City of Birmingham
A Walkable Community

MEMORANDUM

Planning Division

DATE: **July 1, 2020**

TO: **Joseph A. Valentine, City Manager**

FROM: **Jana Ecker, Planning Director**

SUBJECT: **Draft RFP for Architectural and Design Services for Public Property**

INTRODUCTION:
The Downtown Birmingham 2016 Plan adopted by the City Commission included a comprehensive list of recommendations for improvements to Downtown Birmingham, including eight specific redevelopment sites. Each site was studied, and conceptual recommendations were outlined in the 2016 Plan. The public property north of Willits and west of N. Old Woodward currently used for public property was identified as a redevelopment site, and labelled Specific Project 6: The Willits Block.

BACKGROUND:
The City Commission previously studied the public property known as Specific Project 6, and supported a conceptual plan for this property, commonly referred to as The North Old Woodward Project. The following is an outline of the prior history and study of the area over the past several years by the City.

In the summer of 2013 parking demand in the downtown began to exceed available capacity within the parking system. As a result, both long term and short term initiatives were enacted to address the new demand. Since 2013, the Advisory Parking Committee (APC) has been evaluating and enacting more immediate actions within the system to address the increased demand. In addition to the short term strategies that were implemented, there was also a long term initiative that was developed at that time.

In March of 2014, the City Commission authorized the creation of an Ad Hoc Parking Study Committee (AHPSC) to study the following:

1. The current demand for parking in both the Central Business District (CBD)* and the Triangle District;
2. The expected future demands for parking in both areas given current zoning regulations;
3. Development of a recommendation for future projects to address shortfalls, if appropriate.

* For purposes of their study, the boundary used for the Central Business District replicated the boundary of the Downtown Parking Assessment District.

This committee was comprised of the following members:

1. Richard Astrein, Birmingham Shopping District
2. JC Cataldo, Corridor Improvement Authority
3. Gilian Lazar, Planning Board
4. Susan Peabody, Advisory Parking Committee
5. Johanna Slanga, Multi-Modal Transportation Board

In March of 2015, the AHPSC presented their findings to the City Commission in the form of a final report. The report identified the expected future demands for parking in the CBD to have a long term deficit of approximately 705 parking spaces. This number represented 278 spaces for the north portion of the CBD and 427 spaces for the south portion of the CBD.

The Ad Hoc Parking Study Committee provided the following recommendation:

> *To accept the report of the Ad Hoc Parking Study Committee estimating that a long term deficit of 278 parking spaces is expected in the long term for the north portion of the Central Business District. Further, to direct staff to conduct further planning studies for the North Old Woodward Avenue parking structure and lot that will maximize the creation of parking spaces while adhering to the original concepts presented in the Downtown Birmingham 2016 Plan.*
>
> *And, as a secondary priority, to accept the report of the Ad Hoc Parking Study Committee estimating that a long term deficit of 427 parking spaces is expected in the long term for the south portion of the Central Business District. Further, to endorse the expansion of the Pierce Street parking structure by two levels, thereby creating an additional 280 public parking spaces in the parking system.*

On March 16, 2015, the City Commission accepted the findings of the AHPSC, and further authorized the creation of an Ad Hoc Parking Development Committee (AHPDC) for the purpose of determining the next steps for addressing the parking shortfalls identified by the AHPSC. The purpose and goals of the AHPDC were to:

- Review previous Studies and Plans;
- Concentrate on Parking in Downtown;
- Review Costs and Finance Alternatives;
- Consider hiring an outside Consultant;
- Goal – Provide a Recommendation;

The AHPDC began meeting in June 2015.

DEVELOPMENT OF CONCEPT PLANS

In September of 2015, at the recommendation of the AHPDC, the City issued a Request for Proposals (RFP) for a consultant team comprised of an architectural firm and a parking consultant to provide conceptual drawings and cost estimates related to the expansion of two municipal parking facilities owned by the City. In working with the consultant team to evaluate alternatives and costs, the AHPDC concluded the primary focus for their efforts was to replace the North Old Woodward parking structure and maximize the total number of new spaces available at this site given the adjoining parking lot next to the existing structure. This study was completed in 2016.

The consulting team of Saroki Architecture and Carl Walker were selected to develop a concept plan and vision for the redevelopment of the N. Old Woodward parking structure and the surrounding area. The team presented numerous options to the AHPDC, and the committee eventually selected Option 1A as the preferred concept plan to be included in a future RFP to solicit development teams.

DEVELOPMENT OF THE REQUEST FOR QUALIFICATIONS

In 2016, the AHPDC completed a draft Request for Qualifications ("RFQ") seeking a developer or a development team to undertake the collective redevelopment the Bates Street property to include removal of the N. Old Woodward parking deck, construction of an expanded public parking facility, the extension of Bates Street and the private development of commercial and residential space. The City's objective was to solicit creative and innovative development plans, consistent with Option 1A, from qualified developers that would partner with the City to extend Bates Street from Willits to North Old Woodward and redevelop the remainder of the site by constructing a parking facility that provides a minimum of 1150 parking spaces to replace the 770 parking spaces currently on the N. Old Woodward / Bates Street site, introducing residential, commercial and/or mixed uses to create an activated, pedestrian-oriented urban streetscape and provide public access to the Rouge River and Booth Park to the north.

After reviewing the draft RFQ in 2016, the AHPDC requested that the Planning Division seek an independent review of the RFQ by a qualified consultant prior to its release to the general public. To this end, the City engaged Tim Kay of Jones Lang LaSalle (JLL), which is a national commercial real estate strategy, services and support firm. JLL provides a wide range of services related to commercial real estate throughout the United States, including project and development services. Tim Kay is the Managing Director of the Project and Development Services Division for the Detroit branch of JLL. Mr. Kay of JLL has completed his review of the RFQ, and provided a letter outlining his comments.

On January 6, 2017, the AHPDC reviewed the draft RFQ and the comments provided by JLL. The Committee requested that a note be added to the RFQ that there is construction currently underway adjacent to the project area for Brookside Terrace, and then voted unanimously to forward the RFQ to the City Commission for their review.

On March 13, 2017, the City Commission directed staff to issue the RFQ consistent with the terms and parameters defined in Option 1A. The RFQ was issued on March 16, 2017 seeking qualified developers interested in the N. Old Woodward Parking / Bates Street Extension project.

The City received submittals from the following four development teams:

- Morningside Group;
- Redico;
- TIR Equities; and
- Walbridge / Woodward Bates.

STAFF EVALUATION: RFQ

All four responses were reviewed by City staff and all four met the qualifications contained in the RFQ. Accordingly, the City Attorney reviewed the financial documentation and determined that all four development teams were financially qualified to proceed to the next step and were thus invited to respond to the Request for Proposals. The AHPDC concurred that all four development teams were qualified to proceed to the RFP stage.

DEVELOPMENT OF THE REQUEST FOR PROPOSALS

During the summer of 2017, the AHPDC worked with staff to finalize a draft RFP for review and approval by the City Commission. On September 11, 2017, the City Commission approved the issuance of the RFP recommended by the AHPDC consistent with the terms and parameters defined in Option 1A.

The City received three proposals in response to the RFP from the following development teams:

- Redico;
- TIR Equities; and
- Walbridge / Woodward Bates Partners.

Although qualified to submit a proposal, the Morningside Group notified the City that they did not intend to submit a response to the RFP. Three responses were submitted in response to the RFP in January 2018.

STAFF EVALUATION: RFP

Each of the three development proposals received in response to the RFP were reviewed by City staff to determine if all of the requirements of the RFP were met. A summary review chart of all responses was prepared to compare each of the three proposals side by side. The AHPDC reviewed the chart and discussed each proposal at length. In order to perform a true comparison between each of the responses, the AHPDC requested staff to send letters to each of

the three teams requesting additional information regarding the financials that supported each proposal.

Each of the three development teams responded to the City's request for additional information, although Redico responded by stating their desire to withdraw from consideration. Detailed responses were received from TIR Equities and Walbridge / Woodward Bates.

On March 7, 2018, the AHPDC interviewed the two remaining development teams of TIR Equities and the Walbridge / Woodward Bates team. At the conclusion of the interviews, committee members scored the proposals. Score were as follows:

- TIR Equities – 690 total points
- Walbridge / Woodward Bates – 992 total points.

After the interviews were conducted, the AHPDC discussed at length the two different development concepts that were proposed, and conducted a detailed analysis of the two proposals. Staff evaluation involved the following five key categories:

- Compliance with the RFP, as issued;
- Assumptions regarding local property tax generation;
- Parking structure cost differentials;
- Financial obligations for the City; and
- Project build-out requirements.

<u>Compliance with RFP</u>

The RFP called for new construction that is compatible with the existing building fabric on page seven (7). The first paragraph of page eight (8) further emphasizes that the objectives of the RFP "should be a fundamental part of any development proposal" and references the Downtown Birmingham 2016 Report as the source for these objectives. Additionally, Attachment E of the RFP provides a Conceptual Illustration of the Development Area. The rendering outlines an above ground parking deck and mixed used buildings that do not exceed a height beyond five (5) stories. There was extensive discussion amongst the committee regarding the proposal that involves a potential fifteen (15) story building as proposed by TIR Equities. The RFP illustrated a conceptual plan to be used as the basis for future development.

The RFP, under the financial heading on page nine (9) states that no City subsidies will be made available for a potential development. The TIR Equities team indicated during their interview process that the proposal they submitted would be at no cost the City. Staff inquired further and learned that as part of the proposal, TIR Equities anticipated the use of a Tax Increment Finance district and revenues from the parking structure that the City could use to pay for the development. A TIF district is the equivalent of a subsidy. Additionally, the parking revenue

assumed $3.5 million in annual revenue to support this pay back. The current structure, with half of the proposed spaces is expected to generate $1.2 million in revenue annually. At best, staff projects a doubling of revenue, approximately $2.6 million, with the new development (taking the two hour free parking into consideration).

The spirit and intent of the RFP is to ensure an open and competitive environment that results in proposals that can be compared feature for feature. The two proposals under consideration cannot be compared feature to feature.

Assumptions Regarding Local Property Tax Generation

Staff met with the two development teams per the committee's request to further the understanding of the financials associated with each proposal. The area of taxable value calculations became the focus of this discussion. The Woodward Bates team suggested a possible $203,000 in increased property tax generation, while the TIR Equities team indicated a possible increase of $2,690,000. The Woodward Bates team indicated and provided email evidence of an email exchange with the Oakland County Assessor's office using comparable developments to arrive at their final number. The TIR Equities team indicated that they developed their calculations based on other comparable developments in areas outside of the Oakland County boundary and relied on a more straight line calculation.

A comparison of financial details reviewed for each of the proposals is attached as **Exhibit I**. The Old Woodward Total Cost Developer Comparison worksheet presents the total cost of the project and how long it will take to repay the City's public contribution based on the increase in property taxes and lease payments on the new development proposed by each respondent. The figures included in the worksheet were taken directly from each proposal.

Parking Structure Cost Differential

In 2016, a preliminary estimate determined that the cost of a new parking structure would be approximately $28,299 per parking space. The Woodward Bates proposal presents a per space cost of approximately $37,000, while the TIR Equities team proposed a cost per parking space of $57,000. The primary difference in these costs is associated with the number of underground parking levels. The Woodward Bates team added an additional underground level for parking to limit the overall height of the garage. The TIR Equities team proposed the entire structure as an underground development. Both of the development teams' proposals required the City to pay for the entire cost of the parking structure.

Financial Obligations for the City

The total cost of the public elements for the Woodward Bates proposal was $54 million. The total cost of the public elements for the TIR Equities proposal was $70 million. Both of the teams expressed willingness and an interest to reduce the costs associated with the public elements, where possible. However, the ideas involved possible savings for the public elements independent of the parking structure.

Project Build-Out Requirements

Staff discussed the build out requirements with each of the development teams in greater detail since the date of the AHPDC interviews. The Woodward Bates proposal is constructed in a way that allows for independent construction of each building and the parking structure. The TIR Equities proposal has an interdependency that exists between the construction of the parking structure and the private elements. The project relies on leveraging a public investment to support a private development.

Staff also conducted a high level environmental scan to share potential risks with the committee associated with delayed decision making regarding a large scale development in a period of uncertainty with respect to trade policy, other existing and planned large scale developments in southeast Michigan, the level of economic activity in surrounding municipalities attracting development dollars, and our need to address the issue of rising demand on the parking system in the Central Business District.

On May 2, 2018, the AHPDC met and reviewed all of the analysis outlined above for the remaining two proposals. The committee considered three options for moving forward. The first option they considered recognized that of the two proposals under consideration only one of them is directly responsive to the RFP, and thus this option suggested moving forward only with the development team with the proposal that was responsive to the RFP. The second option that the committee considered was to reject both of the proposals and recommend that the Commission direct staff to reissue an RFP with expanded parameters. The third and final option considered was to proceed with the build out of the parking structure independent of any surrounding development and allow for additional development around the structure at a later time.

After much discussion, the AHPDC voted to recommend to the City Commission that the City continue discussion with the Walbridge / Woodward Bates team to advance their proposal for increased parking and the development of the extension of Bates Street to ensure that progress continues to be made to address a critical need for the City with respect to parking infrastructure and increased capacity.

Relevant meeting minutes of the City Commission related to the above are also attached after all other documents in this report, in chronological order.

Ultimately, the proposed plans for a public-private partnership that included the redevelopment of this site were placed on the ballot in August 2019 for a vote of the people. The initiative was turned down by the voters.

On June 22, 2020, the City Commission discussed the future study of the public property at Willits and N. Old Woodward and directed staff to prepare a draft RFP for review and consideration by the City Commission to establish a process to review and revisit a strategic vision for this area.

LEGAL REVIEW:
The City Attorney has reviewed the draft RFP.

FISCAL IMPACT:
No funds are currently budgeted in FY 20-21 for architectural and design services for the creation of a strategic vision plan for the public property at Willits and N. Old Woodward. Based on previous expenditures for a conceptual plan for this area as well as the Pierce Street parking deck property, an estimated cost of $40,000 is anticipated for this project that includes the Willits and N. Old Woodard property only. However, the cost will vary depending on the scope of work proposed by the City Commission.

PUBLIC COMMUNICATIONS:
The July 13, 2020 meeting of the City Commission will be the first extensive public discussion to consider hiring consultants to provide architectural and design services to prepare a strategic vision plan for the public property north of Willits and west of N. Old Woodward since the vote in 2019.

SUMMARY:
The City Commission may wish to review the attached draft RFP for Architectural & Design Services for Public Property North of Willits and West of N. Old Woodward for the creation of a strategic design plan and provide direction to staff.

ATTACHMENTS:
- Draft RFP for Architectural & Design Services for Public Property North of Willits and West of N. Old Woodward; and
- Other related documents (noted as Exhibits A through K above).

SUGGESTED RESOLUTION:
To direct staff to make revisions to the draft RFP for Architectural & Design Services for Public Property North of Willits and West of N. Old Woodward as discussed at the July 13, 2020 meeting and bring it back to the City Commission for further review and comment;

OR

To approve the draft RFP for Architectural & Design Services for Public Property North of Willits and West of N. Old Woodward and direct staff to prepare an outline for an ad hoc committee to review and provide comments on the draft RFP.

Architectural & Design Services for Public Property
North of Willits and West of N. Old Woodward

Sealed proposals endorsed **"ARCHITECTURAL & DESIGN SERVICES FOR PUBLIC PROPERTY"**, will be received at the Office of the City Clerk, 151 Martin Street, PO Box 3001, Birmingham, Michigan, 48012; until _____ **at 3:00pm** after which time bids will be publicly opened and read.

The City of Birmingham, Michigan is accepting sealed bid proposals from qualified professional firms to conduct public engagement activities to formulate a vision for the site, and achieve consensus on the desired elements of a development plan, to prioritize infrastructure investment for the site and prepare a strategic vision document for the property. This work must be performed as specified in accordance with the specifications contained in the Request For Proposals (RFP).

The RFP, including the Specifications, may be obtained online from the Michigan Inter-governmental Trade Network at http://www.mitn.info or at the City of Birmingham, 151 Martin St., Birmingham, Michigan, ATTENTION: Jana L. Ecker, Planning Director.

The acceptance of any proposal made pursuant to this invitation shall not be binding upon the City until an agreement has been executed.

Submitted to MITN: _____
Deadline for Submissions: _____
Contact Person: Jana L. Ecker, Planning Director
P.O. Box 3001, 151 Martin Street
Birmingham, MI 48012-3001
Phone: 248-530-1841
Email: jecker@bhamgov.org

INTRODUCTION:

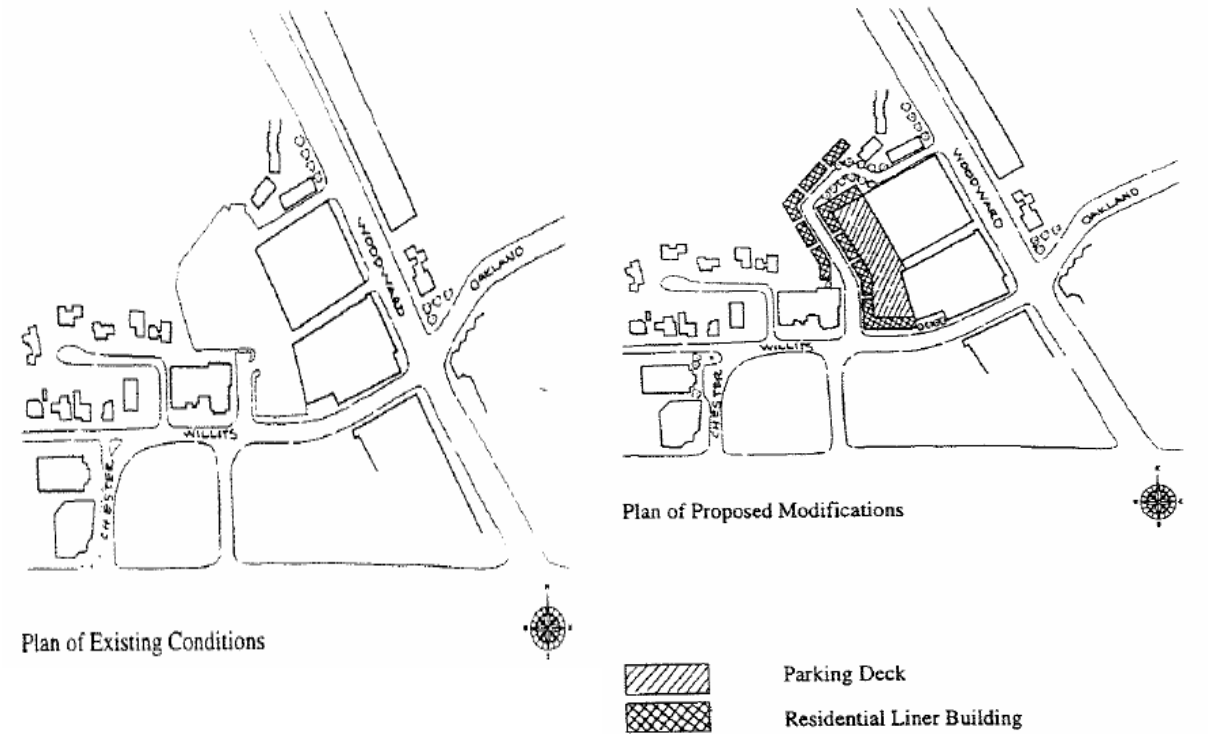
For purposes of this request for proposals the City of Birmingham will hereby be referred to as "City" and the private consulting firm or firms will hereby be referred to as "Contractor."

The City of Birmingham, Michigan is seeking proposals from qualified professional consultants (Contractors) to review the recommendations in prior planning documents, the findings and analysis contained in parking and development studies for the N. Old Woodward parking structure site, as well as the surrounding public property, and to solicit extensive input from the public to create a strategic vision plan for the area.

Currently, a five level 560 space parking structure constructed in 1966 occupies the easterly section of a large parcel that has frontage on N. Old Woodward Ave. The remainder of the parcel contains an open municipal parking lot as well as a sloped natural area fronting the adjacent Rouge River. A recent survey of parcel dimensions for the public property to be studied is included in **Attachment A.** It should be noted that there is an existing Vehicle Access Easement that runs through the public property as described in **Attachment B**. The current zoning classifications for the property to be studied are shown in **Attachments C and D**.

The City's master planning document for the downtown, known as the *Downtown Birmingham 2016 Report* (DB2016 Report), identifies the N. Old Woodward / Bates Street site as a proposed location for redevelopment and provides conceptual illustrations of proposed modifications. The concept from the DB2016 Report referencing this area is provided for reference below in Figure 1.

Figure 1.



In addition, the City also adopted a master planning document for alleys and passages entitled *Activating Urban Space: A Strategy for Alleys & Passages* (Alleys & Passages Plan) in 2012. Contractors will be expected to present creative concepts for the site that incorporate the

objectives and guidelines outlined in the DB2016 Report and the Alleys & Passages Plan.

Finally, the City also adopted a Parks and Recreation Master Plan that envisions a connection to Booth Park through the public property at Willits and N. Old Woodward. An excerpt illustrating this connection is shown in **Attachment E**.

The selected professional firm(s) would review all of the previous documents, plans and studies relevant to the property (**Attachments F - I**) and conduct public engagement activities to formulate a vision for the site, and achieve consensus on the desired elements of a development plan. Elements such as the desired mix of land uses (retail, residential, office, open space etc.), the desire to expand the current parking capacity of the site, the creation of additional public space, the enhancement of mult-modal connections to and from the site and/or the prioritization of other infrastructure investment options for the site should be considered. Based on the findings of the review and public input processes, the Contractor will prepare a strategic vision document for the property. A detailed scope of work is outlined below. The City is seeking proposals from professional firm(s) that include planning professionals, urban design professionals, and architects working together as a team.

PUBLIC PARTICIPATION

Extensive public participation is vital to developing a strategic vision document for the use and design of public property. During the review and development of a strategic vision for the property, the Contractor will solicit and garner the input of the public on the future vision for the public property shown in Attachment A and build consensus to provide the basis for a conceptual design plan. Extensive public input will be encouraged throughout the process, including specific discussions on desired uses, multi-modal connections and urban design. The selected Contractor will be required to submit a detailed community engagement plan as a part of this RFP that allows for public input throughout the entire process, utilizing contemporary technologies.

SCOPE OF WORK:

The scope of work for this project includes the following:

1. A review of existing site and structure conditions;
2. A review of prior planning documents, including but not limited to:
    - The Birmingham Plan (1980),
    - The Downtown Birmingham 2016 Plan,
    - The Alleys and Passages Plan,
    - The Multi-Modal Transportation Plan,
    - The 2018 Downtown Retail Study,
    - The Parks and Recreation Master Plan, and
    - The current DRAFT Version of the 2040 Master Plan.
3. A review of previous studies completed regarding the subject property by the City, including but not limited to:
    - Parking occupancy studies and parking needs assessments:
    - Structural reports on the N. Old Woodward parking structure;
    - Conceptual development plans for the site; and
    - Feasibility studies.

4. Identification of current trends and best practices for infill sites in other dense, traditional, walkable downtowns;

5. Conducting presentations to review existing site conditions, best practices for similar sites and locations and prior findings and recommendations regarding the potential improvement of the site;
6. Creation of a detailed Community Engagement Plan to encourage and facilitate ongoing public participation including a visioning process, interactive workshops, surveys, walking tours and/or other such methods that have been demonstrated to stimulate public discourse to gather input from residents, business owners (property owners and tenants) and elected and appointed boards and commissions;
7. Development of public consensus on a strategic vision for the potential improvement of the site, including whether or not to integrate the following elements:
    a) Transportation infrastructure (vehicle travel lanes, bicycle infrastructure, sidewalks and pedestrian crossings etc.);
    b) Parking infrastructure (increase, decrease or maintain existing parking supply on the site) and the type of parking system preferred (surface lots, structured parking above or below grade, automated systems etc.);
    c) The creation of one or more parcels for public or private redevelopment;
    d) Large or small scale retail development;
    e) Office, commercial or other mixed use development;
    f) Residential uses (low intensity, "missing middle" medium intensity, or high intensity, integration with other uses etc.),
    g) Public plaza or park space, connections to existing public spaces or trails; and
    h) Civic elements such as a civic destination, public art, festival space etc.;
8. Attendance at all relevant board and commission meetings, public engagement activities, meetings with City staff and public hearings; and
9. Preparation of a strategic vision document that outlines the vision, goals and desired elements to be included in the future redevelopment of the site for future use in the creation of a conceptual design plan.

Please note the scope of work outlined above is not necessarily all-inclusive and the professional firm proposing to undertake this project shall include in the proposal any other tasks and services deemed necessary.

DELIVERABLES

The Contractor shall provide a detailed strategic vision plan for the property, including the extensive use of illustrations, photos, and case studies that clearly depict the vision and implementation in the following formats:

1. One (1) reproducible PDF digital file and twenty (20) hard copies of the strategic vision plan;
2. One (1) reproducible PDF digital file of the final Plan for publication on the web and social media; and
3. One page infographic outlining the vision, goals and recommendations of the strategic vision plan.

All data, illustrations and projections created or compiled throughout the project shall become the sole property of the City of Birmingham.

TIME SCHEDULE AND COST PROPOSAL

All proposals must include a proposed time schedule for completion of the project and a fixed price agreement with an associated fee schedule for extra meeting costs, should they be required. Reimbursable expenses will be billed at direct cost plus a 10% administrative charge. Normal

reimbursable expenses associated with the project are to be included in the estimated fees as outlined in the proposal.

The Contractor shall perform all services outlined in this RFP in accordance with the requirements as defined and noted herein.

INVITATION TO SUBMIT A PROPOSAL

Proposals shall be submitted no later than _____**, 2020 at 3:00pm** to:

City of Birmingham
Attn: City Clerk
151 Martin Street
Birmingham, Michigan 48009

One (1) electronic copy and ten (10) hard copies of the proposal must be submitted. The proposal should be firmly sealed in an envelope, which shall be clearly marked on the outside, **"ARCHITECTURAL & DESIGN SERVICES FOR PUBLIC PROPERTY"**. Any proposal received after the due date cannot be accepted and will be rejected and returned, unopened, to the proposer. Proposer may submit more than one proposal provided each proposal meets the functional requirements.

SUBMISSION REQUIREMENTS

All proposals to be considered must contain the following:

(1) Cover Letter;
(2) Outline of qualifications of the Contractor and of the key employees that will be involved in the project, including an organizational chart of the roles and responsibilities of each team member, and references for the team leader(s). The project team should include each of the following skill sets:
    - Urban design;
    - Multi-modal transportation and parking;
    - Urban planning;
    - Architecture;
    - Landscape architecture; and
    - Public engagement.
(3) Outline of Contractor(s) experience with the preparation of similar strategic vision plans, including references from at least two relevant communities where you have completed such plans. (Portions of sample plans prepared by the Contractor should be submitted with the proposal, up to a maximum of twenty-five (25) pages);
(4) Outline presenting a description of the scope of work to be completed and a proposed time frame for completion;
(5) A statement of any additional services that you recommend, if any. Define hourly rates for additional services by discipline.
(6) Cover Sheet (**Attachment J**);
(7) Bidders Agreement (**Attachment K**);
(8) Cost Proposal (**Attachment L**);
(9) Iran Sanctions Act Vendor Certification (**Attachment M**); and
(10) Agreement (**Attachment N**) – **only if selected by the City**).

INSTRUCTIONS TO BIDDERS

1. Any and all forms requesting information from the bidder must be completed on the attached forms contained herein (see Contractor's Responsibilities). If more than one bid is submitted, a separate bid proposal form must be used for each.

2. Any request for clarification of this RFP shall be made in writing and delivered to: Jana L. Ecker, Planning Director, 151 Martin Street, Birmingham, MI, or via email to jecker@bhamgov.org. Such request for clarification shall be delivered, in writing, no later than 5 days prior to the deadline for submissions. Email requests must contain in their subject line "Request for Clarification".

3. All proposals must be submitted following the RFP format as stated in this document and shall be subject to all requirements of this document including the instruction to respondents and general information sections. All proposals must be regular in every respect and no interlineations, excisions, or special conditions shall be made or included in the RFP format by the respondent.

4. The contract will be awarded by the City of Birmingham to the most responsive and responsible bidder and the contract will require the completion of the work pursuant to these documents.

5. Each respondent shall include in their proposal, in the format requested, the cost of performing the work. Municipalities are exempt from Michigan State Sales and Federal Excise taxes. Do not include such taxes in the proposal figure. The City will furnish the successful company with tax exemption information when requested.

6. Each respondent shall include in their proposal the following information: Firm name, address, city, state, zip code, telephone number, and fax number. The company shall also provide the name, address, telephone number and e-mail address of an individual in their organization to whom notices and inquiries by the City should be directed as part of their proposal.

EVALUATION PROCEDURE AND CRITERIA

The City will utilize a qualifications-based selection process in choosing a Contractor for the completion of this work. The evaluation panel will consist of City staff, board members, and/or any other person(s) designated by the City who will evaluate the proposals based on, but not limited to, the following criteria:

- Ability to provide services as outlined.
- Experience of the Contractor with similar projects.
- Professional qualification of key employees assigned to the project.
- Public Involvement Process.
- Content of Proposal.
- Cost of Services.
- Timeline and Schedule for Completion.
- References.

TERMS AND CONDITIONS

1. The City reserves the right to reject any or all proposals received, waive informalities, or accept any proposal, in whole or in part, it deems best. The City reserves the right to

award the contract to the next most qualified Contractor if the successful Contractor does not execute a contract within ten (10) days after the award of the proposal.

2. The City reserves the right to request clarification of information submitted and to request additional information of one or more Contractors.

3. The City reserves the right to terminate the contract at its discretion should it be determined that the services provided do not meet the specifications contained herein. The City may terminate this Agreement at any point in the process upon notice to Contractor sufficient to indicate the City's desire to do so. In the case of such a stoppage, the City agrees to pay Contractor for services rendered to the time of notice, subject to the contract maximum amount.

4. Any proposal may be withdrawn up until the date and time set above for the opening of the proposals. Any proposals not so withdrawn shall constitute an irrevocable offer, for a period of ninety (90) days, to provide the services set forth in the proposal.

5. The cost of preparing and submitting a proposal is the responsibility of the Contractor and shall not be chargeable in any manner to the City.

6. Payment will be made within thirty (30) days after invoice. Acceptance by the City is defined as authorization by the designated City representative to this project that all the criteria requested under the Scope of Work contained herein have been provided. Invoices are to be rendered each month following the date of execution of an Agreement with the City.

7. The Contractor will not exceed the timelines established for the completion of this project.

8. The successful bidder shall enter into and will execute the contract as set forth and attached as Attachment A.

CONTRACTOR'S RESPONSIBILITIES

Each bidder shall provide the following as part of their proposal:

1. Complete and sign all forms requested for completion within this RFP.
   a. Cover Sheet (Attachment F)
   b. Bidder's Agreement (Attachment G)
   c. Cost Proposal (Attachment H)
   d. Iran Sanctions Act Vendor Certification Form (Attachment I)
   e. Agreement (Attachment J) – **only if selected by the City**).
2. Provide a description of completed projects that demonstrate the firm's ability to complete projects of similar scope, size, and purpose, and in a timely manner, and within budget.

3. Provide a written plan detailing the anticipated timeline for completion of the tasks set forth in the Scope of Work.

4. The Contractor will be responsible for any changes necessary for the plans to be approved by the City of Birmingham.

5. Provide a description of the firm, including resumes and professional qualifications of the principals involved in administering the project.

6. Provide a list of sub-contractors and their qualifications, if applicable.

7. Provide three (3) client references from past projects, include current phone numbers. At least two (2) of the client references should be for similar projects.

8. Provide a project timeline addressing each section within the Scope of Work and a description of the overall project approach. Include a statement that the Contractor will be available according to the proposed timeline.

CITY RESPONSIBILITY

The City will provide a designated representative to work with the Contractor to coordinate both the City's and Contractor's efforts and to review and approve any work performed by the Contractor.

SETTLEMENT OF DISPUTES

The successful bidder agrees to certain dispute resolution avenues/limitations. Please refer to paragraph 17 of the Agreement attached as Attachment E for the details and what is required of the successful bidder.

INSURANCE

The successful bidder is required to procure and maintain certain types of insurances. Please refer to paragraph 12 of the Agreement attached as Attachment E for the details and what is required of the successful bidder.

CONTINUATION OF COVERAGE

The Contractor also agrees to provide all insurance coverages as specified. Upon failure of the Contractor to obtain or maintain such insurance coverage for the term of the agreement, the City may, at its option, purchase such coverage and subtract the cost of obtaining such coverage from the contract amount. In obtaining such coverage, Birmingham shall have no obligation to procure the most cost effective coverage but may contract with any insurer for such coverage.

EXECUTION OF CONTRACT

The bidder whose proposal is accepted shall be required to execute the contract and to furnish all insurance coverages as specified within ten (10) days after receiving notice of such acceptance. Any contract awarded pursuant to any bid shall not be binding upon the City until a written contract has been executed by both parties. Failure or refusal to execute the contract shall be considered an abandonment of all rights and interest in the award and the contract may be awarded to another. The successful bidder agrees to enter into and will execute the contract as set forth and attached as Attachment A.

INDEMNIFICATION

The successful bidder agrees to indemnify the City and various associated persons. Please refer to paragraph 13 of the Agreement attached as Attachment E for the details and what is required of the successful bidder.

CONFLICT OF INTEREST

The successful bidder is subject to certain conflict of interest requirements/restrictions. Please refer to paragraph 14 of the Agreement attached as Attachment E for the details and what is required of the successful bidder.

EXAMINATION OF PROPOSAL MATERIALS

The submission of a proposal shall be deemed a representation and warranty by the Contractor that it has investigated all aspects of the RFP, that it is aware of the applicable facts pertaining to the RFP process and its procedures and requirements, and that it has read and understands the RFP. Statistical information which may be contained in the RFP or any addendum thereto is for informational purposes only.

PROJECT TIMELINE (MAXIMUM)

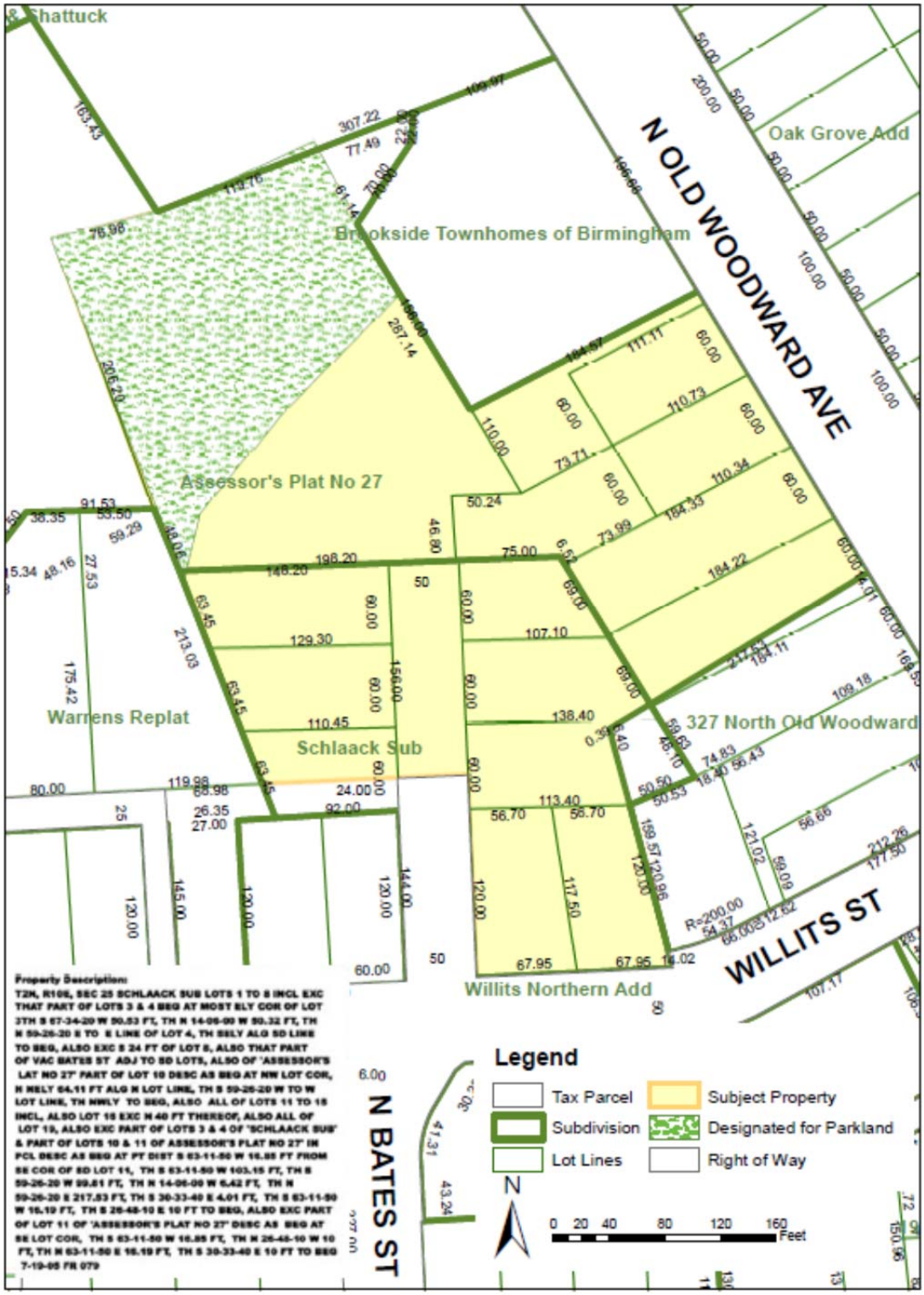
Evaluate Respondents _____
Interview Contractors _____
Award Contract _____
Project Kick Off Meeting _____
50% Completion of strategic vision plan _____
Final Draft of Plan Completed _____

The Contractor will not exceed the timelines established for the completion of this project. A shorter timeline is encouraged and preferred.

ATTACHMENT A

N. OLD WOODWARD / BATES PARKING SITE

PARCEL DIMENSIONS



ATTACHMENT B
Easement Benefitting 325 N. Old Woodward

Vehicle Access Easement

Land located in the City of Birmingham, County of Oakland, State of Michigan, more particularly described as:

A parcel of land being a part of Lots 10 and 11 of "Assessor's Plat No. 27" in the SW quarter of Section 25, T2N, R10E, City of Birmingham, Oakland County, Michigan, according to the Plat thereof as recorded in Liber 6 of Plats, Page 46, Oakland County Records, and a part of Lots 3 and 4 of "Schlaack Subdivision of Lots 40, 41, 42 and part of Lot 53 of Willets Addition", City of Birmingham, Oakland County, Michigan, according to the Plat thereof as recorded in Liber 8 of Plats, Page 8, Oakland County Records, said parcel of land being described as follows: Commencing at the southeasterly corner of said Lot 11, said point also being on the westerly line of Woodward Avenue (100 feet wide); thence S 63°11'50" W 16.85 feet along the southerly line of said Lot 11 to the point of beginning of this description; thence continuing S 63°11'50" W 103.15 feet along said lot line to a point; thence S 59°26'20" W 99.61 feet to a point; thence N 30°33'40" W 19.16 feet to a point; thence N 59°26'20" E 219.35 feet to a point on the easterly line of said Lot 11; thence S 30°33'40" E 17.01 feet along said easterly line of said Lot 11 to a point; thence S 63°11'50" W 16.19 feet along a line 10.00 feet northerly of and parallel to the southerly line of said Lot 11 to a point; thence S 26°48'10" E 10.00 feet to the point of beginning of this description.

ATTACHMENT C

N. Old Woodward / Bates Parking Site

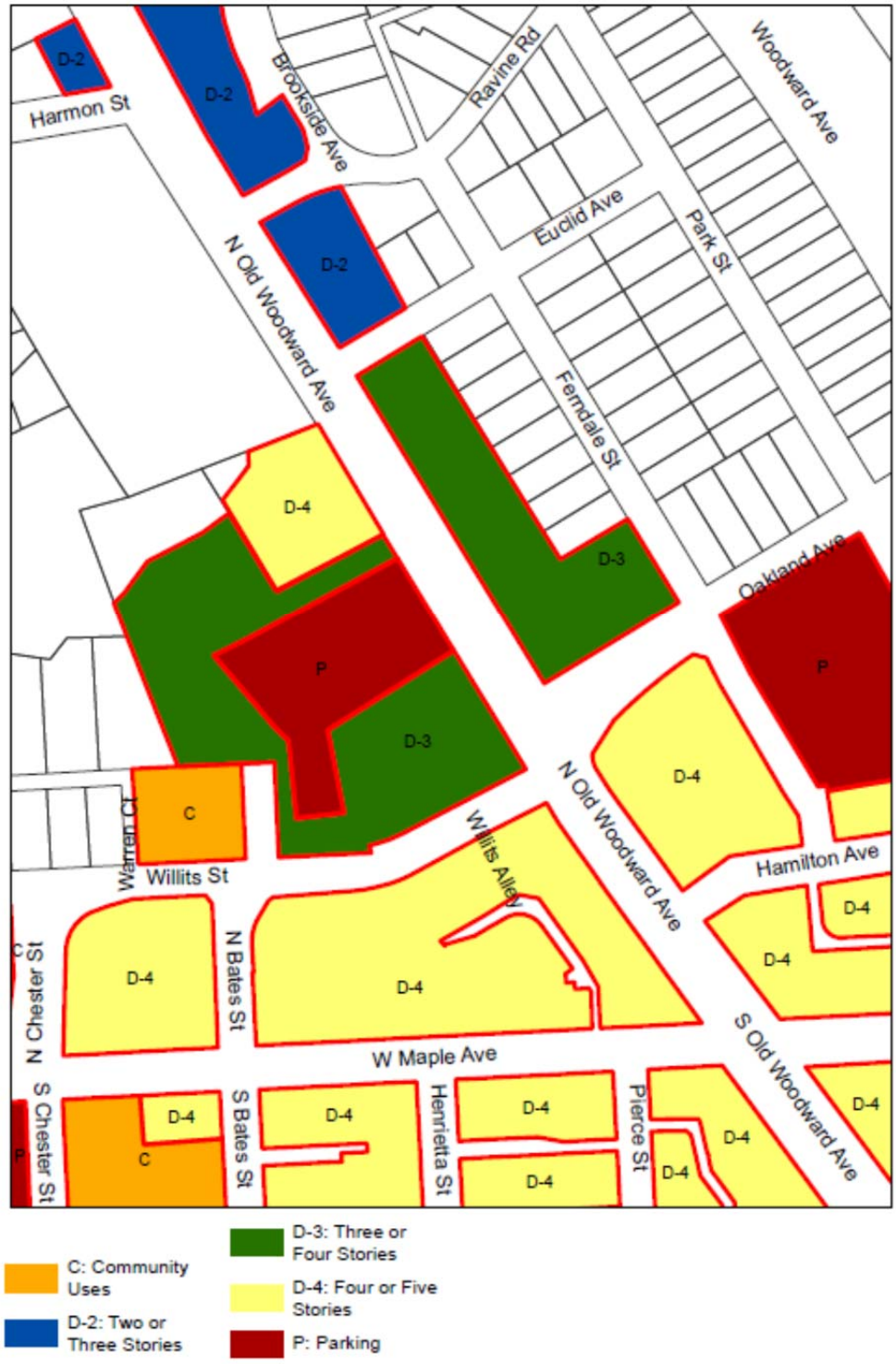
Zoning Districts



ATTACHMENT D

N. Old Woodward / Bates Parking Site

Overlay Zoning Districts

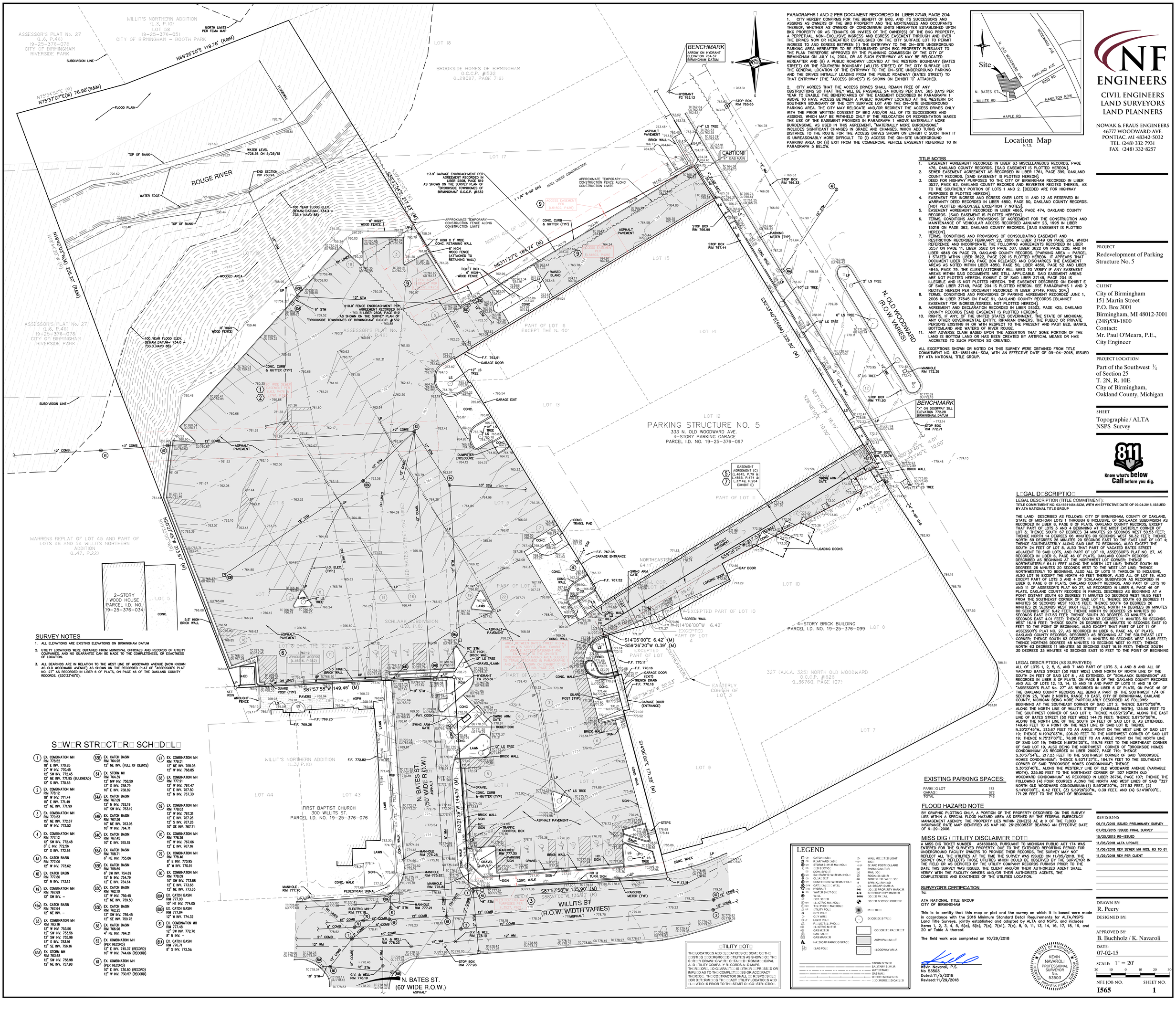


ATTACHMENT E
Booth Park Trail
Connection

Booth Park trail connection to Bates Street site.



