continuing along the southerly right-of-way line of I-94, North 68°13'29" East 10.80 feet to the POINT OF BEGINNING of this description; thence continuing along the southerly right-of-way line of I-94, North 68°13'29" East 31.00 feet to the southeasterly line of said Lot 11; thence along the southeasterly line of said Lot 11 (*northwesterly line of an 18 feet wide public alley*), South 25°10'39" West 5.00 feet; thence South 75°20'22" West 27.56 feet to the Point of Beginning.

a/k/a (Part of) 6228 McClellan
Tax Parcel ID 19006914-22

Description Correct

By _____
Office of the Assessor