



CITY OF DETROIT  
PLANNING AND DEVELOPMENT DEPARTMENT

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**January 3, 2023**

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

**RE: Property Sale  
9720, 9734, 9740 and 9758 Chalmers**

Honorable City Council:

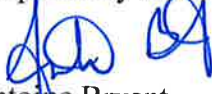
The City of Detroit, Planning and Development Department (“P&DD”) has received an offer from Beauty Ascension Services, Inc. (the “Purchaser”), a Michigan Corporation to purchase certain City-owned real property at 9720, 9734, 9740 and 9758 Chalmers (the “Property”) for the purchase price of Sixty Thousand and 00/100 Dollars (\$60,000.00).

The property is within a B4 zoning district (General Business District). 9720 Chalmers and 9734 Chalmers consist of multifamily residential units. 9758 Chalmers was previously mixed-use (retail/restaurant) and 9740 Chalmers is vacant land. The Purchaser proposes to renovate the existing residential units, to convert the mixed-use property into residential units and to utilize the remaining land as greenspace.

The renovation of 9720 Chalmers and 9734 Chalmers is permissible and the current legal land use of the property. The conversion of 9758 Chalmers into residential units requires a special land use hearing before the Buildings, Safety Engineering and Environmental Department (“BSEED”) Special Land Use Zoning Division. Purchaser’s proposed use of the Property shall be consistent with the allowable uses for which the Property is zoned.

We request that your Honorable Body adopt the attached resolution to 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 Purchaser.

Respectfully submitted,

  
Antoine Bryant  
Director

cc: Gail Fulton, 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 at 9720, 9734, 9740 and 9758 Chalmers, Detroit, MI (the "Property"), as more particularly described in the attached Exhibit A incorporated herein, to Beauty Ascension Services, Inc. (the "Purchaser"), a Michigan Corporation for the purchase price of Sixty Thousand and 00/100 Dollars (\$60,000.00).

**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 the following Property Sales Services Fees be paid from the sale proceeds pursuant to the City's Property Management Agreement with the Detroit Building Authority ("DBA"): 1) Three Thousand Six Hundred and 00/100 Dollars (\$3,600.00) shall be paid to the DBA from the sale proceeds, 2) Three Thousand Five Hundred and 00/100 Dollars (\$3,000.00) shall be paid to the DBA's real estate brokerage firm from the sale proceeds and 3) customary closing costs up to Two Hundred and 00/100 Dollars (\$200.00) , as well as any taxes and assessments which have become a lien on the property, shall be paid from the sales 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)

**EXHIBIT A**

LEGAL DESCRIPTION

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

E CHALMERS LOTS 13 THRU 15 MC GIVERIN-HALDEMANS CHALMERS AVE SUB L50  
P10 PLATS, W C R 21/737 60X100

**a/k/a 9734 Chalmers**  
**Tax Parcel ID No. 21055526-8**

E CHALMERS LOTS 11 AND 12 MC GIVERIN-HALDEMANS CHALMERS AVE SUB L50  
P10 PLATS, W C R 21/737 40X100

**a/k/a 9740 Chalmers**  
**Tax Parcel ID No. 21055528-30**

E CHALMERS LOTS 16 THRU 18 MC GIVERIN-HALDEMANS CHALMERS AVE SUB L50  
P10 PLATS, W C R 21/737 60X100

**a/k/a 9720 Chalmers**  
**Tax Parcel ID No. 21055523-5**

E CHALMERS LOT 8 MC GIVERIN-HALDEMANS CHALMERS AVE SUB L50 P10 PLATS  
W C R 21/737 40 IRREG

**a/k/a 9758 Chalmers**  
**Tax Parcel ID No. 21055533**

Description Correct

By \_\_\_\_\_  
Office of the Assessor