ATTACHMENT F


PARAGRAPHS 1 AND 2 PER DOCUMENT RECORDED IN LIBER 37149, PAGE 204:
1. CITY HEREBY CONFIRMS FOR THE BENEFIT OF BKG, AND ITS SUCCESSORS AND ASSIGNS AS OWNERS OF THE BKG PROPERTY AND THE MORTGAGEES AND OCCUPANTS THEREOF, WHETHER AS OWNERS OF CONDOMINIUM UNITS HEREAFTER ESTABLISHED UPON BKG PROPERTY OR AS TENANTS OR INVITES OF THE OWNER(S) OF THE BKG PROPERTY, A PERPETUAL, NON-EXCLUSIVE INGRESS AND EGRESS EASEMENT THROUGH AND OVER THE DRIVES NOW OR HEREAFTER ESTABLISHED ON THE CITY SURFACE LOT TO PERMIT INGRESS TO AND EGRESS BETWEEN (I) THE ENTRYWAY TO THE ON-SITE UNDERGROUND PARKING AREA HEREAFTER TO BE ESTABLISHED UPON BKG PROPERTY PURSUANT TO THE PLAN THEREFORE APPROVED BY THE PLANNING COMMISSION OF THE CITY OF BIRMINGHAM ON JULY 14, 2004, OR AS SUCH ENTRYWAY AS MAY BE RELOCATED HEREAFTER AND (II) A PUBLIC ROADWAY LOCATED AT THE WESTERN BOUNDARY (BATES STREET) OR THE SOUTHERN BOUNDARY (WILLITS STREET) OF THE CITY SURFACE LOT. THE GENERAL LOCATION OF THE ENTRYWAY TO THE ON-SITE UNDERGROUND PARKING AND THE DRIVES INITIALLY LEADING FROM THE PUBLIC ROADWAY (BATES STREET) TO THAT ENTRYWAY (THE "ACCESS DRIVES") IS SHOWN ON EXHIBIT 'C' ATTACHED.
2. CITY AGREES THAT THE ACCESS DRIVES SHALL REMAIN FREE OF ANY OBSTRUCTIONS SO THAT THEY WILL BE PASSABLE 24 HOURS PER DAY, 365 DAYS PER YEAR TO ENABLE THE BENEFICIARIES OF THE EASEMENT DESCRIBED IN PARAGRAPH 1 ABOVE TO HAVE ACCESS BETWEEN A PUBLIC ROADWAY LOCATED AT THE WESTERN OR SOUTHERN BOUNDARY OF THE CITY SURFACE LOT AND THE ON-SITE UNDERGROUND PARKING AREA. THE CITY MAY RELOCATE AND/OR REORIENT THE ACCESS DRIVES ONLY WITH THE PRIOR WRITTEN CONSENT OF BKG AND/OR ALL OF ITS SUCCESSORS AND ASSIGNS, WHICH MAY BE WITHHELD ONLY IF THE RELOCATION OR REORIENTATION MAKES THE USE OF THE EASEMENT PROVIDED IN PARAGRAPH 1 ABOVE MATERIALLY MORE BURDENSOME. AS USED IN THIS AGREEMENT, "MATERIALLY MORE BURDENSOME" INCLUDES SIGNIFICANT CHANGES IN GRADE AND CHANGES, WHICH ADD TURNS OR DISTANCE TO THE ROUTE FOR THE ACCESS DRIVES SHOWN ON EXHIBIT C SUCH THAT IT IS UNREASONABLY MORE DIFFICULT TO (i) ACCESS THE ON-SITE UNDERGROUND PARKING AREA OR (ii) EXIT FROM THE COMMERCIAL VEHICLE EASEMENT REFERRED TO IN PARAGRAPH 5 BELOW.
Site
N. OLD WOODWARD AVE
WOODWARD AVE
OAKLAND AVE
RING RD
N. BATES ST
WILLITS RD
HAMILTON ROW
MAPLE RD
Location Map
N.T.S.
TITLE NOTES
1. EASEMENT AGREEMENT RECORDED IN LIBER 63 MISCELLANEOUS RECORDS, PAGE 476, OAKLAND COUNTY RECORDS. [SAID EASEMENT IS PLOTTED HEREON].
2. SEWER EASEMENT AGREEMENT AS RECORDED IN LIBER 1761, PAGE 399, OAKLAND COUNTY RECORDS. [SAID EASEMENT IS PLOTTED HEREON].
3. DEED FOR HIGHWAY PURPOSES TO THE CITY OF BIRMINGHAM RECORDED IN LIBER 3527, PAGE 62, OAKLAND COUNTY RECORDS AND REVERTER RECITED THEREIN, AS TO THE SOUTHERLY PORTION OF LOTS 1 AND 2. [DEEDED ARE FOR HIGHWAY PURPOSES IS PLOTTED HEREON].
4. EASEMENT FOR INGRESS AND EGRESS OVER LOTS 11 AND 12 AS RESERVED IN WARRANTY DEED RECORDED IN LIBER 4850, PAGE 50, OAKLAND COUNTY RECORDS. [NOT PLOTTED HEREON-SEE EXCEPTION 7 NOTES].
5. EASEMENT AGREEMENT RECORDED IN LIBER 4865, PAGE 474, OAKLAND COUNTY RECORDS. [SAID EASEMENT IS PLOTTED HEREON].
6. TERMS, CONDITIONS AND PROVISIONS OF AGREEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF VEHICULAR ACCESS RECORDED JANUARY 23, 1995 IN LIBER 15216 ON PAGE 362, OAKLAND COUNTY RECORDS. [SAID EASEMENT IS PLOTTED HEREON].
7. TERMS, CONDITIONS AND PROVISIONS OF CONSOLIDATING EASEMENT AND RESTRICTION RECORDED FEBRUARY 22, 2006 IN LIBER 37149 ON PAGE 204, WHICH REFERENCE AND INCORPORATE THE FOLLOWING AGREEMENTS RECORDED IN LIBER 3557 ON PAGE 11, LIBER 3562 ON PAGE 307, LIBER 3622 ON PAGE 220, AND IN LIBER 4845 ON PAGE 79, OAKLAND COUNTY RECORDS. [PARKING AREA – PARCEL 1 STATED WITHIN LIBER 3622, PAGE 220 IS PLOTTED HEREON. IT APPEARS THAT DOCUMENT LIBER 37149, PAGE 204 RELEASES AND DISCHARGES THE EASEMENT AREAS AS NOTED WITHIN LIBER 4850, PAGE 50, LIBER 4850, PAGE 52 AND LIBER 4845, PAGE 79. THE CLIENT/ATTORNEY WILL NEED TO VERIFY IF ANY EASEMENT AREAS WITHIN SAID DOCUMENTS ARE STILL APPLICABLE. SAID EASEMENT AREAS ARE NOT PLOTTED HEREON. EXHIBIT C OF SAID LIBER 37149, PAGE 204 IS ILLEGIBLE AND IS NOT PLOTTED HEREON. THE EASEMENT DESCRIBED ON EXHIBIT E OF SAID LIBER 37149, PAGE 204 IS PLOTTED HEREON. SEE PARAGRAPHS 1 AND 2 RECITED HEREON PER DOCUMENT RECORDED IN LIBER 37149, PAGE 204.]
8. TERMS, CONDITIONS AND PROVISIONS OF PARKING AGREEMENT RECORDED JUNE 1, 2006 IN LIBER 37645 ON PAGE 91, OAKLAND COUNTY RECORDS [BLANKET EASEMENT FOR INGRESS/EGRESS. NOT PLOTTED HEREON].
9. AGREEMENT AND DECLARATION RECORDED IN LIBER 51502, PAGE 425, OAKLAND COUNTY RECORDS [SAID EASEMENT IS PLOTTED HEREON].
10. RIGHTS, IF ANY, OF THE UNITED STATES GOVERNMENT, THE STATE OF MICHIGAN, ANY OTHER GOVERNMENTAL ENTITY, RIPARIAN OWNERS, THE PUBLIC OR PRIVATE PERSONS EXISTING IN OR WITH RESPECT TO THE PRESENT AND PAST BED, BANKS, BOTTOMLAND AND WATERS OF RIVER ROUGE.
11. ANY ADVERSE CLAIM BASED UPON THE ASSERTION THAT SOME PORTION OF THE LAND IS BOTTOM LAND OR HAS BEEN CREATED BY ARTIFICIAL MEANS OR HAS ACCRETED TO SUCH PORTION SO CREATED.
ALL EXCEPTIONS SHOWN OR NOTED ON THIS SURVEY WERE OBTAINED FROM TITLE COMMITMENT NO. 63-18611484-SCM, WITH AN EFFECTIVE DATE OF 09-04-2018, ISSUED BY ATA NATIONAL TITLE GROUP.
BENCHMARK
ARROW ON HYDRANT
ELEVATION 764.37
BIRMINGHAM DATUM
BENCHMARK
"X" ON DOORWAY SILL
ELEVATION 772.28
BIRMINGHAM DATUM
CAUTION!!
4" GAS MAIN
ROUGE RIVER
FLOODWAY
FLOOD PLAIN
TOP OF BANK
WATER EDGE
WATER LEVEL =726.36 ON 5/25/15
END SECTION INV 730.94
100 YEAR FLOOD ELEV. (BHAM DATUM= 734.4 = 733.4 NAVD 88)
N69°26'20"E 119.76' (R&M)
N75°34'50"E (R)
N75°37'07"E(M) 76.98'(R&M)
S30°37'45"E 217.23' (M)
N19°42'03"W(M) 206.20' (R&M)
N19°42'03"W 206.20' (R)
S03°33'40"E(R&M) 235.90' (M)
N03°27'45"W 213.67' (M)
S87°57'58"W 149.46' (M)
N03°27'45"W 144.75' (M)
S14°06'00"E 171.28' (M)
S87°57'58"W 135.90' (M)
S59°26'20"W 217.53' (R&M)
S14°06'00"E 6.42' (M)
S59°26'20"W 0.39' (M)
S67°34'20"W 50.53'
S26°48'10"E 16.19'
S63°11'50"W 10.00'
S30°33'40"E 4.01'
S63°11'50"W 16.25'
S30°33'40"E 10.00'
N14°06'00"W 6.42'
N59°26'20"E 0.39'
S14°06'00"E 6.42' (M)
S59°26'20"W 217.53' (R&M)
N.O.W. (R.O.W. VARIES)
N. BATES ST. (50' WIDE R.O.W.)
WILLITS ST (R.O.W. WIDTH VARIES)
N. BATES ST. (60' WIDE R.O.W.)
ASPHALT
PARKING STRUCTURE NO. 5
333 N. OLD WOODWARD AVE.
4-STORY PARKING GARAGE
PARCEL I.D. NO. 19-25-376-097
4-STORY BRICK BUILDING
PARCEL I.D. NO. 19-25-376-099
2-STORY WOOD HOUSE
PARCEL I.D. NO. 19-25-376-034
FIRST BAPTIST CHURCH
300 WILLITS ST.
PARCEL I.D. NO. 19-25-376-076
327 (A.K.A. 325) NORTH OLD WOODWARD
G.C.C.P. #1828
L.36760, P.107
ASSESSOR'S PLAT No. 27
L.46, P.462
19-25-376-078
CITY OF BIRMINGHAM
RIVERSIDE PARK
WILLIT'S NORTHERN ADDITION
L.3, P.10
LOT 58
19-25-376-051
CITY OF BIRMINGHAM - BOOTH PARK
BROOKSIDE HOMES OF BIRMINGHAM
G.C.C.P. #1532
L.28097, PAGE 719
WARRENS REPLAT OF LOT 45 AND PART OF LOTS 46 AND 54 WILLITS NORTHERN ADDITION
L.47, P.22
SCHLAAK SUBDIVISION
L.8, P.8
PART OF LOT 16 EXCEPT THE N. 40'
NORTH 40' OF LOT 5
EXCEPTED PART OF LOT 10
EXCEPTED PART OF LOT 4
EXCEPTED PART OF LOT 3
EASEMENT AREA (C) PER L.4865, P.474 & L.37149, P.204 EXHIBIT E
EASEMENT AREA (C) PER L.4865, P.474 & L.37149, P.204 EXHIBIT C
ACCESS EASEMENT PER (L51502, P425)
APPROXIMATE TEMPORARY CONSTRUCTION FENCE ALONG CONSTRUCTION LIMITS
AREA UNDER CONSTRUCTION
±3.9' GARAGE ENCROACHMENT PER AGREEMENT RECORDED IN LIBER 2508, PAGE 519 AS SHOWN ON THE SURVEY PLAN OF "BROOKSIDE TOWNHOMES OF BIRMINGHAM" O.C.C.P. #1532
±10.0' FENCE ENCROACHMENT PER AGREEMENT RECORDED IN LIBER 2508, PAGE 519 AS SHOWN ON THE SURVEY PLAN OF "BROOKSIDE TOWNHOMES OF BIRMINGHAM" O.C.C.P. #1532
1 1/4" S-MP GAS
4" S-MP GAS
12" STM
10" STM
12" WM
12" COMB.
10" COMB.
8" COMB.
18" COMB.
21" COMB
15" COMB
OH LINES
U.G. ELEC. (TYP.)
ELECTRIC MH RIM 777.18
C.V. & WELL RIM 778.23
C.V. & WELL RIM 778.10
C.V. & WELL RIM 778.19
C.V. & WELL RIM 778.09
C.V. & WELL RIM 778.13
C.V. & WELL RIM 778.23
MANHOLE RIM 777.70
MANHOLE RIM 775.28
MANHOLE RIM 775.67
MANHOLE RIM 776.82
MANHOLE RIM 777.21
MANHOLE RIM 772.38
STOP BOX RIM 763.65
STOP BOX RIM 766.33
STOP BOX RIM 766.99
STOP BOX RIM 767.44
STOP BOX RIM 771.93
STOP BOX RIM 772.71
STOP BOX RIM 772.78
STOP BOX RIM 777.98
HYDRANT FD 762.13
F.F. 762.91
GARAGE DOOR
GARAGE EXIT
F.F. 767.05
GARAGE ENTRANCE
F.F. 767.52
F.F. 770.11
F.F. 770.16
GARAGE DOOR (EXIT)
TRENCH DRAIN
F.F. 770.18
GARAGE DOOR (ENTRANCE)
F.F. 769.23
F.F. 769.26
F.F. 772.82
F.F. 774.29
F.F. 774.42
P.O.B.
CONC. CURB & GUTTER (TYP)
RAISED ISLAND
CONC. WALK
CONC. WALL
CONC. TRANS. PAD
CONC. STEPS
BRICK WALL
BROK WALL
STONE WALL
3" HIGH X 1' WIDE CONC. RETAINING WALL
6" HIGH WOOD FENCE (ATTACHED TO RETAINING WALL)
6' HIGH WOOD FENCE
6" HIGH WOOD FENCE
5.5' HIGH BRICK WALL
3.5' HIGH BRICK WALL
3.5' HIGH BRICK WALL
WROUGHT IRON FENCE
GUARD POST (TYP)
PARKING METER (TYP)
SWING ARM GATE
TICKET BOX
PAY KIOSK
TRAFFIC CONTROL BOX
HC. SIGN
NO U TURN SIGN
SCREEN WALL
LOADING DOCKS
BAY DOOR
SET IRON
SET TREE
SHED
VEHICULAR ACCESS (L.15216, P.362)
ASPHALT PAVEMENT
PAVERS
GRAVEL
GRAVEL/LAWN
GRAVEL/ASPHALT
LAWN
WOODED AREA
12" LS TREE
10" LS TREE
6" LS TREE
4" LS TREE
3" LS TREE
2" LS TREE
DUMPSTER ENCLOSURE
U.G. ELEC. PED.
G.U. GAS
G.U. TEL
G.U. CATV
LP
UP
SIGN
PEDESTRIAN SIGNAL
SWING ARM GATE
LOADING DOOR
PARKING STRUCTURE NO. 5
4-STORY BRICK BUILDING
PARCEL I.D. NO. 19-25-376-099
EXISTING PARKING SPACES:
PARK□NG LOT 173
GARAGE 572
TOTAL 745
FLOOD HAZARD NOTE
BY GRAPHIC PLOTTING ONLY, A PORTION OF THE PROPERTY DESCRIBED ON THIS SURVEY LIES WITHIN A SPECIAL FLOOD HAZARD AREA AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY. THE PROPERTY LIES WITHIN ZONE(S) AE & X OF FLOOD INSURANCE RATE MAP IDENTIFIED AS MAP NO. 26125C0537F BEARING AN EFFECTIVE DATE OF 9-29-2006.
MISS DIG / □TILITY DISCLAIM□R □OT□
A MISS DIG TICKET NUMBER A51600460, PURSUANT TO MICHIGAN PUBLIC ACT 174 WAS ENTERED FOR THE SURVEYED PROPERTY. DUE TO THE EXTENDED REPORTING PERIOD FOR UNDERGROUND FACILITY OWNERS TO PROVIDE THEIR RECORDS, THE SURVEY MAY NOT REFLECT ALL THE UTILITIES AT THE TIME THE SURVEY WAS ISSUED ON 11/05/2018. THE SURVEY ONLY REFLECTS THOSE UTILITIES WHICH COULD BE OBSERVED BY THE SURVEYOR IN THE FIELD OR AS DEPICTED BY THE UTILITY COMPANY RECORDS FURNISH PRIOR TO THE DATE THIS SURVEY WAS ISSUED. THE CLIENT AND/OR THEIR AUTHORIZED AGENT SHALL VERIFY WITH THE FACILITY OWNERS AND/OR THEIR AUTHORIZED AGENTS, THE COMPLETENESS AND EXACTNESS OF THE UTILITIES LOCATION.
SURVEYOR'S CERTIFICATION
To:
ATA NATIONAL TITLE GROUP
CITY OF BIRMINGHAM
This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 1, 2, 3, 4, 5, 6(a), 6(b), 7(a), 7(b1), 7(c), 8, 9, 11, 13, 14, 16, 17, 18, 19, and 20 of Table A thereof.
The field work was completed on 10/29/2018
Kevin Navaroli, P.S.
No 53503
Dated: 11/5/2018
Revised: 11/29/2018
KEVIN NAVAROLI PROFESSIONAL SURVEYOR No. 53503
STATE OF MICHIGAN
REGISTERED PROFESSIONAL ENGINEERS
LEGAL D□SCRIPTIO□
LEGAL DESCRIPTION (TITLE COMMITMENT):
TITLE COMMITMENT NO. 63-18611484-SCM, WITH AN EFFECTIVE DATE OF 09-04-2018, ISSUED BY ATA NATIONAL TITLE GROUP
THE LAND DESCRIBED AS FOLLOWS: CITY OF BIRMINGHAM, COUNTY OF OAKLAND, STATE OF MICHIGAN LOTS 1 THROUGH 8 INCLUSIVE, OF SCHLAACK SUBDIVISION AS RECORDED IN LIBER 8, PAGE 8 OF PLATS, OAKLAND COUNTY RECORDS, EXCEPT THAT PART OF LOTS 3 AND 4 BEGINNING AT THE MOST EASTERLY CORNER OF LOT 3; THENCE SOUTH 67 DEGREES 34 MINUTES 20 SECONDS WEST 50.53 FEET; THENCE NORTH 14 DEGREES 06 MINUTES 00 SECONDS WEST 50.32 FEET; THENCE NORTH 59 DEGREES 26 MINUTES 20 SECONDS EAST TO THE EAST LINE OF LOT 4; THENCE SOUTHEASTERLY ALONG SAID LINE TO BEGINNING, ALSO EXCEPT THE SOUTH 24 FEET OF LOT 8, ALSO THAT PART OF VACATED BATES STREET ADJACENT TO SAID LOTS, AND PART OF LOT 10, ASSESSOR'S PLAT NO. 27, AS RECORDED IN LIBER 6, PAGE 46 OF PLATS, OAKLAND COUNTY RECORDS DESCRIBED AS BEGINNING AT THE NORTHWEST LOT CORNER; THENCE NORTHEASTERLY 64.11 FEET ALONG THE NORTH LOT LINE; THENCE SOUTH 59 DEGREES 26 MINUTES 20 SECONDS WEST TO THE WEST LOT LINE; THENCE NORTHWESTERLY TO BEGINNING, ALSO ALL OF LOTS 11 THROUGH 15 INCLUSIVE, ALSO LOT 16 EXCEPT THE NORTH 40 FEET THEREOF, ALSO ALL OF LOT 19, ALSO EXCEPT PART OF LOTS 3 AND 4 OF SCHLAACK SUBDIVISION AS RECORDED IN LIBER 8, PAGE 8 OF PLATS, OAKLAND COUNTY RECORDS, AND PART OF LOTS 10 AND 11 OF ASSESSOR'S PLAT NO 27, AS RECORDED IN LIBER 6, PAGE 46 OF PLATS, OAKLAND COUNTY RECORDS IN PARCEL DESCRIBED AS BEGINNING AT A POINT DISTANT SOUTH 63 DEGREES 11 MINUTES 50 SECONDS WEST 16.85 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 11; THENCE SOUTH 63 DEGREES 11 MINUTES 50 SECONDS WEST 103.15 FEET; THENCE SOUTH 59 DEGREES 26 MINUTES 20 SECONDS WEST 99.61 FEET; THENCE NORTH 14 DEGREES 06 MINUTES 00 SECONDS WEST 6.42 FEET; THENCE NORTH 59 DEGREES 26 MINUTES 20 SECONDS EAST 217.53 FEET; THENCE SOUTH 30 DEGREES 33 MINUTES 40 SECONDS EAST 4.01 FEET; THENCE SOUTH 63 DEGREES 11 MINUTES 50 SECONDS WEST 16.19 FEET; THENCE SOUTH 26 DEGREES 48 MINUTES 10 SECONDS EAST 10 FEET TO THE POINT OF BEGINNING, ALSO EXCEPT THAT PART OF LOT 11 OF ASSESSOR'S PLAT NO. 27, AS RECORDED IN LIBER 6, PAGE 46, OF PLATS, OAKLAND COUNTY RECORDS, DESCRIBED AS BEGINNING AT THE SOUTHEAST LOT CORNER; THENCE SOUTH 63 DEGREES 11 MINUTES 50 SECONDS WEST 16.85 FEET; THENCE NORTH26 DEGREES 48 MINUTES 10 SECONDS WEST 10 FEET; THENCE NORTH 63 DEGREES 11 MINUTES 50 SECONDS EAST 16.19 FEET; THENCE SOUTH 30 DEGREES 33 MINUTES 40 SECONDS EAST 10 FEET TO THE POINT OF BEGINNING
LEGAL DESCRIPTION (AS SURVEYED):
ALL OF LOTS 1, 2, 5, 6, 7, AND 8 AND PART OF LOTS 3, 4 AND 8 AND ALL OF VACATED BATES STREET (50 FEET WIDE) LYING NORTH OF NORTH LINE OF THE SOUTH 24 FEET OF SAID LOT 8., AS EXTENDED, OF "SCHLAACK SUBDIVISION" AS RECORDED IN LIBER 8 OF PLATS, ON PAGE 8 OF THE OAKLAND COUNTY RECORDS AND ALL OF LOTS 12, 13, 14, 15 AND 19 AND PART OF LOTS 11 AND 16 OF "ASSESSOR'S PLAT No. 27" AS RECORDED IN LIBER 6 OF PLATS, ON PAGE 46 OF THE OAKLAND COUNTY RECORDS ALL BEING A PART OF THE SOUTHWEST 1/4 OF SECTION 25, TOWN 2 NORTH, RANGE 10 EAST, CITY OF BIRMINGHAM, OAKLAND COUNTY, MICHIGAN BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 2; THENCE S.87°57'58"W. ALONG THE NORTH LINE OF WILLIT'S STREET (VARIBALE WIDTH), 135.90 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE N.03°21'29"W., ALONG THE EAST LINE OF BATES STREET (50 FEET WIDE) 144.75 FEET; THENCE S.87°57'58"W., ALONG THE NORTH LINE OF THE SOUTH 24 FEET OF SAID LOT 8, AS EXTENDED, 149.46 FEET TO A POINT ON THE WEST LINE OF SAID LOT 8; THENCE N.20°27'45"W., 213.67 FEET TO AN ANGLE POINT ON THE WEST LINE OF SAID LOT 19; THENCE N.19°42'03"W., 206.20 FEET TO THE NORTHWEST CORNER OF SAID LOT 19; THENCE N.75°37'07"E., 76.98 FEET TO AN ANGLE POINT ON THE NORTH LINE OF SAID LOT 19; THENCE N.69°26'20"E., 119.76 FEET TO THE NORTHEAST CORNER OF SAID LOT 19, ALSO BEING THE NORTHWEST CORNER OF "BROOKSIDE HOMES CONDOMINIUM: AS RECORDED IN LIBER 29097, PAGE 719; THENCE S.30°37'54"E., 217.23 FEET TO THE SOUTHWEST CORNER OF SAID "BROOKSIDE HOMES CONDOMINIUM"; THENCE N.63°11'27"E., 184.74 FEET TO THE SOUTHEAST CORNER OF SAID "BROOKSIDE HOMES CONDOMINIUM"; THENCE S.30°33'40"E., ALONG THE WESTERLY LINE OF OLD WOODWARD AVENUE (VARIABLE WIDTH), 235.90 FEET TO THE NORTHEAST CORNER OF 327 NORTH OLD WOODWARD CONDOMINIUM" AS RECORDED IN LIBER 36760, PAGE 107; THENCE THE FOLLOWING (4) FOUR COURSES ALONG THE NORTH AND WEST LINES OF SAID "327 NORTH OLD WOODWARD CONDOMINIUM:(1) S.59°26'20"W., 217.53 FEET, (2) S.14°06'00"E., 6.42 FEET, (3) S.59°26'20"W., 0.39 FEET, AND (4) S.14°06'00"E., 171.28 FEET TO THE POINT OF BEGINNING.
LEGEND
CATCH □ASI□
R □AR YARD □ASI□
STORM S□W□R MA□HOL□
□.D.S.□TCH□
DOW□SPOU□T
SA□ITARY S□W□R MA□HOL□
CL□A□□T
COM□□□D.S□W□R MA□HOL□
GAT□□AL□□□W LIL
HYDRA□T
WAT□R SHU□T O□□
W□LL
□OT □D□□D
□□CTRIC MA□HOL□
T□L□PHO□□ MA□HOL□
□TILITY POL□
G□Y WIR□
LIGHT POL□
P□□LIC T□L□PHO□□
□□CTRIC M□T□R
GAS M□T□R
GAS □AL□□
GAS MARK□R
HA□DICAP PARK□□G SPAC□
LAG POL□
WALL MO□□T□D LIGHT
SIG□
G□ARD POST□□OLLARD
PARK□□G M□T□R
MAIL □O
ROCK□□O.LD□R
SPRI□KL□R AL□□□O□
SPRI□KL□R H□AD
LA□DSCAP□D AR□A
□O□□D PROP□RTY MARK□R
S□T PROP□RTY MARK□R
□O□□D PK□□AIL
□O□□D S□CTIO□ COR□□R
PI□□ TR□□
D□OID□O□S TR□□
CO□OR□T□ PA□□M□□T
ASPH PA□□M□□T
□OODWAY AR□A
STORM S□W□R
SA□ITARY S□W□R
WAT□R MAI□
GAS MAI□
O□□RHEAD CA□LI□S
□D RGRO□□D CA□LI□S
□TILITY □OT□
TH□ LOCATIO□S A□D □LI□ATIO□S O□ SOM□□ O□ TH□ □ISTI□G □□D RGRO□□D □TILITI□S AS SHOW□ O□ TH□ S□R□□Y DRAWI□G W□R□ O□TAI□□D FROM M□□IPAL A□D □TILITY COMPA□Y R□CORDS A□D MAPS. TH□R□□OR□□O G□ARA□T□□S □TH R □□PRE□SS□D OR IMPLI□D AS TO TH□ COMPL□T□□SS OR ACC□RACY TH□R□O□ TH□ CO□TRACTOR SHALL □□ R□SPO□SI□L□ OR D□T□RMI□□G TH□ □□ACT □TILITY LOCATIO□S A□D □L□ATIO□S PRIOR TO TH□ START O□ CO□STR□CTIO□
SURVEY NOTES
1. ALL ELEVATIONS ARE EXISTING ELEVATIONS ON BIRMINGHAM DATUM
2. UTILITY LOCATIONS WERE OBTAINED FROM MUNICIPAL OFFICIALS AND RECORDS OF UTILITY COMPANIES, AND NO GUARANTEE CAN BE MADE TO THE COMPLETENESS, OR EXACTNESS OF LOCATION.
3. ALL BEARINGS ARE IN RELATION TO THE WEST LINE OF WOODWARD AVENUE (NOW KNOWN AS OLD WOODWARD AVENUE) AS SHOWN ON THE RECORDED PLAT OF "ASSESSOR'S PLAT NO. 27" AS RECORDED IN LIBER 6 OF PLATS, ON PAGE 46 OF THE OAKLAND COUNTY RECORDS. (S30°33'40"E).
S□W□R STR□CT□R□ SCH□D□L□
1 EX. COMBINATION MH RIM 778.52 18" E INV. 770.85 21" W INV. 770.45 12" SW INV. 772.45 12" NE INV. 771.95 (BULKHEAD) 12" S INV. 770.65
2 EX. COMBINATION MH RIM 778.12 18" W INV. 771.44 15" E INV. 771.49 12" NE INV. 771.99
3 EX. COMBINATION MH RIM 779.53 15" NE INV. 772.67 15" W INV. 772.52
4 EX. COMBINATION MH RIM 777.12 12" SW INV. 772.48 8" E INV. 772.56 12" S INV. 772.66
4A EX. CATCH BASIN RIM 777.06 12" W INV. 773.62
4B EX. CATCH BASIN RIM 777.86 12" N INV. 773.13
4D EX. COMBINATION MH RIM 767.69 12" SW INV. –
4DA EX. CATCH BASIN RIM 767.74 12" NE INV. –
6 EX. COMBINATION MH RIM 763.16 12" W INV. 753.56 12" SW INV. 753.56 12" SW INV. 755.96 12" S INV. 753.91 12" SE INV. 756.16
6A EX. STORM MH RIM 763.69 12" SW INV. 758.98 12" NE INV. 757.98
6B EX. CATCH BASIN RIM 764.95 12" NE INV. (FULL OF DEBRIS)
6D EX. STORM MH RIM 764.39 12" NW INV. 758.59 12" S INV. 758.79 10" E INV. 758.89
6D4 EX. CATCH BASIN RIM 767.09 12" N INV. 762.19 10" SW INV. 763.19
6E EX. CATCH BASIN RIM 767.56 10" NE INV. 763.96 10" W INV. 764.71
6E4 EX. CATCH BASIN RIM 767.45 10" E INV. 765.15
6F EX. CATCH BASIN RIM 758.71 6" NE INV. 755.86
6F8 EX. CATCH BASIN RIM 758.69 6" SW INV. 754.69 15" N INV. 754.79 12" E INV. 754.64
6G EX. CATCH BASIN RIM 762.10 12" W INV. 759.45 12" NE INV. 759.50
6G2 EX. CATCH BASIN RIM 762.25 12" SW INV. 759.45 12" SE INV. 759.75
6H EX. CATCH BASIN RIM 766.96 4" NE INV. 764.31
6I EX. COMBINATION MH (PER RECORD) 12" E INV. 745.37 (RECORD) 10" W INV. 744.66 (RECORD)
6J EX. COMBINATION MH (PER RECORD) 10" E INV. 730.80 (RECORD) 12" W INV. 730.57 (RECORD)
6K EX. CATCH BASIN RIM 764.75 12" NE INV. 759.85
6L EX. COMBINATION MH RIM 777.01 12" W INV. 767.47 10" E INV. 767.50 12" N INV. 767.30
6M EX. COMBINATION MH RIM 778.03 12" W INV. 767.21 12" E INV. 767.26 12" S INV. 767.26 10" SE INV. 767.71
6N EX. COMBINATION MH RIM 778.26 15" W INV. 767.06 12" E INV. 767.16
6P EX. COMBINATION MH RIM 778.46 8" E INV. 770.95 8" W INV. 770.91
6Q EX. COMBINATION MH RIM 778.09 10" SW INV. 773.88 12" E INV. 773.68 12" NE INV. 773.63
6QA EX. CATCH BASIN RIM 777.90 10" NE INV. 774.05
6QB EX. CATCH BASIN RIM 777.94 12" W INV. 774.32
6R EX. COMBINATION MH RIM 777.48 12" SW INV. 772.70 8" N INV. –
6RA EX. CATCH BASIN RIM 776.71 8" S INV. 772.5±
6S EX. COMBINATION MH RIM 778.50 12" NW INV. 768.95 12" NE INV. 768.85
6T EX. COMBINATION MH RIM 778.00 12" W INV. 767.67 12" E INV. 767.77 10" S INV. 767.87
6U EX. COMBINATION MH RIM 778.26 12" SW INV. 772.76 12" NW INV. 772.86 12" E INV. 772.96
6V EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6W EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6X EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6Y EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6Z EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AA EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AB EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AC EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AD EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AE EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AF EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AG EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AH EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AI EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AJ EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AK EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AL EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AM EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AN EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AO EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AP EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AQ EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AR EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AS EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AT EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AU EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AV EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AW EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AX EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AY EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6AZ EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6BA EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6BB EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6BC EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6BD EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6BE EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6BF EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96 12" S INV. 772.96
6BG EX. COMBINATION MH RIM 778.36 12" W INV. 772.86 12" E INV. 772.96

ATTACHMENT G

ATA National Title Group, LLC
42651 Woodward Ave.
Bloomfield Hills, MI 48304
Ph:(248) 338-7135 Fax:(248) 338-3045

Record Search furnished to:
Beier Howlett
3001 West Big Beaver, Ste. 200
Troy, MI 48084
Tim Currier

File No. 63-18611484-SCM

TITLE INFORMATION REPORT

DESCRIPTION OF REAL ESTATE

Situated in the City of Birmingham, County of Oakland, State of Michigan, as follows:

SEE EXHIBIT A

Re: 333 N Old Woodward Avenue, Birmingham, MI 48009
Tax Item No. 19-25-376-097

Owner(s): City of Birmingham, a Municipal Corporation

1. Easement Agreement recorded in Liber 63 Miscellaneous Records, Page 476, Oakland County Records.
2. Sewer Easement Agreement as recorded in Liber 1761, Page 399, Oakland County Records.
3. Deed for highway purposes to the City of Birmingham recorded in Liber 3527, Page 62, Oakland County Records and reverter recited therein, as to the Southerly portion of Lots 1 and 2.
4. Easement for ingress and egress over Lots 11 and 12 as reserved in Warranty Deed recorded in Liber 4850, Page 50, Oakland County Records.
5. Easement Agreement recorded in Liber 4865, Page 474, Oakland County Records.
6. Terms, Conditions and Provisions of Agreement for the Construction and Maintenance of Vehicular Access recorded January 23, 1995 in Liber 15216 on Page 362, Oakland County Records.
7. Terms, Conditions and Provisions of Consolidating Easement and Restriction recorded February 22, 2006 in Liber 37149 on Page 204, which reference and incorporate the following Agreements recorded in Liber 3557 on Page 11, Liber 3562 on Page 307, Liber 3622 on Page 220, and in Liber 4845 on Page 79, Oakland County Records.
8. Terms, Conditions and Provisions of Parking Agreement recorded June 1, 2006 in Liber 37645 on Page 91, Oakland County Records.
9. Agreement and Declaration recorded in Liber 51502, Page 425, Oakland County Records.
10. Rights, if any, of the United States government, the State of Michigan, any other governmental entity, riparian owners, the public or private persons existing in or with respect to the present and past bed, banks, bottomland and waters of River Rouge.
11. Any adverse claim based upon the assertion that some portion of the Land is bottom land or has been created by artificial means or has accreted to such portion so created.

COUNTERSIGNED:
ATA NATIONAL TITLE GROUP, LLC

Elie Kaplan
AUTHORIZED SIGNATORY

This information compiled as of an effective date of September 4, 2018 at 8:00 A.M.

Wednesday, September 26, 2018 **Examined By: Eliezer Kaplan**

12. PAYMENT OF TAXES: Tax Parcel No.: 19-25-376-097

2017 December Taxes are Exempt

2018 July Taxes are Exempt

Special Assessments: Exempt

The amounts shown as due do not include collection fees, penalties or interest.

Terms and Conditions

1. This document is a search only. It is neither an insurance product nor an opinion of law or title and should not be relied upon as such. In addition, it runs only to the named customer and should not be relied upon for any purpose by any person or entity other than the named customer and/or its duly appointed representatives and agents.

2. By receiving and using this product, the customer agrees that the liability of the Company, its subsidiaries and affiliates, for any direct or indirect loss shall be limited to either the amount of the loss or the amount paid for this search, whichever is less.

EXHIBIT "A"

The land referred to in this search is described as follows: City of Birmingham, County of Oakland, State of Michigan

Lots 1 through 8 inclusive, of Schlaack Subdivision as recorded in Liber 8, Page 8 of Plats, Oakland County Records, EXCEPT that part of Lots 3 and 4 beginning at the most Easterly corner of Lot 3; thence South 67 degrees 34 minutes 20 seconds West 50.53 feet; thence North 14 degrees 06 minutes 00 seconds West 50.32 feet; thence North 59 degrees 26 minutes 20 seconds East to the East line of Lot 4; thence Southeasterly along said line to beginning, ALSO EXCEPT the South 24 feet of Lot 8, ALSO that part of vacated Bates Street adjacent to said Lots, and Part of Lot 10, Assessor's Plat No. 27, as recorded in Liber 6, Page 46 of Plats, Oakland County Records described as beginning at the Northwest Lot corner; thence Northeasterly 64.11 feet along the North Lot line; thence South 59 degrees 26 minutes 20 seconds West to the West Lot line; thence Northwesterly to beginning, ALSO all of Lots 11 through 15 inclusive, ALSO Lot 16 EXCEPT the North 40 feet thereof, ALSO All of Lot 19, ALSO EXCEPT part of Lots 3 and 4 of Schlaack Subdivision as recorded in Liber 8, Page 8 of Plats, Oakland County Records, and Part of Lots 10 and 11 of Assessor's Plat No 27, as recorded in Liber 6, Page 46 of Plats, Oakland County Records in parcel described as beginning at a point distant South 63 degrees 11 minutes 50 seconds West 16.85 feet from the Southeast corner of said Lot 11; thence South 63 degrees 11 minutes 50 seconds West 103.15 feet; thence South 59 degrees 26 minutes 20 seconds West 99.61 feet; thence North 14 degrees 06 minutes 00 seconds West 6.42 feet; thence North 59 degrees 26 minutes 20 seconds East 217.53 feet; thence South 30 degrees 33 minutes 40 seconds East 4.01 feet; thence South 63 degrees 11 minutes 50 seconds West 16.19 feet; thence South 26 degrees 48 minutes 10 seconds East 10 feet to the point of beginning, ALSO EXCEPT that part of Lot 11 of Assessor's Plat No. 27, as recorded in Liber 6, Page 46, of Plats, Oakland County Records, described as beginning at the Southeast Lot corner; thence South 63 degrees 11 minutes 50 seconds West 16.85 feet; thence North 26 degrees 48 minutes 10 seconds West 10 feet; thence North 63 degrees 11 minutes 50 seconds East 16.19 feet; thence South 30 degrees 33 minutes 40 seconds East 10 feet to the point of beginning.

AKTPEERLESS

DRAFT

PHASE I ENVIRONMENTAL SITE ASSESSMENT

333 N. Old Woodward Avenue, Birmingham, Michigan

PREPARED FOR **City of Birmingham**
151 Martin Street
Birmingham, Michigan 48009

PROJECT # 13661F-1-17

DATE September 28, 2018

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AKTPEERLESS

PHASE I ENVIRONMENTAL SITE ASSESSMENT

333 N. Old Woodward Avenue, Birmingham, Michigan
AKT Peerless Project No. 13661F-1-17

Executive Summary

AKT Peerless conducted a Phase I Environmental Site Assessment (ESA) for the subject property as described below in accordance with United States Environmental Protection Agency (USEPA) Standards and Practices for All Appropriate Inquires [(AAI), 40 Code of Federal Regulations (CFR) Part 312] and ASTM International Standard Practice E 1527-13 (ASTM Practice E 1527). This Phase I ESA was performed for City of Birmingham (Client) in connection with a possible redevelopment of the subject property by way of a ground lease.

Subject Property Description

Address	333 N. Old Woodward Avenue, Birmingham, Michigan
Land Area	Approximately 3.9 acres
Parcel ID Number(s)	08-19-25-376-097
Number of Building(s)	One
Date(s) of Construction	1966
Building Square Footage	Approximately 40,000 square feet (footprint)
Current Use	Ground level parking lot and four-story (five-deck) parking deck
Current Occupants	City of Birmingham
Past Use	Residential, commercial
Adjoining Property Uses	North: Booth Park Northeast: Undeveloped land; Brookside Residences (under construction) East: Steinhardt Pesick & Cohen, P.C.; The Law Firm of John F. Schaefer; Strength Capital Partners; Morganroth & Morganroth, PLLC; SAIC USA Southeast: UBS; Fleming's Prime Steakhouse & Wine Bar; Beal Bank; Poggen Pohl; Centigrade; Tilt; Google Inc. South: Cameron's Steakhouse; other street level and commercial office space occupants not identified Southwest: McCann Detroit; First Baptist Church West: Single-family residential Northwest: Booth Park

Address	333 N. Old Woodward Avenue, Birmingham, Michigan
Inferred Groundwater Flow Direction	West
Approximate Groundwater Depth	Unknown

OPINIONS AND CONCLUSIONS

Recognized Environmental Conditions (RECs)

This assessment has revealed no evidence of known RECs in connection with the subject property, except for the following:

REC 1 - According to fire insurance maps, the subject property formerly included 12 developed lots, in addition to one undeveloped lot, an apparent alley, and a portion of an adjoining developed lot. Between approximately 1915 and 1960, up to 12 residential and/or commercial structures were located entirely on the subject property. Municipal records and fire insurance maps indicate that at least three of these structures, located at 244 and 292 Willits Street and 248 N. Bates Street, may have included basements. The origin of the fill material used to fill basements of former structures at the subject property, if any, prior to conversion of the southern portion of the subject property to a street level parking lot in the mid-1950s to early-1960s is unknown. The unknown origin of such fill material represents an REC.

REC 2 - According to fire insurance maps and city directories, a dry cleaner operated on an eastern adjoining property located at 324-332 N. Old Woodward Avenue from at least 1944 until at least 1960. Historical dry-cleaning operations typically involved the use of petroleum and/or chlorinated solvents. In addition, the eastern adjoining property located at 322 N. Old Woodward Avenue was identified as a Part 201 site in the regulatory database report. Part 201 sites are Michigan sites at which contamination has been identified at concentrations exceeding Michigan Department of Environmental Quality (MDEQ) Generic Cleanup Criteria. No further information regarding the Part 201 site status of the eastern adjoining property was identified. The subject property is located at an inferred hydraulically down-gradient position relative to the eastern adjoining property. Therefore, the potential for migration of contamination from the eastern adjoining property toward the subject property represents an REC.

It is important to note that, under Part 201 of the Natural Resources and Environmental Protection Act (NREPA) Section 20126(4)(c), a property owner is not liable for contamination migrating from an off-site source, unless the owner is responsible for an activity causing the release that is the source of the contamination. However, if contamination is identified on the subject property, the subject property owner may be required to comply with certain Due Care obligations pursuant to Section 20107a(1).

Further assessment is warranted to evaluate the nature, extent, magnitude, and materiality of the above-identified RECs.

Controlled Recognized Environmental Conditions (CRECs)

This assessment has revealed no evidence of known CRECs in connection with the subject property.

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Historical Recognized Environmental Conditions (HRECs)

This assessment has revealed no evidence of known HRECs in connection with the subject property.

The Executive Summary above is an overview of the opinions and conclusions of this Phase I ESA and shall not be considered apart from the entire report, which contains the rationale and qualifications used by AKT Peerless in making the opinions and conclusions presented herein. Furthermore, non-ASTM scope considerations, if any, are reported in Section 6.4 and Other Potential Environmental Concerns (PECs), if any, are reported in Section 7.5. These conditions are not included in this Executive Summary.

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1.0 Introduction

City of Birmingham (Client) retained AKT Peerless to conduct a Phase I Environmental Site Assessment (ESA) of the property located at 333 N. Old Woodward Avenue in Birmingham, Oakland County, Michigan (the subject property). This Phase I ESA was conducted in accordance with: (1) United States Environmental Protection Agency (USEPA) Standards and Practices for All Appropriate Inquiries [(AAI), 40 Code of Federal Regulations (CFR) Part 312] and (2) guidelines established by ASTM International (ASTM) in the *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process / Designation E 1527-13* (ASTM Practice E 1527).

For the purpose of this Phase I ESA, the Client is the party that retained AKT Peerless to complete this Phase I ESA. AKT Peerless has not made an independent determination if its Client is also a *User* that intends to rely on this Phase I ESA to qualify for Landowner Liability Protection (LLP) under the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) of 1980. In accordance with ASTM Practice E 1527, a *User* is the party seeking to use ASTM Practice E 1527 to complete an environmental site assessment of the subject property. A *User* may include, without limitation, a potential purchaser of property, a potential tenant of property, an owner of property, a lender, or a property manager. Furthermore, a *User* seeking to qualify for an LLP to CERCLA liability has specific obligations for completing a successful application of this practice. AKT Peerless' scope of work does not include an evaluation or completion of these specific user obligations under ASTM Practice E 1527, unless otherwise noted.

1.1 Purpose

The purpose of this Phase I ESA was to evaluate the current and historical conditions of the subject property in an effort to identify *recognized environmental conditions* (RECs)[1], *controlled recognized environmental conditions (CRECs)*[2], *historical recognized environmental conditions* (HRECs)[3], *and de minimis conditions*[4] in connection with the subject property. Moreover, this practice may permit certain users of this Phase I ESA to satisfy environmental due diligence requirements to qualify for the bona fide prospective purchaser, contiguous landowner, or innocent landowner limitations under CERCLA, the Superfund Amendments and Reauthorization Act (SARA) of 1986, and the Small Business Liability and Brownfields Revitalization Act (Brownfields Amendments) of 2002. This Phase I ESA is intended to reduce, but not eliminate, uncertainty regarding the potential for environmental conditions in connection with the subject property.

[1] ASTM Standard Practice E 1527-13 defines the term REC as the presence or likely presence of any hazardous substance or petroleum product in, on, or at a property: (1) due to any release to the environment; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release to the environment.
[2] ASTM Standard Practice E 1527-13 defines the term CREC as a REC resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority, with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls.
[3] ASTM Standard Practice E 1527-13 defines the term HREC as a past release of any hazardous substance or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted residential use criteria established by a regulatory authority, without subjecting the property to any required controls.
[4] ASTM Standard Practice E 1527-13 defines the term de minimis condition as a condition that generally does not present a threat to human health or the environment and that generally would not be subject to an enforcement action if brought to the attention of appropriate government agencies.

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1.2 Scope of Services

AKT Peerless' scope-of-services is based on its proposal PF-23095, dated August 16, 2018, and the terms and conditions of that agreement. This Phase I ESA included the following:

- An inquiry of environmental conditions by an Environmental Professional.
- A review of specialized knowledge reported by the Client.
- A review of relevant public and historical records, including those maintained by federal, state, tribal, and local government agencies.
- Interviews with relevant regulatory officials and personnel associated or knowledgeable with the subject property, including as appropriate past and present owners, or neighbors if the subject property is abandoned.
- A reconnaissance of the subject property. The adjoining properties were observed from the subject property and from readily accessible public rights-of-way.

1.3 Limiting Conditions and Exceptions

A list of general limitations and exceptions typically encountered when completing Phase I ESAs is provided in Appendix A. In certain instances, limiting conditions, data failures, or data gaps, as defined by ASTM, may prevent adherence to all ASTM Practice E 1527 requirements. In such cases, the limiting conditions, data gaps, or data failures are discussed in the appropriate sections of this report.

Should additional information become available to the Client that differs significantly from our understanding of conditions presented in this report, AKT Peerless requests that such information be forwarded immediately to our attention, so that we may reassess the conclusions provided herein and amend this project's scope of services as necessary and appropriate.

1.4 Special Terms and Conditions

To the best of AKT Peerless' knowledge, no special terms or conditions, or client-imposed constraints, apply to the preparation of this Phase I ESA.

1.5 Reliance

AKT Peerless performed this Phase I ESA for the benefit of its Client, City of Birmingham. AKT Peerless acknowledges that this party may rely on the contents and conclusions presented in this report. Unless stated otherwise in writing, AKT Peerless makes no other warranty, representation, or extension of reliance upon the findings of this report to any other entity or third party.

2.0 User and/or Client Provided Information

In order to qualify for one of the LLPs offered by the Brownfields Amendments, a *User* must conduct certain inquiries as described in 40 CFR 312. If the Client intends to use ASTM Practice E 1527 to qualify for an LLP to CERCLA liability, then AAI requires that certain tasks be performed by – or on behalf of – that party. As appropriate, these inquiries must also be conducted by USEPA Brownfield Assessment and Characterization grantees. While such information is not required to be provided to the Environmental Professional, AKT Peerless requested this information from its Client in the form of a Questionnaire, Document Request Form, and Interviews as such information can assist the Environmental Professional in identifying environmental conditions.

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AKT Peerless provided a Questionnaire and Document Request Form to Ms. Tiffany Gunter, Assistant City Manager for the City of Birmingham. As appropriate, AKT Peerless conducted follow-up interviews with Ms. Gunter. The following subsections summarize the information and responses provided by the Client. The completed Questionnaire is provided in Appendix G.

2.1 Environmental Liens or Activity and Use Limitations

ASTM Practice E 1527 Section 6.2 and AAI (40 CFR 312.20, 25, and 26) require that Users search recorded title and judicial records for registered Environmental Liens or/and Activity and Use Limitations (AULs). The results of the User's search should be communicated to the Environmental Professional. This search is in addition to the review of environmental liens and AULs conducted by the Environmental Professional (refer to Section 4.3.2 of this Phase I ESA).

The Client did not report (1) environmental cleanup liens against the subject property that are filed or recorded under federal, tribal, state, or local law; (2) AULs, such as engineering controls, land use restrictions or institutional controls, that are in place at the subject property and/or have been filed or recorded in a registry under federal, tribal, state, or local law; or (3) recorded land title or judicial records, except for land title records documenting an ingress/egress easement for Burton-Katzman associated with access to a private parking deck located beneath the commercial building on the southeastern adjoining property. The Client provided these land title records for AKT Peerless' review. Refer to Section 4.5.6 for additional information.

2.2 Specialized Knowledge or Experience of the User

ASTM Practice E 1527 Section 6.3 and AAI (40 CFR 312.28) require that the User take into account their specialized knowledge to identify conditions indicative of releases or threatened releases associated with the subject property, and suggest this information be communicated to the Environmental Professional before the site reconnaissance.

The Client did not report specialized knowledge or experience regarding the environmental condition of the subject property.

2.3 Actual Knowledge of the User

ASTM Practice E 1527 Section 6.4 suggests that the User communicate actual knowledge of any environmental lien or AULs associated with the subject property to the Environmental Professional.

The Client did not report actual knowledge of environmental liens or AULs associated with the subject property.

2.4 Value Reduction Due to Contamination

For transactions involving the purchase of commercial real estate, ASTM Practice E 1527 Section 6.5 and AAI (40 CFR 312.29) require the User to consider the relationship of the purchase price to the fair market value of the subject property as an indicator of potential contamination and make a written record of that explanation.

The Client did not report knowledge of, or reason to anticipate, a reduction in the value of the subject property for environmental issues.

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2.5 Commonly Known or Reasonably Ascertainable Information

ASTM Practice E 1527 Section 6.6 and AAI (40 CFR 312.30) require the User to take into account commonly known or reasonably ascertainable information within the local community about the subject property.

The Client did not report such commonly known or reasonably ascertainable information.

2.6 Presence or Likely Presence of Contamination

ASTM Practice E 1527 Section 6.7 and AAI (40 CFR 312.31) require the User to consider the degree of obviousness of the presence or likely presence of contamination at the subject property, and the ability to detect the contamination by appropriate investigation.

The Client did not report on the degree of obviousness of the presence or likely presence of contamination at the subject property or the ability to detect the contamination by appropriate investigations.

2.7 Reason for Performing this Phase I ESA

ASTM Practice E 1527 requires that the User provide the Environmental Professional with the reason for performing the Phase I ESA.

The Client reported that this Phase I ESA was conducted as part of environmental due diligence related to a possible redevelopment of the subject property by way of a ground lease.

3.0 Subject Property Description

3.1 Location and Legal Description

The subject property is located in the southwest ¼ of Section 25 in Birmingham (T.2N./R.10E.), Oakland County, Michigan. The subject property is located on the west side of N. Old Woodward Avenue, north of Willits Street. See the following table for additional subject property details:

Subject Property Identifiers

Address	Tax Identification Number	Owner of Record	Approximate Acreage
333 N. Old Woodward Avenue*	08-19-25-376-097	City of Birmingham	3.9 acres

***Note**: According to Oakland County Equalization Division, the subject property lacks a legal address.

The subject property has historically been associated with the following addresses:

- 331, 343, 351, 361, and 363 N. Old Woodward (post-1920s);
- 213, 217, 221, 227, and 229 N. Woodard (pre-1920s);
- 190, 244, and 292 Willits (post-1920s);
- 114, 120, and 124 Willetts (1920s);
- 117, 119, and 121 Willetts (c. 1915)
- 205, 206, and 207 Willetts (pre-1910s);

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- 247, 248, 251, 263, 264, 266, 275, 276, and 277 N. Bates (post-1920s); and
- 211, 212, 214, 216, 217, 218, and 219 N. Bates (pre-1920s).

Refer to Figure 1, Topographic Location Map; Figure 2, Subject Property Map; and Figure 3, Subject Property Location Map. The legal description of the subject property is presented in Appendix B.

3.2 Subject Property and Vicinity Characteristics

The subject property is currently zoned Public Property (PP) and is located in an area of Birmingham that is characterized by commercial and residential properties, a church, surface roadways, municipal sanitary sewer and water, and electric and gas utilities.

3.3 Description of Structures and Other Improvements

General information regarding the on-site building is presented in the following table:

Subject Building: 333 N. Old Woodward Avenue (Parking Deck)

General Construction	Four-story (five-deck) parking deck, concrete and steel frame, masonry exterior, concrete slab on grade foundation, two elevator pits, no basement
Predominant Interior Finish	Concrete floors, walls, ceiling; paint, metal, glass
Square Footage (footprint)	Approximately 40,000 square feet
Construction and Other Improvement Dates	Constructed in 1966
Interior Areas	Four-story parking deck; first-level restroom and second-level fire suppression pump room at northeast tower; first-level elevator pit at southeast tower; first-level elevator pit and storage closet with oil separator at southwest tower; full-height snow chute/first-level empty garage with one overhead door at northwest tower.

The exterior of the subject property consists of asphalt street-level parking areas and wooded areas within the Rouge River floodplain. Block/brick walls and/or fencing surround the street-level parking area. Vehicular access to the subject property is restricted by traffic control gates.

Photographs taken during AKT Peerless' subject property reconnaissance are provided in Appendix C.

3.4 Current Use of the Subject Property

The subject property is used for street-level parking and the subject building consists of a four-story parking deck. The subject property is accessible to vehicular traffic by traffic control gates fronting N. Old Woodward Avenue and N. Bates Street. The undeveloped floodplain on the northwestern portion of the subject property is not used for a significant or obvious purpose.

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3.5 Utilities and Municipal Services

AKT Peerless identified the type and supplier of utilities provided to the subject property. These services are described in the following table:

Subject Property Utility Data

Utility / Service	Type	Utility Company or Municipality	Comments/Historical Services
Heat	Natural Gas	Consumers Energy	According to Consumers Energy records, natural gas service has been available to the area of the subject property since at least 1949. However, heat appears to be provided to the three stair towers by an electric heating system. Only limited information regarding heating fuel source(s) utilized on-site prior to construction of the subject building was identified.
Potable water	Municipal	City of Birmingham	According to the City of Birmingham, municipal water service was connected to the subject building during construction in 1966. Only limited information regarding potable water sources utilized on-site prior to construction of the subject building was identified.
Electricity	Electric lines/ transformer	DTE Energy	Electricity is connected to the subject property.
Sewage disposal	Municipal	City of Birmingham	According to the City of Birmingham, municipal sanitary sewer service was connected to the subject building during construction in 1966. Only limited information regarding sewage disposal systems utilized on-site prior to the construction of the subject building was identified.
Storm water	Not identified	Not identified	Storm water utilities are available to the subject property.

AKT Peerless' review of readily available standard and other historical sources provided only limited information regarding heating fuel sources associated with the former residential and commercial structures present on the subject property from prior to 1893 up to 1963. The possibility exists that alternative heating fuels (i.e. steam, propane, wood, electric, coal, and/or fuel oil) were used by previous occupants of the subject property prior to the availability of natural gas.

The potential for the past use of fuel oil underground storage tanks (USTs) on the subject property was considered. Based on a review of available information and observations during the completion of this Phase I ESA, AKT Peerless did not identify evidence of fuel oil USTs on the subject property. However, as the available information was not exhaustive, the potential remains for fuel oil USTs associated with historical residential and/or commercial structures to be present at the subject property. In AKT Peerless' opinion, if heating oil containers are identified or encountered during future redevelopment activities, they should be decommissioned, removed, and/or disposed in accordance with applicable federal, state, and local regulations.

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AKT Peerless' review of readily available standard and other historical sources provided only limited information regarding water and sanitary sewer utilities associated with the former residential and/or commercial structures present on the subject property from prior to 1893 up to 1963.

According to fire insurance maps, municipal water service has been available to the area of the subject property since at least 1893. Water service connection dates to former residential and/or commercial structures were not identified. The date of installation of the municipal sanitary sewer system was not identified. Sewer service connection dates to former residential and/or commercial structures were also not identified, except for the former dwellings located at 275 and 277 N. Bates Street, which were connected to sanitary sewer service in the early- to mid-1940s. The former dwelling located at 275 N. Bates Street reportedly utilized septic tank(s) and a septic field prior to connection.

Previous residential and/or commercial structures associated with the subject property may therefore have utilized on-site potable water wells or private septic systems. While it is likely these features would have been identified and removed during conversion of the southern portion of the subject property to a surface parking lot, in AKT Peerless' opinion, if drinking water wells or septic systems are identified or encountered during future redevelopment activities, they should be decommissioned, removed, and/or disposed in accordance with applicable federal, state, and local regulations. It is also AKT Peerless' opinion that, given the historical residential and/or commercial use of the subject property, the former use of septic systems does not represent an environmental concern.

3.6 Current Uses of the Adjoining Properties

The following table describes the current uses and/or occupants of the adjoining properties, as identified during this Phase I ESA:

Adjoining Property Data

Direction	Address	Current Use / Occupant
North	No address identified	Recreation / Booth Park
Northeast	No address identified	Undeveloped land
	369 N. Old Woodward Avenue	Condominiums / Brookside Residences (under construction)
East	380 N. Old Woodward Avenue	Commercial / Steinhardt Pesick & Cohen, P.C.; The Law Firm of John F. Schaefer
	350 N. Old Woodward Avenue	Commercial / Strength Capital Partners
	344 N. Old Woodward Avenue	Commercial / Morganroth & Morganroth, PLLC
	320 N. Old Woodward Avenue	Commercial / SAIC USA
Southeast	325 N. Old Woodward Avenue and 108-114 Willits Street	Commercial / UBS; Fleming's Prime Steakhouse & Wine Bar; Beal Bank; Poggen Pohl; Centigrade; Tilt; Google Inc.
South	111-117 Willits Street	Commercial / Cameron's Steakhouse; other street level and commercial office space occupants not identified

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Direction	Address	Current Use / Occupant
Southwest	336 W. Maple Road	Commercial / McCann Detroit
	300 Willits Street	First Baptist Church
	No address identified	Undeveloped land
West	300 Warren Court	Single-family residential / not identified
Northwest	No address identified	Recreation / Booth Park

4.0 Records Review

The objective of the records review is to evaluate reasonably ascertainable databases, historical records, and physical setting records to help identify RECs at the subject property and, to the extent identifiable, at surrounding properties.

4.1 Physical Setting Sources

AKT Peerless reviewed various available physical setting sources about the geologic, hydrogeologic, hydrologic, and topographic characteristics that may affect potential contaminant migration to the subject property, or within or from the subject property. The results of AKT Peerless' review are presented in the following table:

Physical Setting Data

Physical Setting Information		Data Sources
General Topography and Hydrogeology		
Subject Property Elevation	767 feet above the National Geodetic Vertical Datum	United States Geological Survey (USGS) Topographic Map of the Birmingham, Michigan Quadrangle (1968, photo revised 1981)
Topographic Gradient	Slope toward the Rouge River, which transects the northern portion of the subject property	
Closest Surface Water	Rouge River, transecting the northern portion of the subject property	
General Soil and Geology		
Bedrock	Coldwater Shale of an unassigned group, which is included in the Kinderhookian series within the Mississippian system of the Paleozoic Era.	Michigan Department of Natural Resources (MDNR) Geological Survey Division's publication, *Bedrock Geology of Southern Michigan* (1987)

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Physical Setting Information		Data Sources
Quaternary Soils Description	Lacustrine clay and silt, described as gray to dark reddish brown and varved in some localities. The soil chiefly underlies extensive, flat, low-lying areas formerly inundated by glacial Great Lakes. Soil thickness ranges from 10 to 30 feet. Typically, lacustrine clay and silt are associated with low hydraulic permeability and restrict the movement of groundwater.	MDNR Geological Survey Division's publication, *Quaternary Geology of Southern Michigan* (1982)
County Soil Survey Description	Urban land-Marlette-Capac association, described as "urban land and nearly level to hilly, well drained to somewhat poorly drained loamy soils; on till plains and moraines." Photo Sheet 106 of the soil survey depicts the subject property within an area described as "urban land" and "Cohoctah-Fox association."	United States Department of Agriculture (USDA) Soil Conservation Service's (SCS's) publication, *Soil Survey of Oakland County, Michigan* (1982)
Site-Specific Geology and Hydrogeology		
Soil and bedrock characteristics	No site-specific soil or bedrock information was identified.	Not applicable
Groundwater characteristics	No site-specific groundwater information was identified.	Not applicable

Based on the information presented above, AKT Peerless infers that groundwater in the vicinity of the subject property flows toward the west, with potential influence from the Rouge River. However, local manmade structures (e.g., buildings, roads, sewer systems, and utility service lines) may influence both surface water and groundwater flow. AKT Peerless was unable to precisely document the groundwater flow direction beneath the subject property. To determine the site-specific groundwater flow direction, subsurface information would be necessary.

AKT Peerless did not identify water supply wells or monitoring wells at the subject property. Groundwater from the area of the subject property does not serve as the primary drinking water source for properties in the City of Birmingham, which obtains its municipal water from the Great Lakes Water Authority (GLWA) by way of the Southeastern Oakland County Water Authority (SOCWA).

4.2 Standard Environmental Record Sources

AKT Peerless retained a third-party vendor to provide current environmental database information compiled by a variety of federal and state regulatory agencies. The purpose of obtaining these data was to evaluate potential environmental risks associated with the subject property, adjoining properties, and nearby sites that are: (1) identified on target lists, and (2) within varying distances of up to one mile from the subject property. Refer to the database report included as Appendix D for information regarding database descriptions, search radii, and most recent dates the database information was updated by the vendor.

4.2.1 Subject Property Listings

The database report does not identify the subject property on the referenced databases.

