



**PLANNING AND  
DEVELOPMENT DEPARTMENT**

Coleman A. Young Municipal Center  
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March 15, 2023

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

**RE: Property Sale  
12123, 12127, 12131 W. Grand River**

Honorable City Council:

The City of Detroit, Planning and Development Department (“P&DD”) has received an offer from Second Chance 2000, Inc. a Michigan Non-Profit Corporation (the “Purchaser”), to purchase certain City-owned real property at 12123, 12127 and 12131 W. Grand River, Detroit, MI (the “Property”) for the purchase price of Ten Thousand and 00/100 Dollars (\$10,000.00).

The Property consists of vacant land measuring approximately 8000 square feet and zoned B4 (General Business District). Second Chance proposes to clear the property of all blight and to maintain it as greenspace for the community. Second Chance has partnered with Fred and Son Recycled Appliances, the Detroit Association of Black Organizations, along with community volunteers and others in this beautification effort. Any use of the Property by the Purchaser shall be consistent with the allowable uses for which the Property is zoned.

We, therefore, 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 deed and such other documents as may be necessary or convenient to effect a transfer of the Property by the City to Second Chance 2000, Inc., a Michigan Non-Profit Corporation.

Sincerely,

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 at 12123, 12127 and 12131 W. Grand River, Detroit, MI (the "Property"), as more particularly described in the attached Exhibit A incorporated herein, to Second Chance 2000, Inc., a Michigan Non-Profit Corporation (the "Purchaser"), for the purchase price of Ten Thousand and 00/100 Dollars (\$10,000.00); and be it further

**RESOLVED**, that the Director of the Planning and Development Department ("P&DD), 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) Two Thousand Five Hundred and 00/100 Dollars (\$2,500.00) shall be paid to the DBA from the sale proceeds, 2) Five Hundred and 00/100 Dollars (\$500.00) 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) shall be paid from the sale proceeds; and be it further

**RESOLVED**, that the P&DD Director, or his 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 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:

S GRAND RIVER LOT 7 WESTLAND SUB NO 4 L32 P26 PLATS, W C R 18/391 20 X 100

**a/k/a 12123 W. Grand River**  
**Tax Parcel ID No. 18006814**

S GRAND RIVER LOT 6 WESTLAND SUB NO 4 L32 P26 PLATS, W C R 18/391 20 X 100

**a/k/a 12127 W. Grand River**  
**Tax Parcel ID No. 18006815**

S GRAND RIVER LOTS 4 AND 5 WESTLAND SUB NO 4 L32 P26 PLATS, W C R 18/391  
40 X 100

**a/k/a 12131 W. Grand River**  
**Tax Parcel ID No. 18006816**

Description Correct

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