4.2.2 Adjoining Properties

The database report does not identify the adjoining properties on the referenced databases, except for the following:

Detail Table for Eastern Adjoining Property (322 N. Old Woodward Avenue)

Address	Name	Distance/Direction	Known/Inferred Groundwater Flow Direction:
322 N. Old Woodward Avenue	Comerica Bank Birmingham	Adjoining/east	Inferred west
Databases			
Michigan Inventory of Facilities (Inventory) This eastern adjoining property is listed on the Inventory database. The Inventory database identifies facilities where state-funded or private response activities have taken place (Part 201 Projects), facilities under Part 213, Leaking Underground Storage Tanks (LUSTs), and facilities identified through submittal of Baseline Environmental Assessments (BEAs) under Part 201 or Part 213 of the Natural Resources and Environmental Protection Act (NREPA), Michigan Public Act 451, 1994, as amended. According to the database report, this eastern adjoining property appears on the Inventory database as a Part 201 Project. No further information was provided. Regulatory agency records were not identified for the eastern adjoining property. Refer to Sections 4.5.2 and 4.5.3 for additional information pertaining to the eastern adjoining property.			

4.2.3 Nearby Sites

AKT Peerless' review of the referenced databases also considered the potential or likelihood of contamination from nearby sites. To evaluate which of the nearby sites identified in the database report present an environmental risk to the subject property, AKT Peerless considered the following criteria:

- Type of database on which the site is identified.
- Topographic position of the identified site relative to the subject property.
- Direction and distance of the identified site from the subject property.
- Local soil conditions in the subject property area.
- Known or inferred groundwater flow direction in the subject property area.
- Status of the respective regulatory agency-required investigation(s) of the identified site, if any.
- Surface and subsurface obstructions and diversions (e.g., buildings, roads, sewer systems, utility service lines, rivers, lakes, and ditches) located between the identified site and the subject property.

Only those nearby sites that are judged to present a potential environmental risk to the subject property are further evaluated by reviewing agency file information. Using the above criteria, and based upon a review of readily available information contained within the database report, AKT Peerless did not identify nearby sites that present a potential environmental risk to the subject property.

4.3 Regulatory Agency File and Records Review

4.3.1 MDEQ Waste Management and Radiological Protection Division (WMRPD)

AKT Peerless submitted a request to the Michigan Department of Environmental Quality (MDEQ) WMRPD to review available file information regarding waste management activities, permits, inspections and violations associated with the subject property and the eastern adjoining property.

AKT Peerless also reviewed the MDEQ Waste Data System (WDS) for information regarding waste disposal operations at the subject property and the eastern adjoining property. The WDS tracks activities at facilities regulated by the Solid Waste, Scrap Tire, Hazardous Waste, and Liquid Industrial Waste programs.

Subject Property

According to MDEQ WMRPD, no file information pertaining to the subject property was identified. In addition, the subject property was not identified on the WDS.

Adjoining Properties

According to MDEQ WMRPD, no file information pertaining to the eastern adjoining property was identified. In addition, the eastern adjoining property was not identified on the WDS.

4.3.2 MDEQ Remediation and Redevelopment Division (RRD)

AKT Peerless reviewed the RRD's Perfected Lien List, dated May 4, 2018, to determine if environmental cleanup liens had been filed against the subject property.

AKT Peerless also referenced the MDEQ Storage Tank Information Database (SID) for information regarding the subject property and the eastern adjoining property.

In addition, AKT Peerless submitted a request to MDEQ RRD to review available file information regarding USTs, LUSTs, or other environmental records pertaining to the subject property and the eastern adjoining property.

Subject Property

According to the Perfected Lien List, the MDEQ does not have record of environmental cleanup liens filed against the subject property. In addition, the subject property was not identified on the SID. Furthermore, according to MDEQ RRD, no file information pertaining to the subject property was identified.

Adjoining Properties

The eastern adjoining property was not identified on the MDEQ SID. In addition, according to MDEQ RRD, no file information pertaining to the eastern adjoining property was identified.

4.3.3 Michigan Department of Licensing and Regulatory Affairs (LARA)

AKT Peerless reviewed LARA's Active and Closed UST lists and contacted LARA's Storage Tank Division (STD) for records regarding registered storage tanks associated with the subject property and the eastern adjoining property.

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Subject Property

No information pertaining to the subject property was identified in LARA's Active or Closed UST lists. In addition, according to LARA STD, no file information pertaining to the subject property was identified.

Adjoining Properties

No information pertaining to the eastern adjoining property was identified on LARA's Active or Closed UST lists. In addition, according to LARA STD, no file information pertaining to the eastern adjoining property was identified.

4.3.4 MDEQ Office of Oil, Gas and Minerals (OOGM)

AKT Peerless reviewed the MDEQ's GeoWebFace online geologic mapping program for oil and gas well records associated with the subject property. No oil and gas well records pertaining to the subject property were identified.

4.3.5 MDEQ Air Quality Division (AQD)

AKT Peerless contacted MDEQ AQD to review available records regarding environmental information and/or air permits associated with the subject property. According to MDEQ AQD, no file information pertaining to the subject property was identified.

4.3.6 MDEQ Water Resources Division (WRD)

AKT Peerless contacted MDEQ WRD to review available records regarding environmental information associated with the subject property. According to MDEQ WRD, no file information pertaining to the subject property was identified.

4.4 Additional Environmental Record Sources

4.4.1 Local Health Department

AKT Peerless submitted a request to the Oakland County Health Department to review information pertaining to landfilling, dumping, chemical releases, and hazardous waste sites in connection with the subject property, as well as available information regarding wells and/or septic systems associated with the subject property. According to Mr. Richard Peresky, Public Health Senior Sanitarian for the Environmental Health Services Division, no records pertaining to the subject property were identified.

4.4.2 Local Fire Department

AKT Peerless submitted a request to the Birmingham Fire Department to review information pertaining to storage tanks, chemical storage, spills/releases, and landfilling/dumping at the subject property.

The Birmingham Fire Department records for the subject property indicate that a fire was set by an arsonist beneath a vehicle parked on the fourth level of the subject building in 1967; the fire was extinguished with carbon dioxide by City staff. In addition, the fire department responded to the subject building in connection with a leaking vehicle fuel tank in 1971; the vehicle was removed from the subject building and the fire department washed down the gasoline that had leaked on to the parking deck with approximately 100 gallons of water. No other information material to identifying RECs in connection with the subject property was identified in the records.

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4.4.3 Previous Environmental Reports

AKT Peerless was not provided with copies of reports that document previous investigations or assessments of the subject property, nor did AKT Peerless identify the existence of such documents during this assessment.

4.5 Historical Use Information

The objective of reviewing historical sources is to: (1) develop a history of previous uses or specific occupancies of the subject property, (2) identify those uses or specific occupancies that are likely to have led to potential environmental concerns at the subject property, and to the extent identifiable, at adjoining properties, and (3) identify obvious uses of the subject property from the present, back to the property's *obvious* first developed use, or back to 1940, whichever is earlier.

Historical Summary – Subject Property

The following table summarizes the general development and use of the subject property, as identified by AKT Peerless based on the referenced data sources:

Subject Property Historical Use Summary

Time Period	Improvements	Use	Owner / Occupant	Data Source(s)
1893-1952	Residential and/or commercial structures (up to 12 main structures)	Residential and/or commercial	Unknown / Refer to Section 4.5.3 for a list of occupants	Fire insurance maps Aerial photographs City directories Municipal records
1956-1960	Residential and/or commercial structures (up to three) Parking lot	Residential and/or commercial; parking	Unknown / Refer to Section 4.5.3 for a list of occupants	Fire insurance maps Aerial photographs City directories Municipal records
1963-1965	Parking lot	Parking	Unknown / National Garages Inc.	Aerial photographs City directories Municipal records
1966-2018	Parking deck (subject building); parking lot	Parking	Unknown; City of Birmingham / National Garages Inc.; Municipal Parking	Aerial photographs City directories Municipal records Interviews Site reconnaissance

AKT Peerless was unable to determine the use of the subject property prior to 1893. According to records reviewed during this assessment, the subject property was developed with a portion of a residential structure as of 1893. As such, AKT Peerless was unable to identify the first developed use of the subject property and was therefore unable to achieve the historical research objectives identified in ASTM Practice E 1527 even after reviewing the standard historical sources identified in ASTM Practice E 1527 that were reasonably ascertainable and likely to be useful. AKT Peerless excluded certain standard

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historical sources from its review since past experience indicates that such standard historical sources are not likely to be sufficiently useful, accurate, or complete in terms of satisfying the historical research objectives. However, this data failure is not considered likely to have a material impact upon the findings and conclusions of this report due to the residential nature of the first identifiable use of the subject property and, therefore, does not constitute a significant data gap.

Historical Summary – Adjoining Properties

The adjoining properties have included various residential and commercial developments since at least 1893. As discussed in Sections 4.5.2 and 4.5.3, the eastern adjoining property located at 332 N. Old Woodward Avenue was used as a dry-cleaning operation from at least 1944 until at least 1960.

4.5.1 Aerial Photographs

AKT Peerless obtained aerial photographs for the subject property from Oakland County Property Gateway and Wayne State University. AKT Peerless' observations noted during the review of these photographs are summarized in the following table. Photocopies of select aerial photographs are presented as Appendix E.

Subject Property Aerial Photography Summary

Photograph Dates	Observations (Subject Property)	Potential Environmental Concerns
1940	The southern portion of the subject property appears to be developed with multiple residential and/or commercial structures; however, due to poor photograph resolution, details regarding these features were not identified. The northwestern portion of the subject property appears to consist of wooded land.	None observed
1949-1952	The southern portion of the subject property appears to be developed with as many as 12 residential and/or commercial structures. The northwestern portion of the subject property appears to consist of wooded land.	None observed
1956	The southern portion of the subject property appears to be developed with up to three residential and/or commercial structures. The remainder of the southern portion of the subject property appears to have been converted to a paved surface parking lot. The northwestern portion of the subject property appears to consist of wooded land.	None observed
1963	The southern portion of the subject property appears to consist of a single paved surface parking lot. The northwestern portion of the subject property appears to consist of wooded land.	None observed

Photograph Dates	Observations (Subject Property)	Potential Environmental Concerns
1974, 1980, 1990, 1997, 2000, 2002, 2005, 2006, 2008, 2010, 2012, 2014, 2015, 2017	The southern portion of the subject property appears to be developed with a parking deck (the subject building) fronting N. Old Woodward Avenue, and a paved surface parking lot covering the remainder of the southern portion of the subject property. The northwestern portion of the subject property appears to consist of wooded land. The subject property, as depicted in the referenced photographs, appears consistent with current conditions, except for the 2005 and 2006 photographs, in which the far southern portion of the subject property appears to be used as a staging area for construction materials and equipment associated with the construction of a commercial office building on the southeastern adjoining property.	None observed

AKT Peerless' review of historical aerial photographs of the adjoining properties is summarized in the following table.

Adjoining Property Aerial Photography Summary

Photograph Dates	Potential Environmental Concerns (Adjoining Properties)
1940-2017	No obvious evidence or indications of environmental concerns were noted with respect to the adjoining properties and nearby sites during AKT Peerless' review of the referenced aerial photographs.

4.5.2 Fire Insurance Maps

AKT Peerless obtained fire insurance maps for the subject property from Environmental Data Resources (EDR). AKT Peerless' observations noted during the review of these maps are summarized in the following table. Photocopies of the referenced maps are presented in Appendix F.

Subject Property Fire Insurance Maps Observations

Map Dates	Observations (Subject Property)	Potential Environmental Concerns
1893, 1900, 1910	The majority of the subject property appears to lie beyond the scope of fire insurance map coverage. However, the far southern portion of the subject property appears to include a portion of a dwelling located on what is now the southeastern adjoining property.	None observed
1915	The majority of the subject property appears to lie beyond the scope of fire insurance map coverage. However, the southern portion of the subject property appears to include two dwellings plus a portion of a dwelling located on what is now the southeastern adjoining property.	None observed

Map Dates	Observations (Subject Property)	Potential Environmental Concerns
1921	The subject property is depicted as containing portions of up to 14 land parcels and an apparent alley running parallel to N. Woodward Avenue (now N. Old Woodward Avenue). In total, eight dwellings and a portion of a ninth dwelling, along with two detached storage sheds, are depicted on the subject property.	None observed
1926	The subject property is depicted as containing portions of up to 14 land parcels and an apparent alley running parallel to N. Woodward Avenue (now N. Old Woodward Avenue). In total, eight dwellings and a portion of a ninth dwelling, one store, three flats, two detached storage sheds, and four automobile storage garages are depicted on the subject property. Basements are indicated for the two dwellings fronting Willetts Street (now Willits Street, addresses 244 and 292), first depicted in the 1915 map.	Basements
1931	The subject property is depicted as containing portions of up to 14 land parcels and an apparent alley running parallel to N. Woodward Avenue (now N. Old Woodward Avenue). In total, five dwellings and a portion of a sixth dwelling, three stores, four flats, one detached storage shed, and eight detached automobile storage garages are depicted on the subject property.	None observed
1949	The subject property is depicted as containing portions of up to 14 land parcels and an apparent alley running parallel to N. Woodward Avenue (now N. Old Woodward Avenue). In total, six dwellings, one store, a portion of a dwelling/store, five flats, one detached storage shed, and seven detached automobile storage garages are depicted on the subject property.	None observed
1960	The subject property is depicted as containing portions of up to 14 land parcels and an apparent alley running parallel to Woodward Avenue (now N. Old Woodward Avenue). The southeastern portion of the subject property is depicted as parking, with only one office, one detached automobile storage garage, and one dwelling remaining on the subject property.	None observed

As indicated in the table above, two former dwellings located along Willits Street were depicted as having basements in the 1926 fire insurance map. These dwellings were not depicted as having basements in other maps in which they were identified. It is possible that other dwellings, flats, or stores formerly located on the subject property may have had basements as well (see also Section 4.5.5). The City of Birmingham does not maintain records pertaining to the fill material that may have been used to fill former basements located on the subject property. The potential use of fill material of unknown origin at the subject property represents an REC in connection with the subject property.

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AKT Peerless' review of historical fire insurance maps of the adjoining properties is summarized in the following table:

Adjoining Properties Fire Insurance Maps Observations

Map Dates	Potential Environmental Concerns (Adjoining Properties)
1893-1960	No obvious evidence or indications of RECs or other potential environmental concerns were noted with respect to the adjoining properties during AKT Peerless' review of the referenced maps, except for a dry-cleaning operation depicted on the eastern adjoining property (324-330 N. Old Woodward Avenue).

Refer to Section 4.5.3 for further discussion of the former dry-cleaning operation located on the eastern adjoining property.

4.5.3 City Directories

City directories from various years between 1944 through 2014 were reviewed as provided by EDR. The purpose of this review was to determine the past occupancy of the subject property. Directories were reviewed in approximately 5-year intervals, or as available. Directories were searched for the subject property's current address as well as the historical addresses listed in Section 3.1 appropriate for the time interval for which city directories were available. The subject property was identified in city directories for N. Woodward Avenue and not in those for N. Old Woodward Avenue. In the interest of brevity, only those addresses for which listings were identified are summarized in the table below.

City Directories Data

Year	Address	Listing
1944	331 N. Woodward Avenue	Bosworth Geo H
	343 N. Woodward Avenue	Adams Floyd E; Bullick H Paul; Hurd Acel V
	351 N. Woodward Avenue	Johnstone Wilbur U
	361 N. Woodward Avenue	Mudge Electric; Mudge Harry A; Rice Harold M; Stecker Ethel B Mrs
	244 Willits Street	Olsen Wm G
	292 Willits Street	Smith Mary Mrs
	247 N. Bates Street	Nelson Jos O Rev
	248 N. Bates Street	Gracey Clayton H; Walton Eug; Bennett Clyde C; Payton Earl G
	251 N. Bates Street	Inkster John
	263 N. Bates Street	Burkman Winnifred Mrs
	264 N. Bates Street	Collins Lester L; Collins Roy E
	266 N. Bates Street	Dolin Mary A Mrs
	275 N. Bates Street	Orth Arth J
1951	331 N. Woodward Avenue	Whitney Silver Shop silversmith; Whitney Wm; Booth Fred jr
	343 N. Woodward Avenue	Bassett Myra H Mrs; Purcell R Cath; Myer Jas J
	351 N. Woodward Avenue	Johnstone Wilbur U
	361 N. Woodward Avenue	Mudge Electric; Mudge Harry A; Meldrum Ethel Mrs; Jelinek Cecelia

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Year	Address	Listing
	244 Willits Street	Colvin Chesley
	247 N. Bates Street	Kontz Emil Rev
	248 N. Bates Street	Apartments
	251 N. Bates Street	Markhov Gregory
	263 N. Bates Street	Burkman Winnifred Mrs; Johnston Mary E Mrs
	264 N. Bates Street	Rasmussen Clair D
	266 N. Bates Street	Dolin Mary A Mrs
	275 N. Bates Street	Hamilton Allen G
	277 N. Bates Street	Frost Wallace archt
1956	345 N. Woodward Avenue	Park & Shop Serv No 3 auto parking
	351 N. Woodward Avenue	Glover Geo H Inc contrs; Johnstone & Johnstone Inc real est
	361 N. Woodward Avenue	Reynolds Robt; Popplestone Donald; VanHorn Chas J ins; Detroit Bldg & Realty Co; VanHorn Chas J Inc real est
	277 N. Bates Street	Frost Wallace archt
1960	345 N. Woodward Avenue	Natl Garages Inc (Park & Shop Serv No 3)
	351 N. Woodward Avenue	Republican Committee of Oakland County; Republican Finance Committee of Oakland County; Holmes John E lwyr
	277 N. Bates Street	Frost Wallace archt
1965	345 N. Woodward Avenue	National Garages Inc (Park & Shop Serv No 3)
1970	345 N. Woodward Avenue	National Garages Inc (Park & Shop Service No 5)
1975	345 N. Woodward Avenue	Municipal Parking
1980	345 N. Woodward Avenue	Municipal Parking
1992	333 N. Woodward Avenue	No listing
	345 N. Woodward Avenue	No listing
1995, 2000, 2005, 2010, 2014	333 N. Woodward Avenue	No listing

AKT Peerless also reviewed city directories for select adjoining and nearby properties to determine their past occupancy. No obvious or potential environmental concerns associated with historical occupants of the adjoining properties were noted, except for the following:

- 322 N. Woodward Avenue, eastern adjoining property, was listed as Comerica Bank-Detroit in the 1992 directory.
- 332 N. Woodward Avenue, eastern adjoining property, was listed as Beck Cleaners & Dyers Inc and similar in the 1944 through 1960 directories.

As discussed in Section 4.2.2, the eastern adjoining property located at 322 N. Old Woodward Avenue was identified as a Part 201 site in the regulatory database report. Part 201 sites are Michigan sites at which contamination has been identified at concentrations exceeding MDEQ Generic Cleanup Criteria. No further information regarding the Part 201 site status of the eastern adjoining property was identified. Fire insurance maps indicate that the location of Beck Cleaners & Dyers Inc on the eastern adjoining property was used as a dry-cleaning operation from at least 1944 until at least 1960. Historical dry-cleaning operations typically involved the use of petroleum and/or chlorinated solvents. While it could not be determined whether the Part 201 site status of the eastern adjoining property is related to its historical use as a dry cleaner, the eastern adjoining property, in AKT Peerless' opinion, represents an REC in connection with the subject property.

It is important to note that, under Part 201 of the NREPA Section 20126(4)(c), a property owner is not liable for contamination migrating from an off-site source, unless the owner is responsible for an activity causing the release that is the source of the contamination. However, if contamination is identified on the subject property, the subject property owner may be required to comply with certain Due Care obligations pursuant to Section 20107a(1).

4.5.4 Assessing Department Records

AKT Peerless reviewed tax assessment records for the subject property provided by the Oakland County Equalization Division. According to the records, the subject property boundaries are the result of split/combinations of multiple parent parcels executed in 1993 and 2005. The City of Birmingham appears to have owned the subject property since 2007. No information material to identifying RECs in connection with the subject property was identified.

4.5.5 Building Department Records

AKT Peerless reviewed records pertaining to the subject property from the Birmingham Building and Engineering Departments. Records consisted of various building permits issued in relation to construction, demolition, and utility service connections at the subject property. The following information was identified during a review of the records provided:

- The former dwelling located at 244 Willits Street, wrecked in 1954, reportedly had a basement.
- The former flats located at 248 N. Bates Street, wrecked in 1954, reportedly had a basement.
- The former dwelling located at 275 N. Bates Street reportedly utilized septic tank(s) and septic field as of the early- to mid-1940s, when this dwelling and another dwelling located at 277 N. Bates Street were connected to the municipal sanitary sewer system.

As discussed in Section 4.5.2, the potential use of fill material of unknown origin to backfill former basements at the subject property represents an REC in connection with the subject property. Furthermore, as discussed in Section 3.5, it is likely that historical septic systems were identified and removed during conversion of the southern portion of the subject property to a surface parking lot in the mid-1950s, if septic systems are identified or encountered during future redevelopment activities, they should be decommissioned, removed, and/or disposed in accordance with applicable federal, state, and local regulations. However, given the historical residential and/or commercial use of the subject property, the former use of septic systems does not represent an environmental concern.

4.5.6 Recorded Land Title Records

AKT Peerless was provided land title records pertaining to the subject property from the City of Birmingham. Based on a review of the title records, the City has granted easements across portions of the subject property to allow access to an underground parking garage under the commercial building on the southeastern adjoining property and to allow access to the construction site on the northeastern adjoining property. No information material to identifying RECs in connection with the subject property were identified in the title records.

4.5.7 Other Historical Information

AKT Peerless did not identify other relevant historical information for the subject property.

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5.0 Interviews

5.1 Interview with Subject Property Owner

AKT Peerless interviewed Ms. Tiffany Gunter, Assistant City Manager for the City of Birmingham, regarding her knowledge of the subject property and provided an owner questionnaire. The owner questionnaire was completed by Mr. Bruce T. Johnson, Building Official for the City of Birmingham. AKT Peerless also interviewed City staff at the subject property for details pertaining to certain features observed at the subject property. No information was reported that would be considered material to identifying RECs in connection with the subject property, except for the presence of two hydraulic elevators and an associated sump pump and oil separator. Refer to Sections 6.3.7 and 6.3.13 for further discussion of these features.

5.2 Interview with Key Site Manager

Refer to Section 5.1.

5.3 Interview with Subject Property Occupant(s)

Refer to Section 5.1.

5.4 Interview(s) with Others

AKT Peerless did not conduct interviews with others during this assessment because the historical use of the subject property has been identified. Furthermore, interviews with the occupants of adjoining and nearby properties were not conducted because the subject property is not considered abandoned, as referenced by ASTM.

6.0 Subject Property Reconnaissance

6.1 Methodology and Limiting Conditions

The subject property reconnaissance consisted of visual and physical observations of the subject property. AKT Peerless visually and/or physically observed the periphery of the subject property. In addition, AKT Peerless observed the subject property from all adjacent public thoroughfares. AKT Peerless viewed the subject property following a grid pattern designed to cover representative portions of the subject property.

Mr. Scott Wasielewski of AKT Peerless conducted the subject property reconnaissance on September 25, 2018. AKT Peerless encountered the following project specific facts or conditions that limited our ability to access the subject property:

- Visual observations of the subject building's interior were limited by the presence of parked automobiles. AKT Peerless also did not access the restroom or upper-level storage closets within the subject building during the site reconnaissance.
- Visual observations of the subject building’s exterior were limited by the presences of parked automobiles in the street level parking area and by forest vegetation on the floodplain on the northwestern portion of the subject property.

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6.2 General Subject Property Setting and Operations

The subject property is used for street-level parking and the subject building consists of a four-story parking deck. The subject property is accessible to vehicular traffic by traffic control gates fronting N. Old Woodward Avenue and N. Bates Street. The undeveloped floodplain on the northwestern portion of the subject property is not used for a significant or obvious purpose.

6.3 Observations

6.3.1 Hazardous Substances and Petroleum Products

AKT Peerless did not observe hazardous substances or petroleum products at the subject property except for the following:

Hazardous Substances and Petroleum Products

Use / Location	Material	Quantity	Observations
Elevators / elevator pits accessible at first levels of southeast and southwest towers of subject building	Hydraulic oil	Reservoir capacities	The hydraulic oil was contained within the elevator equipment reservoirs. No evidence of a release was observed.

6.3.2 Hazardous and Non-Hazardous Waste

AKT Peerless did not observe hazardous or non-hazardous waste at the subject property with the exception of general refuse stored within on-site trash bins and dumpsters located within a corral near the northwest exterior corner of the subject building. The general refuse appears to be collected on a regular basis. No evidence of improper waste disposal was observed.

6.3.3 Storage Tanks

AKT Peerless did not observe evidence of current or former UST systems (e.g., vent pipes, fill ports, dispensing pumps, patched pavement, etc.) at the subject property.

AKT Peerless did not observe evidence of current or former aboveground storage tank (AST) systems (e.g., stands, secondary containments, etc.) at the subject property.

6.3.4 Unidentified Substances/Containers

AKT Peerless did not observe evidence of unidentified substances or other suspect containers on the subject property.

6.3.5 Potential Polychlorinated Biphenyl (PCB) Containing Electrical Equipment

AKT Peerless inspected the subject property for the presence of liquid-cooled electrical units such as transformers and large capacitors. Such units are notable since they may be potential sources of PCBs. AKT Peerless did not observe suspect PCB-containing electrical equipment at the subject property, except for the following:

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Potential PCB-Containing Electrical Equipment

Source Description	Source Location	Responsibility	Observations
One pad-mounted transformer	Southwestern exterior corner of the subject building	DTE Energy	No evidence of a release

AKT Peerless observed one pad-mounted transformer near the southwestern exterior corner of the subject building. The transformer appears to be the responsibility of DTE Energy. In the event of a release incident, DTE Energy will repair the damaged or leaking electrical unit, and return the quality of the affected soil and groundwater, if any, to its pre-release condition. AKT Peerless did not observe evidence or indication of oil stains, leaks, or spills near the transformer.

6.3.6 Interior Staining/Corrosion

AKT Peerless did not observe interior staining or corrosion within the subject building, except for some oxidation of iron-containing surfaces in the elevator pit at the southwest tower of the subject building.

6.3.7 Drains and Sumps

AKT Peerless did not observe drains or sumps in the subject building, except for multiple roof drains and storm water drains located within the subject building, storm water drains located across the paved surface parking lot, and a sump pump located in the elevator pit at the southwest tower of the subject building. According to City staff, the southwest tower elevator pit is prone to flooding. The roof and storm water drains discharge to a municipal storm water system, while the sump pump discharges to an oil separator located in a storage closet on the first level of the subject building, which then discharges the filtered water to the paved surface cover of the first floor of the parking deck where it is ultimately collected by a storm water drain near the southwest entrance to the parking deck. Refer to Section 6.3.13 for additional information.

6.3.8 Discharge Features

Storm water that falls upon the subject property appears to evaporate, be collected from impervious cover into roof/storm water drains located across the subject property, be collected by the sump pump in the elevator pit at the southwest tower of the subject building and ultimately discharged to a storm water drain, percolate directly into the ground, and/or discharge to the Rouge River, which transects the northern portion of the subject property.

6.3.9 Pits, Ponds, and Lagoons

AKT Peerless did not observe pits, ponds, or lagoons in connection with waste treatment or waste disposal at the subject property.

6.3.10 Solid Waste Dumping/Landfilling

AKT Peerless did not observe evidence of solid waste dumping or landfilling at the subject property.

6.3.11 Stained Soil, Stressed Vegetation, Stained Pavement

AKT Peerless did not observe evidence of stained soil, stressed vegetation, or stained pavement at the subject property.

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6.3.12 Well and Septic Systems

AKT Peerless did not observe physical evidence or indication of active wells or septic systems at the subject property.

6.3.13 Other Observations

AKT Peerless did not observe evidence of other potential environmental concerns at the subject property, except for the following:

Other Observations

Description	Location	Observed Environmental Concerns
Elevators	First levels of the southeast and southwest towers of the subject building	Two hydraulic elevators are located within the subject building. The hydraulic equipment is located in pits accessible from the first levels of the southeast and southwest towers of the subject building. No evidence of releases was observed within the pits, although the elevator pit in the southwest tower is prone to flooding and has been retrofitted with a sump pump that discharges to an oil separator located in a storage closet on the first level of the subject building. Each elevator is equipped with a leak detection system.
Oil separator	First level storage closet at the southwest tower of the subject building	The oil separator accepts water from the sump pump in the elevator pit at the southwest tower of the subject building. Oil is separated from the water by a sand filter. Filtered water is discharged onto the paved surface cover of the first level of the parking deck and is ultimately collected by a storm drain at the southwest entrance to the subject building. Kone, the elevator service contractor retained by the City of Birmingham, is responsible for the maintenance of the elevators and the oil separator.

The elevator pits are constructed of poured concrete, which appeared to be in good repair. Although no evidence of major releases was identified within either elevator pit, if impacted soils are identified during future redevelopment activities, an environmental consultant should be retained to evaluate the release(s) and characterize the impacted soils to ensure proper management and disposal.

6.3.14 Adjoining Properties

Based on AKT Peerless' visual observations, the current uses of the adjoining properties do not appear to pose an environmental concern to the subject property.

6.4 Non-ASTM Scope Considerations

AKT Peerless did not evaluate other potential environmental conditions (i.e., further areas of possible business/environmental concern and/or liability) that are outside the scope of ASTM Practice E 1527. Examples of such potential environmental conditions that were beyond the scope of this Phase I ESA include: asbestos containing materials (ACMs), cultural and historic resources, ecological resources, endangered species, health and safety, high-voltage power lines, indoor air quality, industrial hygiene,

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lead-based paints (LBPs), lead in drinking water, moisture intrusion/suspect mold growth, noise pollution, radon, regulatory compliance/non-compliance and/or wetlands.

Users of this document who wish to obtain an evaluation of the subject property relative to any of the aforementioned non-ASTM scope issues may contact AKT Peerless to provide these services.

7.0 Findings, Opinions, and Conclusions

AKT Peerless has performed a Phase I ESA in conformance with the scope and limitations of ASTM Practice E 1527 of the property located at 333 N. Old Woodward Avenue in Birmingham, Oakland County, Michigan (the subject property). Any exceptions to, or deletions from, this practice are described in Section 8.0 of this report. AKT Peerless' findings and opinions with respect to potential RECs are presented throughout this report, including discussion and analysis of potential RECs that, after further consideration and research, were not determined to be RECs, CRECs, or HRECs. Such findings and opinions are discussed in the appropriate sections of this report.

7.1 Recognized Environmental Conditions

This assessment has revealed no evidence of known RECs in connection with the subject property, except for the following:

REC 1 - According to fire insurance maps, the subject property formerly included 12 developed lots, in addition to one undeveloped lot, an apparent alley, and a portion of an adjoining developed lot. Between approximately 1915 and 1960, up to 12 residential and/or commercial structures were located entirely on the subject property. Municipal records and fire insurance maps indicate that at least three of these structures, located at 244 and 292 Willits Street and 248 N. Bates Street, may have included basements. The origin of the fill material used to fill basements of former structures at the subject property, if any, prior to conversion of the southern portion of the subject property to a street level parking lot in the mid-1950s to early-1960s is unknown. The unknown origin of such fill material represents an REC.

REC 2 - According to fire insurance maps and city directories, a dry cleaner operated on an eastern adjoining property located at 324-332 N. Old Woodward Avenue from at least 1944 until at least 1960. Historical dry-cleaning operations typically involved the use of petroleum and/or chlorinated solvents. In addition, the eastern adjoining property located at 322 N. Old Woodward Avenue was identified as a Part 201 site in the regulatory database report. Part 201 sites are Michigan sites at which contamination has been identified at concentrations exceeding MDEQ Generic Cleanup Criteria. No further information regarding the Part 201 site status of the eastern adjoining property was identified. The subject property is located at an inferred hydraulically down-gradient position relative to the eastern adjoining property. Therefore, the potential for migration of contamination from the eastern adjoining property toward the subject property represents an REC.

It is important to note that, under Part 201 of the NREPA Section 20126(4)(c), a property owner is not liable for contamination migrating from an off-site source, unless the owner is responsible for an activity causing the release that is the source of the contamination. However, if contamination is identified on the subject property, the subject property owner may be required to comply with certain Due Care obligations pursuant to Section 20107a(1).

Further assessment is warranted to evaluate the nature, extent, magnitude, and materiality of the above-identified RECs.

7.2 Controlled Recognized Environmental Conditions

This assessment has revealed no evidence of known CRECs in connection with the subject property.

7.3 Historical Recognized Environmental Conditions

This assessment has revealed no evidence of known HRECs in connection with the subject property.

7.4 De Minimis Conditions

During the course of Phase I ESAs, AKT Peerless often encounters conditions that generally do not present a threat to human health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. These conditions are not considered RECs, HRECs, or CRECs, but are defined by ASTM Standard E1527 as *de minimis* conditions. In the interest of brevity, AKT Peerless did not develop a full list of *de minimis* conditions in this section, but rather evaluated and identified these conditions in the appropriate sections of this report.

7.5 Areas of Potential Environmental Concern

AKT Peerless did not identify other potential environmental concerns (PECs) in connection with the subject property during the course of this Phase I ESA, except for the following:

- The possibility exists that alternative heating fuels (i.e. steam, propane, wood, electric, coal, and/or fuel oil) were used at former residential and/or commercial structures located on the subject property prior to the availability of natural gas.
  Based on a review of available information and observations during the completion of this Phase I ESA, AKT Peerless did not identify evidence of fuel oil USTs on the subject property. However, as the available information was not exhaustive, the potential remains for fuel oil USTs associated with historical residential and/or commercial structures at the subject property. In AKT Peerless' opinion, if heating oil containers are identified or encountered during future development activities, they should be decommissioned, removed, and/or disposed in accordance with applicable federal, state, and local regulations.
- According to fire insurance maps, municipal water service has been available to the area of the subject property since at least 1893. Water connection dates to former residential and/or commercial structures were not identified. The date of installation of the municipal sanitary sewer system was not identified. Sewer connection dates to former residential and/or commercial structures were also not identified, except for the former dwellings located at 275 and 277 N. Bates Street, which were connected to sanitary sewer service in the early- to mid-1940s. The former dwelling located at 275 N. Bates Street reportedly utilized septic tank(s) and a septic field prior to connection.
  Previous residential and/or commercial structures associated with the subject property may therefore have utilized on-site potable water wells or private septic systems. While it is likely these features would have been identified and removed during redevelopment of the subject property, in AKT Peerless' opinion, if septic systems or drinking water wells are identified or encountered during future redevelopment activities, they should be decommissioned, removed, and/or disposed in accordance with applicable federal, state, and local regulations.

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- The subject building contains two hydraulic elevators. The hydraulic reservoirs for these elevators are located within solid concrete elevator pits accessible to the first level of the parking deck. The reservoirs are connected to a leak detection system and absorbent pads are used to contain minor leaks or spills from the hydraulic equipment.
  According to the City of Birmingham, the elevator pit in the southwest tower of the subject building is prone to flooding and has been retrofitted with a sump pump, which collects flood water and discharges flood water to an oil separator located within a storage closet on the first level of the parking deck. Filtered water is then discharged to the paved surface cover of the parking deck and collected by a storm drain located near the southwest entrance to the parking deck.
  Although no evidence of major releases was identified within either elevator pit, if impacted soils are identified during future redevelopment activities, an environmental consultant should be retained to evaluate the release(s) and characterize the impacted soils to ensure proper management and disposal.

8.0 Deviations

AKT Peerless did not deviate from ASTM Practice E 1527 when performing this Phase I ESA (i.e., no components of that practice were deleted, and no additions to it were made).

9.0 Data Gaps

AKT Peerless did not identify or encounter instances of significant data gaps during the course of this Phase I ESA.

10.0 Project Resources and References

AKT Peerless referred to the following resources between August 31, 2018 and September 28, 2018 to complete its Phase I ESA:

- USEPA
- USGS
- USDA SCS
- MDEQ
- LARA
- Oakland County Health Department and Equalization Division
- Birmingham Government Sources (building, public works, engineering, fire departments)
- EDR
- Interviews and Questionnaire Responses

Other individuals and resources are cited in the appropriate sections of this report.

11.0 Signatures of Environmental Professionals

We declare that, to the best of our professional knowledge and belief, we meet the definition of Environmental Professional as defined in §312.10 of this part. We have the specific qualifications based

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on education, training, and experience to assess a property of the nature, history, and setting of the subject property. We have developed and performed the all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

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Scott Wasielewski
Senior Environmental Consultant
AKT Peerless
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wasielewskis@aktpeerless.com

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coryj@aktpeerless.com

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Qualifications

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Scott Wasielewski

Senior Environmental Consultant

Mr. Wasielewski has more than three years of experience in environmental due diligence, subsurface investigations, environmental construction oversight, and vapor mitigation system installation/inspection, along with knowledge and understanding of many geologic disciplines and processes.

EDUCATION

MS: Environmental Science, 2014 / University of Michigan – Dearborn

BS: Environmental Biology/Microbiology, 2007 / Michigan State University

CERTIFICATIONS

40-Hour Hazardous Waste Operations & Emergency Response / OSHA, 29 CFR 1910.120

2-Hour Asbestos Awareness / EPA, 40 CFR Part 763; OSHA, 29 CFR 1926.1101

Certified Vapor Intrusion Inspector / Land Science Technologies (Geo-Seal®); CETCO® (Liquid Boot®)

EXPERIENCE

Senior Environmental Consultant
AKT Peerless (current)

Environmental Consultant
AKT Peerless (2013-2017)

SKILLS

- Phase I and Phase II Environmental Site Assessments
- Baseline Environmental Assessments
- Inspection of vapor intrusion mitigation system installations and associated system monitoring and testing in residential and commercial settings
- Quarterly groundwater monitoring in active industrial setting
- Academic background in aqueous geochemistry, glacial geology, contaminant hydrogeology, and groundwater modeling; research background in environmental monitoring of heavy metals associated with urban land use in lake sediments and shallow groundwater

Jessica T. Cory

Senior Project Manager / Group Leader

Ms. Cory has over 13 years of professional consulting experience focusing on environmental investigations and federal environmental grant programs.

EDUCATION

BS: Environmental Studies and Applications, 2003 / Michigan State University, East Lansing, MI

CERTIFICATIONS

Michigan Asbestos Inspector / Accreditation Number A34295

Hazardous Waste Operations Training / OSHA 29 CFR 1910.120- 40-Hour

AHERA Asbestos Inspector Course

AHERA Asbestos Management Planner Course

EXPERIENCE

Senior Project Manager/Group Leader
AKT Peerless Environmental Services (current)

Project Scientist
Innovative Environmental Solutions, Inc.

SKILLS

Part 201 environmental due diligence, including Phase I Environmental Site Assessments (ESAs), Phase II Subsurface Investigations, Baseline Environmental Assessments (BEAs), and Due Care Evaluations

Evaluating the potential environmental risk at commercial, industrial, and residential property

Coordination and technical oversight of environmental assessments

Management of federal environmental grant programs

Liaison with regulatory agencies

Asbestos and hazardous material building inspections

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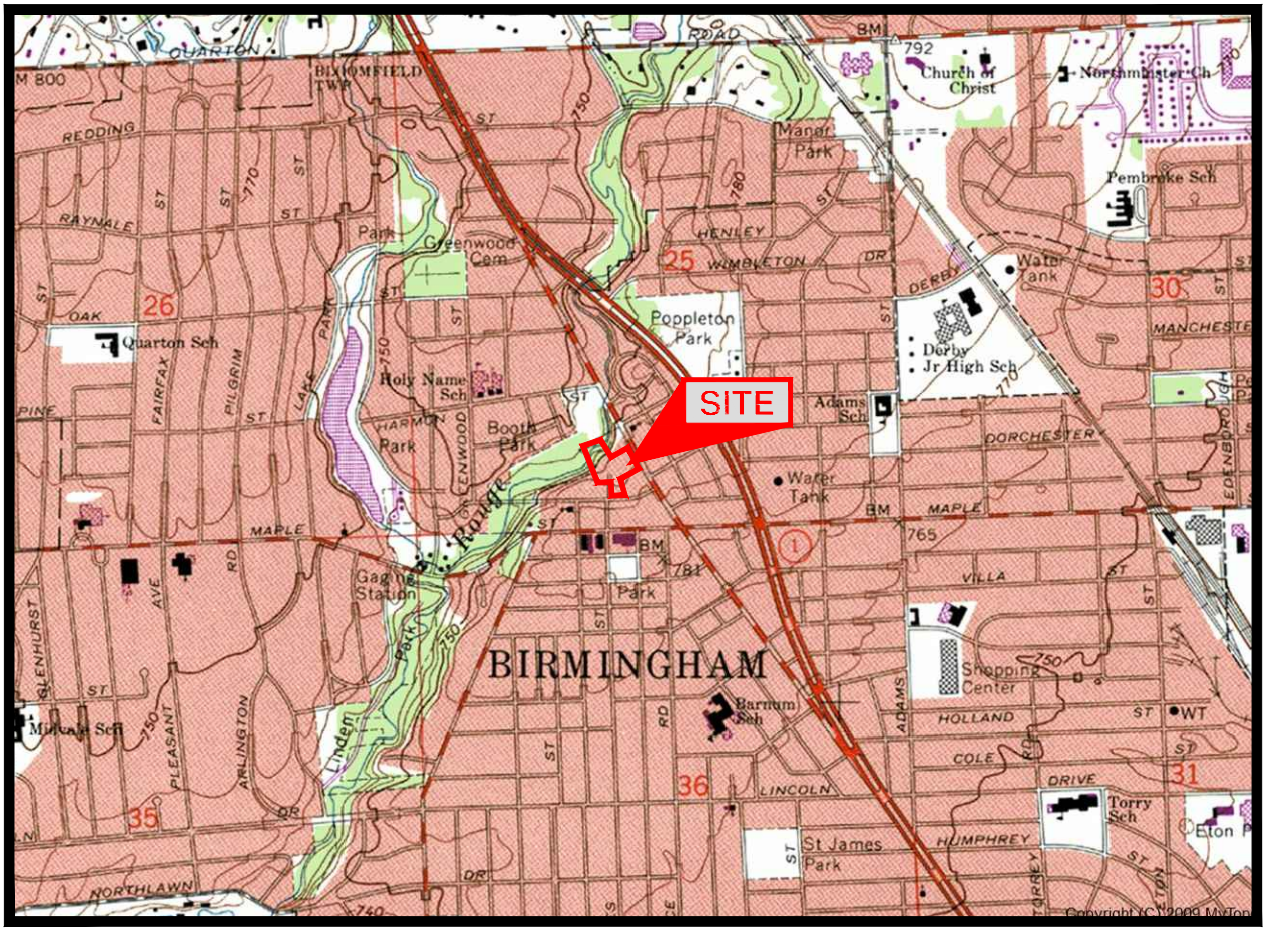
Figures

BIRMINGHAM QUADRANGLE

MICHIGAN - OAKLAND COUNTY

7.5 MINUTE SERIES (TOPOGRAPHIC)



T.2 N.-R.10 E.

1 0 1 MILE

1000 0 1000 2000 3000 4000 5000 6000 7000 FEET

1 0 1 KILOMETER

MICHIGAN
QUADRANGLE LOCATION



IMAGE TAKEN FROM 1968 U.S.G.S. TOPOGRAPHIC MAP
PHOTOREVISED 1981

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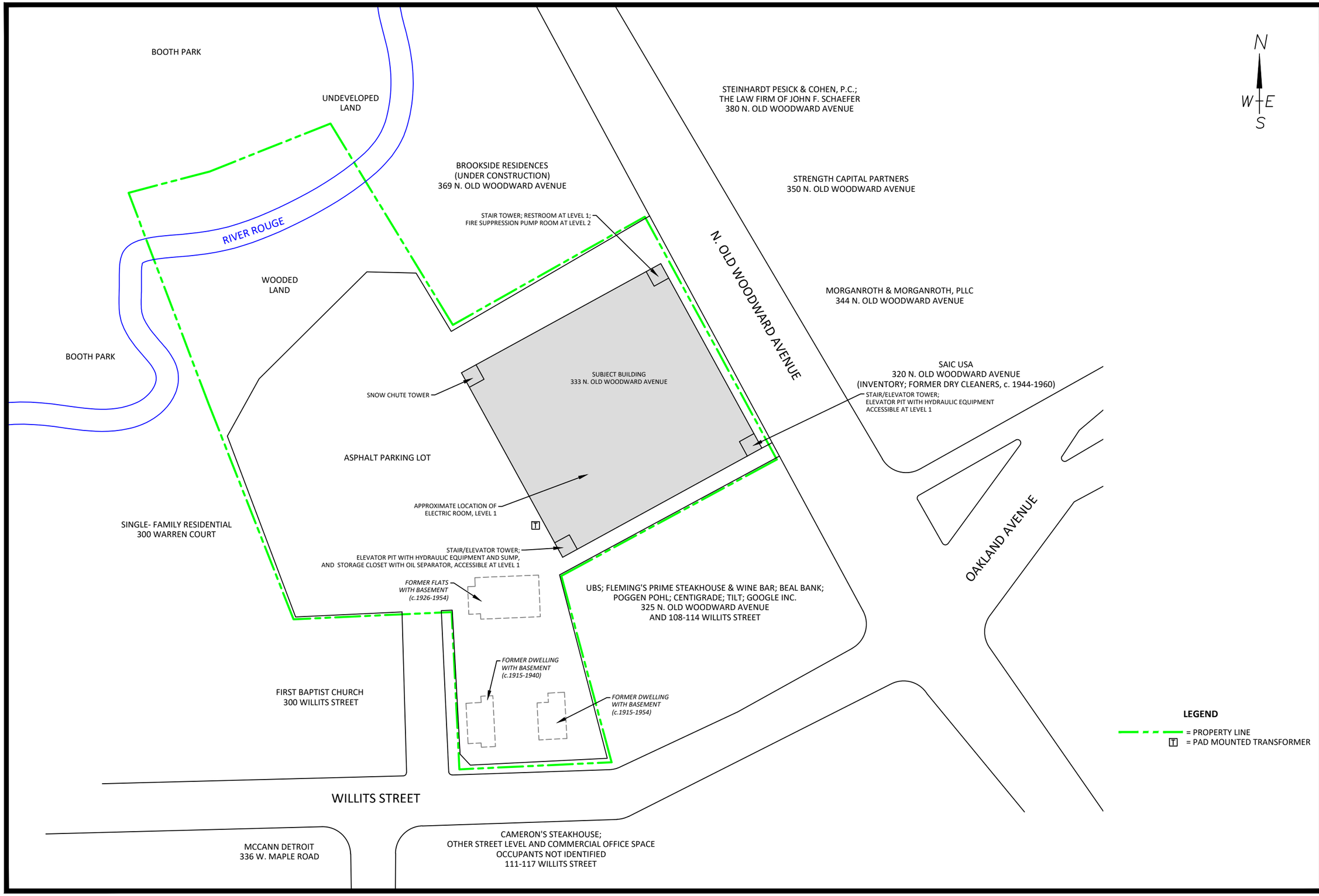
www.aktpeerless.com

TOPOGRAPHIC LOCATION MAP

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN
PROJECT NUMBER: 13661F-1-17

DRAWN BY: OGO
DATE: 09/26/2018

FIGURE 1



DRAWN BY: OGO
DATE: 09/26/2018

0 40 80
SCALE: 1" = 80'

FIGURE 2

SUBJECT PROPERTY MAP

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN
PROJECT NUMBER: 13661F-1-17

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SUBJECT PROPERTY LOCATION MAP

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN
PROJECT NUMBER: 13661F-1-17

LEGEND

N
W E
S

DRAWN BY: OGO
DATE: 09/26/2018

FIGURE 3

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Appendix A

General Limitations and Exceptions

General Limitations and Exceptions

Subject to the proposal, scope-of-services, and the related terms and conditions referenced in Section 1.0 of this Phase I ESA, AKT Peerless accepts responsibility for the competent performance of its duties in executing the assignment and preparing reports in accordance with the normal standards of the profession, but disclaims any responsibility for consequential damages.

Although AKT Peerless believes that the findings, opinions, and recommendations contained herein are reliable and appropriate, AKT Peerless cannot warrant or guarantee that the information provided is exhaustive, or that the information obtained from any data sources is complete or accurate.

Along with the inherent limitations set forth in various sections of ASTM Standard Practice E 1527-13 (ASTM Practice E 1527), the accuracy and completeness of this report may be limited by the following facts or conditions:

- Due to the poor scale of the historical aerial photographs, the presence or absence of small features (e.g., individual drums, fuel dispensers) could not be discerned reliably.
- The poor resolution and/or illegibility of fire insurance map documentation provided to AKT Peerless may have limited accurate interpretation of the historical uses of the subject and adjoining properties.
- AKT Peerless made reasonable efforts to determine if USTs or related equipment (collectively referred to as UST systems) are or have been present at the subject property. AKT Peerless defines reasonable efforts as obtaining and evaluating information from visual observations of unobstructed areas and from the secondary sources cited in this report. AKT Peerless recognizes, and suggests users of this assessment acknowledge, that the accuracy of our conclusions relative to the on-site presence or use of UST systems may be directly affected by the presence of physical obstructions at the time of the reconnaissance, or affected by our receipt and evaluation of incorrect information.
- AKT Peerless' evaluation of soil and groundwater features at and near the subject property was based only on published maps and other readily available information. AKT Peerless used this information to assess soil types and groundwater flow directions to determine if conditions at any nearby sites present an environmental threat to the subject property.
- Unless specifically noted otherwise, invasive investigation of any kind has not been performed during this Phase I ESA, nor has observation under floors, above ceilings, behind walls, within the surface and subsurface soil, within groundwater, within confined spaces, roof tops, or inaccessible areas been performed.
- AKT Peerless did not conduct sampling or analysis of air, soil, groundwater, soil gas, surface water, or building materials as part of this Phase I ESA, unless specifically noted otherwise.
- This Phase I ESA did not include a physical inspection of the adjoining properties, which AKT Peerless observed from the subject property and from readily accessible public rights-of-way.
- Client understands that in the event AKT Peerless determines a regulatory agency file review is necessary for the subject, adjoining, and nearby properties, and such files are not reasonably ascertainable as defined under ASTM Practice E 1527, that at an additional cost, the Client may elect to retain AKT Peerless for additional tasks to attempt to secure such regulatory agency files or seek information from alternative sources.
- Client understands that a *User* seeking to qualify for an LLP to CERCLA liability has specific obligations for completing a successful application of this Phase I ESA. AKT Peerless' scope of

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work does not include an evaluation or completion of these specific user obligations under ASTM Practice E 1527.

- AKT Peerless' scope of services did not include conducting a review of property title documentation. AKT Peerless requested property title documentation and environmental cleanup liens from the Client, but was not provided this information, unless specifically noted otherwise.
- Unless specifically noted, this assessment did not include a review or audit of operational environmental compliance issues, or of any environmental management systems, that may be associated with the subject property. Furthermore, this Phase I ESA does not address requirements of any state or local laws or of any federal laws other than the all appropriate inquiry provisions of the LLPs. Users are cautioned that federal, state, and local laws may impose environmental assessment obligations that are beyond the scope of this Phase I ESA. Users should also be aware that there are likely to be other legal obligations.
- Unless specifically noted, this Phase I ESA did not include any investigation or evaluation of issues not specifically related to petroleum products or hazardous substances as defined in CERCLA (i.e., other areas of potential business environmental risk such as radon, lead in drinking water, etc.).
- The information and opinions contained in the report are given in light of this assignment. The report must be reviewed and relied upon only in conjunction with the terms and conditions expressly agreed-upon by the parties and as limited therein.
- Although AKT Peerless believes the results contained in herein are reliable, AKT Peerless cannot warrant or guarantee that the information provided is exhaustive, or that the information provided by the Client, individuals, regulatory agency representatives, environmental database vendors, third parties, or the secondary information sources cited in this report is complete or accurate.
- AKT Peerless is not in a position to provide an opinion regarding the Fair Market Value of the subject property. Therefore, a comparison of the purchase price of the subject property to other similar real estate transactions was not conducted during this assessment.
- Nothing in this report constitutes a legal opinion or legal advice. Furthermore, AKT Peerless' Phase I ESA is not intended to provide legal advice or guidance to qualify for Landowner Liability Protections (LLPs) to CERCLA liability. AKT Peerless recommends Client seek legal counsel and advice to evaluate and determine the requirements to qualify for an LLP to CERCLA liability.
- AKT Peerless relied upon specific or common knowledge of the Client, or information provided to the Client, to identify environmental liens, institutional controls, activity use limitations, or property valuation issues. As possible within the time frame and cost of this project, AKT Peerless looked for any obvious environmental information regarding these issues made readily available during the course of this ESA.
- Environmental conditions and regulations are subject to constant change and reinterpretation. One should not assume that any on-site conditions and/or regulatory statutes or rules will remain constant in the future, after AKT Peerless has completed the scope of work for this project. Furthermore, because of the facts stated in this report are subject to professional interpretation, differing conclusions could be reached by other professionals.
- The information and opinions presented in this report are for the exclusive use of the Client. No distribution to or reliance by other parties may occur without the express written permission of AKT Peerless. AKT Peerless will not distribute this report without written consent from the Client, or as required by law or by a Court order.

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- Any third parties to whom the right to rely on the contents of this report have been granted by AKT Peerless, which is explicitly required prior to any third-party release, expressly agrees to be bound by the original terms and conditions entered into by AKT Peerless and the Client.
- Any reports, field data, field notes, laboratory testing, calculations, estimates or other documents prepared by or relied upon by AKT Peerless are the property of AKT Peerless. If any of these documents are released or obtained by a party other than the client, AKT Peerless may not discuss the project with that party unless the original contracted client notifies AKT Peerless of the same and AKT Peerless is authorized to disclose the information and to discuss the project with others. AKT Peerless further states that it disclaims any duty of any kind or nature to any person or entity other than the client in preparing this report, except as otherwise agreed with the Client.

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Appendix B

Property Description and Parcel Map

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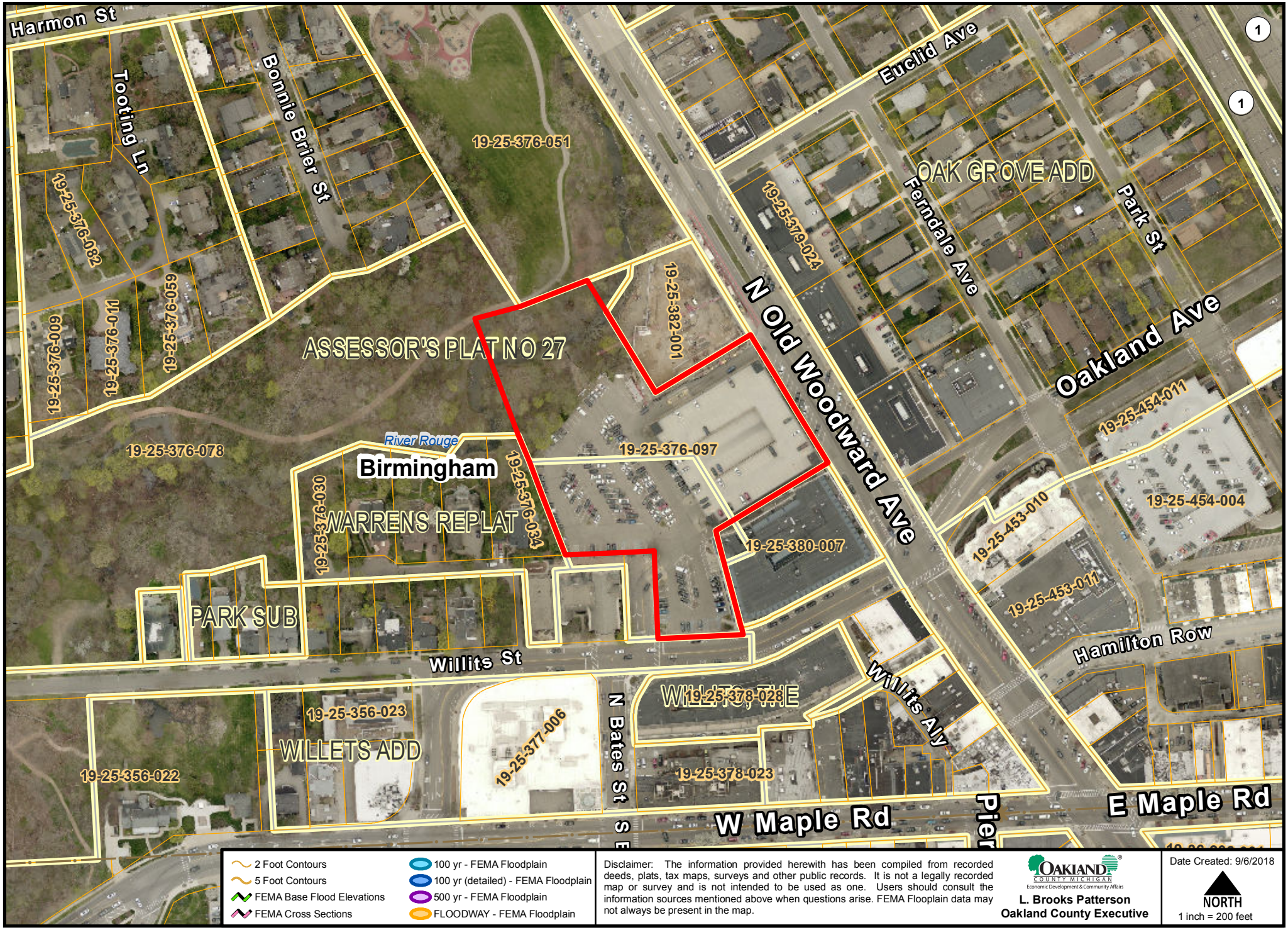
EXHIBIT "A"

The land referred to in this search is described as follows: City of Birmingham, County of Oakland, State of Michigan

Lots 1 through 8 inclusive, of Schlaack Subdivision as recorded in Liber 8, Page 8 of Plats, Oakland County Records, EXCEPT that part of Lots 3 and 4 beginning at the most Easterly corner of Lot 3; thence South 67 degrees 34 minutes 20 seconds West 50.53 feet; thence North 14 degrees 06 minutes 00 seconds West 50.32 feet; thence North 59 degrees 26 minutes 20 seconds East to the East line of Lot 4; thence Southeasterly along said line to beginning, ALSO EXCEPT the South 24 feet of Lot 8, ALSO that part of vacated Bates Street adjacent to said Lots, and Part of Lot 10, Assessor's Plat No. 27, as recorded in Liber 6, Page 46 of Plats, Oakland County Records described as beginning at the Northwest Lot corner; thence Northeasterly 64.11 feet along the North Lot line; thence South 59 degrees 26 minutes 20 seconds West to the West Lot line; thence Northwesterly to beginning, ALSO all of Lots 11 through 15 inclusive, ALSO Lot 16 EXCEPT the North 40 feet thereof, ALSO All of Lot 19, ALSO EXCEPT part of Lots 3 and 4 of Schlaack Subdivision as recorded in Liber 8, Page 8 of Plats, Oakland County Records, and Part of Lots 10 and 11 of Assessor's Plat No 27, as recorded in Liber 6, Page 46 of Plats, Oakland County Records in parcel described as beginning at a point distant South 63 degrees 11 minutes 50 seconds West 16.85 feet from the Southeast corner of said Lot 11; thence South 63 degrees 11 minutes 50 seconds West 103.15 feet; thence South 59 degrees 26 minutes 20 seconds West 99.61 feet; thence North 14 degrees 06 minutes 00 seconds West 6.42 feet; thence North 59 degrees 26 minutes 20 seconds East 217.53 feet; thence South 30 degrees 33 minutes 40 seconds East 4.01 feet; thence South 63 degrees 11 minutes 50 seconds West 16.19 feet; thence South 26 degrees 48 minutes 10 seconds East 10 feet to the point of beginning, ALSO EXCEPT that part of Lot 11 of Assessor's Plat No. 27, as recorded in Liber 6, Page 46, of Plats, Oakland County Records, described as beginning at the Southeast Lot corner; thence South 63 degrees 11 minutes 50 seconds West 16.85 feet; thence North 26 degrees 48 minutes 10 seconds West 10 feet; thence North 63 degrees 11 minutes 50 seconds East 16.19 feet; thence South 30 degrees 33 minutes 40 seconds East 10 feet to the point of beginning.

Parcel Map



2 Foot Contours	100 yr - FEMA Floodplain
5 Foot Contours	100 yr (detailed) - FEMA Floodplain
FEMA Base Flood Elevations	500 yr - FEMA Floodplain
FEMA Cross Sections	FLOODWAY - FEMA Floodplain

Disclaimer: The information provided herewith has been compiled from recorded deeds, plats, tax maps, surveys and other public records. It is not a legally recorded map or survey and is not intended to be used as one. Users should consult the information sources mentioned above when questions arise. FEMA Flooplain data may not always be present in the map.

OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/6/2018

NORTH

1 inch = 200 feet

Oakland County One Stop Shop 2100 Pontiac Lake Road Bldg. 41 West Waterford, MI 48328 Phone: 248-858-0721 Web: www.advantageoakland.com

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Appendix C

Reconnaissance Photographs



VIEW OF SUBJECT PROPERTY FACING NORTH



VIEW OF SUBJECT PROPERTY FACING EAST

AKTPEERLESS

PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF SUBJECT PROPERTY FACING SOUTH



VIEW OF NORTHWESTERN PORTION OF SUBJECT PROPERTY AND TRANSECTING ROUGE RIVER

AKTPEERLESS

PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF SUBJECT BUILDING FACING NORTH



VIEW OF SUBJECT BUILDING FACING EAST

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PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF SUBJECT BUILDING FACING SOUTH (INCLUDING SNOW CHUTE OVERHEAD DOOR AT RIGHT)



VIEW OF SUBJECT BUILDING FACING WEST

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PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



TYPICAL VIEW OF FIFTH DECK OF SUBJECT BUILDING



TYPICAL VIEW OF STAIR / ELEVATOR TOWER AT FIFTH DECK OF SUBJECT BUILDING

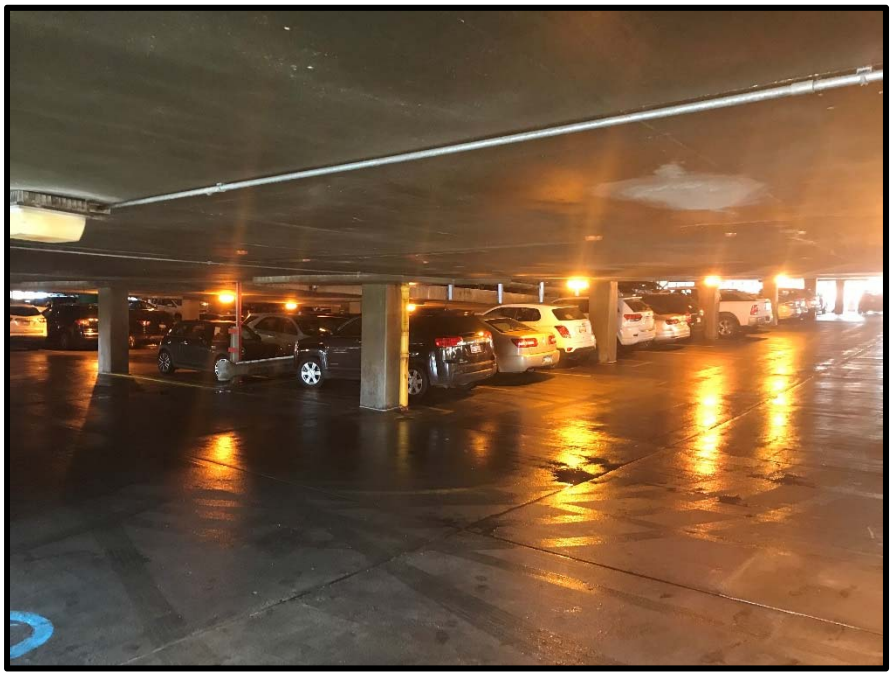
AKTPEERLESS

PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



TYPICAL VIEW OF MID-LEVEL DECK OF SUBJECT BUILDING



TYPICAL VIEW OF ELEVATOR IN SUBJECT BUILDING

AKTPEERLESS

PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF ELEVATOR HYDRAULIC EQUIPMENT AND SUMP PUMP (LOWER LEFT) IN SOUTHWEST TOWER OF SUBJECT BUILDING



VIEW OF FIRE SUPPRESSION PUMP ROOM, SECOND FLOOR OF NORTHEAST TOWER

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PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF NORTHERN ADJOINING PROPERTY (BOOTH PARK)



VIEW OF NORTHEASTERN ADJOINING PROPERTY (UNDEVELOPED LAND, NO ADDRESS IDENTIFIED)

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PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF NORTHEASTERN ADJOINING PROPERTY (369 N. OLD WOODWARD AVENUE)



VIEW OF EASTERN ADJOINING PROPERTY (380 N. OLD WOODWARD AVENUE)

AKTPEERLESS

PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF EASTERN ADJOINING PROPERTIES (350 AND 344 N. OLD WOODWARD AVENUE)



VIEW OF EASTERN ADJOINING PROPERTY (320 N. OLD WOODWARD AVENUE)

AKTPEERLESS

PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF SOUTHEASTERN ADJOINING PROPERTY (325 N. OLD WOODWARD AVENUE AND 108-114 WILLITS STREET)



VIEW OF SOUTHERN ADJOINING PROPERTY (111-117 WILLITS STREET)

AKTPEERLESS

PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF SOUTHWESTERN ADJOINING PROPERTY (300 WILLITS STREET)



VIEW OF WESTERN ADJOINING PROPERTY (300 WARREN COURT)

AKTPEERLESS

PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F



VIEW OF NORTHWESTERN ADJOINING PROPERTY (BOOTH PARK)

AKTPEERLESS

PROPERTY PHOTOGRAPHS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN

TAKEN BY: S. WASIELEWSKI
DATE: 9/25/2018

PROJECT NUMBER: 13661F

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Appendix D

Standard Environmental Record Database Report

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333 N. Old Woodward Avenue
333 N. Old Woodward Avenue
Birmingham, MI 48009

Inquiry Number: 5415516.2s
September 06, 2018

EDR Summary Radius Map Report

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

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Physical Setting SSURGO Soil Map	A-5
Physical Setting Source Map	A-10
Physical Setting Source Map Findings	A-12
Physical Setting Source Records Searched	PSGR-1

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-13), the ASTM Standard Practice for Environmental Site Assessments for Forestland or Rural Property (E 2247-16), the ASTM Standard Practice for Limited Environmental Due Diligence: Transaction Screen Process (E 1528-14) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MI 48009

COORDINATES

Latitude (North):	42.5483340 - 42° 32' 54.00''
Longitude (West):	83.2168400 - 83° 13' 0.62''
Universal Tranverse Mercator:	Zone 17
UTM X (Meters):	317982.2
UTM Y (Meters):	4712827.5
Elevation:	767 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property:	TP
Source:	U.S. Geological Survey

AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from:	20140721, 20140628
Source:	USDA

MAPPED SITES SUMMARY

Target Property Address:
333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MI 48009

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
A1	COMERICA BANK BIRMIN	322 N. OLD WOODWARD	INVENTORY	Higher	153, 0.029, East
A2	HOLLYWOOD SHERIDAN A	185 OAKLAND AVE	RCRA NonGen / NLR	Higher	273, 0.052, ENE
A3	JFK INVESTMENT COMPA	280 N OLD WOODWARD A	RCRA-CESQG, FINDS, ECHO	Higher	319, 0.060, ESE
4	FIRST CHURCH OF CHRI	191 N. CHESTER ST.	INVENTORY	Higher	422, 0.080, SW
B5	MICHIGAN BELL TELEPH	155 HENRIETTA ST	RCRA-CESQG, FINDS, ECHO	Higher	528, 0.100, SSE
B6	BIRMINGHAM CO (M5711	155 HENRIETTA ST	UST	Higher	528, 0.100, SSE
B7	CENTURION CARPET & U	155 HENRIETTA ST	EDR Hist Cleaner	Higher	528, 0.100, SSE
C8	ISADORE FRANK M	511 N WOODWARD AVE	EDR Hist Auto	Lower	614, 0.116, NNW
B9	165 - 217 PIERCE STR	165 - 217 PIERCE STR	INVENTORY	Higher	630, 0.119, SSE
C10	DAKOTA	280 HARMON ST	RCRA NonGen / NLR	Lower	656, 0.124, NNW
D11	FULLER CENTRAL PARK	111 S OLD WOODWARD	RCRA-CESQG, FINDS, ECHO	Higher	726, 0.138, SE
E12	ERIC GHEEN	272 RAVINE RD	RCRA NonGen / NLR	Lower	735, 0.139, NNE
E13	ERIC GHEEN	272 RAVINE RD	INVENTORY, WDS	Lower	735, 0.139, NNE
14	CENTRAL PARKING SYST	180 CHESTER ST	RCRA-CESQG	Higher	759, 0.144, SW
F15	BALDWIN HOUSE	200 CHESTER ST	RCRA-CESQG	Higher	850, 0.161, SSW
F16	PROPOSED BALDWIN HOU	200 CHESTER ST	LUST, UST, WDS	Higher	850, 0.161, SSW
D17	BIRMINGHAM CAMERA SH	168 S OLD WOODWARD A	RCRA NonGen / NLR, FINDS, ECHO	Higher	863, 0.163, SE
18	BURTON KATZMAN	336 E MAPLE RD	RCRA NonGen / NLR	Higher	1015, 0.192, ESE
19	BIRMINGHAM PUBLIC SC	550 W MERRILL	LUST, INVENTORY	Higher	1112, 0.211, SSW
G20	SUNOCO SERVICE STATI	35001 WOODWARD AVE	RCRA NonGen / NLR, FINDS, ECHO	Higher	1139, 0.216, ESE
G21	SUNOCO #0008-4178	35001 WOODWARD AVE	LUST, UST, INVENTORY, BEA, WDS	Higher	1139, 0.216, ESE
H22	UPTOWN ENTERTAINMENT	211 S OLD WOODWARD A	RCRA NonGen / NLR	Higher	1191, 0.226, SE
H23	ESSCO OF BIRMINGHAM	255 S OLD WOODWARD A	RCRA-CESQG	Higher	1230, 0.233, SE
G24	CATALYST DEVELOPMENT	34977 WOODWARD AVENU	INVENTORY	Higher	1254, 0.237, ESE
G25	CATALYST DEVELOPMENT	34977 WOODWARD AVE	AUL, SPILLS, BEA, WDS	Higher	1285, 0.243, ESE
G26	CATALYST DEVELOPMENT	34977 WOODWARD AVE	RCRA-CESQG, FINDS, ECHO	Higher	1285, 0.243, ESE
G27	SHELL - HUNTER	34977 WOODWARD AVE	LUST, UST, INVENTORY	Higher	1285, 0.243, ESE
I28	34965 WOODWARD AVENU	34965 WOODWARD AVENU	INVENTORY	Higher	1382, 0.262, ESE
29	BROWN STREET OFFICE	200 EAST BROWN	BEA	Higher	1450, 0.275, SSE
J30	FLS PROPERTIES #5 LL	856 N. OLD WOODWARD	INVENTORY, WDS	Lower	1492, 0.283, NNW
J31	CHINESE RESTAURANT	856 NORTH OLD WOODWA	BEA	Lower	1492, 0.283, NNW
I32	WOODWARD BROWN ASSOC	34901 WOODWARD AVENU	INVENTORY	Higher	1504, 0.285, ESE
I33	WOODWARD BROWN ASSOC	34901 WOODWARD	INVENTORY	Higher	1524, 0.289, ESE
I34	WOODWARD BROWN ASSOC	34901 WOODWARD AVENU	BEA	Higher	1524, 0.289, ESE
I35	WEISS SAMONA	34901 WOODWARD AVENU	US BROWNFIELDS, FINDS	Higher	1524, 0.289, ESE
36	JAX KAR WASH #048	34745 WOODWARD AVE	LUST, UST, INVENTORY, BEA, WDS	Higher	1624, 0.308, SE
J37	AMOCO STATION #5791	35975 WOODWARD AVENU	INVENTORY	Lower	1646, 0.312, NNW
J38	SIMON LAND DEVELOPME	35975 WOODWARD AVE	LUST, UST, AUL, INVENTORY, BEA, WDS	Lower	1672, 0.317, NNW
J39	AMOCO #5791	35975 WOODWARD	INVENTORY	Lower	1672, 0.317, NNW

MAPPED SITES SUMMARY

Target Property Address:
333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MI 48009

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
J40	AMOCO #5791 (FORMER)	35975 WOODWARD AVENU	INVENTORY	Lower	1672, 0.317, NNW
K41	GREEN'S ART SUPPLY	400 SOUTH OLD WOODWA	US BROWNFIELDS	Higher	1763, 0.334, SE
K42	GREEN'S ART SUPPLY	400 SOUTH OLD WOODWA	INVENTORY	Higher	1763, 0.334, SE
K43	ESTATE MOTORS	464 S WOODWARD AVE	LUST, UST	Lower	1907, 0.361, SE
L44	SPEEDWAY LLC	34750 WOODWARD AVE	RCRA-CESQG, LUST, UST, INVENTORY, FINDS, ECHO	Higher	1954, 0.370, ESE
45	GHAFARI PROPERTIES I	36101 WOODWARD AVE	LUST, UST, AUL, INVENTORY, Financial Assurance	Lower	1959, 0.371, NNW
L46	MALLY, C . LANE PROP	575 SOUTH HUNTER BLV	BEA	Lower	2079, 0.394, ESE
M47	HAMILTON FUNERAL HOM	820 EAST MAPLE ROAD	INVENTORY, BEA	Higher	2080, 0.394, ESE
L48	CARMAN TILLARD	910 N HUNTER BLVD	LUST, UST	Lower	2157, 0.409, ESE
M49	ELMWOOD PROPERTIES I	920-970 EAST MAPLE R	BEA	Higher	2281, 0.432, ESE
N50	PARKING LOT (DIETZ C	985 E MAPLE RD	INVENTORY, BEA	Higher	2344, 0.444, East
N51	PARKING LOT (DIETZ C	985 E MAPLE RD	LUST, UST	Higher	2344, 0.444, East
N52	OSOS TONTOS LLC	985 EAST MAPLE	BEA	Higher	2377, 0.450, ESE
O53	GOLLING MOTORS, INC.	34500 WOODWARD AVENU	INVENTORY, BEA	Lower	2479, 0.470, SE
O54	GOLLING MOTORS, INC.	34500 WOODWARD AVENU	INVENTORY	Lower	2479, 0.470, SE
55	MAPLE GAS INC	1065 W MAPLE RD	LUST, UST, AUL, INVENTORY, Financial Assurance	Lower	2483, 0.470, WSW
N56	BUDGET RENT-A-CAR	1000 E MAPLE RD	LUST, UST, INVENTORY, WDS	Lower	2495, 0.473, ESE

EXECUTIVE SUMMARY

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property.
Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

STANDARD ENVIRONMENTAL RECORDS

Federal RCRA generators list

RCRA-CESQG: A review of the RCRA-CESQG list, as provided by EDR, and dated 03/01/2018 has revealed that there are 7 RCRA-CESQG sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
JFK INVESTMENT COMPA EPA ID:: MIK244262911	***280 N OLD WOODWARD A***	***ESE 0 - 1/8 (0.060 mi.)***	***A3***	***8***
MICHIGAN BELL TELEPH EPA ID:: MIT270013519	***155 HENRIETTA ST***	***SSE 0 - 1/8 (0.100 mi.)***	***B5***	***9***
FULLER CENTRAL PARK EPA ID:: MIK478599987	***111 S OLD WOODWARD***	***SE 1/8 - 1/4 (0.138 mi.)***	***D11***	***10***
CENTRAL PARKING SYST EPA ID:: MIK937473619	180 CHESTER ST	SW 1/8 - 1/4 (0.144 mi.)	14	11
BALDWIN HOUSE EPA ID:: MIK756294448	200 CHESTER ST	SSW 1/8 - 1/4 (0.161 mi.)	F15	11
ESSCO OF BIRMINGHAM EPA ID:: MIK656803600	255 S OLD WOODWARD A	SE 1/8 - 1/4 (0.233 mi.)	H23	13
CATALYST DEVELOPMENT EPA ID:: MIR000044230	***34977 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.243 mi.)***	***G26***	***14***

State and tribal leaking storage tank lists

LUST: A review of the LUST list, as provided by EDR, and dated 05/03/2018 has revealed that there are

EXECUTIVE SUMMARY

13 LUST sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
PROPOSED BALDWIN HOU	***200 CHESTER ST***	***SSW 1/8 - 1/4 (0.161 mi.)***	***F16***	***11***
Release Status: Closed Substance Release: Heating Oil Facility Id: 00037464				
BIRMINGHAM PUBLIC SC	***550 W MERRILL***	***SSW 1/8 - 1/4 (0.211 mi.)***	***19***	***12***
Release Status: Open Facility Id: 50000584				
SUNOCO #0008-4178	***35001 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.216 mi.)***	***G21***	***13***
Release Status: Closed Substance Release: Unknown Facility Id: 00005935				
SHELL - HUNTER	***34977 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.243 mi.)***	***G27***	***14***
Release Status: Closed Release Status: Open Substance Release: Unknown,Unknown Substance Release: Gasoline Substance Release: Used Oil Facility Id: 00002267				
JAX KAR WASH #048	***34745 WOODWARD AVE***	***SE 1/4 - 1/2 (0.308 mi.)***	***36***	***16***
Release Status: Open Substance Release: Unknown Facility Id: 00001952				
SPEEDWAY LLC	***34750 WOODWARD AVE***	***ESE 1/4 - 1/2 (0.370 mi.)***	***L44***	***19***
Release Status: Closed Release Status: Open Substance Release: Unknown Substance Release: Gasoline,Gasoline,Gasoline,Diesel Facility Id: 00016370				
PARKING LOT (DIETZ C	***985 E MAPLE RD***	***E 1/4 - 1/2 (0.444 mi.)***	***N51***	***21***
Release Status: Open Substance Release: Unknown Facility Id: 50002129				

Lower Elevation	Address	Direction / Distance	Map ID	Page
SIMON LAND DEVELOPME	***35975 WOODWARD AVE***	***NNW 1/4 - 1/2 (0.317 mi.)***	***J38***	***17***
Release Status: Open Facility Id: 00005681				
ESTATE MOTORS	***464 S WOODWARD AVE***	***SE 1/4 - 1/2 (0.361 mi.)***	***K43***	***18***
Release Status: Closed Substance Release: Gasoline Substance Release: Unknown Facility Id: 00015180				
GHAFARI PROPERTIES I	***36101 WOODWARD AVE***	***NNW 1/4 - 1/2 (0.371 mi.)***	***45***	***19***
Release Status: Closed Substance Release: Gasoline,Gasoline,Gasoline,Gasoline Facility Id: 00034940				
CARMAN TILLARD	***910 N HUNTER BLVD***	***ESE 1/4 - 1/2 (0.409 mi.)***	***L48***	***20***
Release Status: Closed				

Facility Id: 50001216

MAPLE GAS INC ***1065 W MAPLE RD*** ***WSW 1/4 - 1/2 (0.470 mi.)*** ***55*** ***22***
Release Status: Closed
Substance Release: Used Oil,Gasoline
Substance Release: Gasoline,Gasoline,Gasoline,Used Oil
Substance Release: Unknown
Facility Id: 00016689

BUDGET RENT-A-CAR ***1000 E MAPLE RD*** ***ESE 1/4 - 1/2 (0.473 mi.)*** ***N56*** ***22***
Release Status: Open
Facility Id: 00007720

State and tribal registered storage tank lists

UST: A review of the UST list, as provided by EDR, has revealed that there are 4 UST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
BIRMINGHAM CO (M5711	155 HENRIETTA ST	SSE 0 - 1/8 (0.100 mi.)	B6	9
Database: UST, Date of Government Version: 09/13/2017 Tank Status: Currently In Use Facility Type: ACTIVE Facility Id: 00011669				
PROPOSED BALDWIN HOU	***200 CHESTER ST***	***SSW 1/8 - 1/4 (0.161 mi.)***	***F16***	***11***
Database: UST, Date of Government Version: 09/13/2017 Tank Status: Closed in Ground Facility Type: CLOSED Facility Id: 00037464				
SUNOCO #0008-4178	***35001 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.216 mi.)***	***G21***	***13***
Database: UST, Date of Government Version: 09/13/2017 Tank Status: Removed from Ground Facility Type: CLOSED Facility Id: 00005935				
SHELL - HUNTER	***34977 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.243 mi.)***	***G27***	***14***
Database: UST, Date of Government Version: 09/13/2017 Tank Status: Removed from Ground Facility Type: CLOSED Facility Id: 00002267				

State and tribal institutional control / engineering control registries

AUL: A review of the AUL list, as provided by EDR, and dated 05/25/2018 has revealed that there are 4 AUL sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
CATALYST DEVELOPMENT	***34977 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.243 mi.)***	***G25***	***14***

Facility ID: 00002267

Lower Elevation	Address	Direction / Distance	Map ID	Page
SIMON LAND DEVELOPME Facility ID: 00005681	***35975 WOODWARD AVE***	***NNW 1/4 - 1/2 (0.317 mi.)***	***J38***	***17***
GHAFARI PROPERTIES I Facility ID: 00034940	***36101 WOODWARD AVE***	***NNW 1/4 - 1/2 (0.371 mi.)***	***45***	***19***
MAPLE GAS INC Facility ID: 00016689	***1065 W MAPLE RD***	***WSW 1/4 - 1/2 (0.470 mi.)***	***55***	***22***

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A review of the US BROWNFIELDS list, as provided by EDR, and dated 03/19/2018 has revealed that there are 2 US BROWNFIELDS sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
WEISS SAMONA ACRES property ID: 115761	***34901 WOODWARD AVENU***	***ESE 1/4 - 1/2 (0.289 mi.)***	***I35***	***16***
GREEN'S ART SUPPLY ACRES property ID: 170095	400 SOUTH OLD WOODWA	SE 1/4 - 1/2 (0.334 mi.)	K41	18

Local Lists of Hazardous waste / Contaminated Sites

INVENTORY: A review of the INVENTORY list, as provided by EDR, and dated 07/23/2018 has revealed that there are 26 INVENTORY sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
COMERICA BANK BIRMIN Facility ID: 63005254	322 N. OLD WOODWARD	E 0 - 1/8 (0.029 mi.)	A1	8
FIRST CHURCH OF CHRI Facility ID: 63005278	191 N. CHESTER ST.	SW 0 - 1/8 (0.080 mi.)	4	8
165 - 217 PIERCE STR	165 - 217 PIERCE STR	SSE 0 - 1/8 (0.119 mi.)	B9	10
BIRMINGHAM PUBLIC SC Facility ID: 50000584	***550 W MERRILL***	***SSW 1/8 - 1/4 (0.211 mi.)***	***19***	***12***
SUNOCO #0008-4178	***35001 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.216 mi.)***	***G21***	***13***
CATALYST DEVELOPMENT Facility ID: 63005889	34977 WOODWARD AVENU	ESE 1/8 - 1/4 (0.237 mi.)	G24	13
SHELL - HUNTER Facility ID: 00002267	***34977 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.243 mi.)***	***G27***	***14***
34965 WOODWARD AVENU	34965 WOODWARD AVENU	ESE 1/4 - 1/2 (0.262 mi.)	I28	15

Facility ID: 63006065				
WOODWARD BROWN ASSOC Facility ID: 63005920	34901 WOODWARD AVENU	ESE 1/4 - 1/2 (0.285 mi.)	I32	15
WOODWARD BROWN ASSOC Facility ID: 63005920	34901 WOODWARD	ESE 1/4 - 1/2 (0.289 mi.)	I33	16
JAX KAR WASH #048 Facility ID: 00001952	***34745 WOODWARD AVE***	***SE 1/4 - 1/2 (0.308 mi.)***	***36***	***16***
GREEN'S ART SUPPLY	400 SOUTH OLD WOODWA	SE 1/4 - 1/2 (0.334 mi.)	K42	18
SPEEDWAY LLC Facility ID: 00016370	***34750 WOODWARD AVE***	***ESE 1/4 - 1/2 (0.370 mi.)***	***L44***	***19***
HAMILTON FUNERAL HOM	***820 EAST MAPLE ROAD***	***ESE 1/4 - 1/2 (0.394 mi.)***	***M47***	***20***
PARKING LOT (DIETZ C Facility ID: 50002129	***985 E MAPLE RD***	***E 1/4 - 1/2 (0.444 mi.)***	***N50***	***21***

Lower Elevation	Address	Direction / Distance	Map ID	Page
ERIC GHEEN Facility ID: 63006037	***272 RAVINE RD***	***NNE 1/8 - 1/4 (0.139 mi.)***	***E13***	***10***
FLS PROPERTIES #5 LL Facility ID: 63006064	***856 N. OLD WOODWARD***	***NNW 1/4 - 1/2 (0.283 mi.)***	***J30***	***15***
AMOCO STATION #5791	35975 WOODWARD AVENU	NNW 1/4 - 1/2 (0.312 mi.)	J37	17
SIMON LAND DEVELOPME Facility ID: 00005681	***35975 WOODWARD AVE***	***NNW 1/4 - 1/2 (0.317 mi.)***	***J38***	***17***
AMOCO #5791	35975 WOODWARD	NNW 1/4 - 1/2 (0.317 mi.)	J39	17
AMOCO #5791 (FORMER) Facility ID: 63006077	35975 WOODWARD AVENU	NNW 1/4 - 1/2 (0.317 mi.)	J40	18
GHAFARI PROPERTIES I Facility ID: 00034940	***36101 WOODWARD AVE***	***NNW 1/4 - 1/2 (0.371 mi.)***	***45***	***19***
GOLLING MOTORS, INC. Facility ID: 63005949	***34500 WOODWARD AVENU***	***SE 1/4 - 1/2 (0.470 mi.)***	***O53***	***21***
GOLLING MOTORS, INC. Facility ID: 63005949	34500 WOODWARD AVENU	SE 1/4 - 1/2 (0.470 mi.)	O54	21
MAPLE GAS INC Facility ID: 00016689	***1065 W MAPLE RD***	***WSW 1/4 - 1/2 (0.470 mi.)***	***55***	***22***
BUDGET RENT-A-CAR Facility ID: 00007720	***1000 E MAPLE RD***	***ESE 1/4 - 1/2 (0.473 mi.)***	***N56***	***22***

Other Ascertainable Records

RCRA NonGen / NLR: A review of the RCRA NonGen / NLR list, as provided by EDR, and dated 03/01/2018 has revealed that there are 7 RCRA NonGen / NLR sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
HOLLYWOOD SHERIDAN A EPA ID:: MIK674636881	185 OAKLAND AVE	ENE 0 - 1/8 (0.052 mi.)	A2	8
BIRMINGHAM CAMERA SH	***168 S OLD WOODWARD A***	***SE 1/8 - 1/4 (0.163 mi.)***	***D17***	***12***

EPA ID:: MID985652064				
BURTON KATZMAN EPA ID:: MIK851343467	336 E MAPLE RD	ESE 1/8 - 1/4 (0.192 mi.)	18	12
SUNOCO SERVICE STATI EPA ID:: MID087750204	***35001 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.216 mi.)***	***G20***	***12***
UPTOWN ENTERTAINMENT EPA ID:: MIK151544753	211 S OLD WOODWARD A	SE 1/8 - 1/4 (0.226 mi.)	H22	13

Lower Elevation	Address	Direction / Distance	Map ID	Page
DAKOTA EPA ID:: MIK718658982	280 HARMON ST	NNW 0 - 1/8 (0.124 mi.)	C10	10
ERIC GHEEN EPA ID:: MIK407668698	272 RAVINE RD	NNE 1/8 - 1/4 (0.139 mi.)	E12	10

BEA: A review of the BEA list, as provided by EDR, and dated 08/21/2013 has revealed that there are 13 BEA sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SUNOCO #0008-4178	***35001 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.216 mi.)***	***G21***	***13***
CATALYST DEVELOPMENT	***34977 WOODWARD AVE***	***ESE 1/8 - 1/4 (0.243 mi.)***	***G25***	***14***
BROWN STREET OFFICE	200 EAST BROWN	SSE 1/4 - 1/2 (0.275 mi.)	29	15
WOODWARD BROWN ASSOC	34901 WOODWARD AVENU	ESE 1/4 - 1/2 (0.289 mi.)	I34	16
JAX KAR WASH #048	***34745 WOODWARD AVE***	***SE 1/4 - 1/2 (0.308 mi.)***	***36***	***16***
HAMILTON FUNERAL HOM	***820 EAST MAPLE ROAD***	***ESE 1/4 - 1/2 (0.394 mi.)***	***M47***	***20***
ELMWOOD PROPERTIES I	920-970 EAST MAPLE R	ESE 1/4 - 1/2 (0.432 mi.)	M49	20
PARKING LOT (DIETZ C	***985 E MAPLE RD***	***E 1/4 - 1/2 (0.444 mi.)***	***N50***	***21***
OSOS TONTOS LLC	985 EAST MAPLE	ESE 1/4 - 1/2 (0.450 mi.)	N52	21

Lower Elevation	Address	Direction / Distance	Map ID	Page
CHINESE RESTAURANT	856 NORTH OLD WOODWA	NNW 1/4 - 1/2 (0.283 mi.)	J31	15
SIMON LAND DEVELOPME	***35975 WOODWARD AVE***	***NNW 1/4 - 1/2 (0.317 mi.)***	***J38***	***17***
MALLY, C . LANE PROP	575 SOUTH HUNTER BLV	ESE 1/4 - 1/2 (0.394 mi.)	L46	20
GOLLING MOTORS, INC.	***34500 WOODWARD AVENU***	***SE 1/4 - 1/2 (0.470 mi.)***	***O53***	***21***

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR Hist Auto: A review of the EDR Hist Auto list, as provided by EDR, has revealed that there is 1 EDR Hist Auto site within approximately 0.125 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
ISADORE FRANK M	511 N WOODWARD AVE	NNW 0 - 1/8 (0.116 mi.)	C8	9

EXECUTIVE SUMMARY

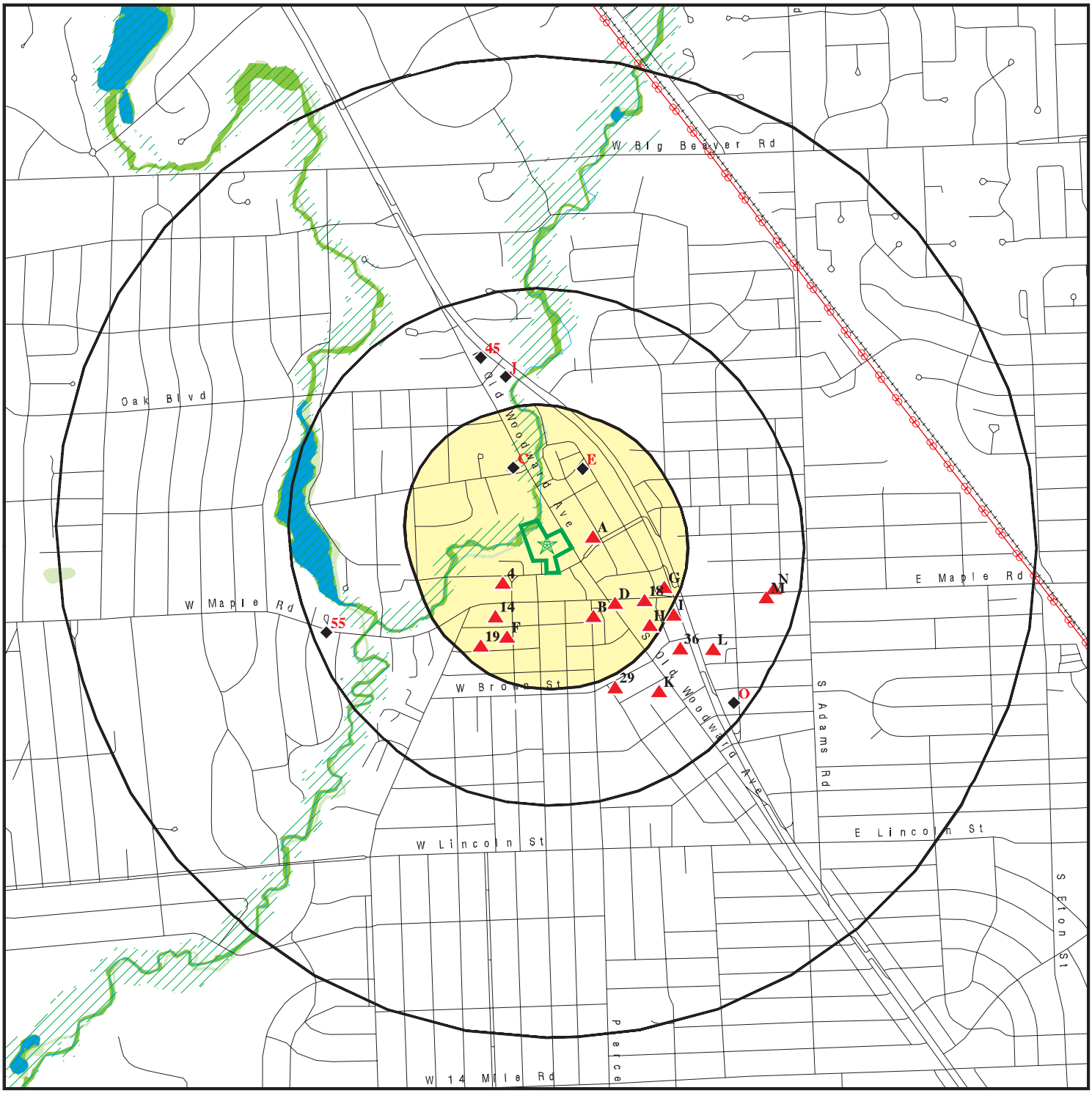
EDR Hist Cleaner: A review of the EDR Hist Cleaner list, as provided by EDR, has revealed that there is 1 EDR Hist Cleaner site within approximately 0.125 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
CENTURION CARPET & U	155 HENRIETTA ST	SSE 0 - 1/8 (0.100 mi.)	B7	9

Count: 0 records. ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
		NO SITES FOUND			

OVERVIEW MAP - 5415516.2S



0 1/4 1/2 1 Miles

- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- Power transmission lines
- 100-year flood zone
- 500-year flood zone
- National Wetland Inventory
- State Wetlands

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: 333 N. Old Woodward Avenue	CLIENT: AKT Environmental Consultants
ADDRESS: 333 N. Old Woodward Avenue Birmingham MI 48009	CONTACT: Scott Wasielewski INQUIRY #: 5415516.2s
LAT/LONG: 42.548334 / 83.21684	DATE: September 06, 2018 3:21 pm

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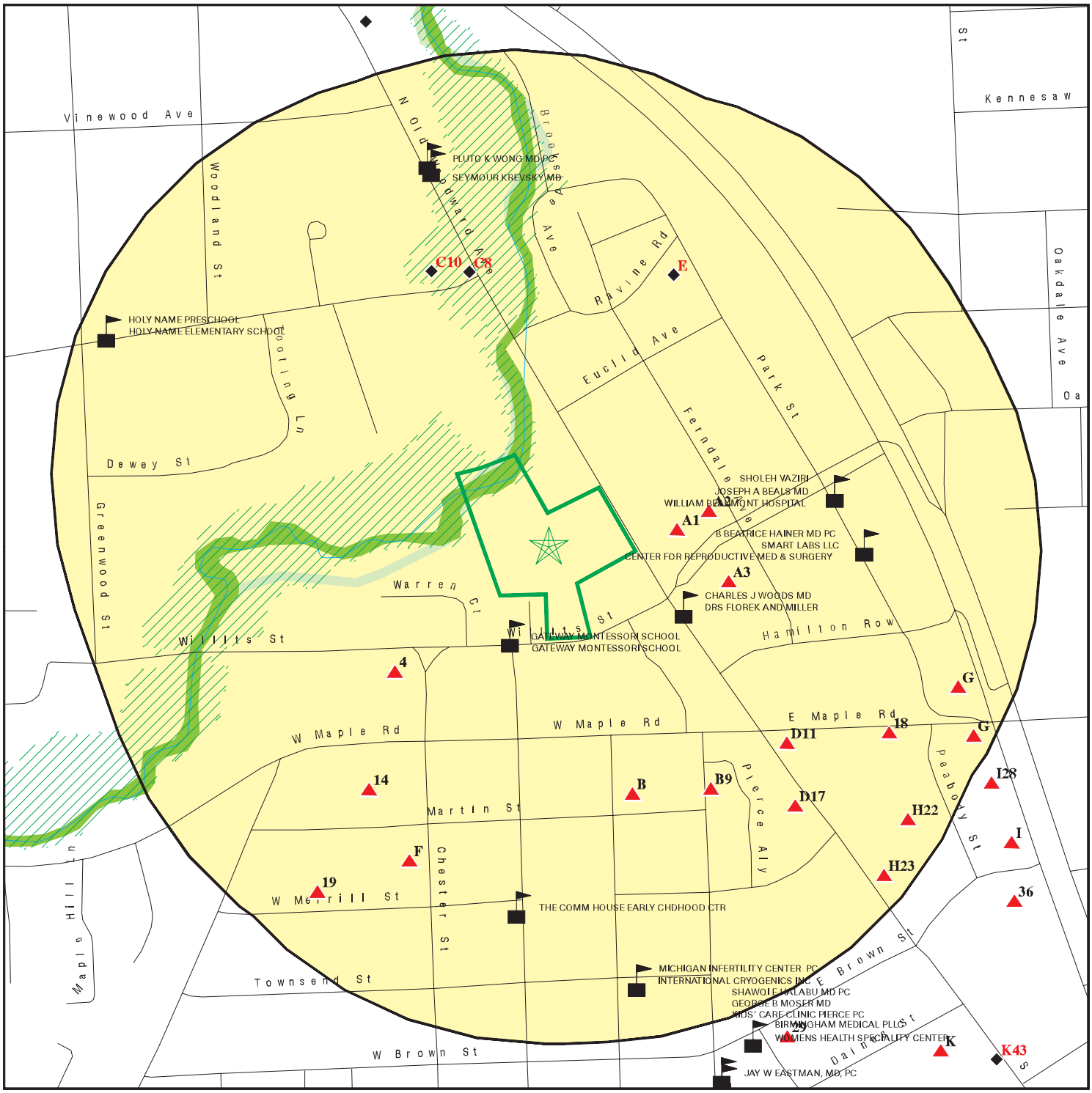
DETAIL MAP - 5415516.2S



Target Property

Sites at elevations higher than or equal to the target property

Sites at elevations lower than the target property

Manufactured Gas Plants

Sensitive Receptors

National Priority List Sites

Dept. Defense Sites

Indian Reservations BIA

100-year flood zone

500-year flood zone

National Wetland Inventory

State Wetlands

0 1/16 1/8 1/4 Miles

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME:	333 N. Old Woodward Avenue	CLIENT:	AKT Environmental Consultants
ADDRESS:	333 N. Old Woodward Avenue Birmingham MI 48009	CONTACT:	Scott Wasielewski
LAT/LONG:	42.548334 / 83.21684	INQUIRY #:	5415516.2s
		DATE:	September 06, 2018 3:23 pm

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MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
Federal NPL site list								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	0.001		0	NR	NR	NR	NR	0
Federal Delisted NPL site list								
Delisted NPL	1.000		0	0	0	0	NR	0
Federal CERCLIS list								
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
SEMS	0.500		0	0	0	NR	NR	0
Federal CERCLIS NFRAP site list								
SEMS-ARCHIVE	0.500		0	0	0	NR	NR	0
Federal RCRA CORRACTS facilities list								
CORRACTS	1.000		0	0	0	0	NR	0
Federal RCRA non-CORRACTS TSD facilities list								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
Federal RCRA generators list								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		0	0	NR	NR	NR	0
RCRA-CESQG	0.250		2	5	NR	NR	NR	7
Federal institutional controls / engineering controls registries								
LUCIS	0.500		0	0	0	NR	NR	0
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROL	0.500		0	0	0	NR	NR	0
Federal ERNS list								
ERNS	0.001		0	NR	NR	NR	NR	0
State- and tribal - equivalent CERCLIS								
SHWS	1.000		0	0	0	0	NR	0
State and tribal landfill and/or solid waste disposal site lists								
SWF/LF	0.500		0	0	0	NR	NR	0
State and tribal leaking storage tank lists								
LUST	0.500		0	4	9	NR	NR	13
INDIAN LUST	0.500		0	0	0	NR	NR	0
State and tribal registered storage tank lists								
FEMA UST	0.250		0	0	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
UST	0.250		1	3	NR	NR	NR	4
AST	0.250		0	0	NR	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
State and tribal institutional control / engineering control registries								
AUL	0.500		0	1	3	NR	NR	4
State and tribal voluntary cleanup sites								
INDIAN VCP	0.500		0	0	0	NR	NR	0
State and tribal Brownfields sites								
BROWNFIELDS	0.500		0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS	0.500		0	0	2	NR	NR	2
Local Lists of Landfill / Solid Waste Disposal Sites								
SWRCY	0.500		0	0	0	NR	NR	0
HIST LF	0.500		0	0	0	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
IHS OPEN DUMPS	0.500		0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
US HIST CDL	0.001		0	NR	NR	NR	NR	0
PART 201	1.000		0	0	0	0	NR	0
INVENTORY	0.500		3	5	18	NR	NR	26
CDL	0.001		0	NR	NR	NR	NR	0
DEL PART 201	1.000		0	0	0	0	NR	0
US CDL	0.001		0	NR	NR	NR	NR	0
Local Land Records								
LIENS	0.001		0	NR	NR	NR	NR	0
LIENS 2	0.001		0	NR	NR	NR	NR	0
Records of Emergency Release Reports								
HMIRS	0.001		0	NR	NR	NR	NR	0
SPILLS	0.001		0	NR	NR	NR	NR	0
Other Ascertainable Records								
RCRA NonGen / NLR	0.250		2	5	NR	NR	NR	7
FUDS	1.000		0	0	0	0	NR	0
DOD	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
US FIN ASSUR	0.001		0	NR	NR	NR	NR	0
EPA WATCH LIST	0.001		0	NR	NR	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
TSCA	0.001		0	NR	NR	NR	NR	0
TRIS	0.001		0	NR	NR	NR	NR	0
SSTS	0.001		0	NR	NR	NR	NR	0
ROD	1.000		0	0	0	0	NR	0
RMP	0.001		0	NR	NR	NR	NR	0
RAATS	0.001		0	NR	NR	NR	NR	0
PRP	0.001		0	NR	NR	NR	NR	0
PADS	0.001		0	NR	NR	NR	NR	0
ICIS	0.001		0	NR	NR	NR	NR	0
FTTS	0.001		0	NR	NR	NR	NR	0
MLTS	0.001		0	NR	NR	NR	NR	0
COAL ASH DOE	0.001		0	NR	NR	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
PCB TRANSFORMER	0.001		0	NR	NR	NR	NR	0
RADINFO	0.001		0	NR	NR	NR	NR	0
HIST FTTS	0.001		0	NR	NR	NR	NR	0
DOT OPS	0.001		0	NR	NR	NR	NR	0
CONSENT	1.000		0	0	0	0	NR	0
INDIAN RESERV	0.001		0	NR	NR	NR	NR	0
FUSRAP	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
LEAD SMELTERS	0.001		0	NR	NR	NR	NR	0
US AIRS	0.001		0	NR	NR	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
ABANDONED MINES	0.001		0	NR	NR	NR	NR	0
FINDS	0.001		0	NR	NR	NR	NR	0
DOCKET HWC	0.001		0	NR	NR	NR	NR	0
ECHO	0.001		0	NR	NR	NR	NR	0
UXO	1.000		0	0	0	0	NR	0
FUELS PROGRAM	0.250		0	0	NR	NR	NR	0
AIRS	0.001		0	NR	NR	NR	NR	0
ASBESTOS	0.001		0	NR	NR	NR	NR	0
BEA	0.500		0	2	11	NR	NR	13
COAL ASH	0.500		0	0	0	NR	NR	0
DRYCLEANERS	0.250		0	0	NR	NR	NR	0
Financial Assurance	0.001		0	NR	NR	NR	NR	0
LEAD	0.001		0	NR	NR	NR	NR	0
NPDES	0.001		0	NR	NR	NR	NR	0
UIC	0.001		0	NR	NR	NR	NR	0
WDS	0.001		0	NR	NR	NR	NR	0
EDR HIGH RISK HISTORICAL RECORDS								
EDR Exclusive Records								
EDR MGP	1.000		0	0	0	0	NR	0
EDR Hist Auto	0.125		1	NR	NR	NR	NR	1
EDR Hist Cleaner	0.125		1	NR	NR	NR	NR	1

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
EDR RECOVERED GOVERNMENT ARCHIVES								
Exclusive Recovered Govt. Archives								
RGA PART 201	0.001		0	NR	NR	NR	NR	0
RGA LF	0.001		0	NR	NR	NR	NR	0
RGA LUST	0.001		0	NR	NR	NR	NR	0
- Totals --		0	10	25	43	0	0	78

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

A1
East
< 1/8
0.029 mi.
153 ft.

Relative:
Higher

COMERICA BANK BIRMINGHAM
322 N. OLD WOODWARD
BIRMINGHAM, MI 48009

INVENTORY | **S114028625**
N/A

Click here for full text details

INVENTORY
Facility ID: 63005254

A2
ENE
< 1/8
0.052 mi.
273 ft.

Relative:
Higher

HOLLYWOOD SHERIDAN ASSOCIATES LLC
185 OAKLAND AVE
BIRMINGHAM, MI 48009

RCRA NonGen / NLR | **1014392513**
MIK674636881

Click here for full text details

RCRA NonGen / NLR
EPA Id: MIK674636881

A3
ESE
< 1/8
0.060 mi.
319 ft.

Relative:
Higher

JFK INVESTMENT COMPANY LLC
280 N OLD WOODWARD AVE
BIRMINGHAM, MI 48009

RCRA-CESQG
FINDS
ECHO | **1016676570**
MIK244262911

Click here for full text details

RCRA-CESQG
EPA Id: MIK244262911

FINDS
Registry ID:: 110058887744

ECHO
Registry ID: 110058887744

4
SW
< 1/8
0.080 mi.
422 ft.

Relative:
Higher

FIRST CHURCH OF CHRIST
191 N. CHESTER ST.
BIRMINGHAM, MI 48009

INVENTORY | **S114028648**
N/A

Click here for full text details

INVENTORY
Facility ID: 63005278

B5
SSE
< 1/8
0.100 mi.
528 ft.

Relative:
Higher

MICHIGAN BELL TELEPHONE COMPANY
155 HENRIETTA ST
BIRMINGHAM, MI 48009

RCRA-CESQG
FINDS
ECHO

1000237764
MIT270013519

Click here for full text details

RCRA-CESQG
EPA Id: MIT270013519

FINDS
Registry ID:: 110003719183

ECHO
Registry ID: 110003719183

B6
SSE
< 1/8
0.100 mi.
528 ft.

Relative:
Higher

BIRMINGHAM CO (M57110)
155 HENRIETTA ST
BIRMINGHAM, MI 48009

UST

U003322266
N/A

Click here for full text details

UST
Tank Status: Currently In Use
Facility Type: ACTIVE
Facility Id: 00011669

B7
SSE
< 1/8
0.100 mi.
528 ft.

Relative:
Higher

CENTURION CARPET & UPHL CLRS
155 HENRIETTA ST
BIRMINGHAM, MI 48009

EDR Hist Cleaner

1018638122
N/A

Click here for full text details

C8
NNW
< 1/8
0.116 mi.
614 ft.

Relative:
Lower

ISADORE FRANK M
511 N WOODWARD AVE
BIRMINGHAM, MI 48011

EDR Hist Auto

1021028771
N/A

Click here for full text details

B9
SSE
< 1/8
0.119 mi.
630 ft.

Relative:
Higher

165 - 217 PIERCE STREET
165 - 217 PIERCE STREET
OAKLAND (County), MI 48009

INVENTORY

S120851764
N/A

Click here for full text details

C10
NNW
< 1/8
0.124 mi.
656 ft.

Relative:
Lower

DAKOTA
280 HARMON ST
BIRMINGHAM, MI 48009

RCRA NonGen / NLR

1007099707
MIK718658982

Click here for full text details

RCRA NonGen / NLR
EPA Id: MIK718658982

D11
SE
1/8-1/4
0.138 mi.
726 ft.

Relative:
Higher

FULLER CENTRAL PARK PROPERTIES LLC
111 S OLD WOODWARD
BIRMINGHAM, MI 48009

RCRA-CESQG
FINDS
ECHO

1016142307
MIK478599987

Click here for full text details

RCRA-CESQG
EPA Id: MIK478599987

FINDS
Registry ID:: 110055448608

ECHO
Registry ID: 110055448608

E12
NNE
1/8-1/4
0.139 mi.
735 ft.

Relative:
Lower

ERIC GHEEN
272 RAVINE RD
BIRMINGHAM, MI 48009

RCRA NonGen / NLR

1016958314
MIK407668698

Click here for full text details

RCRA NonGen / NLR
EPA Id: MIK407668698

E13
NNE
1/8-1/4
0.139 mi.
735 ft.

Relative:
Lower

ERIC GHEEN
272 RAVINE RD
BIRMINGHAM, MI 48009

INVENTORY
WDS

S117057927
N/A

Click here for full text details

INVENTORY
Facility ID: 63006037

ERIC GHEEN (Continued) **S117057927**

WDS
WMD Id: 493758
Site Id: MIK407668698

14
SW
1/8-1/4
0.144 mi.
759 ft.

Relative:
Higher

CENTRAL PARKING SYSTEM **RCRA-CESQG** **1010321290**
180 CHESTER ST **MIK937473619**
BIRMINGHAM, MI 48009

Click here for full text details

RCRA-CESQG
EPA Id: MIK937473619

F15
SSW
1/8-1/4
0.161 mi.
850 ft.

Relative:
Higher

BALDWIN HOUSE **RCRA-CESQG** **1014925103**
200 CHESTER ST **MIK756294448**
BIRMINGHAM, MI 48009

Click here for full text details

RCRA-CESQG
EPA Id: MIK756294448

F16
SSW
1/8-1/4
0.161 mi.
850 ft.

Relative:
Higher

PROPOSED BALDWIN HOUSE SITE **LUST** **U001777213**
200 CHESTER ST **UST** **N/A**
BIRMINGHAM, MI 48009 **WDS**

Click here for full text details

LUST
Release Status: Closed
Facility Id: 00037464
Substance Release: Heating Oil

UST
Tank Status: Closed in Ground
Facility Type: CLOSED
Facility Id: 00037464

WDS
WMD Id: 489340
Site Id: MIK756294448

D17
SE
1/8-1/4
0.163 mi.
863 ft.

Relative:
Higher

BIRMINGHAM CAMERA SHOP
168 S OLD WOODWARD AVE
BIRMINGHAM, MI 48009

RCRA NonGen / NLR **1000828149**
FINDS **MID985652064**
ECHO

Click here for full text details

RCRA NonGen / NLR
EPA Id: MID985652064

FINDS
Registry ID:: 110003675443

ECHO
Registry ID: 110003675443

18
ESE
1/8-1/4
0.192 mi.
1015 ft.

Relative:
Higher

BURTON KATZMAN
336 E MAPLE RD
BIRMINGHAM, MI 48009

RCRA NonGen / NLR **1007990194**
MIK851343467

Click here for full text details

RCRA NonGen / NLR
EPA Id: MIK851343467

19
SSW
1/8-1/4
0.211 mi.
1112 ft.

Relative:
Higher

BIRMINGHAM PUBLIC SCHOOLS
550 W MERRILL
BIRMINGHAM, MI 99999

LUST **S102851783**
INVENTORY **N/A**

Click here for full text details

LUST
Release Status: Open
Facility Id: 50000584

INVENTORY
Facility ID: 50000584

G20
ESE
1/8-1/4
0.216 mi.
1139 ft.

Relative:
Higher

SUNOCO SERVICE STATION 84178
35001 WOODWARD AVE
BIRMINGHAM, MI 48009

RCRA NonGen / NLR **1004722718**
FINDS **MID087750204**
ECHO

Click here for full text details

RCRA NonGen / NLR
EPA Id: MID087750204

FINDS
Registry ID:: 110003607124

ECHO

SUNOCO SERVICE STATION 84178 (Continued) **1004722718**

Registry ID: 110003607124

G21
ESE
1/8-1/4
0.216 mi.
1139 ft.

Relative:
Higher

SUNOCO #0008-4178
35001 WOODWARD AVE
BIRMINGHAM, MI 48009

LUST
UST
INVENTORY
BEA
WDS

U003320721
N/A

Click here for full text details

LUST
Release Status: Closed
Facility Id: 00005935
Substance Release: Unknown

UST
Tank Status: Removed from Ground
Facility Type: CLOSED
Facility Id: 00005935

WDS
WMD Id: 397695
Site Id: MID087750204

H22
SE
1/8-1/4
0.226 mi.
1191 ft.

Relative:
Higher

UPTOWN ENTERTAINMENT
211 S OLD WOODWARD AVE
BIRMINGHAM, MI 48009

RCRA NonGen / NLR

1016958103
MIK151544753

Click here for full text details

RCRA NonGen / NLR
EPA Id: MIK151544753

H23
SE
1/8-1/4
0.233 mi.
1230 ft.

Relative:
Higher

ESSCO OF BIRMINGHAM LLC
255 S OLD WOODWARD AVE
BIRMINGHAM, MI 48009

RCRA-CESQG

1017770828
MIK656803600

Click here for full text details

RCRA-CESQG
EPA Id: MIK656803600

G24
ESE
1/8-1/4
0.237 mi.
1254 ft.

Relative:
Higher

CATALYST DEVELOPMENT CO. 8, LLC
34977 WOODWARD AVENUE
OAKLAND (County), MI

INVENTORY

S114029235
N/A

Click here for full text details

INVENTORY
Facility ID: 63005889

G25
ESE
1/8-1/4
0.243 mi.
1285 ft.

Relative:
Higher

CATALYST DEVELOPMENT CO 8 LLC
34977 WOODWARD AVE
BIRMINGHAM, MI 48104

AUL **S104912434**
SPILLS **N/A**
BEA
WDS

Click here for full text details

AUL
Facility ID: 00002267

WDS
WMD Id: 413573
Site Id: MIR000044230

G26
ESE
1/8-1/4
0.243 mi.
1285 ft.

Relative:
Higher

CATALYST DEVELOPMENT CO 8 LLC
34977 WOODWARD AVE
BIRMINGHAM, MI 48009

RCRA-CESQG **1001961007**
FINDS **MIR000044230**
ECHO

Click here for full text details

RCRA-CESQG
EPA Id: MIR000044230

FINDS
Registry ID:: 110006413087

ECHO
Registry ID: 110006413087

G27
ESE
1/8-1/4
0.243 mi.
1285 ft.

Relative:
Higher

SHELL - HUNTER
34977 WOODWARD AVE
BIRMINGHAM, MI 48009

LUST **U003319719**
UST **N/A**
INVENTORY

Click here for full text details

LUST
Release Status: Closed
Release Status: Open
Facility Id: 00002267
Substance Release: Unknown,Unknown
Substance Release: Gasoline
Substance Release: Used Oil

UST
Tank Status: Removed from Ground
Facility Type: CLOSED
Facility Id: 00002267

INVENTORY
Facility ID: 00002267

I28
ESE
1/4-1/2
0.262 mi.
1382 ft.

Relative:
Higher

34965 WOODWARD AVENUE — **INVENTORY** — **S118622157**
34965 WOODWARD AVENUE — **N/A**
BIRMINGHAM, MI 48009

Click here for full text details

INVENTORY
Facility ID: 63006065

29
SSE
1/4-1/2
0.275 mi.
1450 ft.

Relative:
Higher

BROWN STREET OFFICE BUILDING — **BEA** — **S109094147**
200 EAST BROWN — **N/A**
BIRMINGHAM, MI

Click here for full text details

J30
NNW
1/4-1/2
0.283 mi.
1492 ft.

Relative:
Lower

FLS PROPERTIES #5 LLC — **INVENTORY** — **S118188653**
856 N. OLD WOODWARD AVE — **WDS** — **N/A**
BIRMINGHAM, MI 48009

Click here for full text details

INVENTORY
Facility ID: 63006064

WDS
WMD Id: 497000
Site Id: MIK101349406

J31
NNW
1/4-1/2
0.283 mi.
1492 ft.

Relative:
Lower

CHINESE RESTAURANT — **BEA** — **S108236717**
856 NORTH OLD WOODWARD AVENUE — **N/A**
BIRMINGHAM, MI 48009

Click here for full text details

I32
ESE
1/4-1/2
0.285 mi.
1504 ft.

Relative:
Higher

WOODWARD BROWN ASSOCIATES, LLC — **INVENTORY** — **S114029255**
34901 WOODWARD AVENUE — **N/A**
OAKLAND (County), MI 48073

Click here for full text details

INVENTORY
Facility ID: 63005920

I33
ESE
1/4-1/2
0.289 mi.
1524 ft.

Relative:
Higher

WOODWARD BROWN ASSOC LLC
34901 WOODWARD
BIRMINGHAM, MI 48009

INVENTORY | **S114029254**
N/A

Click here for full text details

INVENTORY
Facility ID: 63005920

I34
ESE
1/4-1/2
0.289 mi.
1524 ft.

Relative:
Higher

WOODWARD BROWN ASSOCIATES, LLC
34901 WOODWARD AVENUE
BIRMINGHAM, MI 48073

BEA | **S110624723**
N/A

Click here for full text details

I35
ESE
1/4-1/2
0.289 mi.
1524 ft.

Relative:
Higher

WEISS SAMONA
34901 WOODWARD AVENUE
BIRMINGHAM, MI 48009

US BROWNFIELDS
FINDS | **1016357344**
N/A

Click here for full text details

US BROWNFIELDS
ACRES property ID: 115761

FINDS
Registry ID:: 110043085050

36
SE
1/4-1/2
0.308 mi.
1624 ft.

Relative:
Higher

JAX KAR WASH #048
34745 WOODWARD AVE
BIRMINGHAM, MI 48009

LUST
UST
INVENTORY
BEA
WDS | **U003319644**
N/A

Click here for full text details

LUST
Release Status: Open
Facility Id: 00001952
Substance Release: Unknown

UST
Tank Status: Removed from Ground
Facility Type: CLOSED
Facility Id: 00001952

INVENTORY
Facility ID: 00001952

WDS

JAX KAR WASH #048 (Continued) **U003319644**

WMD Id: 429618
Site Id: MIG000026887

J37
NNW
1/4-1/2
0.312 mi.
1646 ft.

Relative:
Lower

AMOCO STATION #5791 (FORMER) **INVENTORY** **S114032539**
35975 WOODWARD AVENUE **N/A**
OAKLAND (County), MI

Click here for full text details

J38
NNW
1/4-1/2
0.317 mi.
1672 ft.

Relative:
Lower

SIMON LAND DEVELOPMENT GROUP LLC **LUST** **U003320634**
35975 WOODWARD AVE **UST** **N/A**
BIRMINGHAM, MI 48009 **AUL**
INVENTORY
BEA
WDS

Click here for full text details

LUST
Release Status: Open
Facility Id: 00005681

UST
Tank Status: Removed from Ground
Facility Type: CLOSED
Facility Id: 00005681

AUL
Facility ID: 00005681

INVENTORY
Facility ID: 00005681

WDS
WMD Id: 404537
Site Id: MID985606458

J39
NNW
1/4-1/2
0.317 mi.
1672 ft.

Relative:
Lower

AMOCO #5791 **INVENTORY** **S120852487**
35975 WOODWARD **N/A**
OAKLAND (County), MI 48009

Click here for full text details

J40
NNW
1/4-1/2
0.317 mi.
1672 ft.

Relative:
Lower

AMOCO #5791 (FORMER)
35975 WOODWARD AVENUE FORMERLY 905 HUNTER
BIRMINGHAM, MI

INVENTORY

S121186466
N/A

Click here for full text details

INVENTORY
Facility ID: 63006077

K41
SE
1/4-1/2
0.334 mi.
1763 ft.

Relative:
Higher

GREEN'S ART SUPPLY
400 SOUTH OLD WOODWARD AVENUE
BIRMINGHAM, MI 48009

US BROWNFIELDS

1016603767
N/A

Click here for full text details

US BROWNFIELDS
ACRES property ID: 170095

K42
SE
1/4-1/2
0.334 mi.
1763 ft.

Relative:
Higher

GREEN'S ART SUPPLY
400 SOUTH OLD WOODWARD
OAKLAND (County), MI 48009

INVENTORY

S116710702
N/A

Click here for full text details

K43
SE
1/4-1/2
0.361 mi.
1907 ft.

Relative:
Lower

ESTATE MOTORS
464 S WOODWARD AVE
BIRMINGHAM, MI 48011

LUST
UST

U004181541
N/A

Click here for full text details

LUST
Release Status: Closed
Facility Id: 00015180
Substance Release: Gasoline
Substance Release: Unknown

UST
Tank Status: Removed from Ground
Facility ID: 00015180
Facility Type: CLOSED
Facility Id: 00015180

L44
ESE
1/4-1/2
0.370 mi.
1954 ft.

Relative:
Higher

SPEEDWAY LLC
34750 WOODWARD AVE
BIRMINGHAM, MI 48009

RCRA-CESQG
LUST
UST
INVENTORY
FINDS
ECHO

1000844604
MID985666387

Click here for full text details

RCRA-CESQG
EPA Id: MID985666387

LUST
Release Status: Closed
Release Status: Open
Facility Id: 00016370
Substance Release: Unknown
Substance Release: Gasoline,Gasoline,Gasoline,Diesel

UST
Tank Status: Removed from Ground
Tank Status: Currently In Use
Facility Type: ACTIVE
Facility Id: 00016370

INVENTORY
Facility ID: 00016370

FINDS
Registry ID:: 110003685968

ECHO
Registry ID: 110003685968

45
NNW
1/4-1/2
0.371 mi.
1959 ft.

Relative:
Lower

GHAFARI PROPERTIES INC
36101 WOODWARD AVE
BIRMINGHAM, MI 48009

LUST
UST
AUL
INVENTORY
Financial Assurance

U003426133
N/A

Click here for full text details

LUST
Release Status: Closed
Facility Id: 00034940
Substance Release: Gasoline,Gasoline,Gasoline,Gasoline

UST
Tank Status: Removed from Ground
Tank Status: Currently In Use
Facility Type: ACTIVE
Facility Id: 00034940

AUL

GHAFARI PROPERTIES INC (Continued) **U003426133**

Facility ID: 00034940

INVENTORY
Facility ID: 00034940

L46
ESE
1/4-1/2
0.394 mi.
2079 ft.

Relative:
Lower

MALLY, C . LANE PROPERTY **BEA** **S104910029**
575 SOUTH HUNTER BLVD. **N/A**
BIRMINGHAM, MI

Click here for full text details

M47
ESE
1/4-1/2
0.394 mi.
2080 ft.

Relative:
Higher

HAMILTON FUNERAL HOME PROPERTY **INVENTORY** **S111832674**
820 EAST MAPLE ROAD **BEA** **N/A**
BIRMINGHAM, MI 48009

Click here for full text details

L48
ESE
1/4-1/2
0.409 mi.
2157 ft.

Relative:
Lower

CARMAN TILLARD **LUST** **U004275219**
910 N HUNTER BLVD **UST** **N/A**
BIRMINGHAM, MI 48009

Click here for full text details

LUST
Release Status: Closed
Facility Id: 50001216

UST
Facility ID: 50001216

M49
ESE
1/4-1/2
0.432 mi.
2281 ft.

Relative:
Higher

ELMWOOD PROPERTIES I, LLC **BEA** **S104912490**
920-970 EAST MAPLE ROAD **N/A**
BIRMINGHAM, MI

Click here for full text details

N50
East
1/4-1/2
0.444 mi.
2344 ft.

Relative:
Higher

PARKING LOT (DIETZ CORP)
985 E MAPLE RD
BIRMINGHAM, MI 48009

INVENTORY
BEA

S102851965
N/A

Click here for full text details

INVENTORY
Facility ID: 50002129

N51
East
1/4-1/2
0.444 mi.
2344 ft.

Relative:
Higher

PARKING LOT (DIETZ CORP)
985 E MAPLE RD
BIRMINGHAM, MI 48009

LUST
UST

U004275225
N/A

Click here for full text details

LUST
Release Status: Open
Facility Id: 50002129
Substance Release: Unknown

UST
Facility ID: 50002129

N52
ESE
1/4-1/2
0.450 mi.
2377 ft.

Relative:
Higher

OSOS TONTOS LLC
985 EAST MAPLE
BIRMINGHAM, MI 48104

BEA

S113828182
N/A

Click here for full text details

O53
SE
1/4-1/2
0.470 mi.
2479 ft.

Relative:
Lower

GOLLING MOTORS, INC.
34500 WOODWARD AVENUE
BIRMINGHAM, MI 48009

INVENTORY
BEA

S111333595
N/A

Click here for full text details

INVENTORY
Facility ID: 63005949

O54
SE
1/4-1/2
0.470 mi.
2479 ft.

Relative:
Lower

GOLLING MOTORS, INC.
34500 WOODWARD AVENUE
OAKLAND (County), MI 48009

INVENTORY

S114029283
N/A

Click here for full text details

INVENTORY
Facility ID: 63005949

55
WSW
1/4-1/2
0.470 mi.
2483 ft.

Relative:
Lower

MAPLE GAS INC
1065 W MAPLE RD
BIRMINGHAM, MI 48009

LUST **U004117527**
UST **N/A**
AUL
INVENTORY
Financial Assurance

Click here for full text details

LUST
Release Status: Closed
Facility Id: 00016689
Substance Release: Used Oil,Gasoline
Substance Release: Gasoline,Gasoline,Gasoline,Used Oil
Substance Release: Unknown

UST
Tank Status: Currently In Use
Tank Status: Removed from Ground
Facility Type: ACTIVE
Facility Id: 00016689

AUL
Facility ID: 00016689

INVENTORY
Facility ID: 00016689

N56
ESE
1/4-1/2
0.473 mi.
2495 ft.

Relative:
Lower

BUDGET RENT-A-CAR
1000 E MAPLE RD
BIRMINGHAM, MI 48009

LUST **U000261651**
UST **N/A**
INVENTORY
WDS

Click here for full text details

LUST
Release Status: Open
Facility Id: 00007720

UST
Tank Status: Removed from Ground
Facility Type: CLOSED
Facility Id: 00007720

INVENTORY
Facility ID: 00007720

WDS
WMD Id: 453923
Site Id: MIG000018867

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
MI	AIRS	Permit and Emissions Inventory Data	Dept of Environmental Quality	06/21/2018	06/26/2018	07/31/2018
MI	ASBESTOS	Asbestos Notification Listing	Department of Licensing & Regulatory Affairs	04/30/2018	05/04/2018	06/26/2018
MI	AST	Aboveground Tanks	Department of Licensing & Regulatory Affairs	06/14/2018	06/19/2018	07/31/2018
MI	AUL	Engineering and Institutional Controls	Dept of Environmental Quality	05/25/2018	05/29/2018	06/27/2018
MI	BEA	Baseline Environmental Assessment Database	Dept of Environmental Quality	08/21/2013	08/23/2013	09/12/2013
MI	BROWNFIELDS	Brownfields and USTfield Site Database	Dept of Environmental Quality	01/15/2016	02/02/2016	04/04/2016
MI	BROWNFIELDS 2	Brownfields Building and Land Site Locations	Economic Development Corporation	04/09/2007	04/10/2007	05/01/2007
MI	CDL	Clandestine Drug Lab Listing	Department of Community Health	12/31/2016	02/17/2017	04/18/2017
MI	COAL ASH	Coal Ash Disposal Sites	Dept of Environmental Quality	10/20/2016	02/02/2017	04/20/2017
MI	DEL PART 201	Delisted List of Contaminated Sites	Dept of Environmental Quality	08/01/2013	08/01/2013	09/11/2013
MI	DRYCLEANERS	Drycleaning Establishments	Dept of Environmental Quality	04/13/2018	05/02/2018	06/27/2018
MI	FINANCIAL ASSURANCE 3	Financial Assurance Information Listing	Department of Licensing & Regulatory Affairs	08/24/2017	08/24/2017	10/27/2017
MI	Financial Assurance 1	Financial Assurance Information Listing	Dept of Environmental Quality	07/01/2018	07/06/2018	08/14/2018
MI	Financial Assurance 2	Financial Assurance Information Listing	Dept of Environmental Quality	03/29/2018	04/03/2018	05/17/2018
MI	HIST LF	Inactive Solid Waste Facilities	Dept of Environmental Quality	03/01/1997	02/28/2003	03/06/2003
MI	INVENTORY	Inventory of Facilities	Department of Environmental Quality	07/23/2018	07/26/2018	07/31/2018
MI	LEAD CERT	Lead Safe Housing Registry	Department of Community Health	09/15/2015	09/16/2015	09/30/2015
MI	LIENS	Lien List	Dept of Environmental Quality	05/04/2018	07/24/2018	08/01/2018
MI	LUST	Leaking Underground Storage Tank Sites	Dept of Environmental Quality	05/03/2018	05/16/2018	06/27/2018
MI	NPDES	List of Active NPDES Permits	Dept of Environmental Quality	04/17/2018	07/05/2018	08/01/2018
MI	PART 201	Part 201 Site List	Department of Environmental Quality	10/01/2013	10/03/2014	10/03/2014
MI	PEAS	Pollution Emergency Alerting System	Dept of Environmental Quality	07/10/2018	07/26/2018	08/01/2018
MI	RGA LF	Recovered Government Archive Solid Waste Facilities List	Department of Environmental Quality		07/01/2013	01/13/2014
MI	RGA LUST	Recovered Government Archive Leaking Underground Storage Tan	Department of Environmental Quality		07/01/2013	12/24/2013
MI	RGA PART 201	Recovered Government Archive State Hazardous Waste Facilitie	Department of Environmental Quality		07/01/2013	12/24/2013
MI	SHWS	This state does not maintain a SHWS list. See the Federal CE	Dept of Environmental Quality		10/31/2013	11/20/2013
MI	SWF/LF	Solid Waste Facilities Database	Dept of Environmental Quality	06/25/2018	06/27/2018	08/01/2018
MI	SWRCY	Recycling Facilities	Dept of Environmental Quality	01/11/2018	01/16/2018	01/26/2018
MI	UIC	Underground Injection Wells Database	Dept of Environmental Quality	03/30/2018	04/11/2018	05/07/2018
MI	UST	Underground Storage Tank Facility List	Department of Licensing & Regulatory Affairs	09/13/2017	02/01/2018	02/08/2018
MI	UST 2	Underground Storage Tank Listing	Department of Licensing & Regulatory Affairs	04/23/2018	04/25/2018	06/27/2018
MI	WDS	Waste Data System	Dept of Environmental Quality	05/05/2018	05/07/2018	05/09/2018
US	2020 COR ACTION	2020 Corrective Action Program List	Environmental Protection Agency	09/30/2017	05/08/2018	07/20/2018
US	ABANDONED MINES	Abandoned Mines	Department of Interior	03/08/2018	03/13/2018	06/08/2018
US	BRS	Biennial Reporting System	EPA/NTIS	12/31/2015	02/22/2017	09/28/2017
US	COAL ASH DOE	Steam-Electric Plant Operation Data	Department of Energy	12/31/2005	08/07/2009	10/22/2009
US	COAL ASH EPA	Coal Combustion Residues Surface Impoundments List	Environmental Protection Agency	07/01/2014	09/10/2014	10/20/2014
US	CONSENT	Superfund (CERCLA) Consent Decrees	Department of Justice, Consent Decree Library	03/31/2018	04/16/2018	06/29/2018
US	CORRACTS	Corrective Action Report	EPA	03/01/2018	03/28/2018	06/22/2018
US	DEBRIS REGION 9	Torres Martinez Reservation Illegal Dump Site Locations	EPA, Region 9	01/12/2009	05/07/2009	09/21/2009
US	DOCKET HWC	Hazardous Waste Compliance Docket Listing	Environmental Protection Agency	01/04/2018	01/19/2018	04/13/2018
US	DOD	Department of Defense Sites	USGS	12/31/2005	11/10/2006	01/11/2007
US	DOT OPS	Incident and Accident Data	Department of Transporation, Office of Pipeli	07/31/2012	08/07/2012	09/18/2012
US	Delisted NPL	National Priority List Deletions	EPA	05/13/2018	05/30/2018	06/22/2018
US	ECHO	Enforcement & Compliance History Information	Environmental Protection Agency	02/25/2018	03/17/2018	06/08/2018
US	EDR Hist Auto	EDR Exclusive Historical Auto Stations	EDR, Inc.			
US	EDR Hist Cleaner	EDR Exclusive Historical Cleaners	EDR, Inc.			

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
US	EDR MGP	EDR Proprietary Manufactured Gas Plants	EDR, Inc.			
US	EPA WATCH LIST	EPA WATCH LIST	Environmental Protection Agency	08/30/2013	03/21/2014	06/17/2014
US	ERNS	Emergency Response Notification System	National Response Center, United States Coast	03/19/2018	03/27/2018	06/08/2018
US	FEDERAL FACILITY	Federal Facility Site Information listing	Environmental Protection Agency	11/07/2016	01/05/2017	04/07/2017
US	FEDLAND	Federal and Indian Lands	U.S. Geological Survey	12/31/2005	02/06/2006	01/11/2007
US	FEMA UST	Underground Storage Tank Listing	FEMA	05/15/2017	05/30/2017	10/13/2017
US	FINDS	Facility Index System/Facility Registry System	EPA	02/21/2018	02/23/2018	03/23/2018
US	FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fu	EPA/Office of Prevention, Pesticides and Toxi	04/09/2009	04/16/2009	05/11/2009
US	FTTS INSP	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fu	EPA	04/09/2009	04/16/2009	05/11/2009
US	FUDS	Formerly Used Defense Sites	U.S. Army Corps of Engineers	01/31/2015	07/08/2015	10/13/2015
US	FUELS PROGRAM	EPA Fuels Program Registered Listing	EPA	02/20/2018	02/21/2018	03/23/2018
US	FUSRAP	Formerly Utilized Sites Remedial Action Program	Department of Energy	12/23/2016	12/27/2016	02/17/2017
US	HIST FTTS	FIFRA/TSCA Tracking System Administrative Case Listing	Environmental Protection Agency	10/19/2006	03/01/2007	04/10/2007
US	HIST FTTS INSP	FIFRA/TSCA Tracking System Inspection & Enforcement Case Lis	Environmental Protection Agency	10/19/2006	03/01/2007	04/10/2007
US	HMIRS	Hazardous Materials Information Reporting System	U.S. Department of Transportation	03/26/2018	03/27/2018	06/08/2018
US	ICIS	Integrated Compliance Information System	Environmental Protection Agency	11/18/2016	11/23/2016	02/10/2017
US	IHS OPEN DUMPS	Open Dumps on Indian Land	Department of Health & Human Serivces, Indian	04/01/2014	08/06/2014	01/29/2015
US	INDIAN LUST R1	Leaking Underground Storage Tanks on Indian Land	EPA Region 1	04/13/2018	05/18/2018	07/20/2018
US	INDIAN LUST R10	Leaking Underground Storage Tanks on Indian Land	EPA Region 10	04/12/2018	05/18/2018	07/20/2018
US	INDIAN LUST R4	Leaking Underground Storage Tanks on Indian Land	EPA Region 4	05/08/2018	05/18/2018	07/20/2018
US	INDIAN LUST R5	Leaking Underground Storage Tanks on Indian Land	EPA, Region 5	04/12/2018	05/18/2018	07/20/2018
US	INDIAN LUST R6	Leaking Underground Storage Tanks on Indian Land	EPA Region 6	04/01/2018	05/18/2018	07/20/2018
US	INDIAN LUST R7	Leaking Underground Storage Tanks on Indian Land	EPA Region 7	04/24/2018	05/18/2018	07/20/2018
US	INDIAN LUST R8	Leaking Underground Storage Tanks on Indian Land	EPA Region 8	04/25/2018	05/18/2018	07/20/2018
US	INDIAN LUST R9	Leaking Underground Storage Tanks on Indian Land	Environmental Protection Agency	04/10/2018	05/18/2018	07/20/2018
US	INDIAN ODI	Report on the Status of Open Dumps on Indian Lands	Environmental Protection Agency	12/31/1998	12/03/2007	01/24/2008
US	INDIAN RESERV	Indian Reservations	USGS	12/31/2014	07/14/2015	01/10/2017
US	INDIAN UST R1	Underground Storage Tanks on Indian Land	EPA, Region 1	04/13/2018	05/18/2018	07/20/2018
US	INDIAN UST R10	Underground Storage Tanks on Indian Land	EPA Region 10	04/12/2018	05/18/2018	07/20/2018
US	INDIAN UST R4	Underground Storage Tanks on Indian Land	EPA Region 4	05/08/2018	05/18/2018	07/20/2018
US	INDIAN UST R5	Underground Storage Tanks on Indian Land	EPA Region 5	04/12/2018	05/18/2018	07/20/2018
US	INDIAN UST R6	Underground Storage Tanks on Indian Land	EPA Region 6	04/01/2018	05/18/2018	07/20/2018
US	INDIAN UST R7	Underground Storage Tanks on Indian Land	EPA Region 7	04/24/2018	05/18/2018	07/20/2018
US	INDIAN UST R8	Underground Storage Tanks on Indian Land	EPA Region 8	04/25/2018	05/18/2018	07/20/2018
US	INDIAN UST R9	Underground Storage Tanks on Indian Land	EPA Region 9	04/10/2018	05/18/2018	07/20/2018
US	INDIAN VCP R1	Voluntary Cleanup Priority Listing	EPA, Region 1	07/27/2015	09/29/2015	02/18/2016
US	INDIAN VCP R7	Voluntary Cleanup Priority Lisitng	EPA, Region 7	03/20/2008	04/22/2008	05/19/2008
US	LEAD SMELTER 1	Lead Smelter Sites	Environmental Protection Agency	05/13/2018	05/30/2018	06/29/2018
US	LEAD SMELTER 2	Lead Smelter Sites	American Journal of Public Health	04/05/2001	10/27/2010	12/02/2010
US	LIENS 2	CERCLA Lien Information	Environmental Protection Agency	05/13/2018	05/30/2018	06/29/2018
US	LUCIS	Land Use Control Information System	Department of the Navy	05/14/2018	05/18/2018	07/20/2018
US	MLTS	Material Licensing Tracking System	Nuclear Regulatory Commission	08/30/2016	09/08/2016	10/21/2016
US	NPL	National Priority List	EPA	05/13/2018	05/30/2018	06/22/2018
US	NPL LIENS	Federal Superfund Liens	EPA	10/15/1991	02/02/1994	03/30/1994
US	ODI	Open Dump Inventory	Environmental Protection Agency	06/30/1985	08/09/2004	09/17/2004
US	PADS	PCB Activity Database System	EPA	06/01/2017	06/09/2017	10/13/2017
US	PCB TRANSFORMER	PCB Transformer Registration Database	Environmental Protection Agency	05/24/2017	11/30/2017	12/15/2017

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
US	PRP	Potentially Responsible Parties	EPA	10/25/2013	10/17/2014	10/20/2014
US	Proposed NPL	Proposed National Priority List Sites	EPA	05/13/2018	05/30/2018	06/22/2018
US	RAATS	RCRA Administrative Action Tracking System	EPA	04/17/1995	07/03/1995	08/07/1995
US	RADINFO	Radiation Information Database	Environmental Protection Agency	04/03/2018	04/05/2018	06/29/2018
US	RCRA NonGen / NLR	RCRA - Non Generators / No Longer Regulated	Environmental Protection Agency	03/01/2018	03/28/2018	06/22/2018
US	RCRA-CESQG	RCRA - Conditionally Exempt Small Quantity Generators	Environmental Protection Agency	03/01/2018	03/28/2018	06/22/2018
US	RCRA-LQG	RCRA - Large Quantity Generators	Environmental Protection Agency	03/01/2018	03/28/2018	06/22/2018
US	RCRA-SQG	RCRA - Small Quantity Generators	Environmental Protection Agency	03/01/2018	03/28/2018	06/22/2018
US	RCRA-TSDF	RCRA - Treatment, Storage and Disposal	Environmental Protection Agency	03/01/2018	03/28/2018	06/22/2018
US	RMP	Risk Management Plans	Environmental Protection Agency	11/02/2017	11/17/2017	12/08/2017
US	ROD	Records Of Decision	EPA	05/13/2018	05/30/2018	06/29/2018
US	SCRD DRYCLEANERS	State Coalition for Remediation of Drycleaners Listing	Environmental Protection Agency	01/01/2017	02/03/2017	04/07/2017
US	SEMS	Superfund Enterprise Management System	EPA	05/18/2018	05/30/2018	06/22/2018
US	SEMS-ARCHIVE	Superfund Enterprise Management System Archive	EPA	05/18/2018	05/30/2018	06/22/2018
US	SSTS	Section 7 Tracking Systems	EPA	12/31/2009	12/10/2010	02/25/2011
US	TRIS	Toxic Chemical Release Inventory System	EPA	12/31/2016	01/10/2018	01/12/2018
US	TSCA	Toxic Substances Control Act	EPA	12/31/2016	06/21/2017	01/05/2018
US	UMTRA	Uranium Mill Tailings Sites	Department of Energy	06/23/2017	10/11/2017	11/03/2017
US	US AIRS (AFS)	Aerometric Information Retrieval System Facility Subsystem (	EPA	10/12/2016	10/26/2016	02/03/2017
US	US AIRS MINOR	Air Facility System Data	EPA	10/12/2016	10/26/2016	02/03/2017
US	US BROWNFIELDS	A Listing of Brownfields Sites	Environmental Protection Agency	03/19/2018	03/21/2018	06/08/2018
US	US CDL	Clandestine Drug Labs	Drug Enforcement Administration	02/22/2018	03/01/2018	05/11/2018
US	US ENG CONTROLS	Engineering Controls Sites List	Environmental Protection Agency	02/13/2018	02/27/2018	05/11/2018
US	US FIN ASSUR	Financial Assurance Information	Environmental Protection Agency	03/01/2018	03/27/2018	06/22/2018
US	US HIST CDL	National Clandestine Laboratory Register	Drug Enforcement Administration	02/22/2018	03/01/2018	05/11/2018
US	US INST CONTROL	Sites with Institutional Controls	Environmental Protection Agency	02/13/2018	02/27/2018	05/11/2018
US	US MINES	Mines Master Index File	Department of Labor, Mine Safety and Health A	05/03/2018	05/31/2018	06/29/2018
US	US MINES 2	Ferrous and Nonferrous Metal Mines Database Listing	USGS	12/05/2005	02/29/2008	04/18/2008
US	US MINES 3	Active Mines & Mineral Plants Database Listing	USGS	04/14/2011	06/08/2011	09/13/2011
US	UXO	Unexploded Ordnance Sites	Department of Defense	09/30/2016	10/31/2017	01/12/2018
CT	CT MANIFEST	Hazardous Waste Manifest Data	Department of Energy & Environmental Protecti	01/03/2018	02/14/2018	03/22/2018
NJ	NJ MANIFEST	Manifest Information	Department of Environmental Protection	12/31/2017	07/13/2018	08/01/2018
NY	NY MANIFEST	Facility and Manifest Data	Department of Environmental Conservation	07/01/2018	08/01/2018	08/31/2018
PA	PA MANIFEST	Manifest Information	Department of Environmental Protection	12/31/2016	07/25/2017	09/25/2017
RI	RI MANIFEST	Manifest information	Department of Environmental Management	12/31/2017	02/23/2018	04/09/2018
WI	WI MANIFEST	Manifest Information	Department of Natural Resources	12/31/2017	06/15/2018	07/09/2018

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
US	AHA Hospitals	Sensitive Receptor: AHA Hospitals	American Hospital Association, Inc.			
US	Medical Centers	Sensitive Receptor: Medical Centers	Centers for Medicare & Medicaid Services			
US	Nursing Homes	Sensitive Receptor: Nursing Homes	National Institutes of Health			
US	Public Schools	Sensitive Receptor: Public Schools	National Center for Education Statistics			
US	Private Schools	Sensitive Receptor: Private Schools	National Center for Education Statistics			
MI	Daycare Centers	Sensitive Receptor: Day Care Centers, Group & Family Homes	Bureau of REgulatory Services			
US	Flood Zones	100-year and 500-year flood zones	Emergency Management Agency (FEMA)			
US	NWI	National Wetlands Inventory	U.S. Fish and Wildlife Service			
MI	State Wetlands	Wetlands Inventory	Department of Natural Resources			
US	Topographic Map		U.S. Geological Survey			
US	Oil/Gas Pipelines		PennWell Corporation			
US	Electric Power Transmission Line Data		PennWell Corporation			

STREET AND ADDRESS INFORMATION

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GEOCHECK ®- PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

333 N. OLD WOODWARD AVENUE
333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MI 48009

TARGET PROPERTY COORDINATES

Latitude (North):	42.548334 - 42° 32' 54.00''
Longitude (West):	83.21684 - 83° 13' 0.62''
Universal Tranverse Mercator:	Zone 17
UTM X (Meters):	317982.2
UTM Y (Meters):	4712827.5
Elevation:	767 ft. above sea level

USGS TOPOGRAPHIC MAP

Target Property Map:	6066350 BIRMINGHAM, MI
Version Date:	2014

EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

Assessment of the impact of contaminant migration generally has two principle investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

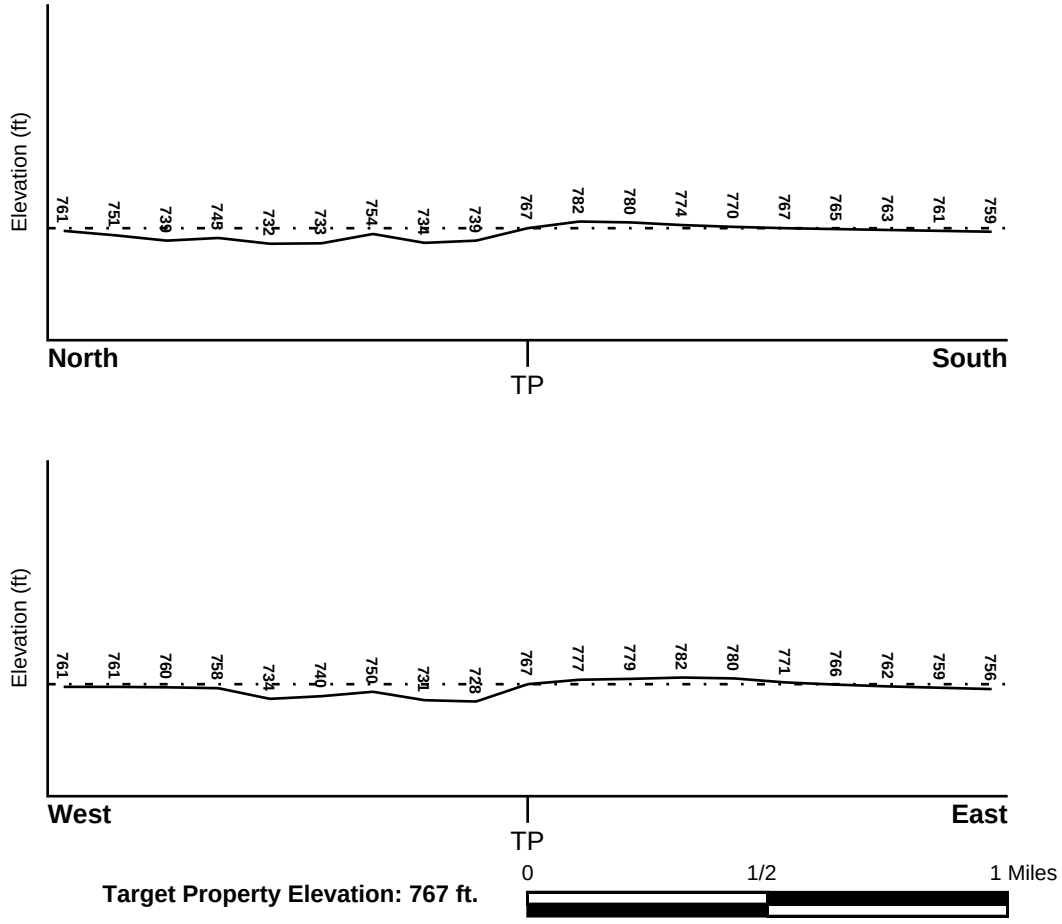
TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General NW

SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

Flood Plain Panel at Target Property	FEMA Source Type
26125C0537F	FEMA FIRM Flood data

Additional Panels in search area:	FEMA Source Type
26125C0528F	FEMA FIRM Flood data
26125C0529F	FEMA FIRM Flood data
26125C0536F	FEMA FIRM Flood data

NATIONAL WETLAND INVENTORY

NWI Quad at Target Property	NWI Electronic Data Coverage
BIRMINGHAM	YES - refer to the Overview Map and Detail Map

HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Site-Specific Hydrogeological Data*:

Search Radius:	1.25 miles
Status:	Not found

AQUIFLOW®

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

MAP ID	LOCATION FROM TP	GENERAL DIRECTION GROUNDWATER FLOW
Not Reported		

* ©1996 Site−specific hydrogeological data gathered by CERCLIS Alerts, Inc., Bainbridge Island, WA. All rights reserved. All of the information and opinions presented are those of the cited EPA report(s), which were completed under a Comprehensive Environmental Response Compensation and Liability Information System (CERCLIS) investigation.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

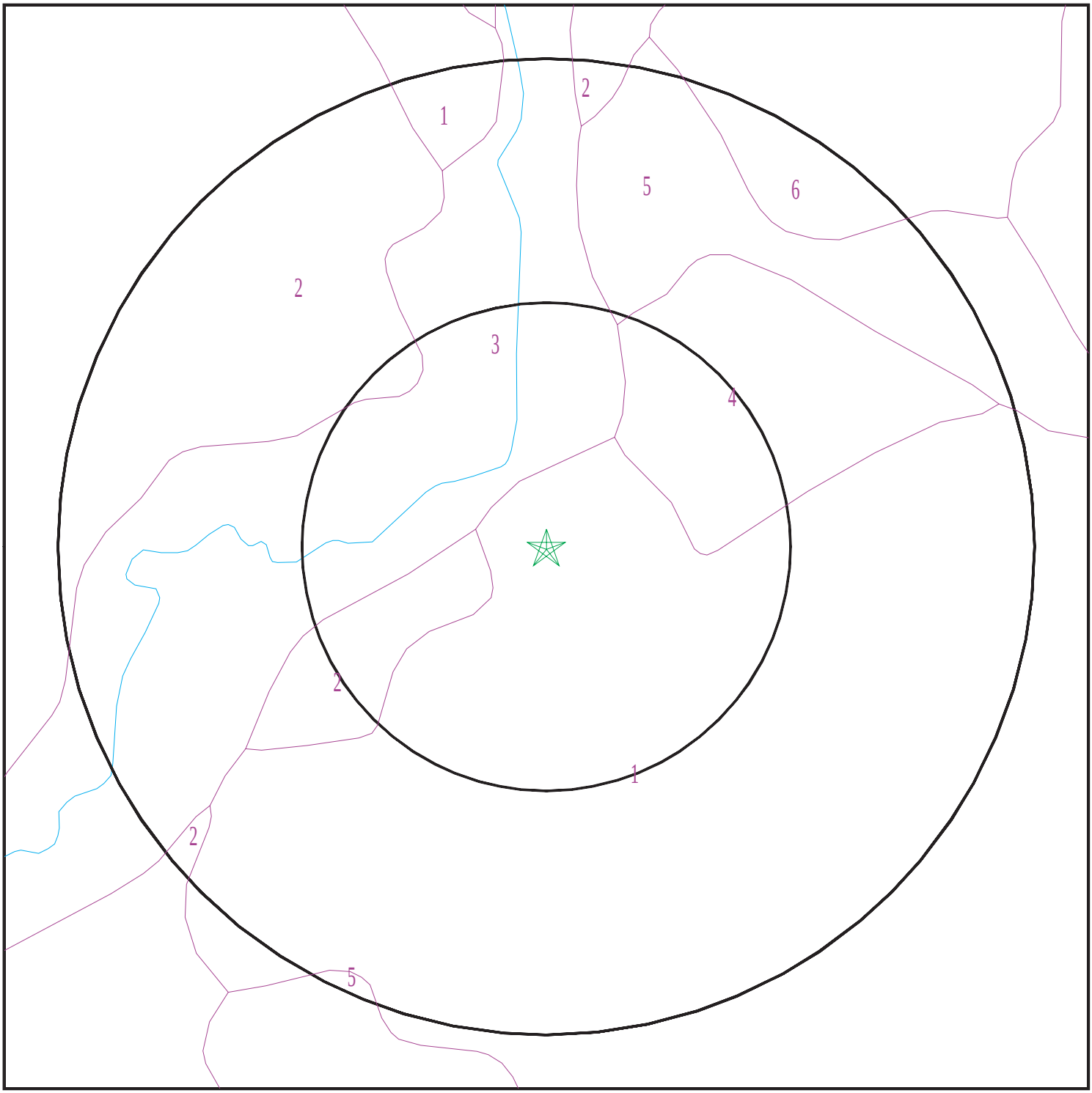
Era:	Paleozoic
System:	Devonian
Series:	Upper Devonian
Code:	D3 *(decoded above as Era, System & Series)*

GEOLOGIC AGE IDENTIFICATION

Category: Stratified Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

SSURGO SOIL MAP - 5415516.2s



Target Property
SSURGO Soil
Water

0 1/16 1/8 1/4 Miles

N

SITE NAME:	333 N. Old Woodward Avenue	CLIENT:	AKT Environmental Consultants
ADDRESS:	333 N. Old Woodward Avenue Birmingham MI 48009	CONTACT:	Scott Wasielewski
		INQUIRY #:	5415516.2s
LAT/LONG:	42.548334 / 83.21684	DATE:	September 06, 2018 3:24 pm

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GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

Soil Map ID: 1

Soil Component Name: Urban land

Soil Surface Texture:
Hydrologic Group: Not reported

Soil Drainage Class:
Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

No Layer Information available.

Soil Map ID: 2

Soil Component Name: Urban land

Soil Surface Texture:
Hydrologic Group: Not reported

Soil Drainage Class:
Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

No Layer Information available.

Soil Map ID: 3

Soil Component Name: Cohoctah

Soil Surface Texture: fine sandy loam

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Poorly drained

Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

Soil Layer Information							
	Boundary			Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil		
1	0 inches	11 inches	fine sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand.	Max: 141 Min: 141	Max: 8.4 Min: 7.4
2	11 inches	48 inches	sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand.	Max: 141 Min: 141	Max: 8.4 Min: 7.4
3	48 inches	59 inches	gravelly sand	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand.	Max: 141 Min: 141	Max: 8.4 Min: 7.4

Soil Map ID: 4

Soil Component Name: Urban land

Soil Surface Texture: fine sandy loam

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class:
Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 130 inches

No Layer Information available.

Soil Map ID: 5

Soil Component Name: Urban land

Soil Surface Texture: fine sandy loam

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class:
Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 46 inches

No Layer Information available.

Soil Map ID: 6

Soil Component Name: Aquents

Soil Surface Texture: variable

Hydrologic Group: Class D - Very slow infiltration rates. Soils are clayey, have a high water table, or are shallow to an impervious layer.

Soil Drainage Class: Very poorly drained

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

Soil Layer Information							
	Boundary			Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil		
1	0 inches	59 inches	variable	Not reported	Not reported	Max: Min:	Max: Min:

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

LOCAL / REGIONAL WATER AGENCY RECORDS

EDR Local/Regional Water Agency records provide water well information to assist the environmental professional in assessing sources that may impact ground water flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

WELL SEARCH DISTANCE INFORMATION

DATABASE	SEARCH DISTANCE (miles)
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 0.001 miles
State Database	1.000

FEDERAL USGS WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
1	USGS40000482179	1/4 - 1/2 Mile WSW
2	USGS40000482170	1/4 - 1/2 Mile WSW
19	USGS40000482207	1/2 - 1 Mile NW

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
No PWS System Found		

Note: PWS System location is not always the same as well location.

STATE DATABASE WELL INFORMATION

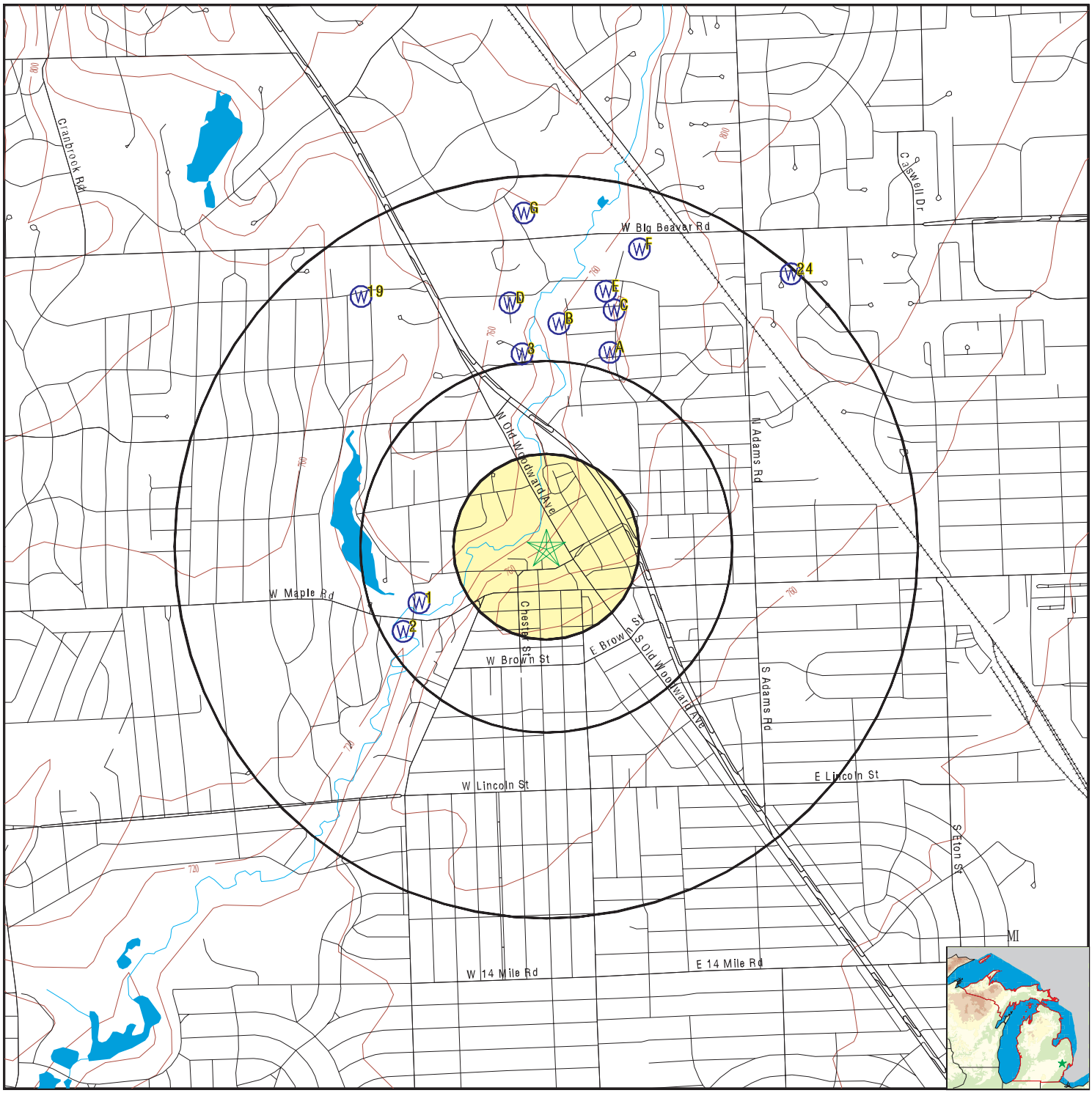
MAP ID	WELL ID	LOCATION FROM TP
3	MI4000000288462	1/2 - 1 Mile North
A4	MI4000000313467	1/2 - 1 Mile NNE
A5	MI4000000288468	1/2 - 1 Mile NNE
B6	MI4000000321366	1/2 - 1 Mile North
B7	MI4000000320226	1/2 - 1 Mile North
C8	MI4000000288467	1/2 - 1 Mile NNE
D9	MI4000000288465	1/2 - 1 Mile North
C10	MI4000000310737	1/2 - 1 Mile NNE
C11	MI4000000288461	1/2 - 1 Mile NNE
D12	MI4000000288464	1/2 - 1 Mile North
C13	MI4000000318767	1/2 - 1 Mile NNE
C14	MI4000000288469	1/2 - 1 Mile NNE
D15	MI4000000288463	1/2 - 1 Mile North
E16	MI4000000322960	1/2 - 1 Mile NNE
E17	MI4000000318837	1/2 - 1 Mile NNE
E18	MI4000000288466	1/2 - 1 Mile North
F20	MI4000000319669	1/2 - 1 Mile NNE
F21	MI4000000319402	1/2 - 1 Mile NNE

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

STATE DATABASE WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
G22	MI4000000323421	1/2 - 1 Mile North
G23	MI4000000323550	1/2 - 1 Mile North
24	MI4000000288576	1/2 - 1 Mile NE

PHYSICAL SETTING SOURCE MAP - 5415516.2s



- County Boundary
- Major Roads
- Contour Lines
- Earthquake epicenter, Richter 5 or greater
- Water Wells
- Public Water Supply Wells
- Cluster of Multiple Icons
- Groundwater Flow Direction
- GI Indeterminate Groundwater Flow at Location
- GV Groundwater Flow Varies at Location
- HD Closest Hydrogeological Data
- Oil, gas or related wells

SITE NAME:	333 N. Old Woodward Avenue	CLIENT:	AKT Environmental Consultants
ADDRESS:	333 N. Old Woodward Avenue Birmingham MI 48009	CONTACT:	Scott Wasielewski
		INQUIRY #:	5415516.2s
LAT/LONG:	42.548334 / 83.21684	DATE:	September 06, 2018 3:23 pm

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GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID Direction Distance Elevation		Database	EDR ID Number
1 **WSW** **1/4 - 1/2 Mile** **Lower**	Click here for full text details	**FED USGS**	**USGS40000482179**
2 **WSW** **1/4 - 1/2 Mile** **Lower**	Click here for full text details	**FED USGS**	**USGS40000482170**
3 **North** **1/2 - 1 Mile** **Lower**	Click here for full text details	**MI WELLS**	**MI4000000288462**
A4 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000313467**
A5 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000288468**
B6 **North** **1/2 - 1 Mile** **Lower**	Click here for full text details	**MI WELLS**	**MI4000000321366**
B7 **North** **1/2 - 1 Mile** **Lower**	Click here for full text details	**MI WELLS**	**MI4000000320226**
C8 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000288467**

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID Direction Distance Elevation		Database	EDR ID Number
D9 **North** **1/2 - 1 Mile** **Lower**	Click here for full text details	**MI WELLS**	**MI4000000288465**
C10 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000310737**
C11 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000288461**
D12 **North** **1/2 - 1 Mile** **Lower**	Click here for full text details	**MI WELLS**	**MI4000000288464**
C13 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000318767**
C14 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000288469**
D15 **North** **1/2 - 1 Mile** **Lower**	Click here for full text details	**MI WELLS**	**MI4000000288463**
E16 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000322960**
E17 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000318837**

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID Direction Distance Elevation		Database	EDR ID Number
E18 **North** **1/2 - 1 Mile** **Lower**	Click here for full text details	**MI WELLS**	**MI4000000288466**
19 **NW** **1/2 - 1 Mile** **Lower**	Click here for full text details	**FED USGS**	**USGS40000482207**
F20 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000319669**
F21 **NNE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000319402**
G22 **North** **1/2 - 1 Mile** **Lower**	Click here for full text details	**MI WELLS**	**MI4000000323421**
G23 **North** **1/2 - 1 Mile** **Lower**	Click here for full text details	**MI WELLS**	**MI4000000323550**
24 **NE** **1/2 - 1 Mile** **Higher**	Click here for full text details	**MI WELLS**	**MI4000000288576**

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS
RADON

AREA RADON INFORMATION

State Database: MI Radon

Radon Test Results

Zipcode	Test Date	LT Sign	Result
48009	4/21/2007		1.5
48009	1/14/2008		1.5
48009	7/14/2004		1.5
48009	4/7/2006		1.5
48009	4/12/2002		1.4
48009	7/29/2004		1.4
48009	7/27/2009		1.5
48009	10/19/2009		1.5
48009	5/29/2001		1.4
48009	1/29/2009		1.4
48009	4/7/2006		1.4
48009	12/4/2006		1.4
48009	5/28/2003		1.3
48009	1/24/2009		1.3
48009	1/6/1997		1.2
48009	8/22/2002		1.2
48009	5/24/2002		1.2
48009	3/26/2004		1.2
48009	3/26/2004		1.2
48009	3/26/2004		1.2
48009	2/8/2005		1.2
48009	10/13/1995		1.1
48009	7/1/1998		1.1
48009	5/10/2002		1.1
48009	5/31/2002		1.1
48009	2/24/2003		1.1
48009	1/27/2009		1.2
48009	1/24/2009		1.2
48009	2/17/2009		1.2
48009	2/14/2009		1.2
48009	2/2/2009		1.1
48009	3/22/2004		1.1
48009	3/7/2008		1.1
48009	6/8/2002		1.0
48009	2/2/2009		1.1
48009	7/3/1995		1.0
48009	2/26/1999		1.0
48009	2/16/2005		1.9
48009	2/2/2006		1.9
48009	11/15/2001		1.9
48009	4/20/1998		1.9
48009	3/11/2003		1.8
48009	10/13/2008		1.9
48009	10/27/2000		1.9
48009	2/27/2009		1.9
48009	4/3/2009		1.9
48009			

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS
RADON

AREA RADON INFORMATION

	1/13/1996		1.8
48009	2/21/1995		1.8
48009	11/20/2007		1.8
48009	10/13/1995		1.7
48009	7/29/2003		1.7
48009	4/29/2002		1.7
48009	10/31/2002		1.7
48009	1/18/2003		1.7
48009	1/28/2003		1.7
48009	11/22/2003		1.6
48009	12/30/2003		1.6
48009	2/7/2009		1.7
48009	1/29/2009		1.7
48009	5/11/2007	<	0.3
48009	5/7/2005		0.5
48009	3/8/2004		0.5
48009	1/29/2004	<	0.3
48009	1/12/2004	<	0.3
48009	4/7/2006	<	0.3
48009	6/2/2004	<	0.3
48009	3/21/2007		0.5
48009	8/30/1999		0.5
48009	11/16/2004	<	0.3
48009	3/18/1994		0.5
48009	3/18/1994		0.5
48009	9/26/1998	<	0.3
48009	2/18/1999	<	0.3
48009	1/22/2008	<	0.3
48009	5/20/2003	<	0.3
48009	5/10/2002	<	0.3
48009	5/23/2002	<	0.3
48009	4/15/2002	<	0.3
48009	1/15/2007	<	0.3
48009	1/20/1998		0.8
48009	7/3/1995		0.8
48009	3/15/2004		0.7
48009	3/19/2003		0.8
48009	3/29/2004		0.8
48009	4/17/2004		0.6
48009	3/24/2006		0.8
48009	10/9/2004		0.9
48009	2/9/2004		0.9
48009	2/21/2004		0.9
48009	11/10/2006		0.9
48009	1/21/2008		0.6
48009	1/15/2008		0.6
48009	1/29/2009		0.6
48009	3/13/2009		0.7
48009	2/20/2009		0.6
48009	1/24/2009		0.8
48009	2/7/2009		0.8
48009	1/24/2009		0.6
48009	2/3/2009		0.9
48009	7/1/1998		0.7
48009	3/19/2003		0.6
48009	4/13/2002		0.6
48009			

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS
RADON

AREA RADON INFORMATION

	4/1/2002		0.6
48009	1/26/2009		0.9
48009	4/24/2002		0.5
48009	4/22/2003		0.6
48009	1/26/2009		2.6
48009	1/22/2009		2.8
48009	1/7/2002		2.5
48009	11/23/2007		2.4
48009	11/9/2007		2.4
48009	9/28/1999		2.4
48009	10/30/2006		2.2
48009	3/23/2009		2.4
48009	1/26/2009		2.3
48009	12/3/1994		2.2
48009	4/23/2002		2.2
48009	4/29/2002		2.2
48009	2/7/2003		2.2
48009	1/8/2007		2.3
48009	2/25/2002		2.1
48009	12/2/2002		2.7
48009	11/14/2003		2.6
48009	6/10/2002		2.7
48009	1/13/2006		2.6
48009	10/31/2009		3.0
48009	1/3/2004		2.8
48009	11/3/2007		2.7
48009	11/7/2007		3.8
48009	7/28/2008		3.6
48009	5/21/2004		3.5
48009	4/28/2003		3.5
48009	1/2/2010		3.5
48009	9/8/2009		3.5
48009	11/6/2008		3.4
48009	2/25/2004		3.2
48009	4/9/2004		3.3
48009	11/10/2007		3.2
48009	1/24/2009	<	0.3
48009	11/11/2003		3.7
48009	1/25/2010	<	0.3
48009	1/4/1997		3.8
48009	1/14/2002		3.8
48009	6/9/2003		3.8
48009	11/22/1997		3.6
48009	7/16/2007		5.6
48009	7/16/1999		5.5
48009	1/24/2009		5.9
48009	6/12/2004		4.7
48009	10/20/2008		5.0
48009	9/29/2007		5.0
48009	3/13/2002		4.6
48009	5/27/2002		4.6
48009	6/9/2008		6.7
48009	7/6/2007		7.7
48009	4/12/2002		2.0
48009	5/8/2002		2.0
48009	9/17/2001		22.4
48009			

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS
RADON

AREA RADON INFORMATION

	3/5/2009	14.4
48009	2/7/2009	12.6
48009	5/27/2002	8.0
48009	6/24/2002	10.8
48009	7/24/1999	8.6
48009	1/24/2009	2.1
48009	11/7/2008	4.2
48009	10/10/2006	4.2
48009	8/19/2008	4.1
48009	2/1/2008	4.5
48009	10/23/2007	4.5

Federal EPA Radon Zone for OAKLAND County: 2

Note: Zone 1 indoor average level > 4 pCi/L.
: Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.
: Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for Zip Code: 48009

Number of sites tested: 5

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	Not Reported	Not Reported	Not Reported	Not Reported
Living Area - 2nd Floor	Not Reported	Not Reported	Not Reported	Not Reported
Basement	1.780 pCi/L	100%	0%	0%

PHYSICAL SETTING SOURCE RECORDS SEARCHED

TOPOGRAPHIC INFORMATION

USGS 7.5' Digital Elevation Model (DEM)
Source: United States Geologic Survey
EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5 minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

Source: U.S. Geological Survey

HYDROLOGIC INFORMATION

Flood Zone Data: This data was obtained from the Federal Emergency Management Agency (FEMA). It depicts 100-year and 500-year flood zones as defined by FEMA. It includes the National Flood Hazard Layer (NFHL) which incorporates Flood Insurance Rate Map (FIRM) data and Q3 data from FEMA in areas not covered by NFHL.
Source: FEMA
Telephone: 877-336-2627
Date of Government Version: 2003, 2015

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002, 2005 and 2010 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetlands Inventory
Source: Department of Natural Resources
Telephone: 517-241-2254

HYDROGEOLOGIC INFORMATION

AQUIFLOW^{R} Information System
Source: EDR proprietary database of groundwater flow information
EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

GEOLOGIC INFORMATION

Geologic Age and Rock Stratigraphic Unit
Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

STATSGO: State Soil Geographic Database
Source: Department of Agriculture, Natural Resources Conservation Service (NRCS)
The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

SSURGO: Soil Survey Geographic Database
Source: Department of Agriculture, Natural Resources Conservation Service (NRCS)
Telephone: 800-672-5559
SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Service, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

LOCAL / REGIONAL WATER AGENCY RECORDS

FEDERAL WATER WELLS

PWS: Public Water Systems
Source: EPA/Office of Drinking Water
Telephone: 202-564-3750
Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data
Source: EPA/Office of Drinking Water
Telephone: 202-564-3750
Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: USGS National Water Inventory System (NWIS)
This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

STATE RECORDS

Water Well Data
Source: Department of Environmental Quality
Telephone: 517-335-9218
The data in this file was obtained from Wellogic, the Michigan Department of Environmental Quality Statewide Groundwater Database (SGWD). Wellogic contains approximately 425,000 water well records found within the State of Michigan, and although it represents the best available data, it cannot be considered a complete database of all the wells or well records in existence.

OTHER STATE DATABASE INFORMATION

Michigan Oil and Gas Wells
Source: Department of Environmental Quality
Telephone: 517-241-1528
Locations of oil and gas wells are compiled from permit records on file at the Geological Survey Division (GSD), Michigan Department of Natural Resources.

RADON

State Database: MI Radon
Source: Department of Environmental Quality
Telephone: 517-335-9551
Radon Test Results

Michigan Radon Test Results
Source: Department of Environmental Quality
Telephone: 517-335-8037
These results are from test kits distributed by the local health departments and used by Michigan residents. There is no way of knowing whether the devices were used properly, whether there are duplicates (or repeat verification) test (i.e., more than one sample per home), etc.

Area Radon Information
Source: USGS
Telephone: 703-356-4020
The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

EPA Radon Zones
Source: EPA
Telephone: 703-356-4020
Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

OTHER

Airport Landing Facilities: Private and public use landing facilities
Source: Federal Aviation Administration, 800-457-6656

Epicenters: World earthquake epicenters, Richter 5 or greater
Source: Department of Commerce, National Oceanic and Atmospheric Administration

Earthquake Fault Lines: The fault lines displayed on EDR's Topographic map are digitized quaternary faultlines, prepared in 1975 by the United State Geological Survey

STREET AND ADDRESS INFORMATION

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AKTPEERLESS

Appendix E

Aerial Photograph Documentation

DRAFT

1940



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

Disclaimer: The information provided herewith has been compiled from recorded deeds, plats, tax maps, surveys and other public records. It is not a legally recorded map or survey and is not intended to be used as one. Users should consult the information sources mentioned above when questions arise. FEMA Flooplain data may not always be present on the map.

OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

Oakland County One Stop Shop 2100 Pontiac Lake Road Bldg. 41 West Waterford, MI 48328 Phone: 248-858-0721 Web: www.advantageoakland.com

1963



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

Oakland County One Stop Shop 2100 Pontiac Lake Road Bldg. 41 West Waterford, MI 48328 Phone: 248-858-0721 Web: www.advantageoakland.com

1974



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

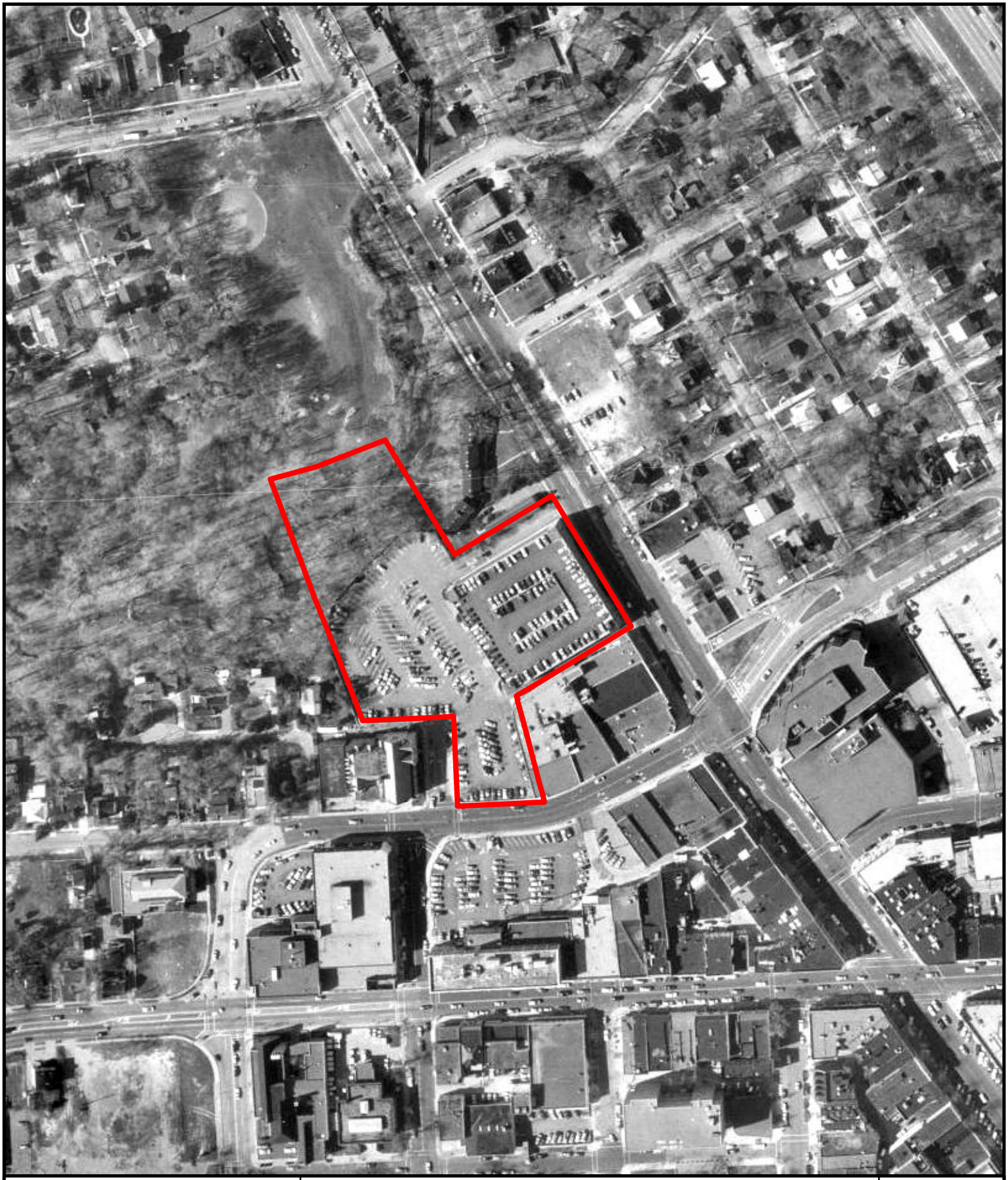
L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

1980



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
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100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

1990



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

1997



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2000



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

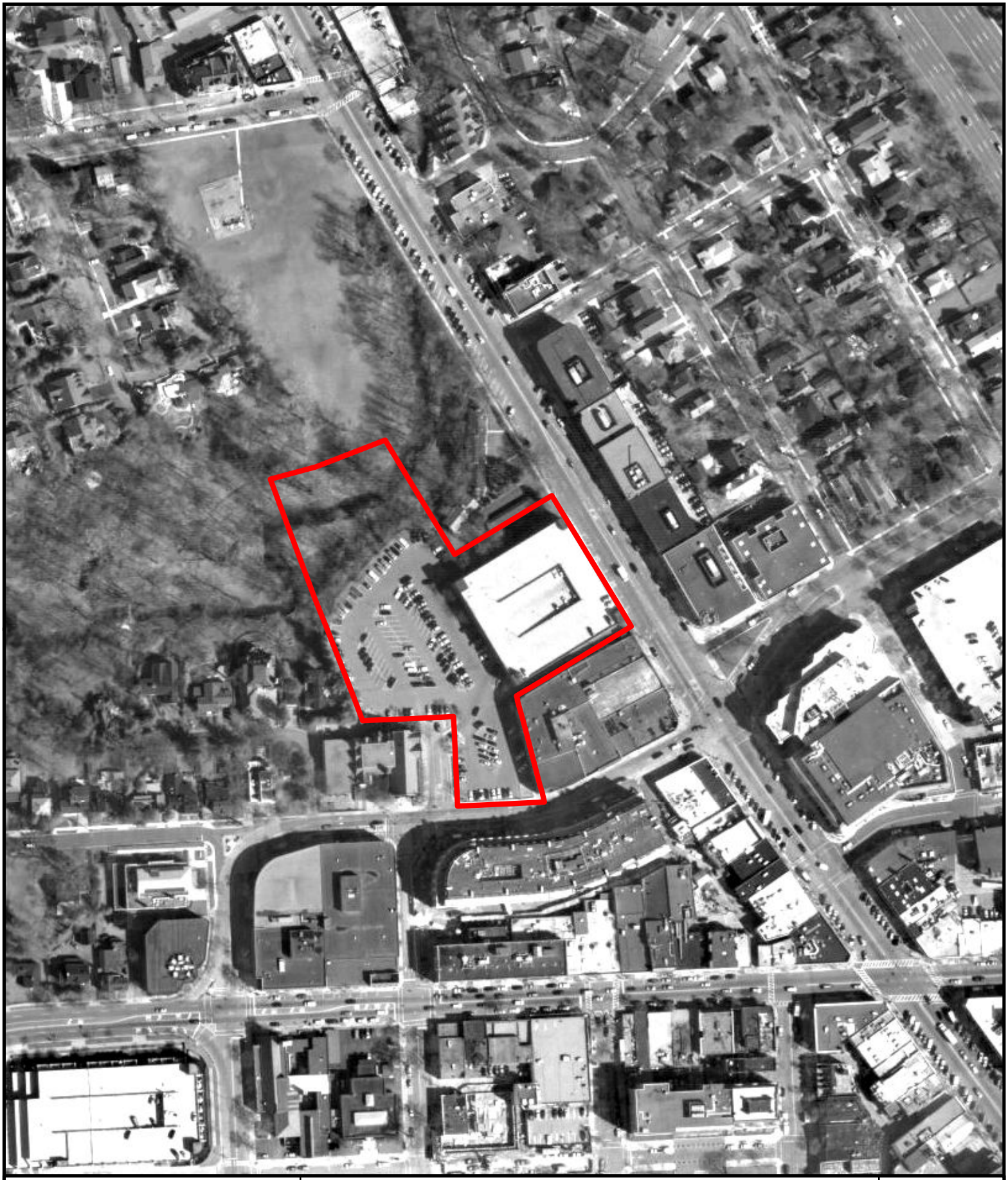
L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2002



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
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500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2005



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2006



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2008



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2010



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2012



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2014



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

Disclaimer: The information provided herewith has been compiled from recorded deeds, plats, tax maps, surveys and other public records. It is not a legally recorded map or survey and is not intended to be used as one. Users should consult the information sources mentioned above when questions arise. FEMA Flooplain data may not always be present on the map.

OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2015



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

2017



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

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OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/27/2018

NORTH

1 inch = 200 feet

AKTPEERLESS

Appendix F

Fire Insurance Map Documentation

DRAFT

333 N. Old Woodward Avenue

333 N. Old Woodward Avenue

Birmingham, MI 48009

Inquiry Number: 5415516.3

September 07, 2018

Certified Sanborn® Map Report

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

Certified Sanborn® Map Report

09/07/18

Site Name:

333 N. Old Woodward Avenue
333 N. Old Woodward Avenue
Birmingham, MI 48009
EDR Inquiry # 5415516.3

Client Name:

AKT Environmental Consultants
22725 Orchard Lake Road
Farmington Hills, MI 48336
Contact: Scott Wasielewski

The Sanborn Library has been searched by EDR and maps covering the target property location as provided by AKT Environmental Consultants were identified for the years listed below. The Sanborn Library is the largest, most complete collection of fire insurance maps. The collection includes maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow, and others. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by the Sanborn Library LLC, the copyright holder for the collection. Results can be authenticated by visiting www.edrnet.com/sanborn.

The Sanborn Library is continually enhanced with newly identified map archives. This report accesses all maps in the collection as of the day this report was generated.

Certified Sanborn Results:

Certification # 7C0D-4B19-A5F2

PO # 13661F-1-17

Project City of Birmingham

Maps Provided:

1960	1893
1949	
1931	
1926	
1921	
1915	
1910	
1900	

Sanborn® Library search results

Certification #: 7C0D-4B19-A5F2

The Sanborn Library includes more than 1.2 million fire insurance maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow and others which track historical property usage in approximately 12,000 American cities and towns. Collections searched:

- ☑ Library of Congress
- ☑ University Publications of America
- ☑ EDR Private Collection

The Sanborn Library LLC Since 1866™

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Sanborn Sheet Key

This Certified Sanborn Map Report is based upon the following Sanborn Fire Insurance map sheets.

1960 Source Sheets



Volume 1, Sheet 2
1960



Volume 1, Sheet 23
1960

1949 Source Sheets



Volume 1, Sheet 2
1949



Volume 1, Sheet 23
1949

1931 Source Sheets



Volume 1, Sheet 2
1931



Volume 1, Sheet 23
1931

1926 Source Sheets



Volume 1, Sheet 2
1926



Volume 1, Sheet 6
1926

Sanborn Sheet Key

This Certified Sanborn Map Report is based upon the following Sanborn Fire Insurance map sheets.

1921 Source Sheets

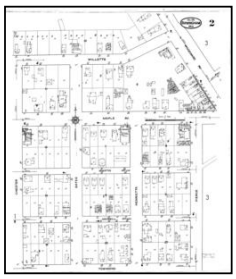


Volume 1, Sheet Keymap/Sheet1
1921



Volume 1, Sheet 3
1921

1915 Source Sheets



Volume 1, Sheet 2
1915

1910 Source Sheets



Volume 1, Sheet 1
1910

1900 Source Sheets



Volume 1, Sheet 1
1900

Sanborn Sheet Key

This Certified Sanborn Map Report is based upon the following Sanborn Fire Insurance map sheets.

1893 Source Sheets



Volume 1, Sheet 1
1893

Certified Sanborn® Map

1960

Site Name: 333 N. Old Woodward Avenue
Address: 333 N. Old Woodward Avenue
City, ST, ZIP: Birmingham, MI 48009
Client: AKT Environmental Consultants
EDR Inquiry: 5415516.3
Order Date: 09/07/2018
Certification #: 7C0D-4B19-A5F2
Copyright 1960

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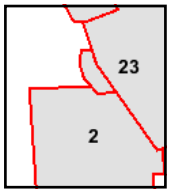
Certification # 7C0D-4B19-A5F2

This Certified Sanborn Map combines the following sheets.
Outlined areas indicate map sheets within the collection.

0 Feet 150 300 600





Volume 1, Sheet 23
Volume 1, Sheet 2

N

Certified Sanborn® Map

1949

Site Name: 333 N. Old Woodward Avenue
Address: 333 N. Old Woodward Avenue
City, ST, ZIP: Birmingham, MI 48009
Client: AKT Environmental Consultants
EDR Inquiry: 5415516.3
Order Date: 09/07/2018
Certification #: 7C0D-4B19-A5F2
Copyright 1949

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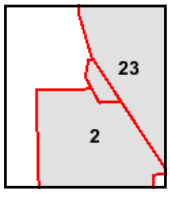
Certification # 7C0D-4B19-A5F2

This Certified Sanborn Map combines the following sheets.
Outlined areas indicate map sheets within the collection.

0 Feet 150 300 600





Volume 1, Sheet 23
Volume 1, Sheet 2

Site Name: 333 N. Old Woodward Avenue
Address: 333 N. Old Woodward Avenue
City, ST, ZIP: Birmingham, MI 48009
Client: AKT Environmental Consultants
EDR Inquiry: 5415516.3
Order Date: 09/07/2018
Certification #: 7C0D-4B19-A5F2
Copyright 1931

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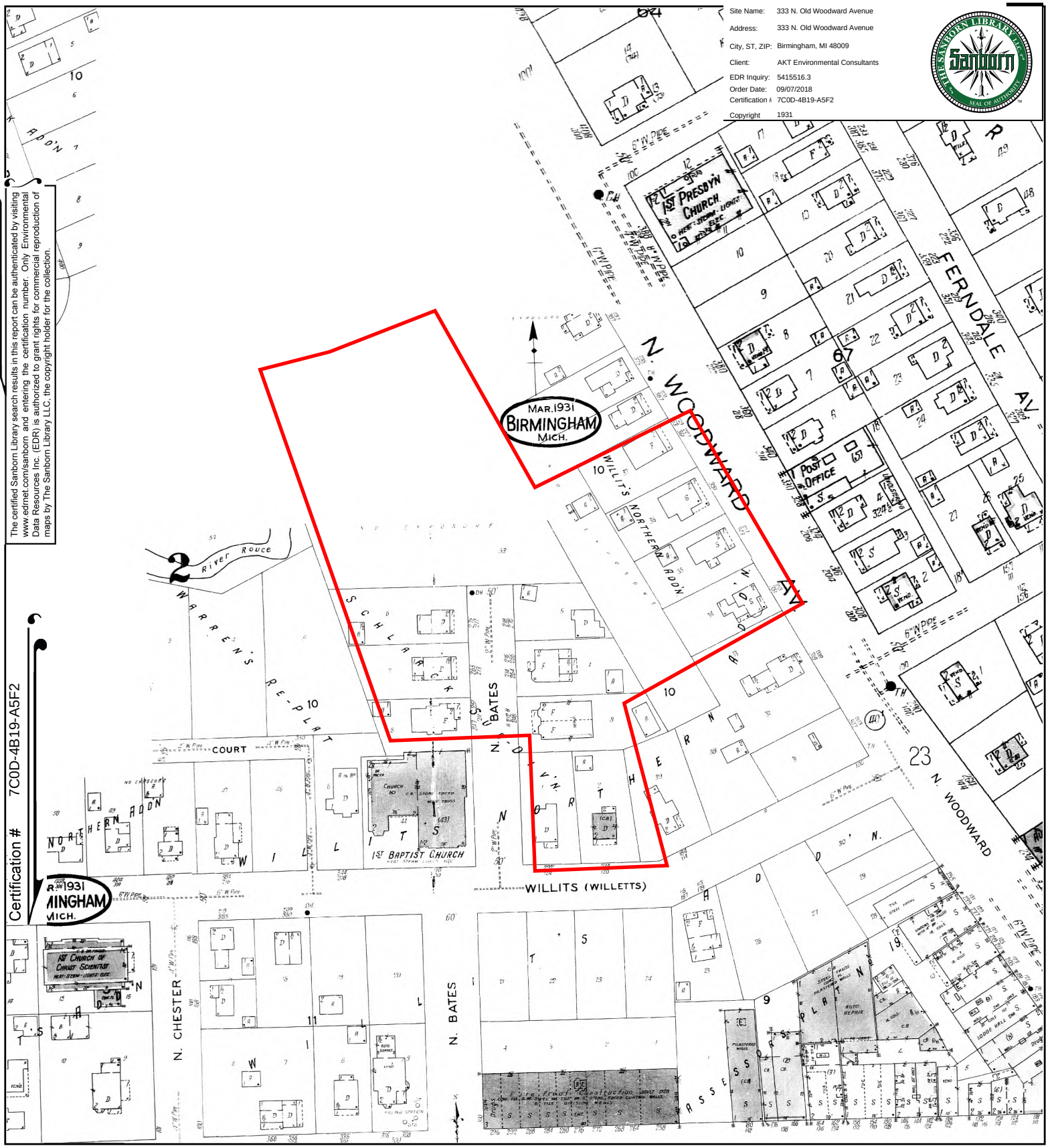
Certification # 7C0D-4B19-A5F2



This Certified Sanborn Map combines the following sheets.
Outlined areas indicate map sheets within the collection.

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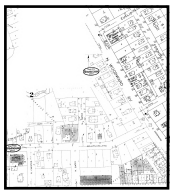

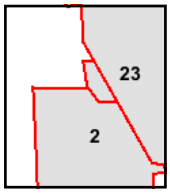

Volume 1, Sheet 23
Volume 1, Sheet 2

N

Certified Sanborn® Map

1926

Site Name:	333 N. Old Woodward Avenue
Address:	333 N. Old Woodward Avenue
City, ST, ZIP:	Birmingham, MI 48009
Client:	AKT Environmental Consultants
EDR Inquiry:	5415516.3
Order Date:	09/07/2018
Certification #	7C0D-4B19-A5F2
Copyright	1926

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Certification # 7C0D-4B19-A5F2

This Certified Sanborn Map combines the following sheets.
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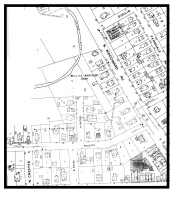
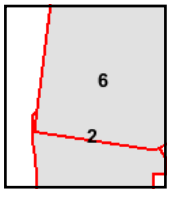
0 Feet 150 300 600





Volume 1, Sheet 6
Volume 1, Sheet 2

Certified Sanborn® Map

1921

Site Name: 333 N. Old Woodward Avenue
Address: 333 N. Old Woodward Avenue
City, ST, ZIP: Birmingham, MI 48009
Client: AKT Environmental Consultants
EDR Inquiry: 5415516.3
Order Date: 09/07/2018
Certification #: 7C0D-4B19-A5F2
Copyright 1921

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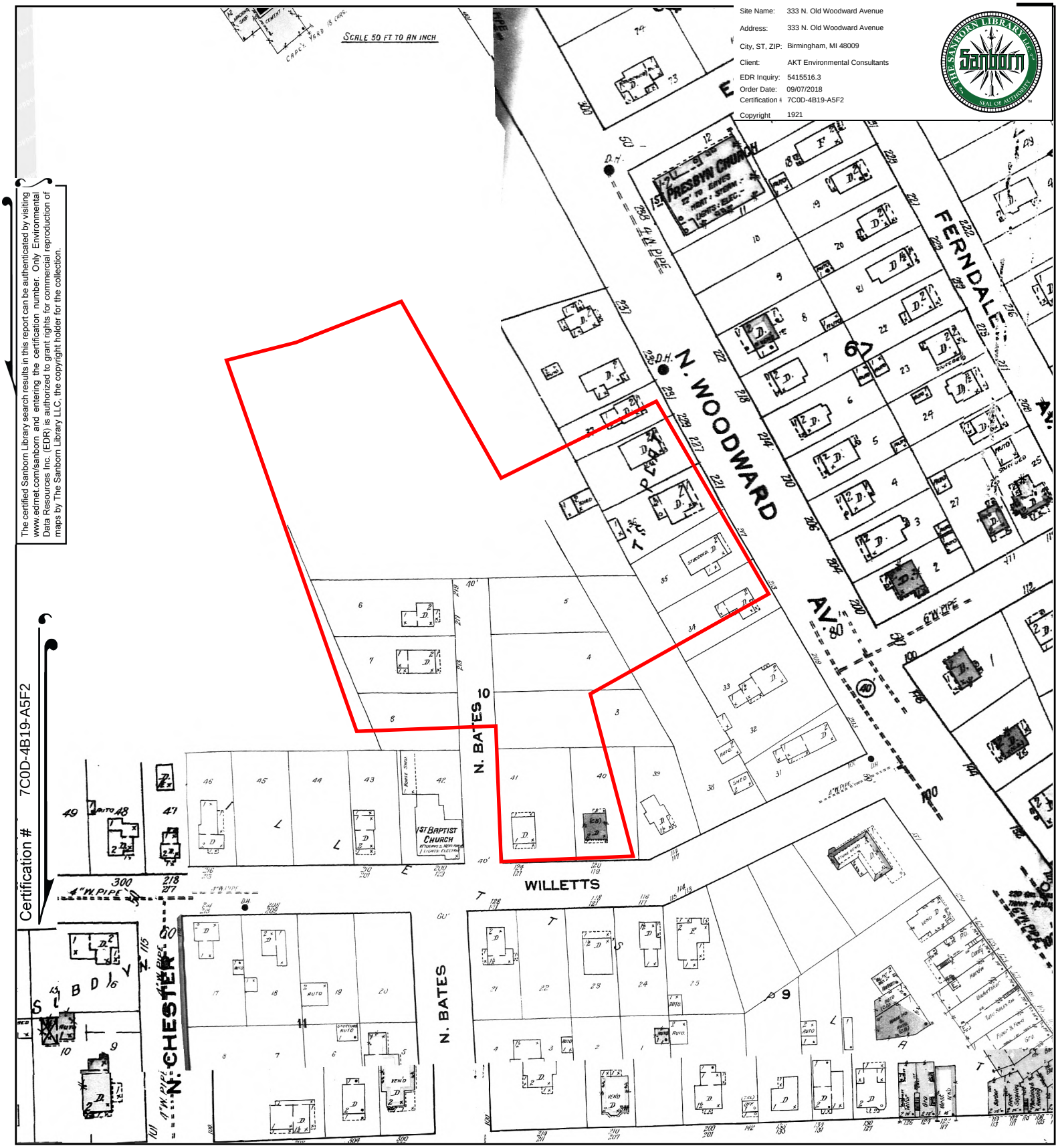
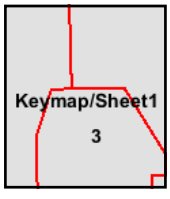
Certification # 7C0D-4B19-A5F2



This Certified Sanborn Map combines the following sheets.
Outlined areas indicate map sheets within the collection.

0 Feet 150 300 600





Volume 1, Sheet 3
Volume 1, Sheet Keymap/Sheet1

N

Site Name: 333 N. Old Woodward Avenue
Address: 333 N. Old Woodward Avenue
City, ST, ZIP: Birmingham, MI 48009
Client: AKT Environmental Consultants
EDR Inquiry: 5415516.3
Order Date: 09/07/2018
Certification #: 7C0D-4B19-A5F2
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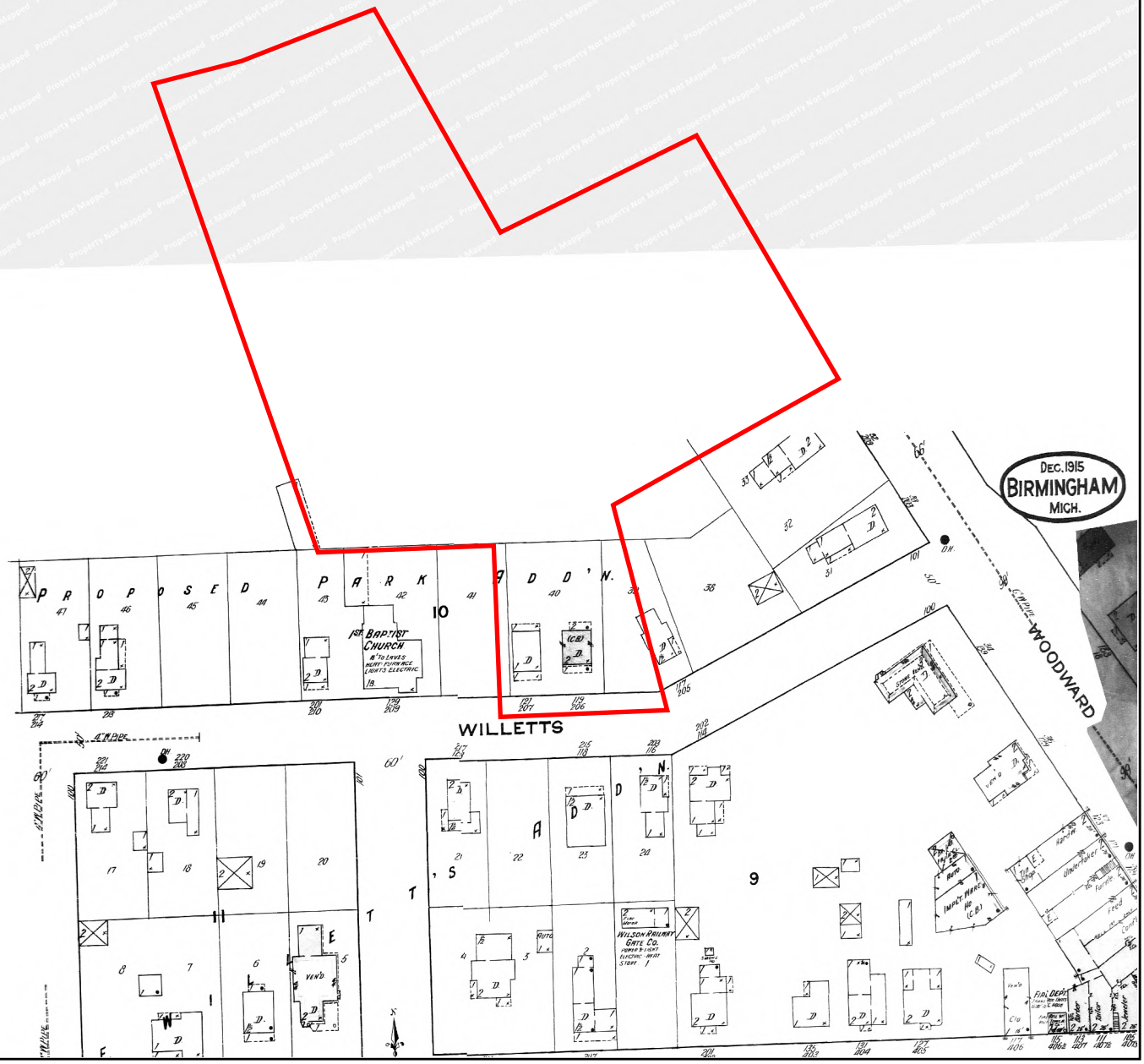
Certification # 7C0D-4B19-A5F2



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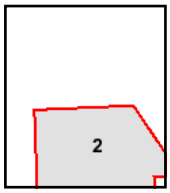
Outlined areas indicate map sheets within the collection.

0 Feet 150 300 600





Volume 1, Sheet 2

N

Site Name: 333 N. Old Woodward Avenue
Address: 333 N. Old Woodward Avenue
City, ST, ZIP: Birmingham, MI 48009
Client: AKT Environmental Consultants
EDR Inquiry: 5415516.3
Order Date: 09/07/2018
Certification #: 7C0D-4B19-A5F2
Copyright 1910

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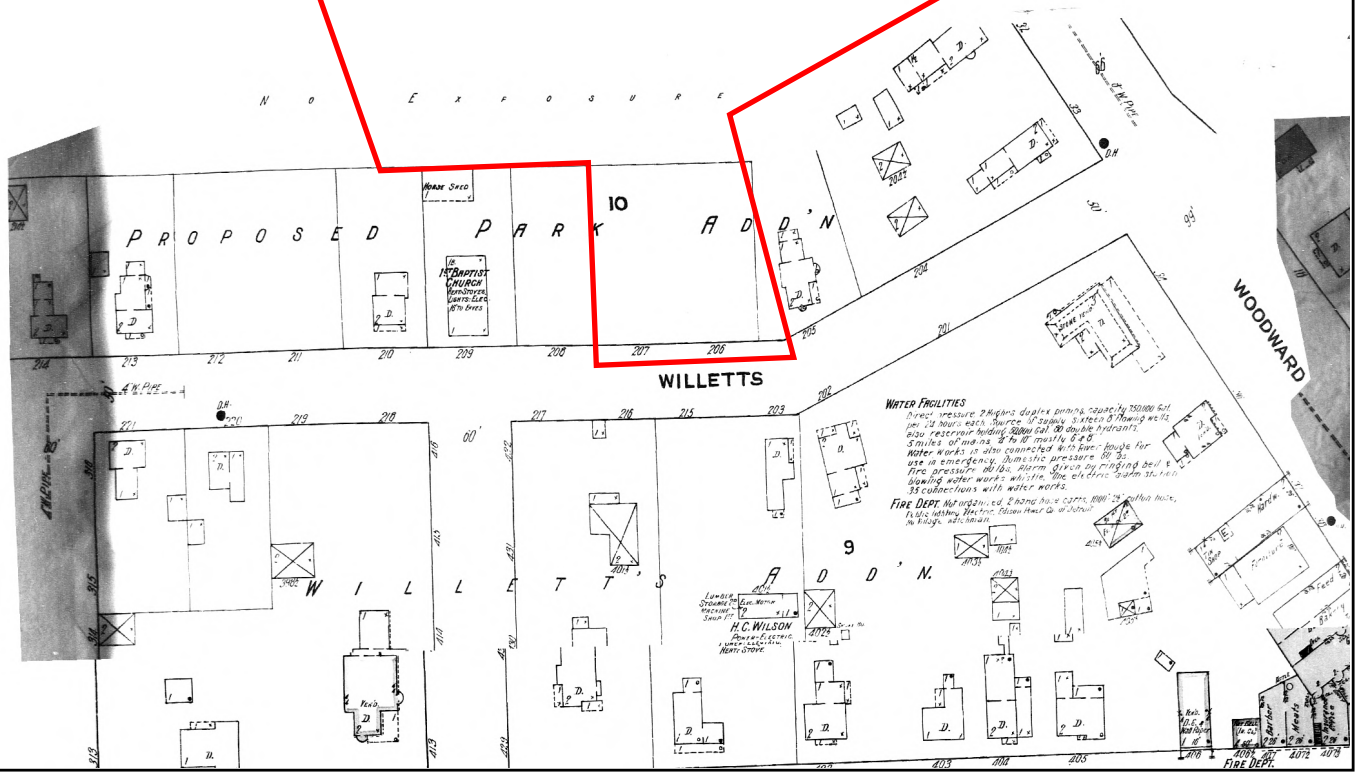
Certification # 7C0D-4B19-A5F2



This Certified Sanborn Map combines the following sheets.
Outlined areas indicate map sheets within the collection.

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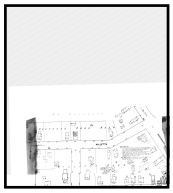

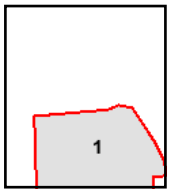

Volume 1, Sheet 1

N

Site Name: 333 N. Old Woodward Avenue
Address: 333 N. Old Woodward Avenue
City, ST, ZIP: Birmingham, MI 48009
Client: AKT Environmental Consultants
EDR Inquiry: 5415516.3
Order Date: 09/07/2018
Certification #: 7C0D-4B19-A5F2
Copyright 1900

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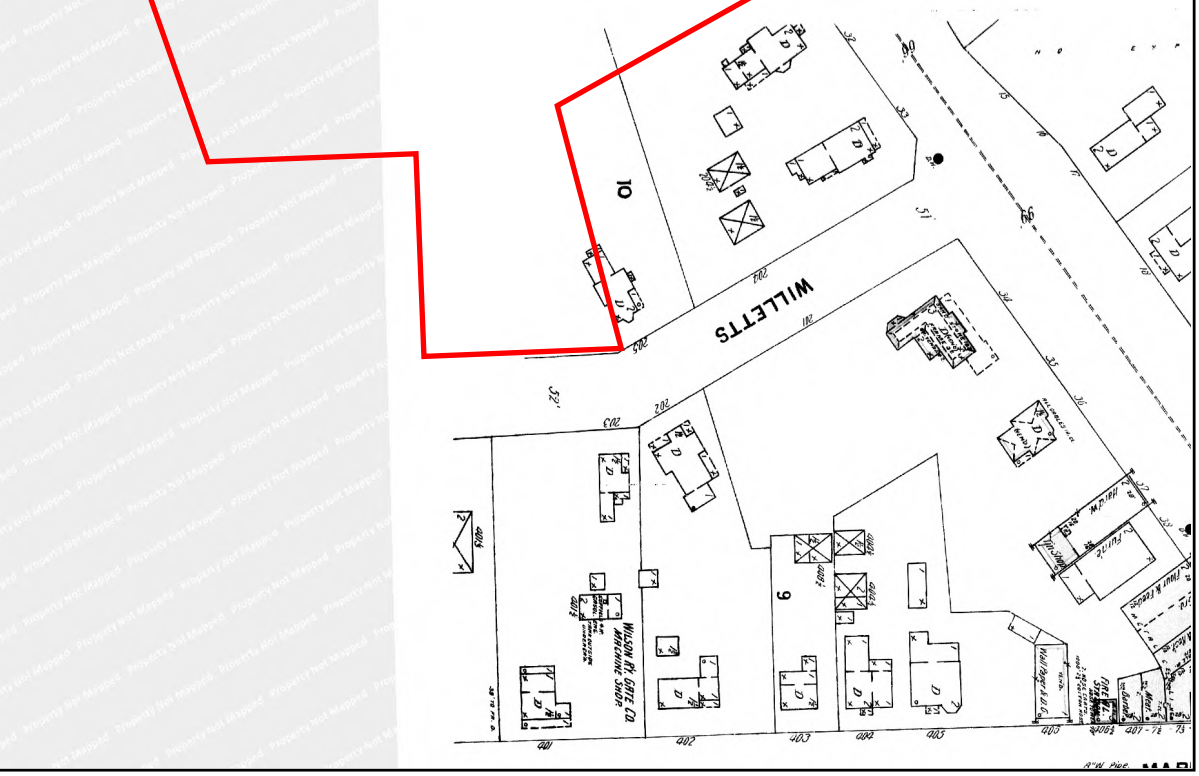
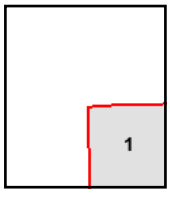
Certification # 7C0D-4B19-A5F2



This Certified Sanborn Map combines the following sheets.
Outlined areas indicate map sheets within the collection.

0 Feet 150 300 600





Volume 1, Sheet 1

N

Site Name: 333 N. Old Woodward Avenue
Address: 333 N. Old Woodward Avenue
City, ST, ZIP: Birmingham, MI 48009
Client: AKT Environmental Consultants
EDR Inquiry: 5415516.3
Order Date: 09/07/2018
Certification #: 7C0D-4B19-A5F2
Copyright 1893

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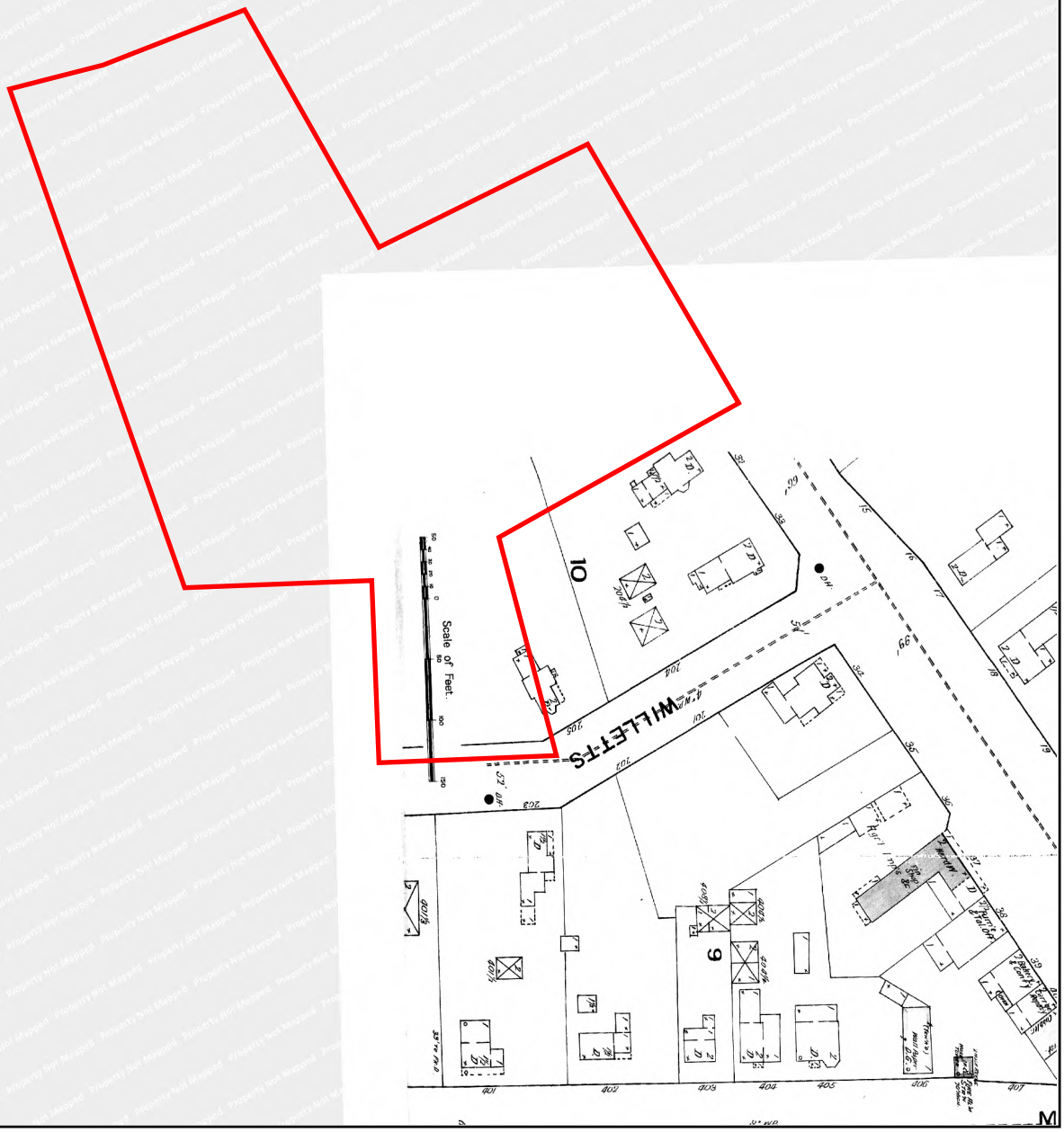
Certification # 7C0D-4B19-A5F2



This Certified Sanborn Map combines the following sheets.
Outlined areas indicate map sheets within the collection.

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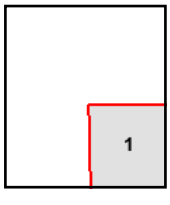

Volume 1, Sheet 1

N

AKTPEERLESS

Appendix G

Other Relevant Documentation

DRAFT

333 N. Old Woodward Avenue
333 N. Old Woodward Avenue
Birmingham, MI 48009

Inquiry Number: 5415516.5
September 12, 2018

The EDR-City Directory Image Report

Environmental Data Resources Inc

6 Armstrong Road
Shelton, CT 06484
800.352.0050
www.edrnet.com

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Executive Summary

Findings

City Directory Images

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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EXECUTIVE SUMMARY

DESCRIPTION

Environmental Data Resources, Inc.'s (EDR) City Directory Report is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's City Directory Report includes a search of available city directory data at 5 year intervals.

RECORD SOURCES

EDR's Digital Archive combines historical directory listings from sources such as Cole Information and Dun & Bradstreet. These standard sources of property information complement and enhance each other to provide a more comprehensive report.

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RESEARCH SUMMARY

The following research sources were consulted in the preparation of this report. A check mark indicates where information was identified in the source and provided in this report.

Year	Target Street	Cross Street	Source
2014	☑	☑	EDR Digital Archive
2010	☑	☑	EDR Digital Archive
2005	☑	☑	EDR Digital Archive
2000	☑	☑	EDR Digital Archive
1995	☑	☑	EDR Digital Archive
1992	☑	☑	EDR Digital Archive
1985	☑	☐	POLK DIRECTORY CO
1980	☑	☐	POLK DIRECTORY CO
1975	☑	☐	POLK DIRECTORY CO
1970	☑	☐	POLK DIRECTORY CO
1965	☑	☐	POLK DIRECTORY CO
1960	☑	☐	POLK DIRECTORY CO
1956	☑	☑	POLK DIRECTORY CO
1951	☑	☑	POLK DIRECTORY CO
1944	☑	☑	POLK DIRECTORY CO

EXECUTIVE SUMMARY

Year	***Target Street***	***Cross Street***	***Source***

FINDINGS

TARGET PROPERTY STREET

333 N. Old Woodward Avenue
Birmingham, MI 48009

Year	*CD Image*	*Source*
N OLD WOODWARD AVE		
2014	pg A1	EDR Digital Archive
2010	pg A7	EDR Digital Archive
2005	pg A14	EDR Digital Archive
2000	pg A20	EDR Digital Archive
N WOODWARD AVE		
2014	pg A2	EDR Digital Archive
2010	pg A8	EDR Digital Archive
2005	pg A15	EDR Digital Archive
2000	pg A21	EDR Digital Archive
1995	pg A24	EDR Digital Archive
1992	pg A28	EDR Digital Archive
1985	pg A32	POLK DIRECTORY CO
1980	pg A35	POLK DIRECTORY CO
1980	pg A36	POLK DIRECTORY CO
1975	pg A39	POLK DIRECTORY CO
1975	pg A40	POLK DIRECTORY CO
1970	pg A42	POLK DIRECTORY CO
1965	pg A45	POLK DIRECTORY CO
1965	pg A46	POLK DIRECTORY CO
1960	pg A50	POLK DIRECTORY CO
1960	pg A51	POLK DIRECTORY CO
1956	pg A55	POLK DIRECTORY CO
1956	pg A56	POLK DIRECTORY CO
1951	pg A60	POLK DIRECTORY CO
1951	pg A61	POLK DIRECTORY CO
1944	pg A64	POLK DIRECTORY CO
1944	pg A65	POLK DIRECTORY CO

FINDINGS

CROSS STREETS

Year	*CD Image*	*Source*	
N BATES ST			
2014	-	EDR Digital Archive	Target and Adjoining not listed in Source
2010	-	EDR Digital Archive	Target and Adjoining not listed in Source
2005	-	EDR Digital Archive	Target and Adjoining not listed in Source
2000	-	EDR Digital Archive	Target and Adjoining not listed in Source
1995	-	EDR Digital Archive	Target and Adjoining not listed in Source
1992	-	EDR Digital Archive	Target and Adjoining not listed in Source
1985	-	POLK DIRECTORY CO	Target and Adjoining not listed in Source
1980	-	POLK DIRECTORY CO	Target and Adjoining not listed in Source
1975	-	POLK DIRECTORY CO	Target and Adjoining not listed in Source
1970	-	POLK DIRECTORY CO	Target and Adjoining not listed in Source
1965	-	POLK DIRECTORY CO	Target and Adjoining not listed in Source
1960	pg. A49	POLK DIRECTORY CO	
1956	pg. A54	POLK DIRECTORY CO	
1951	pg. A59	POLK DIRECTORY CO	
1944	pg. A63	POLK DIRECTORY CO	
WILLITS ST			
2014	pg. A5	EDR Digital Archive	
2010	pg. A12	EDR Digital Archive	
2005	pg. A18	EDR Digital Archive	
2000	pg. A23	EDR Digital Archive	
1995	pg. A27	EDR Digital Archive	
1992	pg. A31	EDR Digital Archive	
1985	pg. A33	POLK DIRECTORY CO	
1985	pg. A34	POLK DIRECTORY CO	
1980	pg. A37	POLK DIRECTORY CO	
1980	pg. A38	POLK DIRECTORY CO	
1975	pg. A41	POLK DIRECTORY CO	
1970	pg. A43	POLK DIRECTORY CO	
1970	pg. A44	POLK DIRECTORY CO	
1965	pg. A47	POLK DIRECTORY CO	
1965	pg. A48	POLK DIRECTORY CO	

FINDINGS

Year	***CD Image***	***Source***
1960	pg. A52	POLK DIRECTORY CO
1960	pg. A53	POLK DIRECTORY CO
1956	pg. A57	POLK DIRECTORY CO
1956	pg. A58	POLK DIRECTORY CO
1951	pg. A62	POLK DIRECTORY CO
1944	pg. A66	POLK DIRECTORY CO
1944	pg. A67	POLK DIRECTORY CO

City Directory Images

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N OLD WOODWARD AVE 2014

237	PATTERSON, JANET A
	SCHUMACHER, CARTER
327	DAVIS, JAMES M
	ETKIN, DOUGLAS M
	MONIGOLD, STEPHEN A
	ROMANS, DEBORAH A
	TAUBMAN, ALEXANDER A
350	AIKENS, ROBERT
371	SCHMALZRIED, RICHARD W
373	KNAFFLA, JOHN M
377	HOWE, CYNTHIA K
	LAFOND, STEPHANIE A
	SULLIVAN, ERIN N
	THIEL, ROBERT
381	HAMLIN, MARY A
385	DECKER, WILLIAM W
389	NIEDZINSKI, JAMES C
	WINGARD, DAN W
	WNEK, CAITLIN R

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N WOODWARD AVE 2014

233	STACKED DELI
237	ADULTS & ADOLESCENTS IN MOTION
	CONVENIENT MANAGEMENT INC
	PANRIMO LLC
	PATHWAYS TO SELF DTRMNTION LLC
	SCHUMACHER CARTER PHD PC
	VALUE VANTAGE HEALTH PLAN LLC
239	PITA CAFE OF BIRMINGHAM
260	CHEN CHOW BRASSERIE
265	FIGO
275	ETHAN ALLEN RETAIL INC
280	AF JONNA DEVELOPMENT LLC
	AMS BIOTEK
	BARNETT RARITIES CORPORATION
	BARONE DEFENSE FIRM
	CHAPEL OAKS ASSOC LTD PARTNR
	CORBY ELIZABETH
	DARE SALON
	DARLENE SOSNICK MA
	DAVID R HOUGH ACSW DCSW PC
	FACEBOOK INC
	FIDELITA INVESTMENTS
	FINANCIAL ADVISORS INC
	FINANCIAL RESULTS LLC
	FMR LLC
	FULKERSON GROUP
	GENEMEDICS HEALTH INSTITUTE
	GENESIS HEALTH INSTITUTE
	HENRY BUSINESS SOLUTIONS
	HOWLETT CHRIS MD
	IPG
	J & E COMMUNITY HOMES LTD
	J G FINANCIAL MANAGEMENT SVC
	JACOBSON BROTHERS
	JADDA CAPITAL MARKETS LLC
	JIOF INVESTMENTS LLC
	KIENBAUM OPPERWALL HARDY &
	LANDON COMPANIES
	LANDON MANAGEMENT INC
	LAW OFFCES JNATHON KOENIGSBERG
	LEWIS BENEFITS
	MACU HEALTH LLC
	MANOR HOMES INC
	MARANON CAPITAL ADVISORS LLC
	MARSH GRETCHEN M
	MICHAEL B SERLING PC
	MICHIGAN DRUNK DRIVING LAWYER
	NATIONAL FINANCIAL SVCS LLC
	NEWPORT REALTY HOLDINGS
	OPPENHEIMER & CO INC

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N WOODWARD AVE 2014 (Cont'd)

280	OXFORD FINANCIAL CORP
	PHILIP J GOODMAN PC
	RDS MACHINE
	RETAIL CAPITAL
	SALON SOLEI LLC
	SCHNELZ WELLS PC
	SMITH SCHURMAN ASSOCIATES INC
	STRAITH GALE H
	VEZINA LAW
	WEISS ROBERT M
301	BEAL BANK USA
322	FINK NEIL H LAW OFFICES
	HENRY BASKIN PC
	HURON COMPOSTING & RECYCL LLC
	LEONARD & COMPANY INC
	M D O T INVESTMENTS LLC
	SAIC USA INC
	SELLERS JOHN A ATTY
	SHANGHAI AUTO INDUST CORP
323	OSI RESTAURANT PARTNERS LLC
325	BEAL BANK USA
	OPPENHEIMER & CO INC
	RAYMOND JAMES & ASSOCIATES INC
	U S REIF THREE TWENTY FIVE N O
	UBS FINANCIAL SERVICES INC
344	AMERICAN CURRENCY EXCHANGE
	CAD KITCHEN PLANS
	LAW OFFICES OF PATRICK C HALL
	MORGANROTH & MORGANROTH
	THREE FRTY FOUR N WDWARD ASSOC
350	ADVANTAGE GROUP SERVICES INC
	AIKENS ROBERT B & ASSOC LLC
	BIRETA COMPANY INC
	COVINGTON HOLDING CO LLC
	CREATIVE CMPENSATION GROUP INC
	ECHO HOLDINGS LLC
	MACOMB HOMESTEAD LTD PARTNR
	MEADOWBROOK PROPERTIES INC
	MITTEN MALL PARTNERS LLC
	STRENGTH CAPITAL PARTNERS
	STRENGTH CAPITAL PARTNERS LLC
	STRENGTH PROPERTY PARTNERS LP
	VIBRANT MEDIA
377	UNITED HEATING & COOLG CO LLC
380	ARSENAL INDUSTRIES LLC
	AVENIR GROUP INC
	BENOIT MICHAEL W
	BICK ROBERT S
	DYNAMIC SYNERGY LLC
	ESSAD ERNIE E

N WOODWARD AVE 2014 (Cont'd)

380	FILTER TERRANCE PHD
	GOOD GLENN E
	JOHN F SCHAEFER PLLC
	LEXINGTON BCH LTD PRTNR - 1989
	MACADDINO KEVIN S
	MCDONALD AGAPE FOUNDATION
	PACIFIC ADVISORY SERVICES INC
	PANDORA MEDIA INC
	PATRICE DUQUETTE MD PC
	RATTNER RICHARD D
	SELECTINVENTORY
	STARTUPNATION MEDIA GROUP INC
	STEINHARDT PESICK COHEN
	TALAN BEVERLY S PHD
	VAUGHAN VILLAGE MOBILE HOME
	WANTIFY INC
381	HAMLIN MARY ANN
430	AHERN FLEURY P C
	DEFENSIVE HIRE LLC
	SAROKI VCTOR ASSOC ARCHTCTS PC
450	BLUE FILAMENT LAW PLLC
	MIENK LAW
460	JUNIOR LEAGUE BIRMINGHAM MI
470	E TIMES FOUR
	WILLOTT CORP
474	MARKET NORTH END
505	SALVATORE SCALLOPINI ITALIAN
	WITT ELLEN HOPE
523	FOOT SOLUTIONS
525	CORIANDER KITCHENS INC
	LUXE BAR GRILL
	OLD WOOODWARD VENTURES LLC
	VALERIE L MAC FARLANE

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

WILLITS ST 2014

101	DARAKJIAN JEWELERS INC
	PRECISE TIME
104	DESIGNS UNLIMITED
	EDUCATIONAL RESOURCE TUTORS
108	THEFRAMEWORKS INC
110	INCWELL LLC
111	ALIOTO MICHAEL
	ALIOTO, MARY A
	ALRAWI, MUHSIN M
	BARFIELD, JON E
	BARR, MICHELE
	BARTHOLOMEW, DOROTHY P
	BERRY, DAVID E
	BLANCK, STUART H
	BRZUCHOWSKI, ROBERT E
	CARPENTER, VIVIAN L
	CLARK, GLEN L
	CUNNINGTON, THOMAS W
	DEMARE, DO
	DOLIK, MICHAEL N
	DUBRINSKY, MICHELE E
	EVANS, IVOR J
	FELDMAN, MARTY G
	FRITZ, BARBARA J
	KENNY, LINDA J
	MCDONALD, EDWARD
	OPIE, JOHN D
	OWEN, MARY M
	PENNA, FRANK J
	RICHIE, LEROY C
	ROSE, DAVID H
	ROSENBERG, PAUL
	ROSIN, ROBERT M
	ROSSMAN, KATIE
	SASSON, ENRIKO E
	SASSON, STEFENIE D
	SISCO, DAN L
	STARLITE RETENTION SVCS LLC
	STEINBERG, LEE B
	STEVENS, DEREK J
	WARK, CINDY
	WIENER, GAIL H
	WILLITS
	YELLEN, JORDAN
114	GOOGLE INC
115	RUTHS HOSPITALITY GROUP INC
117	RUTHS HOSPITALITY GROUP INC
300	FIRST RGLR BPTST CHRCH & SCTY
	GATEWAY MONTESSORI SCHOOL
380	KUKES, MICHAEL I

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

WILLITS ST 2014 (Cont'd)

382 RUBIN, LAURENCE E
412 KURAJIAN, GEORGE M
424 KAUFMAN, STUART M
448 GARDNER, MARY M
468 HODGSON, DEREK F
487 MILLER-SHAW BUNNY MSW BCD
SHAW, MELVIN P
488 KELLEY INVESTMENTS LLC
SPENCER, WILLIAM F
504 AMWAY HOME PRODUCTS
SOEDING INTERNATIONAL INC
SOEDING, OTTO H
520 OCCUPANT UNKNOWN,
532 CITRIN, ROBERT M

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N OLD WOODWARD AVE 2010

237	SCHUMACHER, CARTER
327	MARJORIE, G R
	ROSE, MARG
367	ADDISON-KAFTON, L L
369	OSTDIEK, DAVID
371	SCHMALZRIED, RICHARD W
377	THIEL, CHARLES L
380	MATLEN, TERRY
385	BENECCHI, ANTONIO

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N WOODWARD AVE 2010

233	STACKED DELI
237	ABOODY-KERR ASSOCIATES
	CONVENIENT MANAGEMENT INC
	MEDICAL VLG ASSOC II LTD PRTNR
	MILL POINT ASSOC LTD PARTNR
	PITA CAFE OF BIRMINGHAM
	PURE NRG LLC
	SCHUMACHER CARTER PHD PC
	VALUE VANTAGE HEALTH PLAN LLC
250	UPTOWN PALLADIUM 12 THEATRE
260	CHEN CHOW BRASSERIE
265	FIGO
275	ETHAN ALLEN RETAIL INC
280	ADVANCED SLEEP DISORDER CENTER
	BARNETT RARITIES CORPORATION
	BARONE DEFENSE FIRM
	BIRMINGHAM DELI
	BRIDGESTONE CAPITAL
	CHAPEL OAKS ASSOC LTD PARTNR
	CORBY ELIZABETH DR
	DARLENE SOSNICK MA
	DAVID R HOUGH ACSW DCSW PC
	EMPIRE HOSPITALITY PRPTS LLC
	FACEBOOK INC
	FIDELITA INVESTMENTS
	FINANCIAL ADVISORS INC
	FMR LLC
	HENRY BUSINESS SOLUTIONS
	HOWLETT CHRIS MD
	INTERNAL MEDICINE PRIMARY CARE
	J & E COMMUNITY HOMES LTD
	J G FINANCIAL MANAGEMENT SVC
	JACOBSON BROTHERS
	JADDA CAPITAL MARKETS LLC
	JIOF INVESTMENTS LLC
	KIENBAUM OPPERWALL HARDY &
	LAW OFFCES JNATHON KOENIGSBERG
	LITTELFUSE INC
	LOIZON JOHN N PC
	MARANON CAPITAL ADVISORS LLC
	MAZY GILLIS
	MICHAEL B SERLING PC
	NATIONAL FINANCIAL SVCS LLC
	OMNI INVESTMENT GROUP
	OPPENHEIMER & CO INC
	OXFORD FINANCIAL CORP
	PHILIP J GOODMAN PC
	R J S PROPERTIES
	SCHNELZ WELLS PC
	SPEEDSHAPE INC

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N WOODWARD AVE 2010 (Cont'd)

280 STONECLIFFE ENTERTAINMENT INC
STRAITH GALE H
SUNSAIR
SURGITECH SURGICAL SVCS INC
TARNOW KNOWS DOORS
ULTIMAX CEMENT INCORPORATED
WEISS ROBERT M
301 BEAL SERVICE CORP
322 BINAH SYSTEMS INC
DAVID B GUNSBERG PC
FINK NEIL H LAW OFFICES
HENRY BASKIN PC
HURON COMPOSTING & RECYCL LLC
HYMAN LIPPITT P C
M D O T INVESTMENTS LLC
MAGNESIUM TECHNOLOGIES CORP
MILLIMAN MICHAEL G
POWELL MURPHY & ADOLF PLLC
RJG FAMILY HOLDINGS LLC
SCHLUSSEL & SCHEFMAN PLLC
SHIREGROUP LLC
TMK PROPERTY MANAGEMENT L
323 FLEMINGS PRIME STEAKHOUSE
325 BURTON CATZMAN DEVELOPMENT
RAYMOND JAMES & ASSOCIATES INC
U S REIF THREE TWENTY FIVE N O
UBS FINANCIAL SERVICES INC
344 AMERICAN CURRENCY EXCHANGE
GOLDEN LIMOSINE
LAW OFFICES OF PATRICK C HALL
THREE FRTY FOUR N WDWARD ASSOC
350 ADVANTAGE GROUP SERVICES INC
AIKENS ROBERT B & ASSOC LLC
ALLYACK LLC
BIRETA COMPANY INC
COVINGTON HOLDING CO LLC
CREATIVE CMPENSATION GROUP INC
EMMI INVESTIGATIONS
EVS INC
LASALLE SYSTEMS LEASING I
MACOMB HOMESTEAD LTD PARTNR
MEADOWBROOK PROPERTIES INC
POSTLE OPERATING LLC
PREC WEST LLC
STRENGTH CAPITAL PARTNERS LLC
STRUCTURED INFORMATION
TEMPLE OPERATING LLC C/O STRE
VIBRANT MEDIA
373 KEITH MERIEDETH AND ASSOCIATES
377 UNITED HEATING & COOLG CO LLC

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N WOODWARD AVE 2010 (Cont'd)

380	AVENIR GROUP INC
	BALLPARK PRODUCTIONS LLC
	BC PHASE II INC
	BICK ROBERT S
	BIRMINGHAM BLOOMFIELD CHAI CTR
	CHASE LAKE LLC
	CHECKPOINT SOFTWARE
	COUNTRYSIDE II LTD PARTNERSHIP
	ELIA & ASSOCIATES PC
	FILTER TERRANCE PHD
	FORD RODNEY K ACSW BCD
	FUSE COMMUNICATION LTD
	GOOD GLENN E
	JAMISON MANAGEMENT COMPANY
	JOHN F SCHAEFER PLLC
	KLM PHARMACY INC
	KRELL IP INTERNATIONAL LLC
	LEXINGTON BCH LTD PRTNR - 1989
	MACADDINO KEVIN S
	MELA DEVELOPMENT COMPANY
	MID CONTINTAL DEV GP LTD PRT
	MIDDLMRKET CPITL MNAGMENTT LLC
	NOVECK DANIEL ATTORNEY AT LAW
	PACIFIC ADVISORY SERVICES INC
	PATRICE DUQUETTE MD PC
	PINGITORE TAMMY MSW
	PORTER ENGINEERED SYSTEMS OHIO
	PREPAID COMMUNICATIONS SVC LLC
	PROGREEN PROPERTIES INC
	RH BLUESTEIN & CO
	SILLMAN ENTERPRISES INC
	STAHL ASSOC INC
	STEINHARDT PESICK COHEN
	TALAN BEVERLY S PHD
	TORUS CAPITAL LLC
	UNIVERSITY GROUP INC
	VAUGHAN VILLAGE MOBILE HOME
430	AHERN FLEURY P C
	LEONARD & COMPANY INC
	SAROKI VCTOR ASSOC ARCHTCTS PC
	STRATEGIC STAFFING GROUP LLC
450	BORMAN PAUL CO
	BRODY DOMUS VENTURES A MICHIGA
	CHERRY HILL DENTON GROUP LLC
	ICE HOUSE 220 LLC
460	BAMAL CORP
	JUNIOR LEAGUE BIRMINGHAM MI
	WALKERSEARCHGROUP
470	E TIMES FOUR
	MARTIN & LLOYD ENTERPRISES COR

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N WOODWARD AVE 2010 (Cont'd)

470	NIAGARA MURANO
	TOUCH INC
	WILLOTT CORP
474	ROOT SPROUT
505	BIRMINGHAM VENTURES INC
	ROUSH INDUSTRIES
	WITT ELLEN HOPE
523	FOOT SOLUTIONS

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

WILLITS ST 2010

104	DESIGNS UNLIMITED
108	SNAP FITNESS
111	ALIOTO MICHAEL
	ALIOTO, MICHAEL D
	ALLEN, WILLIAM R
	ATWATER FOUNDATION
	BARNETT, RICHARD K
	BARTHOLOMEW, DOROTHY P
	BLANCK, STUART H
	BRUCE KAPLAN
	CARPENTER, VIVIAN L
	CLARK, GLEN L
	CREIGHTON, LORENZO D
	DEANA, BENADERET
	DOROTHY, GRAEBNER
	DUBRINSKY, MICHELE E
	FELDMAN, MARTIN G
	FRITZ, BARBARA J
	GILROY, MARCIA E
	GODARD, WHITNEY
	GOLDSMITH, RICHARD A
	GRAEBNER, SUSAN J
	HARRIS, STEVEN J
	HOGAN, CHRIS
	JUNG, JERROLD M
	KAPLAN, ROBERT
	KUZIEMKO, CHET F
	LEVINE, SINDY
	MCDERMOTT, RICHARD P
	MCDONALD, BRUCE E
	OSBORNE, LISA J
	PICEU, BONNIE S
	RATTNER, LILIANE R
	ROSENBERG, PAUL
	ROSIN, ROBERT M
	ROSSMAN, KATIE
	SANDWEISS, SHELDON W
	SARETSKY, GARY M
	SASSON, ENRIKO E
	SASSON, STEFENIE D
	STARLITE RETENTION SVCS LLC
	STEINBERG, LEE B
	STEVEN J HARRIS COMMUNICATIONS
	STEVENS, DEREK J
	THOMAS, CUNNINGTON
	WARK, CINDY
	WARK, RICK
	WASSERMAN, GARY
	WEBSTER, MICHAEL E
	WIENER, GAIL H

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

WILLITS ST 2010 (Cont'd)

111	WILLITS
	WOODY, KIM P
114	GOOGLE INC
115	RUTHS HOSPITALITY GROUP INC
117	RUTHS HOSPITALITY GROUP INC
300	FIRST RGLR BPTST CHRCH & SCTY
	GATEWAY MONTESSORI HOUSE INC
	GATEWAY MONTESSORI SCHOOL
376	ROBERT, F
382	OCCUPANT UNKNOWN,
412	KURAJIAN, GEORGE M
424	KAUFMAN, STUART M
468	HODGSON, DEREK F
487	MILLER-SHAW BUNNY MSW BCD
	SHAW, MELVIN P
488	SPENCER, WILLIAM F
504	AMWAY HOME PRODUCTS
	SOEDING INTERNATIONAL INC
	SOEDING, OTTO H
520	OCCUPANT UNKNOWN,
532	CITRIN, ROBERT M

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N OLD WOODWARD AVE 2005

209	ERIC, CHARLES
211	KILLIAN, BRIAN J
237	KOLASA, LAWRENCE F
	SCHUMACHER, CARTER
280	WEILLE, EDWARD J
367	ADDISON-KAFTON, L L
369	SCHMALZRIED, RICHARD W
371	BOYER, MICHAEL M
377	OBERSKI, JENNIFER
380	BLOCH, BRIAN M
381	OCCUPANT UNKNOWN,
385	BENECCHI, ANTONIO
389	KOSS, HAROLD J

Target Street	Cross Street	Source
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N WOODWARD AVE 2005

233	GOOMBAHS PIZZERIA
237	ABOODY-KERR ASSOCIATES
	ART OF LEADERSHIP FOUNDATION
	PITA CAFE OF BIRMINGHAM
	VALUE VANTAGE HEALTH PLAN LLC
	VANDERWORP DESIGN GROUP
239	MAJIC LAMP
250	UPTOWN PALLADIUM 12 THEATRE
260	PAMPAS CHURRASCARIA
265	FIGO
275	ETHAN ALLEN INC
280	BARONE DEFENSE FIRM
	BAYBERRY TROY LLC
	BERMAN LEON E MD
	BIRMINGHAM DELI
	BLOOMFIELD FINE ART GALLERY
	CANTON I LP
	CANTON ONE LLC
	CORBY ELIZABETH DR
	DETROIT ART SERVICES INC
	EMPIRE HOSPITALITY PRPTS LLC
	GOODMAN PHILIP J PC
	HIDDEN GLEN APARTMENTS CANTON
	HOUGH DAVID R ACSW DCSW PC
	HOWLETT CHRIS MD
	J F K INVESTMENT
	KNOWLEDGE BASED SOLUTIONS
	LIFE SETTLEMENT SERVICES
	LITTELFUSE INC
	LOIZON JOHN N PC
	MAZY GILLIS
	OXFORD PARK TOWERS OF BERKLEY
	PALLADIN GROUP INC
	PATRICK T BARONE PLLC
	R & J WAVERLY LLC
	SAND BAR
	SEDGWICK OPTICIANS
	SPEED SHAPE
	SPEEDSHAPE INC
	WEISS ROBERT M
296	R J SWOPE/ASSOCIATES
322	DAVID B GUNSBERG PC
	FLORIDA COAST PROPERTIES LLC
	HYMAN LIPPITT P C
	LAW OFFCES BRYAN SCHEFMAN PLLC
	LAW OFFICES OF DAVID MEND
	M D O T INVESTMENTS LLC
	MAGNESIUM TECHNOLOGIES CORP
	TACTICAL ALLOCATION GROUP LLC
	TMK PROPERTY MANAGEMENT L

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N WOODWARD AVE 2005 (Cont'd)

325 BROGAN PRTNERS ADVG CNSULTANCY
BURTON CATZMAN DEVELOPMENT
344 ABC FUNDING CORP
KATO CONSTRUCTION INC
RAYMOND JAMES & ASSOCIATES
THREE FRTY FOUR N WDWARD ASSOC
350 ADVANTAGE GROUP
ASSOCIATES OF BIRMINGHAM INC
CYMERC EXCHANGE INC
DEMERY COMPANY
EMMI INVESTIGATIONS
HENRY FORD HEALTH SYSTEM
INTERNATIONAL MERGERS & ACQUIS
LASALLE SYSTEMS LEASING I
MAYFAIR INSURANCE AGENCY INC
MEADOWBROOK PROPERTIES INC
METZLER LOCICERLIEO SERRA & CO
PLASMA DISPLAY SYSTEMS LLC
380 480 PIERCE ASSOC LTD PART
ALLSTATE REALTY
ALTERNATIVE FUTURES INC
AVENIR GROUP INC
BIRMINGHAM BLOOMFIELD CHAI CEN
CCR INVESTMENTS LLC
CHASE LAKE LLC
CHECKPOINT SOFTWARE
COUNTRYSIDE II LTD PARTNERSHIP
DEEPVIEW SYSTEMS
FUSE COMMUNICATION
GOOD GLENN E
HERITAGE SQUARE PHASE 2 LLCA
JAMISON MANAGEMENT COMPANY
JIMCAM INC
KLM PHARMACY INC
KP HOLDINGS LLC
LABE ROBERT B PC
LESLIE GROUP LTD PARTNERSHIP
MID CONTINTAL DEV GP LTD PRT
MIDDLMRKET CPITL MNAGMENTT LLC
MIYAKO GLC INC
NOVECK DANIEL ATTORNEY AT LAW
PATRICE DUQUETTE MD PC
PEBBLE CREEK LTD PARTNR 1992
PINGITORE TAMMY MSW
PLATINUM ASSOC
PORTER ENGINEERED SYSTEMS OHIO
PREPAID COMMUNICATIONS SVC LLC
RELATIONAL LLC
SANDY STONEHILL LLC
SHELBY PROPERTY INVESTORS LLC

Target Street	Cross Street	Source
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N WOODWARD AVE 2005 (Cont'd)

380	SILLMAN ENTERPRISES INC
	SOUTH CREEK VILLAGE LTD PARTNR
	STAHL ASSOC INC
	UNIVERSITY GROUP INC
	VAUGHAN VILLAGE MOBILE HOME
	VS LIMITED PARTNERSHIP
	WESTMINSTER CERAMICS LLC
	WILDER ROAD PLAZA INC
430	AEREOUS
	ATWOOD K A INC
	DIGITAL DETROIT LLC
	MAIN STREET USA INSURANCE LLC
	SAROKI VCTOR ASSOC ARCHTCTS PC
450	BRODY DOMUS VENTURES A MICHIGA
	BROWN PROPERTIES CORP
	CHERRY HILL DENTON GROUP LLC
	ICE HOUSE 220 LLC
	SHAH SHOBHA MD
460	JUNIOR LEAGUE BIRMINGHAM MI
470	SANDRA COLLINS INC
	WILLOTT CORP
474	ARKITEKTURA SHOWROOMS INC
500	MIRO MIRO & WEINER
505	BIRMINGHAM VENTURES INC
523	FOOT SOLUTIONS
	POSNER GALLERY

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

WILLITS ST 2005

101	ILLUSIONS BY SHERRI INC
	JAMES SYMINGTON
111	ALIOTO MICHAEL
	ALIOTO, MICHAEL
	ANDERSON, MATTHEW L
	ASARO, ANDREW J
	BARNETT, RICHARD K
	BARR, BRIAN
	BENADERET, STEVEN T
	BIRETA, LAWRENCE
	BLANCK, STUART H
	BUDMAN, HELEN W
	CLARK, PHYLLIS A
	CUMMINGS, PETER
	CUNNINGTON, THOMAS W
	DAVIS, MARK W
	DAWES, ALAN
	DOROTHY, GRAEBNER
	DUBRINSKY, MAX M
	ERB, FRED
	FRITZ, BARBARA J
	GILROY, MARCIA K
	GODARD, NICOLE P
	HARRIS, STEVEN J
	HENDERSON, JAMES L
	INTERDISCIPLINARY MEDICAL MGT
	JORDAN, ARTHUR E
	KAPLAN, BRUCE M
	KOLARCHICK, PATRICK A
	KUZIEMKO, CHET F
	MCDONALD, BRUCE E
	MOORADIAN, DENNIS J
	RATTNER, LILIANE R
	RICHIE, LEROY C
	ROCHERT, JUERGEN M
	ROGERS, CHARLES B
	ROSE, ROBERT C
	ROSIN, ROBERT M
	ROSSMAN, KATIE
	SANDWEISS, SHELDON W
	SHORE, NOAH J
	STEINBERG, LEE B
	STEVEN J HARRIS COMMUNICATIONS
	STEVENS, DEREK J
	STYCHNO, NESTOR A
	WEBSTER, MICHAEL E
	WILLITS MARKETING CENTER
115	CAMERON STEAKHOUSE
117	CAMERON MITCHELL RESTAURANTS L
	MITCHELLS FISH MARKET

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

WILLITS ST 2005 (Cont'd)

237	FAB
300	FIRST RGLR BPTST CHRCH & SCTY
	GATEWAY MONTESSORI SCHOOL
376	ROBERT, F
380	OCCUPANT UNKNOWN,
382	NEDERLANDER, RICKI M
412	BERKOV, S M
424	KAUFMAN, STUART M
448	OCCUPANT UNKNOWN,
468	HODGSON, DEREK F
487	MILLER-SHAW BUNNY MSW BCD
	MILLER-SHAW, BERNETTA
488	JACOB, ANDREW C
504	SIGL, ANDREAS
520	OCCUPANT UNKNOWN,
532	CITRIN, ROBERT M

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N OLD WOODWARD AVE 2000

191	COHEN, ALLEN
	REITZ, GRAYDON
237	SCHUMACHER, C
255	LEWIS, HILL
280	BEAUDOEN, R
	BLAESING, LOIS C
	CARLSEN, MARION H
	CLARK, JOHN N
	DUBIN, MORRIE L
	DUBRINSKY, M
	FLOREK, M
	HOUGH, DAVID R
	HOWLETT, C
	MICHAELS, MELODEE A
	PELTON, H
	SERLING, M
	SOSNICK, D
350	FELDMAN, SHARON M
369	BROWN, ANTHONY S
371	OCCUPANT UNKNOWN,
373	CODY, F K
380	AMISS, LEWIS T
	BANKS, SHARON A
	BATEY, T
	CHAPLA, J M
	COHEN, E
	FORD, RODNEY K
	FREILICH, SHELDON L
	FRIEDMAN, H
	GLUSKI, J
	KURVI, ANNIKKI A
	MATLEN, TERRY A
	PARKER, SANDRA W
	PINGITORE, TAMMY M
	ROWLAND, JANE
	RUBY, BRIAN D
	SCHOUTEN, J
	VALENTINE, NATALIE M
	WEINBERG, LANCE M
	WILLIAMS, J
	WILLS, ROBERT M
	YOCHIM, WILLIAM A
	YONKEE, MARY P
381	BRADICK, D G
385	OCCUPANT UNKNOWN,
389	GORDON, ABRAHAM S

Target Street	Cross Street	Source
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N WOODWARD AVE 2000

237	ABOODY-KERR ASSOCIATES
	IMMIGRATION LAW CENTER
	KOLASA LAWRENCE F
	PITA CAFE OF BIRMINGHAM
	VALUE VANTAGE HEALTH PLAN LLC
265	FIGARO
275	ETHAN ALLEN INC
280	BARNETT RARITIES CORPORATION
	BERMAN LEON E MD
	BIRMINGHAM VISION CARE INC
	BLASING LOUIS C PC
	BLOOMFIELD FINE ART GALLERY
	CANTON I LTP
	CANTON ONE LLC
	D RESTAURANTS INC
	DHS MANAGMENT COMPANY LLC
	EUROPEAN FACIAL STUDIO INC
	FAHNESTOCK & CO INC
	FIDELITY BROKERAGE SERVICES
	FINANCIAL ADVISORS INC
	GETSOFF MICHAEL T
	GIFFORD KRASS GROH SMIEREC
	GOODMAN PHILIP J PC
	HIDDEN GLEN APARTMENTS CANTON
	HOMECORP LLC
	HOWLETT CHRIS MD
	J & E COMMUNITY HOMES LTD
	J G FINANCIAL MANAGEMENT SVC
	LOIZON LOIZOS JOHN W ARCH
	LOIZON-LOIZOS JOHN W ARCHITEC
	MFL LLC
	PALLADIN GROUP INC
	REAL ESTATE INVESTMENT ASSOC
	ROSSETTI ASSOCIATES INC
	SAND BAR
	SERLING MICHAEL B PC
	WASHTENAW COMMERCIAL LAND INV
	WEISS ROBERT M
344	ABC FUNDING CORP
	RAYMOND JAMES & ASSOCIATES
	SULLIVAN & ASSOCIATES INC
	THREE FRTY FOUR N WDWARD ASSOC
350	ASSOCIATES OF BIRMINGHAM INC
	BIRETA COMPANY INC
	EVS INC
	HENRY FORD HEALTH SYSTEM
	INTERNATIONAL MERGERS & ACQUIS
	RDM HOLDINGS LTD
380	4-D PHARMACY MGT SYSTEMS
	480 PIERCE ASSOC LTD PART

Target Street	Cross Street	Source
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N WOODWARD AVE 2000 (Cont'd)

380	ALTERNATIVE FUTURES INC
	ASSOC PSYCHOTHERAPISTS P
	AVENIR GROUP INC
	AVENIR INC
	BRENTWOOD GROUP LTD
	CENTER FOR PER GRWTH DVELOPMEN
	CREATIVE IDEAS UNLIMITED INC
	FCG ENTERPRISES INC
	FORD RODNEY K ACSW BCD
	GEM RESEARCH LABORATORY INC
	GOOD GLENN E
	HENDERSON MELINDA PHD
	JAMISON MANAGEMENT COMPANY
	JIMCAM A MI CO PARTNERSHIP
	JIMCAM INC
	JOHN F SCHAEFER ESQ
	KEYSTONE MANAGEMENT COMPANY
	KNIGHT PRESCRIPTION SERVICES
	KNIGHT SERVICE CO INC
	LANCE INVESTMENT CO
	MIDDLEMARKET CAPITAL MGT CO LC
	NOVECK DANIEL
	PACIFIC ADVISORY SVCS INC
	PREPAID COMMUNICATIONS SVC LLC
	STAHL ASSOC INC
	UNIVERSITY GROUP INC
	VAUGHAN VILLAGE MOBILE HOME
	WILLIAMS WILLIAMS RUBY
	WILLS ROBERT M ACSW
430	DIGITAL DETROIT LLC
	OK HARRIS WORKS OF ART
450	SHAH SHOBHA MD
460	JOHN THOMAS MAYFAIR INSUR AGCY
470	BANDER GUNS & AMMO
	RED SALON
	SANDRA COLLINS INC
	TOCCALINO COSMETIC STUDIO
474	ARKITEKTURA SHOWROOMS INC
505	BIRMINGHAM VENTURES INC
525	SAROKI VCTOR ASSOC ARCHTCTS PC

Target Street	Cross Street	Source
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WILLITS ST 2000

300	FIRST RGLR BPTST CHRCH & SCTY
	GATEWAY MONTESSORI SCHOOL
	TEAM CENTER
380	KUKES, MICHAEL I
382	NEDERLANDER, RITA
412	OCCUPANT UNKNOWN,
424	KAUFMAN, STUART M
448	GOLDMAN, SIDNEY
468	HODGSON, DEREK F
487	MILLERSHAW, B
488	MAYNE, M M
504	CAVANAUGH, PATRICK H
520	REGHANTI, VIOLET J
532	OCCUPANT UNKNOWN,
544	COHEN, ERIC

Target Street	Cross Street	Source
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N WOODWARD AVE 1995

209	CHICAGO SOCIAL CLUB INC
	IN HOUSE ADVERTISING LTD
211	BRIAN KILLIAN & COMPANY INC
	START GALLERY INC
215	MONASEE CORP (NOT INC)
217	LUOMO TUXEDO
233	TOTAL CREATIVE
237	ABOODY-KERR ASSOCIATES
	KAYS IRVING DRAP & BEDSPREADS
	MAGIC LAMP CAFE
	NATIONAL PROGRAMMING SERVICES
	RESIDENTIAL MORTGAGE CORP
	TAYLOR AMIE
	TOTAL CREATIVE
280	ATA ASSOCIATES LTD PARTNERSHIP
	BAINBRIDGE LTD
	BERMAN LEON E MD
	BETTY GRABER MSW
	BIG RAPIDS BLDG CO LTD PARTNR
	BIRMINGHAM VISION CARE INC
	BLOOMFIELD FINE ART GALLERY
	BURL COMPANY THE
	CASTLE PARTNERS LTD PARTNR
	CLINTON MANOR ASSOCIATES
	D RESTAURANTS INC
	DAVID R HOUGH ACW DCW PC
	FAMILY SYSTEMS PC
	FIDELITY BROKERAGE SERVICES
	FINANCIAL ADVISORS INC
	FIRST OF MICHIGAN CORPORATION
	FISHFUN ENTERPRISES INC
	FREIER M L MD PC
	GETSOFF MICHAEL T
	GIFFORD GROH SPRINKLE
	GOODMAN PHILIP J PC
	GORDON MANAGEMENT COMPANY INC
	GRANT MARTIN D
	GRINSTEIN R JWLY & DESIGN INC
	GRUBB & ELLIS COMPANY
	J & E COMMUNITY HOMES LTD
	J G FINANCIAL MANAGEMENT SVC
	LAW OFFICES FRED GORDON PC
	MARGOTS EROPEAN FACIAL STUDIO
	MARKETING CONCEPTS INTL
	MOROF LEE H
	OAKLAND PROPERTIES INC
	R J S PROPERTIES
	R T R OPERATING CORPORATION
	REAL ESTATE FINANCIAL CORP
	REAL ESTATE INVESTMENT ASSN

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

N WOODWARD AVE 1995 (Cont'd)

280	RIDGEWOOD ASSOC LTD PARTNR
	ROGERS LAWRENCE
	ROSSETTI ASSOCIATES INC
	SERLING MICHAEL B PC
	TECHNICAL WRITING AND ENGRG CO
	WASHTENAW COMMERCIAL LAND INV
	WATSON-SWOPE GRPHIC CMMNCTIONS
	WEISS ROBERT M
	WILLIAM BARISH ATY
	WOLFE WARREN E MD PC INC
	WOODS CHARLES J MD PC
	WORDEN & COMPANY INC
308	OSHEA & ASSOCIATES
344	ABC FUNDING CORP
	KOJAIAN MANAGEMENT CORPORATION
	P R JINGOZIAN & ASSOCIATES
	RONEY WILLIAM C & CO
	SULLIVAN & ASSOCIATES INC
	THREE FRTY FOUR N WDWARD ASSOC
350	380 CORPORATION
	BIRETA COMPANY INC
	DAVISON PARK ONE INC
	FAMILY TIME RESTAURANT INC
	GATEWAY COMMERCE CENTER INC
	HENRY FORD HEALTH SYSTEM
	HOFER & BEATTY INC
	MACALOON DONALD J
	METZLER LOCRICCHIO & CO PC
	THE 350 GROUP LLC
	WELLINGTON PLACE APARTMENTS
377	COMPONENT SYSTEMS MANAGEMENT
380	4-D PHARMACY MGT SYSTEMS
	ATLANTIC HOLDINGS INCORPORATED
	AUDLEY GROUP
	BAEUMONT FOUNDATION
	BEAUMONT FOUNDATION (INC)
	BLOCH BROTHERS CORPORATION
	BLOCH REALTY GROUP INC
	BLUESTEIN R H INC
	BRENTWOOD GROUP LTD
	BRIAN REALTY INC
	BROADWAY HOLDINGS INC
	CASCADES VILLAGE LTD PARTNR
	CREATIVE IDEAS UNLIMITED INC
	DR GOOD
	FIRST CNTNTL SCRTS CORP AM
	FULLER REALTY CO
	GEM RESEARCH LABORATORY INC
	GEM RESEARCH REPLACEMENT SVCS
	HENDERSON MELINDA PHD

N WOODWARD AVE 1995 (Cont'd)

380	JAMISON MANAGEMENT COMPANY
	JIMCAM
	JIMCAM A MI CO PARTNERSHIP
	KEYSTONE MANAGEMENT COMPANY
	KNIGHT SERVICE CO INC
	LAND CONCEPTS GROUP
	NOVECK DANIEL
	PINEWOOD CREEK ASSOCIATES
	STAHL ASSOC INC
	TROY MEDICAL PLAZA PHARMACY
	UNIVERSITY GROUP INC
	WILLIAMS SCHFER RUBY WLLAMS PC
430	BETSYM INC
	CENTER FOR PER GRWTH DVELOPMEN
	CONSOLIDATED INDUSTRIAL CORP
	FORBES G H ASSOC ARCHITECTS PC
	KLEIN GALLERIES LTD THE
	OK HARRIS WORKS OF ART
	ROBINSON RICHARD A JEWELRY
	SMART START CONSULTING INC
450	B MD PC CHODORKOFF
	BORNSTEIN MELVIN MD PC
	IRON & METALS RES & DEV CO
	KULISH NANCY PHD
	MILETIC MICHAEL MD
	SPIVAK DON A
460	JOHN THOMAS MAYFAIR INSURANCE
470	BANDER GUNS & AMMO
	GRAY WILLIAM F ASSOCIATES
	SANDRA COLLINS INC
474	ARKITEKTURA SHOWROOMS INC
	KASSABIAN BUILDERS
505	BIRMINGHAM VENTURES INC
	GILES THOMAS V AND ASSOC
523	HAMPTON HOUSE LTD-INTRS ANTIQ

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

WILLITS ST 1995

243	NATIONAL GARAGES
300	FIRST BAPTST CHURCH BIRMINGHAM
380	KUKES & ASSOCIATES INC
382	NEDERLANDER, RITA
412	OCCUPANT UNKNOWNN
424	TOWNSEND, LYNN
448	GOLDMAN, SIDNEY H
468	HODGSON, DEREK F
488	MAYNE, M M
520	REGHANTI, THOMAS J
532	CITRIN, ROBERT M
544	WOODROW WILSON & CROSS INC
	WOODROW, BARRY

Target Street	Cross Street	Source
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N WOODWARD AVE 1992

209	DUKE GALLERY
	IN HOUSE ADVERTISING INC
211	BRIAN KILLIAN & COMPANY INC
215	MONASEE CORP (NOT INC)
217	LUOMO TUXEDO
237	ABOODY-KEER ASSOCIATES
	KAYS IRVING DRAP & BEDSPREADS
	NATIONAL PROGRAMMING SERVICES
	TALBERT DICK & ASSOCIATES
	WZACNY CHRISTOPHER & ASSOC
275	JACOBSON STORES INC
280	ADVICE INC
	AMBER PHOTOGRAPHICS
	ATA ASSOCIATES LTD PARTNERSHIP
	ATTIC SHOP
	BAINBRIDGE LTD
	BERMAN LEON E MD
	BETTY GRABER MSW
	BIG RAPIDS BLDG CO LTD PARTNR
	BIRMINGHAM BEAD STORE
	BIRMINGHAM VISION CARE INC
	BURL COMPANY THE
	CLINTON MANOR ASSOCIATES
	D RESTAURANTS INC
	DENNIS MEIERS PRODUCTIONS
	FAMILY SYSTEMS INC
	FIRST OF MICHIGAN CORPORATION
	FREIER M L MD PC
	GETSOFF MICHAEL
	GIFFOD VN O S S P C
	GORDON MANAGEMENT COMPANY INC
	GREENVILLE COMMERCIAL DEV CORP
	GREG DIETBERG
	GRINSTEIN R JWLY & DESIGN INC
	GRUBB & ELLIS COMPANY
	J & E COMMUNITY HOMES LTD
	J G FINANCIAL MANAGEMENT SVC
	LAW OFFICES FRED GORDON PC
	MARGOTS EROPEAN FACIAL STUDIO
	MARKETING CONCEPTS INTL
	MOROF LEE H
	MULTI-FAMILY PRPRTS ASSOC
	NORTH PNT-LAKEWOOD CLINIC P C
	PARK SHELTON CO
	PONTIAC SHOPPING CENTER DEV
	R J S PROPERTIES
	R T R OPERATING CORPORATION
	REAL ESTATE FINANCIAL CORP
	REAL ESTATE INVESTMENT ASSN
	RICHMOND COMMERCIAL LAND DEV

Target Street	Cross Street	Source
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N WOODWARD AVE 1992 (Cont'd)

280	ROGERS LAWRENCE
	ROSSETTI ASSOCIATES INC
	SERLING MICHAEL B PC
	SHERMAN SHOES INC
	SPECIAL BAKERIES OF MICHIGAN
	TECHNICAL WRITING & ENGRG CO
	TRAYNE INVESTMENT CORPORATION
	TRU-FIT INTERNATIONAL
	TRUE FAUX JEWELRY STORE
	WASHTENAW COMMERCIAL LAND INV
	WATSON-SWOPE GRPHIC CMMNCTIONS
	WILLIAM BARISH ATY
	WOLFE WARREN E MD PC
	WOODS CHARLES J MD PC
	WORDEN & CO INC
	YATES PHYLLIS J PHD
308	OSHEA & ASSOCIATES
322	COMERICA BANK-DETROIT
334	RONEY WILLIAM C & CO
344	HERTZBERG AND GOLDEN PC
	SULLIVAN & ASSOCIATES INC
	THREE FRTY FOUR N WDWARD ASSOC
	WOODWARD SECURITIES CORP
350	380 CORPORATION
	CURRIE ROBERT M PC
	DAVISON PARK ONE INC
	FAMILY TIME RESTAURANT INC
	GATEWAY COMMERCE CENTER INC
	HOFER & BEATTY INC
	LAW OFFICE OF ATTORN
	MACALOON DONALD J
	METZLER LOCRICCHIO & CO PC
	PARCHOC RICHARD G
	PONTIAC TRAIL ASSOC LTD PARTNR
	SALEMAKERS INC
380	4 D PHARMACY MGT SYSTEMS
	AUDLEY GROUP
	BEAUMONT FOUNDATION
	BIG TREES LIMITED PARTNERSHIP
	BLOCH BROTHERS CORPORATION
	BLOCH REALTY GROUP INC
	BLUESTEIN R H
	BRIAN REALTY INC
	BROADWAY HOLDINGS INC
	CASCADES VLG LTD PARTNERSHIP
	CREATIVE IDEAS UNLIMITED INC
	DELTA ASSOCIATES
	DR GOOD
	FIRST CNTNTL SCRTS CORP AM
	GEM RESEARCH LABORATORY INC

N WOODWARD AVE 1992 (Cont'd)

380	JAMISON MANAGEMENT COMPANY
	JIMCAM
	KEYSTONE MANAGEMENT COMPANY
	KNIGHT SERVICE CO
	NOVECK DANIEL
	UNIVERSITY GROUP INC
	UTDC CORPORATION
	WILLIAMS SCHFER RUBY WLLAMS PC
381	TITANUS INC
430	BETSYM INC
	CONSOLIDATED INDUSTRIAL CORP
	FORBES G H ASSOC ARCHITECTS PC
	KLEIN GALLERIES LTD
	OK HARRIS WORKS OF ART
	ROBINSON RICHARD A JEWELRY
	SMART START CONSULTING INC
	YOUNG BROTHERS AND CO INC
450	B MD PC CHODORKOFF
	BORNSTEIN MELVIN MD PC
	IRON & METALS RES & DEV CO
	MILETIC MICHAEL MD
	SAMET NORMAN T MD PC
	SPIVAK DON A
470	BANDER GUNS & AMMO
	COPPER DEVELOPMENT ASSOCIATION
	SANDRA COLLINS INC
474	ADARIA INC
505	BIRMINGHAM VENTURES INC
523	HAMPTON HOUSE LTD-INTRS ANTIQ
525	CONSIGNMENT BROKERS

Target Street	Cross Street	Source
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WILLITS ST 1992

243	NATIONAL GARAGES
300	FIRST BAPTST CHURCH BIRMINGHAM
412	LARK, JOHN K
424	TOWNSEND, LYNN
448	GOLDMAN, SIDNEY H
520	REGHANTI, THOMAS J
532	CITRIN, ROBERT M
544	WOODROW, BARRY

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1985

163 Birmingham Designer Shoe Inc 642-3255
OAKLAND AV BEGINS
165 Portner & Stine P C lwyrs 540-7060
167 Travel Connection Inc travel agcy 540-4944
172 Katy's Hallmark greeting cards 645-1144
176 Comerica Bank-Detroit (Small Business Loan Dept) 644-9885
2dfl Comerica Bank-Detroit (Personal Banking Dept) 644-3903
183 Drakes Jan Garden Cafe restr 642-9808
185 Duke Gallery art gallery 258-6848
188 Comerica Bank (Br) 644-2600
191 Queue Salon & Boutique beauty salon & boutique 642-1848
Bayadere Knits clothing ret 642-2876
Ashton Bailey & Associates booking agts 258-5560
Impact Records regional distribution 258-8933
HAMILTON ROW BEGINS
200 Crowley Milner & Co dept store 647-2000
205 Huston Hardware Co Inc 644-7330
219 Kurth Building apts
Moreland Television Service repr etc 644-8410
237 Kay Building
Floors
1stfl Kay's Irving Draperies & Bedspreads 644-5280
2dfl National Programming Services 646-4708
2dfl Colbert Edward Systems archts 642-7069
237 Wzacny Christopher & Associates Inc archts 642-9641
250 Sanders Fred (Br) confr 646-7828
275 Jacobson's Of Birmingham Inc childrens clothes 644-6900
280 Great American Insurance Building 647-7171
Floors
Level Bloomfield Fine Arts sls of various art objects 645-1132
Level Damoose & Associates int designer 644-3512
Level Penny Jean artist 644-4482
Level Margot Complete European Facial Studio 642-3770
Level Giorgio's Of Birmingham restr 540-7940
280 Steven's Salon beauty shop 646-4123
Weiss Fran Galleries 540-4332
Grinstein Jewelry & Design 647-4414
Michael's Womens Wear boutique 647-7748
Attic Shop Antiques The dlrs & restorers 644-4165
Kopriva Kevin L chiropractor 540-0060
1stfl Galleria Verdi art gallery 540-1270
1stfl Leffler R Thomas Importer Haberdasher & Clothier 642-0548
Merle Norman Cosmetic Salon Of Birmingham 644-2236
Koeppie's restr & catering 642-0632
Birmingham Bead Store 644-7609
Connolly's Jewelers & Silversmiths (Br) 642-7157
Burl The gifts & cards 642-0380
Affiliated Optometrists 646-4777
First Of Michigan Corporation (Br) stock brokerage 647-1400
200 Gordon Management Co Inc property management 647-7171
202 Vacant
205 General Properties Corp real estate 645-2122
205 Rubiner Raymond K realtor 645-2122

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1985

WILLITS ST —FROM 264 N WOODWARD AV WEST

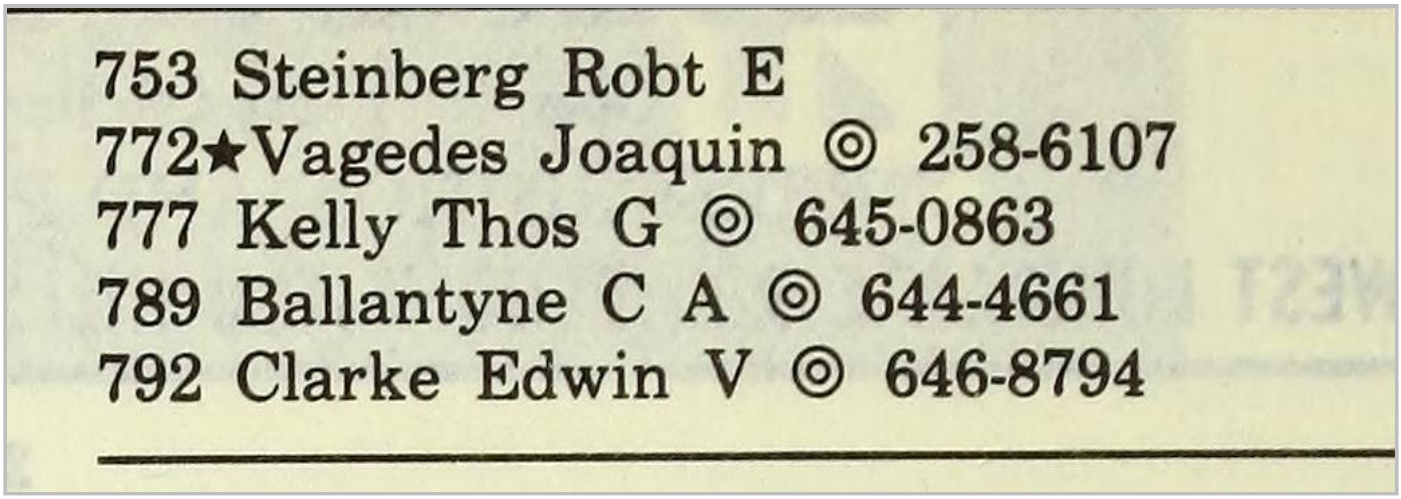
ZIP CODE 48009
N BATES INTERSECTS

3

251 National Garages Inc auto parking 646-4090
N BATES ST INTERSECTS
300 First Baptist Church 644-0550
WARREN CT BEGINS
380 Kukes Michl ◎ 642-4349
382 Nederlander R ◎
N CHESTER ST ENDS
412 Lark John K ◎ 646-8563
424 Townsend L A ◎ 642-0895
448 Stewart I R ◎ 646-0378
468 Seligman Scott ◎ 644-1488
487 Friedman Dean ◎ 540-4367
488★Von Ebeler Lawrence D ◎
504 Koerner Gerlind B Mrs ◎ 647-7450
520 No Return
532 No Return
544 Woodrow Barry E ◎ 647-5632
GREENWOOD ST INTERSECTS
710 Benard Richd E 540-6380
725 Monahan Edw C ◎ 646-0486
727 Vogt W Ogden ◎ 644-1261
729 Blanchard John W ◎ 644-0374
731★Wozniack Richd
733 Oatman Helen S 642-7938
735 Moore L Joseph ◎ 646-5489
752 Breck David F Hon ◎

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1985


753 Steinberg Robt E
772★Vagedes Joaquin ◎ 258-6107
777 Kelly Thos G ◎ 645-0863
789 Ballantyne C A ◎ 644-4661
792 Clarke Edwin V ◎ 646-8794

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1980

167 Bull-Shirt Co The 645-6366
172 Malloy's Hallmark card shop 645-1144
176 National Bank Building 644-8080
176 ROOMS
2dfl Detroit Bank & Trust Mortgage Loan Dept 644-3811
183 Peacock Room shoes 644-9762
188 Detroit Bank & Trust (Br) 644-2600
Detroit Savings Safe Deposit Co (Br) 564-6867
HAMILTON AV BEGINS
200 Crowley Milner & Co dept store 647-2000
205 Huston Hardware Co 644-7330
Rear Huston Hardware Co (Stge)
219 Kurth Building apts
Hurley Donna
Kolestar Sports Wears Inc ofcs 642-1077
233 Continental Imports gifts 644-1230
237 Kay Irving draperies bedspreads 644-5280
Vacant
Colbert Edward Systems archts 642-7069
Ad Centre Productions adv agcy 646-2720
Wzacny Christopher & Associates Inc archts 642-9641
Oberweis Securities Inc full serv discount stk brkge 642-0711
250 Sanders Fred (Br) confr 646-7828
275 Jacobson's Of Birmingham Inc childrens clothes 644-6900
280 Harris Antiques & Weaponry 642-3311

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1980

N WOODWARD AV—Contd

Ross & Seeley Sign Of The Lion int design 644-7750
Tweeny's Cafe restr 644-0050
Koeppie's restr 642-0632
Getsoff Michael Women's Wear 647-7748
Stalker & Boos Inc antiques 646-4560
Attic Shop Antiques The antiques 644-4165
Oakland Obstetrics & Gynecology 642-6026
Leffler Thom Importer Haberdasher & Clothier 642-0548
Merle Norman Cosmetic Salon Of Birmingham 644-2236
Cook Thos (Addn Space)
Charter Mortgage Co Inc 646-9440
Cook Thomas World Travel Service 647-7750
Yvonne's Cuisine A La Carte Ltd 644-0050
Burl The gifts 642-0380
My Favorite Things clo 645-1910
Great American Insurance Company 642-0500
Affiliated Optometrists 646-4777
Vacant
Grinstein Jewelry & Design 647-4414
First Of Michigan Corporation (Br) stock brokerage 647-1400
Wabeek Bldg (Ofc Entrance)
Rooms
200 Leslie Fargo Agency model agcy 645-5606
202 Nickel Agency The Inc ins 644-3700
203 Appleford Robt W lwyr 642-8232
205 Ohio Company The 642-1800
206 Newspaper Advertising Bureau Inc assocs 642-9200
210 Stockwell-Marcuse adv agcy 647-6060
212 Lieberman Helen phys 644-4444
211 Freier Morton L phys 646-1880
213 Mar Aveleas Associates business analyst 646-2700
216 Goldsmith Yaker & Goldsmith lwyrs 645-1260
217 Gifford Van Ophem Sheridan & Sprinkle lwyr 647-6000
218 Shapiro Joan H phys 647-5450
220 Mast Robt T phys
300 Dahlberg Mallender & Gawne lwyrs 642-8232
300 Lillie Charles C lwyr 642-8232
301 Gonzalez R Manuel phys 647-7224
302 Wolter Douglas J phys 644-8533
303 Wolfe Warren E phys 647-2030
304 Owner's Equity Corp mortgage co 645-5091
306 Sherman Shoes ret shoes 642-2600
Sherman Shoes Inc (Business Ofc) 642-2600
307 General Properties Corp brokers inv 645-2122
307 Rubner Raymond K realtor 645-2122
310 Zanetti J R Jr lwyr 642-9600
311 Goss Charles B phys 645-5519
312 Lakewood Clinic 645-0022
Great American Insurance Bldg 647-7171

904

WILLITS ST BEGINS
OAKLAND AV BEGINS
305 Jacobson's Galleria furn 644-6900
315 Jacobson's Galleria (Addn Space)
322 Detroit Bank & Trust (Woodward-oakland Br) 647-1313
325 Jacobson's Home Decorative Shop household accessories 644-6900
Jacobson's Of Birmingham Inc men's clothes 644-6900
328 Pierson Interiors int dec 642-1740
340 Schwartz Howard P C lwyr 646-1540
Van Houzen Martin C lwyr 646-1540
345 Municipal Parking 642-6668
352 Gallery Of Homes The 646-5800
369 Brookside Terrace apts
Sanders John W 644-0156
373 Hause Emily Mrs © 647-1797
377 Chesney Michl W 645-2393
381 No Return
385 Hagle N M 647-3108
389 Silcock Kenneth M 642-2689
393 Segall Amelius B 647-7868
397 Hager John
EUCLID AV BEGINS
430 Samuels Edw tailor 646-4711
Cicchini Paul tailor 646-0535
American Industries Inc petroleum equip 646-3730
Consolidated Industrial Corp mfg plastic prod 647-3337
Brashear Conley & Tangora lwyrs 647-5990
Copper Development Association Inc mkt research 642-6980
Broomfield Wm S Congressman ofc 642-3800
Sackner Products Inc 644-0982
Johnston & Lewis Inc ins 646-4000
Candler Julie & Assocs pub relations wrtr 646-4566
Boghosian John lwyr 647-1450
Schoen Mary wrtr
450 Nern & Alfs lwyrs 644-2015
Chodorkoff Bernard phys 645-1088
Bornstein Melvin phys 642-3343
Gendernalik David R phys 645-2790
Samet Norman T phys 642-3236
Murphy Thos lwyr 647-5666
460 Vacant
470 Four Seventy North Woodward Building
Goldberg Stuart J (Ofc)
Horizon Business Forms 642-9699
Snellings Herbert G Consulting Engs 644-2539
Cline W R Associates mfg rep 642-2526
Don Ross Associates advertising & graphic design 644-1133
Transcript Typing Splsts 644-0677
Faulkner & Associates event promotion & group sls 646-0288
Mister Reporter ct reporting 644-0670
Interstate Professional Services Inc consultant financial 642-7670
Stacks Howard R Jr cpa 645-5662
Columbia Export Packers Inc 642-4511
Pacernick David P lwyr 645-5585
Bannon Marvin I lwyr 645-5585
Gray Wm F Associates mfr rep 645-1336
Vacant
Asian Resources Corp energy sys 646-6695
Yu W W Engineering consulting eng 646-6695
Oriental Marketing Co Ltd imports 646-6695
Vacant
Dick Hirn Advertising advertising 647-8050
Advertising One Inc 647-8050
474 Kassabian Builders contrs 644-1200
Glenn-Wood Terrace Corp 644-1200
RAVINE RD BEGINS
HARMON AV BEGINS
511 Royce Realty Inc real estate 645-6150
523 Hampton House The int-antiques 645-2433

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1980

WILLITS ST —FROM 264 N WOODWARD AV WEST

P O BIRMINGHAM MICH
ZIP CODE 48009

3

243 National Garages Inc auto parking
646-4090
N BATES ST INTERSECTS
300 First Baptist Church 644-0550
WARREN CT BEGINS
380 Davidson James
382★Nedlander R 644-8050
N CHESTER ST ENDS
412★Hodge Richd Jr ◎ 644-8446
424 Litt Richd A ◎
448 Stewart Mahlon R ◎ 646-0378
468 Seligman Scott ◎ 644-1488
487 Veinott Hilda Mrs ◎ 645-0587
488 Dale James M ◎ 646-7659
504 Koerner Gerlind B Mrs ◎ 647-7450
520 Graham James H 642-0840
532 Citrin Robt M ◎ 645-9256

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1980

544 Woodrow Barry E ◎ 647-5632
660 White Norman C ◎
GREENWOOD ST INTERSECTS
710 Bramson L K 644-3682
725 Moore Arth E ◎ 642-7876
727 Vogt W Ogden 644-1261
729 Moore Ralph W ◎ 644-2654
731 Luckenbach Margt S Mrs ◎ 644-2377
733 Oatman Helen S 642-7938
735 Pokorny Robt B ◎ 644-7064
752 Breck David F ◎ 646-9268
753 Steinberg Robt E 642-2892
772 Bergeman Ralph V ◎ 647-7618
777 Kelly Thos G ◎ 645-0863
789 Ballantyne C A 644-4661
792 Clarke Edwin V ◎ 646-8794

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1975

167 First Ralph L Office Interiors int dec 646-4180
172 Bodine's Greeting Cards 644-1177
176 National Bank Building MI4-8080
Rooms
201 Vacant
202 Howe Services Inc safety devices 644-8080
Hunter Co The-Realtors 647-7900
183 Peacock Room shoes 644-9762
188 Detroit Bank & Trust (Br) 644-2600
Detroit Savings Safe Deposit Co (Br) 564-6867
HAMILTON AV BEGINS
200 Crowley Milner & Co dept store 647-2000
205 Huston Hardware Co 644-7330
Rear Huston Hardware Co (Stge)
219 Kurth Building apts
Dewey Richd H 644-1220
Belshaw Hannah Mrs 646-5091
233 Fields Faye Boutique ladies ready to wear 647-7830
237 Kay Irving draperies bedspreads 644-5280
American Film House educ & commercial films 642-7050
Steele & Bos Inc archts 642-2773
Wzacny Christopher & Associates Inc archts 642-9641
Tolbert Dick Associates interior design 647-4610
Hansz Thos archt 642-6646
250 Sanders Fred (Br) confr 646-7828
264 Vacant
275 Jacobson's Children Shop 644-6900
280 Merle Norman Cosmetic Salon Of Birmingham 644-2236
Ardel's jwlr repair serv 644-3142
Birmingham Place Hairdressers beauty parlor 646-0001
Cook Thomas World Travel Service travel service 647-7750
Craftique crafts 647-5540
Garelick's Gallery gallery & fine arts 645-2266
Great American Insurance Company 642-0500
International Collectors Gallery ret whol coins stamps sup 647-7135
Imports La Playgirl Inc kath stinson pres 647-6330
Silver Calf The custom jewelry 647-4414
Warner Co wall coverings 646-0465
Wabeek Bldg (Ofc Entrance)
Rooms
200 Wabeek Bldg (Mgrs Ofc) 647-7171
203 Nemer Basil archt 647-6677
205 Breck David F lwyr 646-9393
205 Long Preston & Kinnaird lwyrs 642-2255
205 Preston David M lwyr
205 Polaner Helen M lwyr 645-1122
206 Newspaper Advertising Bureau Inc assocs 642-9200
212 Evans Barbara V lwyr
220 Mast Robt T phys
301 Gonzalez R M phys 647-7224
302 Wolter Douglas J phys 644-8533

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1975

N WOODWARD AV—Contd
304 Lamb Danl J marriage & family counselor 642-0165
306 Unimart International Ltd
312 Lakewood Clinic 645-0022

904
WILLITS ST BEGINS
OAKLAND AV BEGINS
305 Jacobson's Galleria furn 644-6900
315 Jacobson's Galleria (Addn Space)
322 Detroit Bank & Trust (Woodward-oakland Br) 647-1313
325 Jacobson's Home Decorative Shop household accessories 644-6900
Jacobson's Men's Shop 644-6900
328 Fisher E V Jr Interiors Inc furn & gallery design 642-3363
340 Pavey Jess S ◎ 644-2330
345 Municipal Parking 642-6668
352 Tennis News The
360 Cooke Building
1st Fl Vacant
2d Fl Wilson Julian B & Sons Inc bldg contrs 644-8078
339 Brookside Terrace apts
Sanders John W 644-0156
371★Swift Virginia
373 Hause Emily Mrs ◎ 647-1797
377 Chesney Michl W 645-2393
381 Pearson Veora 642-4962
385 Shevitz Nathan 642-9770
389 Barrie Miles H 645-1342
393 Segall Amelius B 647-7868
397 Hager John
EUCLID AV BEGINS
430 Gross Hayim lwyr 644-2033
Fuller T Associates Inc consulting engs 642-9377
Consolidated Industrial Corp management serv 647-3337
Brashear Brashear & Duggan lwyrs 647-5990
Copper Development Association Inc mkt research 642-6980
Broomfield Wm ofc 642-3800
Hartjen & Canavan mfrs agts 644-0982
Johnston & Lewis Inc ins 646-4000
Kidney Foundation Of Mich 646-4508
Candler Julie & Assocs pub relations wrtr 646-4566
Boghosian John lwyr 647-1450
Kinsel-Wiggins Agency genl ins JO6-3945
450 Nern & Alfs lwyr 644-2015
Samet Norman T phys 642-3236
Chodoroff Peter phys 645-1088
Bornstein Melvin phys 642-3343
Wolfe Warren E phys 647-2030
460 Pierce Fred Inc real est 647-1414
470 Four Seventy North Woodward Building
Harrison Geo W III lwyr 645-5585
Barber-Colman Co mach & cutting tools 647-4696
Linton R S Sls mfg rep 642-0308
Creative Coordinators Inc adv & sls promotion 647-6441
International Communication Group mkt 647-3885
Weyerhaeuser (Paper Div) 642-5566
Three Ivory Brothers sls ofc 647-5200
Stacks Howard R Jr cpa 645-5662
Pacernick David P lwyr 645-5585
Bannan Marvin I lwyr 645-5585
Gray Wm S Associates mfr rep 645-1336
474 Kassabian Builders bldg contrs 644-1200
Glenn-Wood Terrace Corp 644-1200
RAVINE RD BEGINS
HARMON AV BEGINS
511 Dickinson Farm Market fruit & vegetable mkt 644-9856
523 Hampton House The int-antiques 645-2433
Lewis Leon H lwyr
526 Little's Colonial Barber Shop 644-9645
528 Greenstone Livernois Corp retail jwlrs 642-2650
532 Squires Wm F dentist 644-3414
534 Ring Herb Distinctive Jewelry 646-5206
535 Childe J Willard ◎ 642-9142
536 Designs With Light Inc lamp sales 642-3255
537★Stevenson R
538 Sheba The imports ladies clo 646-5354
539 Weston Horace L ◎ 646-9060
543 Fowler Alphonsus J ◎ 644-4688
544 John Of Birmingham beauty salon 646-5880
545 Neven Robt P ◎ 647-8780
547 Poellet Violet E Mrs ◎ 642-3386
549 Bogan Ed M
550 Yaw James Gallery (Div Of Studio Of Fine Arts Inc) 647-5470
551 Winter Dorothy Mrs 642-5993
553 Bennett Effie M Mrs ◎
555 Childe John W Jr ◎
568 Morton Jean Botique 642-1322
570 Yarnwinder The knitting supplies-retail 645-5760
571 Hickory Hill Apartments
Elston Irene M Mrs ◎ 646-5210
573 Scharfenberg Audrey J Mrs 645-5099
574 Lamb J A Co speciality adv premiums 644-0800
576 Detroit Building & Realty Co 646-4800
Van Horn Charles J Inc real est 646-2400
Young Commercial Realty 645-5504
577 Formato Irvin I ◎
580 Little Shop Boutique The MI4-9591
Ralph Of Fifth Avenue beauty shop 642-7777
583 Long Laymond E ◎ 642-4132
585 Birkham Alice V Mrs
588 Gach Lewis L dentist 646-3033
593 Mack Thos H real est 642-2720
595 Hess Eliz B Mrs 644-1797
600 Reid Building
Bice Robt O dentist 646-0442
602 Green Howard B dentist 644-3700
604 Gordon Clayton H phys 646-8811
Mc Laughlin John H phys 646-8811
606 Arcari Federico A phys 642-9330
Gibson Peter phys 642-9330
610 Wiant John phys
Reid Building Secretarial & Answering Service 642-3880
Forand Sales Co electronic equip & sups 644-0087
I T T General Controls mfr rep 642-1830
National Machinery Co mfrs agts 647-3456

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1975

WILLITS ST —FROM 264 N WOODWARD AV WEST

P O BIRMINGHAM MICH
ZIP CODE 48009
190 Bany Flowers 644-3360

3

N BATES ST INTERSECTS
300 First Baptist Church 644-0550
WARREN CT BEGINS
380 Volin Joan H Mrs ◎ 646-3065
382 Saslove Joshue ◎ 642-4778
N CHESTER ST ENDS
412 Clark Marie W Mrs ◎ 646-3728
424 Litt Richd A ◎ 642-2855
448 Stewart Mahlon R ◎ 646-0378
468 Davis Robt W ◎ 646-0728
487 Veinott Hilda Mrs ◎ 645-0587
488★Dale James M ◎ 646-7659
504 Koerner Gerlind B Mrs ◎ 647-7450
520 Graham James H ◎ 642-0840
532 Citrin Robt M ◎ 645-9256
544★Woodrow Barry E ◎ 647-5632
GREENWOOD ST INTERSECTS
660 White Isabel Mrs ◎
710 Armstrong John ◎ 645-5329
725 Gehrke Ruth A Mrs ◎ 647-6707
727 Smith Linn C 644-6057
729 Moore Ralph W ◎ 644-2654
731 Luckenbach Margt Mrs ◎
733 Warner Clarissa Mrs 642-6358
735 Blackwood Fred H 646-1332
752 Breck David F 646-9268
753★Mitchell John H ◎ 644-7276
772 Bergman Ralph ◎ 647-7618
789 Ballantyne C Amy Mrs ◎ 644-4661
792 Clarke Edwin V ◎ 646-8794

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1970

N WOODWARD AV—Contd
1 Kallio Aline
2 De Los Rios Alberto C 644-4518
3 Gringbergs Ingrid 647-0196
4 Ferrigno Robt C 646-8876
167 Eastin's Of Birmingham ofc sup 646-4180
172 Bodine's greeting cards 644-1177
176 National Bank Building MI4-8080
Rooms
201 Beuthien Wm J dentist 644-6745
202 Howe Services Inc safety devices 644-8080
183 Peacock Room shoes 644-9762
188 Detroit Bank & Trust (Br) 644-2600
Detroit Savings Safe Deposit Co (Br) 564-6867
HAMILTON AV BEGINS
200 Demery's Inc dept store 647-2000
205 Huston Hardware Co 644-7330
Rear Huston Hardware Co (Stge)
219 Kurth Building apts
Dewey Richd H 644-1220
Belshaw Hannah Mrs 646-5091
233 Fields Faye Boutique ladies ready to wear 647-7830
237 Kay Irving draperies bedspreads 644-5280
250 Sanders Fred (Br) confy 646-7828
264 Demery's (Parking Lot)
275 Jacobson's Children's Shop 644-6900
Jacobson's Toyland 644-6900
WILLITS ST BEGINS
OAKLAND AV BEGINS
305 Jacobson's Galleria furn 644-6900
315 Jacobson's Beauty Salon 646-3511
322 Detroit Bank & Trust (Woodward-oakland Br) 647-1313
325 Jacobson's Home Decorative Shop household accessories 644-6900
Jacobson's Men's Shop 644-6900
328 Pupko's Ben Store draperies 644-5646
340 Pavey Jess S antiques ◎ 644-2330
345 National Garages Inc (Park & Shop Service No 5) 646-4090
352 Phares J S Associates industrial designer 654-9194
360 Cooke Building
1stfl Vacant
2dfl Wilson Julian B & Sons Inc bldg contrs 644-8078
Windmill Press Inc printing serv
369 Brookside Terrace apts
Sanders John W 644-0156
371 Redmond Dennis L 642-4364
373 Gladue Carol A Mrs 642-0285
377 Buick Henry W 642-9628
381 Lewis Frances M 646-5409
385 Shevitz Nathan 642-9770
388 Absolute Zero Coffee House The 644-9709
389 Vernon J P 642-4247
393 No Return
397 Godfrey Frances Mrs 647-4782
EUCLID AV BEGINS
430 Bander Paul A Real Estate Investments Inc 646-3555
Champion Papers Inc paper mfg 644-5852
Consolidated Industrial Corp management serv 647-3337
Copper Development Assciation Inc mkt research 642-6980
Sackner Products mfrs agts 644-0982
Hartjen & Canavan mfrs agts 644-0982
Johnston & Lewis ins 646-4000
Charllane Corp mfg agcy 642-7216
Mc Hugh & Hoffman Inc tv & adv consultants 644-9200
Boghosian John lwyr 647-1450
450 Nern & Alfs lwyr 644-2015
Alfs Alf W lwyr 644-2015
Nern Wm F lwyr 644-2015
Stanley Robt Associates Inc design & marketing consultant 647-5550
Tierney Thos D phys 646-0730
Wolfe Warren E phys 647-2030
460 Pierce Fred Inc real est 647-1414
470 Four Seventy North Woodward Building
Barber-Colman Co mach & cutting tools 647-4696
Walsh-James & Wasey Co realtors 644-6500
Josten's Inc jwlry mfr 642-1420
Ducker Research Co mkt 644-0086
Roeser Carlton S lwyr 642-5200
Fidelity Business Consultants business consultant 645-5585
June Equipment Sales sls conveyors 646-7200
Kelly Insurance Agency 644-5040
Stacks Howard R Jr acct 645-5662
Pacernick David P lwyr 645-5585
Bannon Marvin J lwyr 645-5585
474 Kassabian Builders bldg contrs 644-1200
RAVINE RD BEGINS
HARMON AV BEGINS
511 Murphy's Service Station gas sta 644-7322
523 Wieland's Interiors int dec 644-2530
526 Little's Colonial Barber Shop 644-9645
528 Head West Inc 642-0436
532 Squires Wm F dentist 644-3414
534 Ring Herb Distinctive Jewelry 646-5206
535 Childe J Willard ◎ 642-9142
536 Fine Arts Gallery art gallery 647-5470
537 Shook Edith N 647-0274
538 Ferguson's (Br) women's clo 647-1181
539 Weston Horace L ◎ 646-9060
543 Fowler Alphonsus J ◎ 644-4688
544 John Of Birmingham beauty salon 646-4434
545 Neven Robt P ◎ 647-8780
547 Poellet Violet E Mrs ◎
549 Jackson Dorothy B Mrs ◎ 642-5134
550 Mademoiselle Town & Country women's clo 642-5600
551 Margrave Eleanor K Mrs 642-0174
553 Bennett Effie M Mrs ◎
555 Childe John W ◎ 647-2518
568 Forster Laidlaw Flowers & Gifts 647-3000
570 Abby's children shop 647-1499
571 Hickory Hill Apartments
Elston Irene M Mrs ◎ 646-5210
573 Eaton Robt J 642-5943
574 Lamb J A Co speciality adv premiums 644-0800
Paraphernalia Corp (Br) womens clo 642-4940
575 Zeliff Mae C Mrs ◎ 647-8829

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

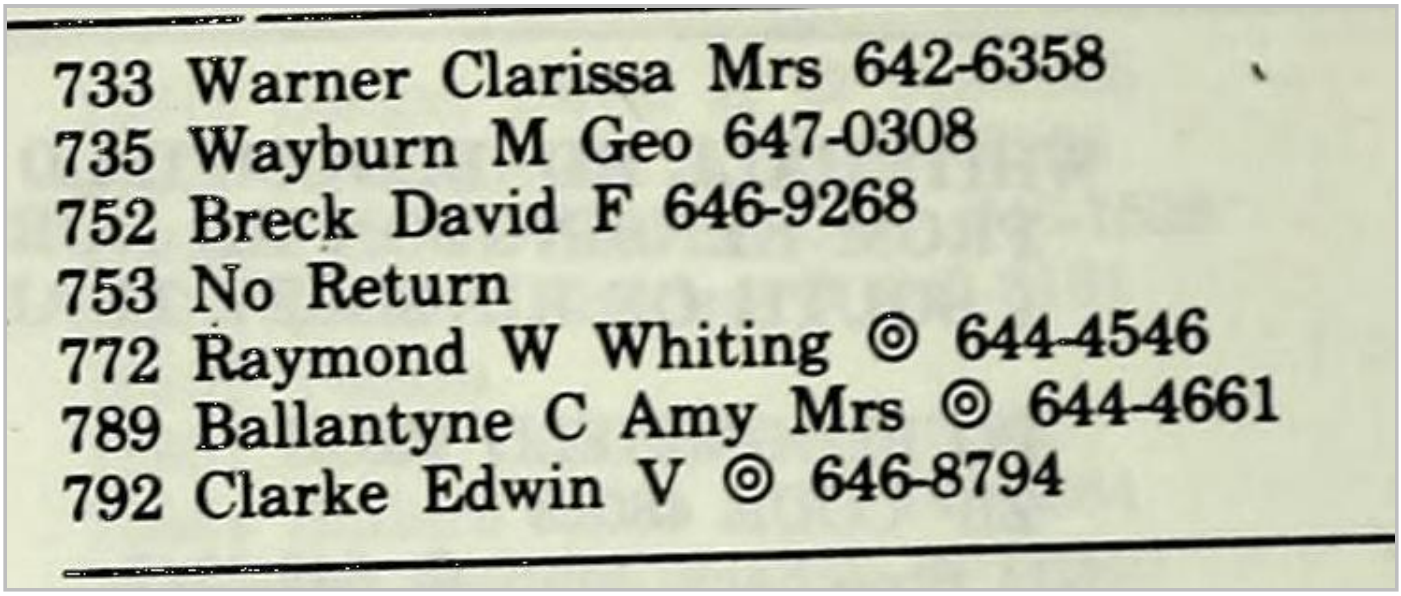
WILLITS ST 1970

WILLITS ST —FROM 264 N WOODWARD AV WEST

P O BIRMINGHAM MICH
ZIP CODE 48009
190 Bany Flowers 644-3360
N BATES ST INTERSECTS
300 First Baptist Church 644-0550
WARREN CT BEGINS
380 Luckenbach Carl F ◎ 642-6092
382 Fisher Everett E ◎ 642-8164
N CHESTER ST ENDS
412 Clark Mary W Mrs ◎ 646-3728
424 Luckenbach Owen A ◎ 644-2377
448 Stewart Mahlon R ◎ 646-0378
468 Davis Robt W ◎ 646-0728
487 Kegel Wm E ◎ 644-6213
488 Melzow Geo ◎
504 Koerner Karl F ◎
520 Graham James H
532 Adams Wm G ◎ 642-9228
544 Hall John E ◎ 644-3589
GREENWOOD ST INTERSECTS
660 White Norman C ◎
710 Etter Robt W ◎ 646-0658
725 Gehrke Ruth Mrs ◎ 647-6707
727 Smith Linn C 644-6057
729 Moore Ralph W 644-2654
731 Halsted Josephine H Mrs 646-9682

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1970



733 Warner Clarissa Mrs 642-6358
735 Wayburn M Geo 647-0308
752 Breck David F 646-9268
753 No Return
772 Raymond W Whiting ◎ 644-4546
789 Ballantyne C Amy Mrs ◎ 644-4661
792 Clarke Edwin V ◎ 646-8794

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1965

136 Warfield Paint Co MI 4-0910
145 Nan's Hat Shoppe MI 4-2412
152 Harrison Luggage & Leather Goods MI 6-8088
162 Connolly's Jwlrs 646-4293
163 Acme Quality Paints Inc (br) MI 4-8500
165 **Apartments**
1 Kallio Aline
2 DeLosRios Alberto 644-4518
3 DeLosRios Mari D 644-4518
4 Hamasaki Kaitaro MI 6-1109
Street continued
167 Gregory Mayer & Thom Co ofc sups MI 6-4180
172 Bodine's greeting card shop MI 4-1177
176 **National Bank Building** MI 4-7474
Rooms:
201 Buethien Wm J dentist MI 4-6745
202 No return
203 Howe Servs Inc safety devices MI 4-8080
208 Sun Life Assurance Co of Canada MI 4-5040
Colgrove L E Lbr Co whol
Kelly Ins Agcy MI 4-5040
Street continued
183-87 Peacock Room shoes MI 4-9762
188 Detroit Bank & Trust Co (br) MI 4-2600
Detroit Savings Safe Deposit Co (br) JO 4-6867
Hamilton av begins
200-50 Demery's Inc dept store MI 7-2000
205 Huston Hdw Co MI 4-7330
rear Huston Hdw Co (stge)
217-37 **Houston Building apts**
219 Seybold J Wm 646-7476
Dewey Richd H MI 4-1220
233 Vacant
237 Vacant
250 Sander's Restr 646-7828
255 Vacant
264 Demery's (parking lot)

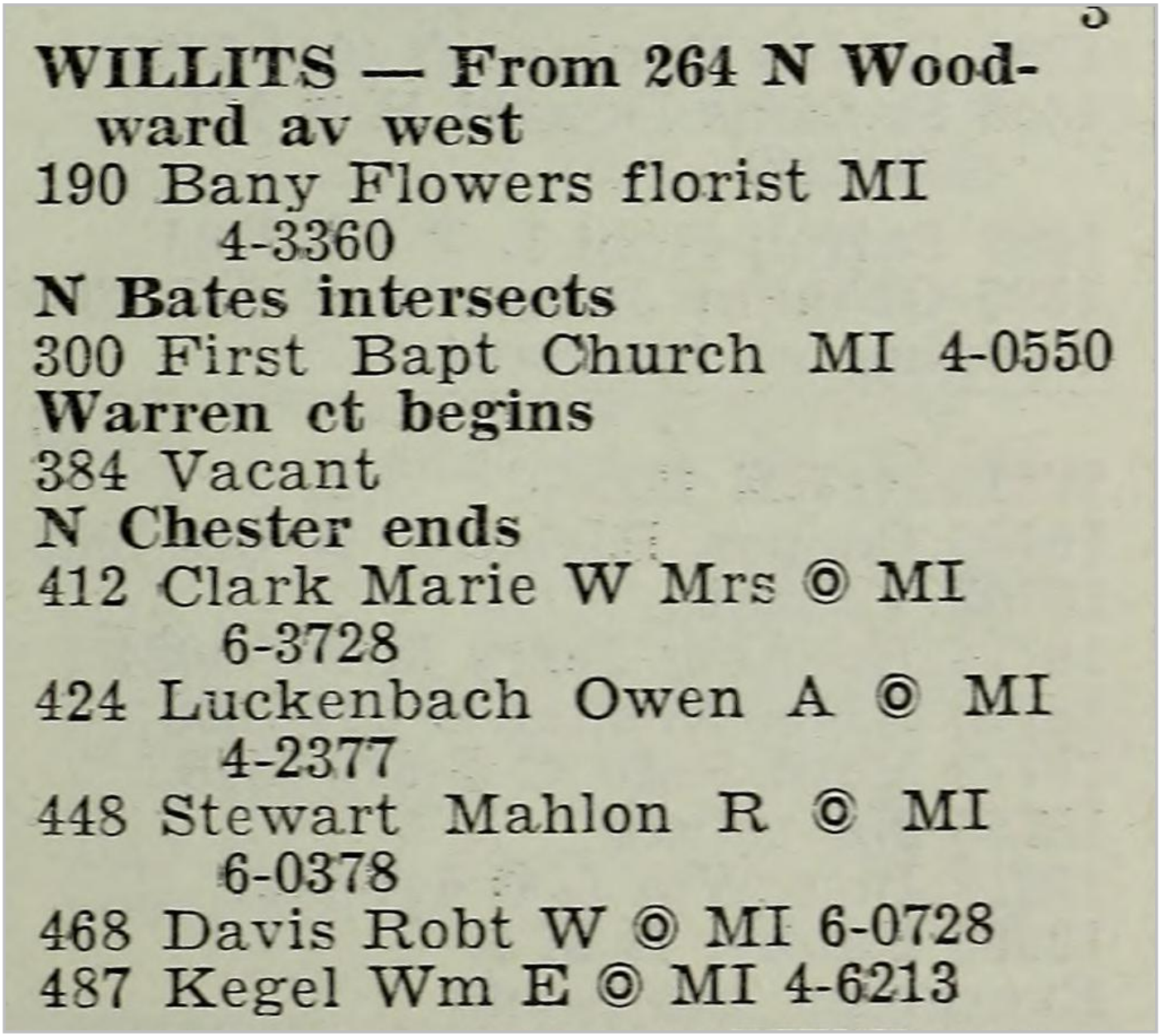
Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1965

Woodward Av N—Contd
275 Jacobson's Children's Shop MI 4-6900
Jacobson's Toyland MI 4-6900
Willits begins
Oakland av begins
305 Jacobson's Men's Shop clo MI 4-6900
315 Jacobson's Beauty Salon MI 6-3511
322 Detroit Bank & Trust Co (Woodward-Oakland br) **MI 7-1313**
325 Jacobson's Home Decorative Shop draperies 644-6900
328 Pupkos Ben Store draperies MI 4-5646
340 Pavey Jess S © antiques MI 4-2330
345 Natl Garages Inc (Park & Shop Serv No 3) MI 6-4090
352 Benedict Clara E © MI 4-3779
360-62 **Cooke Building**
1st fl Birmingham Kitchens Inc MI 6-8566
2d fl Cooke Clare Inc int dec 646-0058
Buell Webster bldg contrs 644-0900
Wilson Julian & Sons bldg contrs MI 4-8078
Street continued
369-97 **Brookside Terrace apts**
369 Sanders John W MI 4-0156
371 Hard Roy J MI 4-0676
373 Etling Mildred R Mrs 644-1421
377 Billings Helen Mrs 644-7821
381 Lewis Frances M MI 6-5409
385 Gardiner Marie E Mrs MI 7-2563
388 Congregational Church of Bham The United Ch of Christ MI 6-4511
389 Brumbaum Kathryn M Mrs MI 4-4435
393 Williams Olive J Mrs MI 6-2182
397 Hargreaves Jeannette B Mrs MI 6-4192
Euclid av begins
430 Johnston & Lewis ins MI 6-5444
Fiduciary Planning Inc investment securities MI 4-9185
Matthews C D Co management serv 647-3337
Storer Broadcasting Co TV Div 647-4500
Hartjen & Canavan mfrs agts 644-0982
450 Schuler Arth lwyr MI 4-5673
Emery Nern & Alfs lwyrs 644-2015
460 Pierce Fred Inc real est MI 7-1414
470 **Four Seventy North Woodward Building**
1st fl Smith Kline & French Labys sls ofc 647-6420
Ducker Research mkt MI 4-0086
Mfrs Life Ins Co (br) MI 4-5200
2d fl Wood Conversion Co wood fibre products MI 6-7310
Barnard McGlynn & Reising patent attys MI 4-8600
Street continued
474 Kassabian Bldrs bldg contrs MI 4-1200
Ravine rd begins
Harmon av begins
511 Murphy's Serv Sta gas MI 4-7322
523 Wieland's Interiors int dec MI 4-2530
526 Little's Colonial Barber Shop 644-9645
527 Wieland's Interiors (stge)
528 Northwestern Mutual Life Ins Co 647-1711
530 Vacant
532 Squires Wm F dentist MI 4-3414
534 No return
536 Franzel Margi Inc (br) women's clo 644-1123
538 Ferguson's (br) women's clo MI 7-1181
544 Gerald's Salon beauty shop 646-4434
550 Roberts Furs MI 6-2266
568 Forster Henry Flowers-Gifts MI 7-3000
570 Young's Clothes Inc children's 649-1499
571-95 **Hickory Hill Apartments**
571 Jackson Billie Mrs MI 6-5745
573 Restrick Mary C Mrs 646-3009
574 Specifications Serv Co blueprints MI 6-7750
Lamb J A Co gifts 644-0800
575 Sellers Grace L Mrs MI 4-2662
576 VanHorn Chas J Inc real est MI 6-2400
Det Bldg & Realty Co real est MI 6-2400
Chicago Inv Corp real est MI 6-2400
Kirkway Inv Co real est MI 6-2400
577 Emery Eliz R Mrs MI 6-4576
580 Ralph of Fifth Av beauty shop MI 4-9591
583 Sevens John MI 7-6826
585 Robinson Elsie Mrs 646-2980
588 Gach Lewis L dentist MI 6-3033
593 Hess Eliz B Mrs MI 4-1797
595 Curtis Edna T Mrs MI 4-9092
600-50 **Reid Building**
Rooms:
600 Bice Robt O dentist 646-0442
602 Vacant
604 McLaughlin John H phys MI 6-8811
Gordon Clayton H phys MI 6-8811
606 No return

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1965



WILLITS — From 264 N Woodward av west

190 Bany Flowers florist MI 4-3360

N Bates intersects

300 First Bapt Church MI 4-0550

Warren ct begins

384 Vacant

N Chester ends

412 Clark Marie W Mrs © MI 6-3728

424 Luckenbach Owen A © MI 4-2377

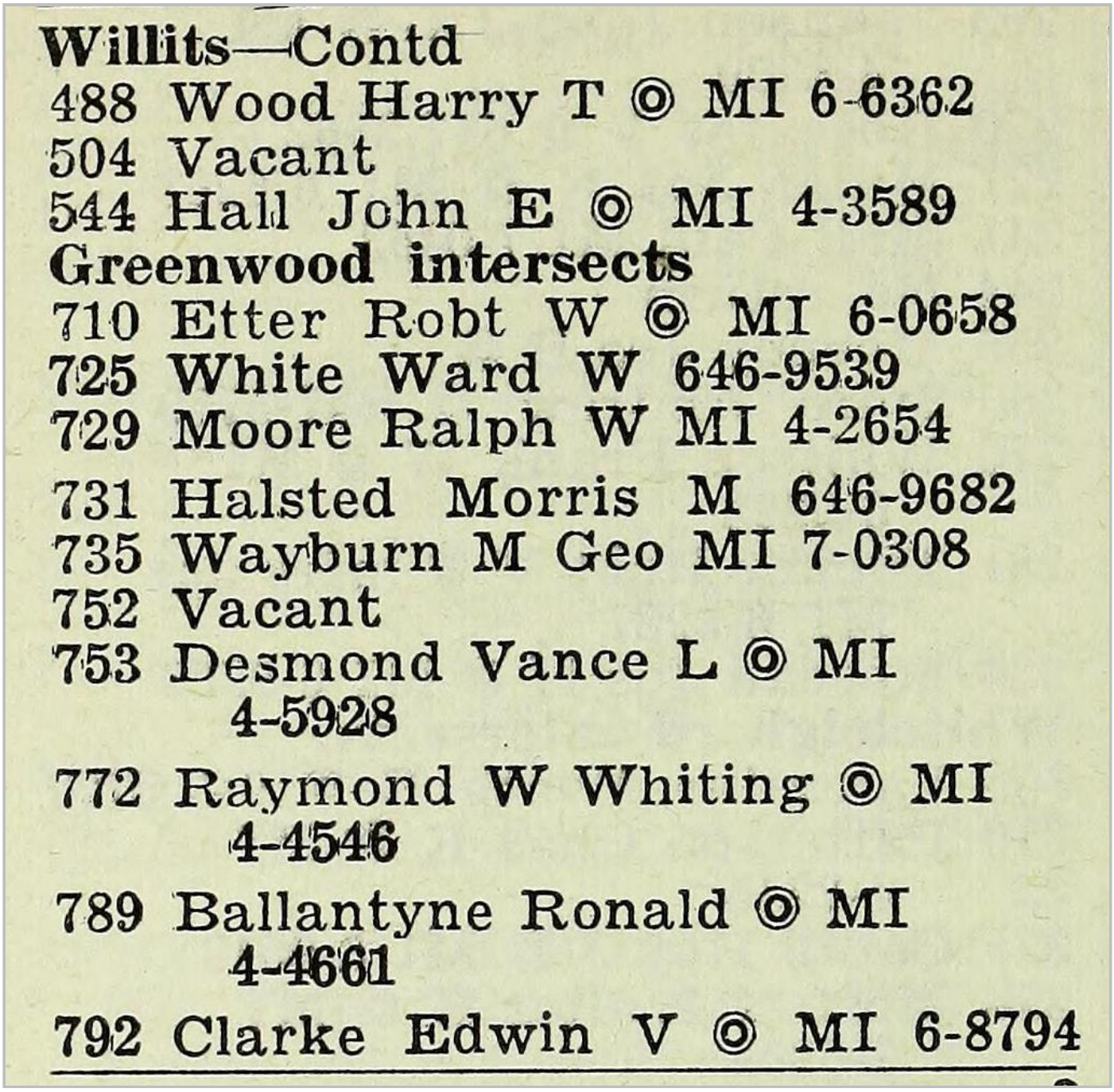
448 Stewart Mahlon R © MI 6-0378

468 Davis Robt W © MI 6-0728

487 Kegel Wm E © MI 4-6213

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1965



Willits—Contd

488 Wood Harry T © MI 6-6362

504 Vacant

544 Hall John E © MI 4-3589

Greenwood intersects

710 Etter Robt W © MI 6-0658

725 White Ward W 646-9539

729 Moore Ralph W MI 4-2654

731 Halsted Morris M 646-9682

735 Wayburn M Geo MI 7-0308

752 Vacant

753 Desmond Vance L © MI 4-5928

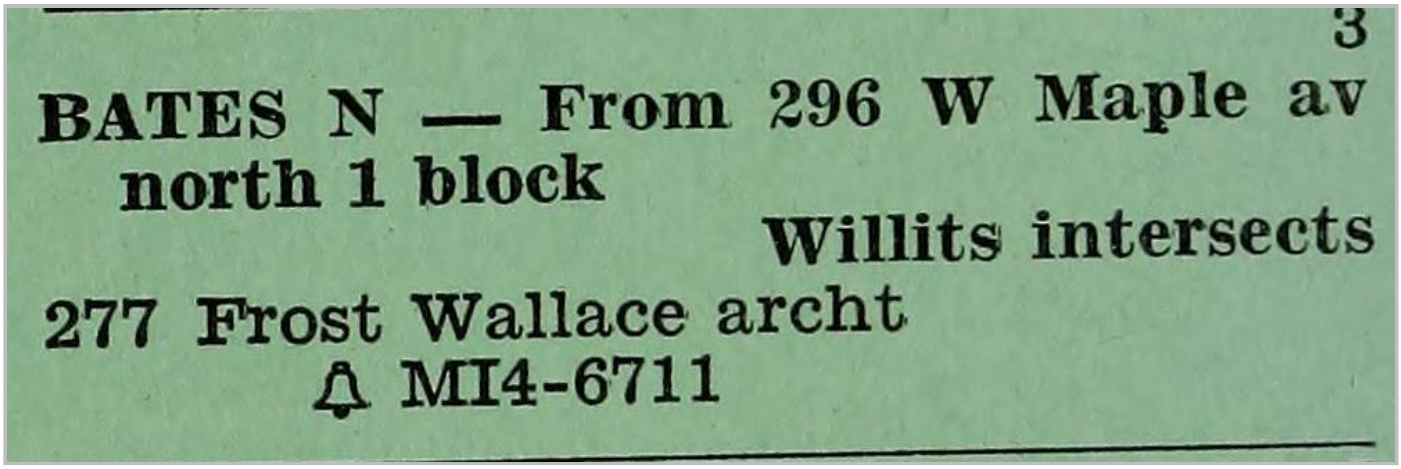
772 Raymond W Whiting © MI 4-4546

789 Ballantyne Ronald © MI 4-4661

792 Clarke Edwin V © MI 6-8794

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

N BATES ST 1960



Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1960

WOODWARD AV N—Contd
Bruni Building—Contd
5 Hausler Werner
6 Sanders Esther M
7 Maksimovich Ray
8 McPherson Ernest G
Δ MI6-5599
9 Bilodeau Elphege J
Δ MI4-5787
10 Wahl Genvieve L Mrs
Δ MI4-9498
11 Hanna Jack Δ MI6-8211
Street continued
135 Wilson Building
Rooms:
1 Falway Ins Agcy Δ MI4-7803
S & K Agcy adv Δ MI6-8422
2 Finance Sys of Oakland County collns Δ MI6-5200
Credit Management Serv
Δ MI6-5200
4 Snellings Herbert G consulting eng Δ MI4-2539
Street continued
136 Warfield Paint Co Δ MI4-0910
145 Nan's Hat Shoppe Δ MI4-2412
152 Birmingham Edw Δ MI4-7524
162 Hawthorne Elec Co appls
Δ MI4-2200
163 Acme Quality Paints Inc (br)
Δ MI4-8500
165 Apartments
1 Kallio Aline
2 Korab Azar
3 Akyavash Erol
4 Bellos Thos P Δ MI4-8195
Street continued
167 Gregory Mayer & Thom Co ofc sups Δ MI6-4180
172 Bodine's Greeting Cards
Δ MI4-1177
176 National Bank Building
Rooms:
201 Beuthien Wm J dentist
Δ MI3-6745
202 Vacant
203 Bham Finance Co Δ MI6-3350
204 Howe Inc (ofc) Δ MI4-8080
205 Ziegler Cooperage Co (ofc)
Δ MI4-8477
206-07 Howe Services Inc safety devices Δ MI4-8080
208 Sun Life Assurance Co of Canada Δ MI4-5040
Colgrove L E Lbr Co whol
Kelly Ins Agcy Δ MI4-5040
Street continued
183-87 Vacant
188 Detroit Bank & Trust Co The
Δ MI4-2600
Det Savings Safe Deposit Co (br) Δ JO4-6867
191 Vacant

Hamilton av begins

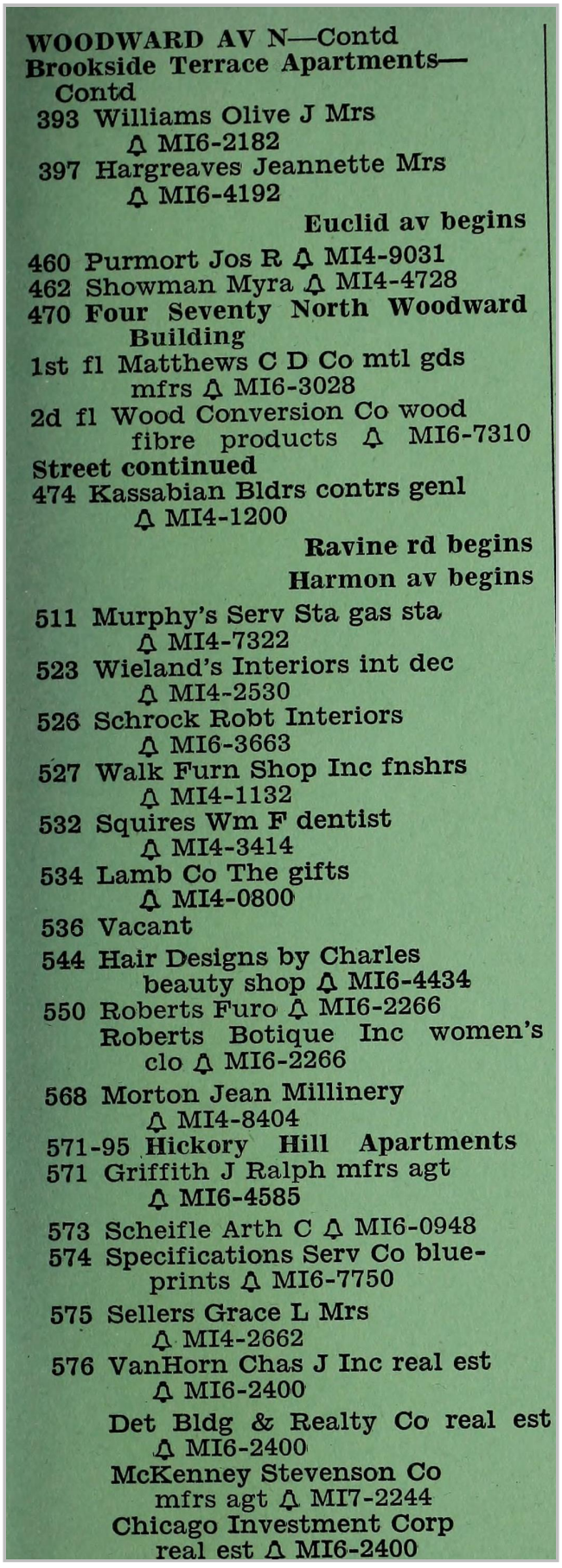
200-50 Demery's dept store
205 Huston Hdw Co Δ MI4-7330
rear Huston Hdw Co (stge)
217-37 Houston Buildings Apartments
219 Dewey Richd H Δ MI4-1220
Kearns Mike
Jennings Minnie R Mrs
Δ MI6-2435
233 Mulholland F J Co dept store
Δ MI4-9111
237 Apartments
1 Burns Edna F Mrs
Δ MI6-6388
2 Lanz Marguerite Mrs
Δ MI6-7053
3 McFadden Donna A
Δ MI6-8704
4 Petersen Beulah Mrs
Δ MI4-9455
Street continued
255 Burr Herbert Shoes
Δ MI4-7720
264 Bham Auto Serv gas sta
Δ MI4-6767
275 Jacobson's Children's Shop
Δ MI4-6900
291 Kurowski John J gro
Δ MI4-4087

Willits begins
Oakland av begins

305 Murray Arth School of Dance
Δ MI6-0500
308 Vacant
315 Jacobson's Beauty Salon
Δ MI6-3511
324 Vacant
325 Jacobson's Home Decorative Shop draperies Δ MI4-6900
332 Beck Clns Inc Δ MI6-4740
Beck John P
340 Pavey Jess S ⓞ antiques
Δ MI4-2330
345 Natl Garages Inc (Park & Shop Serv No 3) Δ MI6-4090
351 Republican Committee of Oakland County Δ MI6-8414
Republican Finance Committee of Oakland County
Δ MI6-8416
Holmes John E lwyr Δ MI7-2828
352 Benedict Clara E ⓞ
Δ MI4-3779
360-62 Cooke Building
1st fl Birmingham Kitchens Inc Δ MI6-8566
2d fl Cooke Clare Decorating Inc pntrs Δ MI6-0058
Pulte Wm S Inc bldg contrs
Δ MI6-0105
Wilson Julian & Sons bldg contrs Δ MI4-8708
361 Farris John C Δ MI6-7040
Bloomfield Art Assn Δ MI4-0866
Mitchell Virginia M Mrs
Δ MI6-2383
369-97 Brookside Terrace Apartments
Sanders John W Δ MI4-0156
Apartments:
371 Hard Roy J Δ MI4-0676
373 Etling Mildred R Mrs
Δ MI6-2498
377 Billings Helen Mrs
Δ MI4-7821
381 Gorman John J
385 Gardiner Marie E Mrs
Δ MI7-2563
388 Congregational Church of Bham The Δ MI6-4511
389 Brumbaum Kathryn M Mrs
Δ MI4-4435

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1960



WOODWARD AV N—Contd
Brookside Terrace Apartments—Contd
393 Williams Olive J Mrs
MI6-2182
397 Hargreaves Jeannette Mrs
MI6-4192
Euclid av begins
460 Purmort Jos R MI4-9031
462 Showman Myra MI4-4728
470 Four Seventy North Woodward Building
1st fl Matthews C D Co mtl gds mfrs MI6-3028
2d fl Wood Conversion Co wood fibre products MI6-7310
Street continued
474 Kassabian Bldrs contrs genl
MI4-1200
Ravine rd begins
Harmon av begins
511 Murphy's Serv Sta gas sta
MI4-7322
523 Wieland's Interiors int dec
MI4-2530
526 Schrock Robt Interiors
MI6-3663
527 Walk Furn Shop Inc fnshrs
MI4-1132
532 Squires Wm F dentist
MI4-3414
534 Lamb Co The gifts
MI4-0800
536 Vacant
544 Hair Designs by Charles beauty shop MI6-4434
550 Roberts Furo MI6-2266
Roberts Botique Inc women's clo MI6-2266
568 Morton Jean Millinery
MI4-8404
571-95 Hickory Hill Apartments
571 Griffith J Ralph mfrs agt
MI6-4585
573 Scheifle Arth C MI6-0948
574 Specifications Serv Co blue-prints MI6-7750
575 Sellers Grace L Mrs
MI4-2662
576 VanHorn Chas J Inc real est
MI6-2400
Det Bldg & Realty Co real est
MI6-2400
McKenney Stevenson Co mfrs agt MI7-2244
Chicago Investment Corp real est MI6-2400

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1960

WILLITS—From 264 N Woodward av west to Overbrook dr

190 Bany Flowers florist
MI4-3360

N Bates intersects

300 First Baptist Church
MI4-0550

Warren ct begins

384 Lewis Wm B MI7-2171

N Chester ends

412 Clark Marie W Mrs ◎
MI6-3728

424 Luckenbach Owen A ◎
MI4-2377

448 Stewart Mahlon R ◎
MI6-0378

468 Davis Robt W ◎ MI6-0728

487 Kegel Wm E ◎ MI4-6213

488 Wood Harry T ◎ MI6-6362

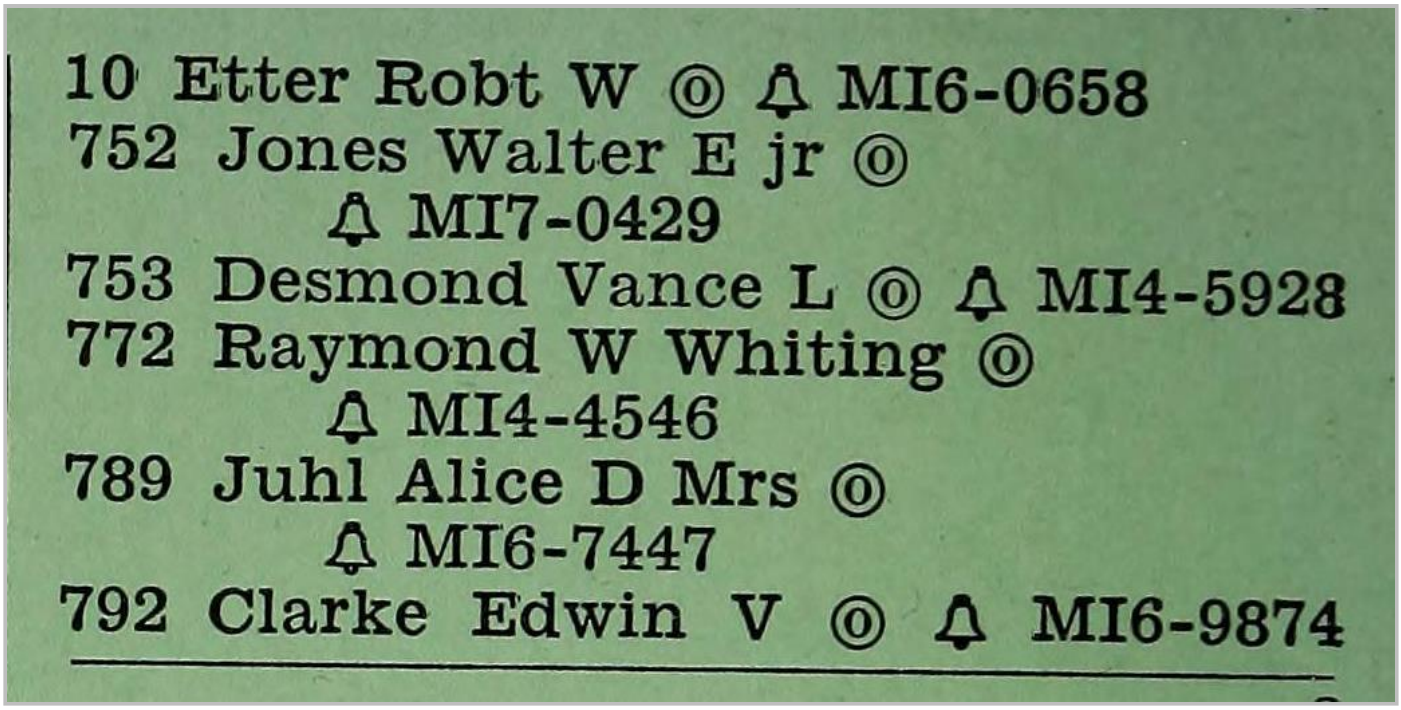
504 Wiley Geo S ◎ MI4-3182

544 Hall John E ◎ MI4-3589

Greenwood intersects

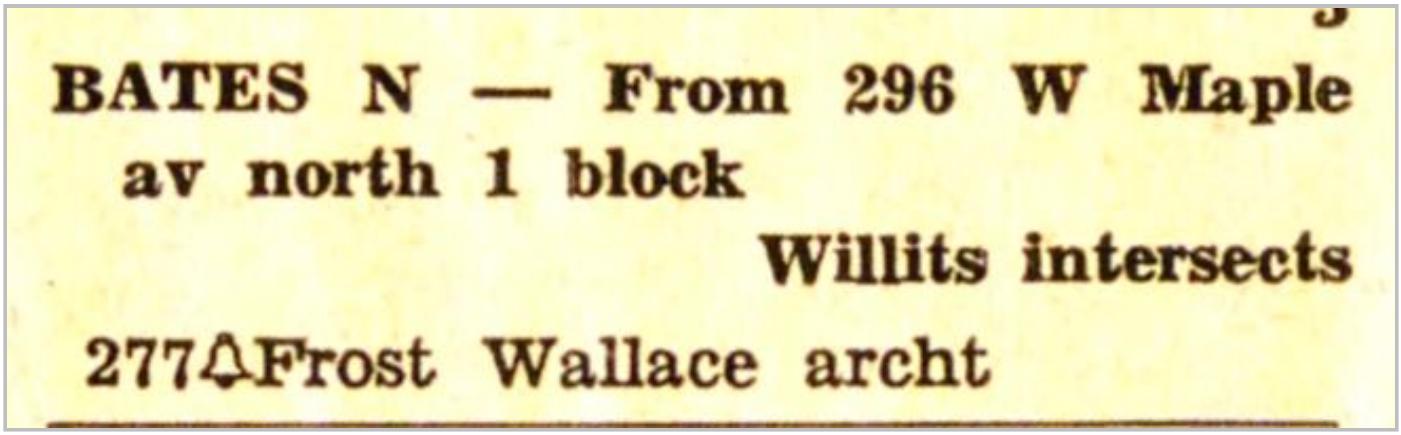
Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1960



Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

N BATES ST 1956



BATES N — From 296 W Maple
av north 1 block
Willits intersects
277 Frost Wallace archt

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1956

219 Dewey Richd H
Garner Doris V Mrs
Hays Hilda Mrs
220-22 Averill Press Inc prntrs
Birmingham Eccentric The newspapers
Birmingham Eccentric Inc The publrs
234 Birmingham Eccentric news editorial & adv dept
237 Herrick Douglas C
Wooton Clifford G
Phillips Myrta D Mrs
Morton Chas E
250 Warfield Paint Co
255 Burr Herbert F shoes
264 Uptown Serv gas sta
275 Vacant
290 McKee Rebecca Mrs ©

Willits begins
Oakland av begins

308 Matthews Don R mfrs agt
Wallace Richd B mfrs agt
Matthews Clark D mfrs agt
316 Chiku-Rin Gallery int dec
320 Brimingham Locksmith Serv
324 Milotte Marvel W Mrs
325 Jacobson's Home Decorative Shops
332 Beck Clns & Dyers Inc
340 Pavey Jess S © antiques
345 Park & Shop Serv No 3 auto parking
351 Glover Geo H Inc contrs
Johnstone & Johnstone Inc real est
352 Benedict Clara E ©
360 Corner House The antiques
Zoeller Edith Mrs
361 Reynolds Robt
Popplestone Donald
VanHorn Chas J ins
Detroit Bldg & Realty Co
VanHorn Chas J Inc real est
367-97 **Brookside Terrace**
369 Sanders John W
371 Hard Roy J
373 Husbands Roy C

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1956

WOODWARD AV N—Contd

377 Billings Helen Mrs
381 Baad Medora Mrs
385 Hammer Albert M
388 Congregational Ch of Bham The
389 Park Mary P Mrs
393 Williams Olive J Mrs
397 Hargreaves Jeannette Mrs

Euclid av begins

408 Record Corner The
460 Purmort Jos R
462 Masty Steph T
474 Kassabian Bldrs

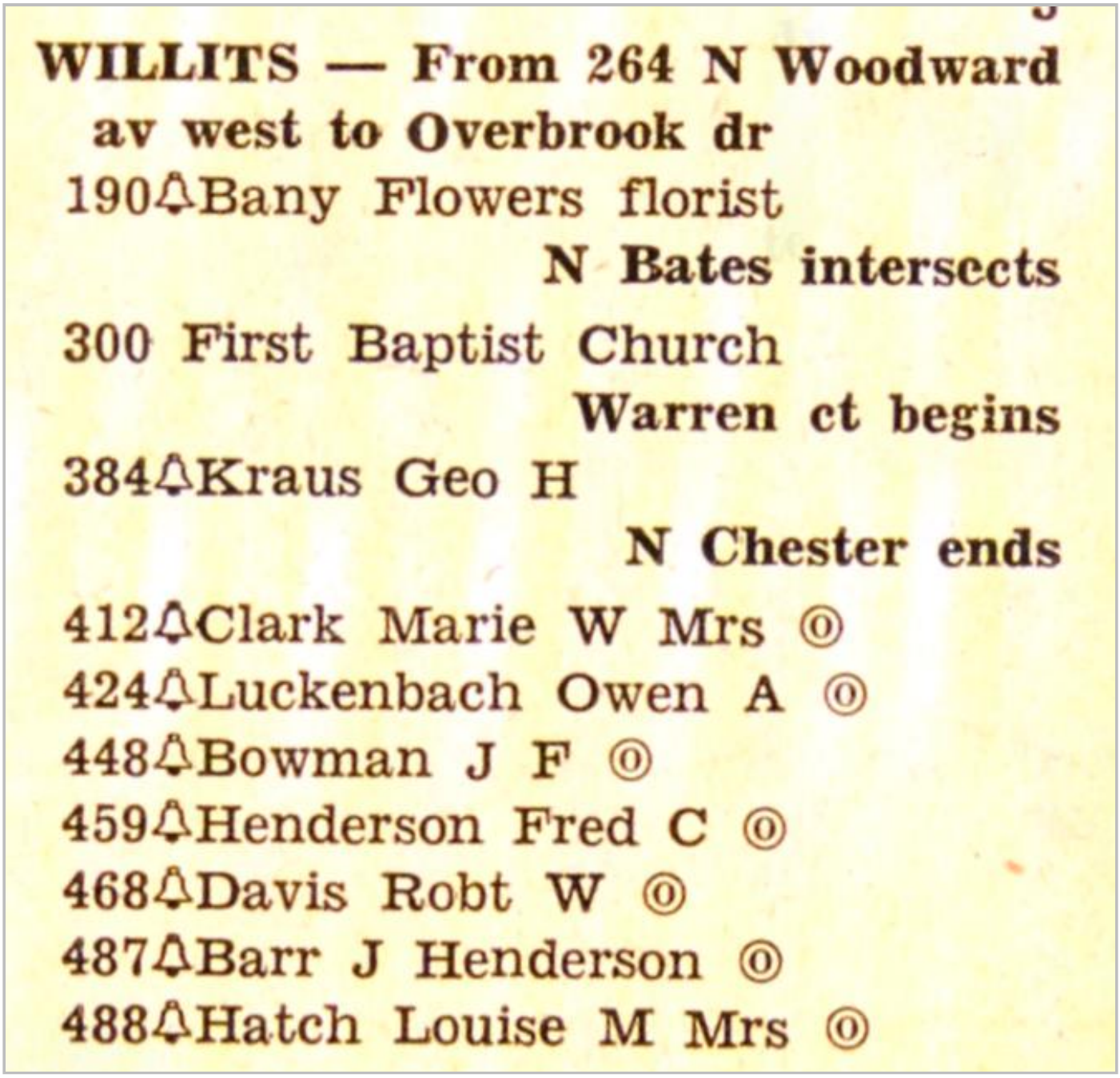
Ravine rd begins

Harmon av begins

511 Murphy's Serv gas sta
523 Wieland's int dec
526 Gun Shop The gifts
527 Walk Furn Shop
532 Squires Wm F dentist
536 Helsigan Mary Inc womens clo
544 Alford Chas H beauty shop
550 Boutique Of Furs Inc
568 Morton Jean Mlnry
571-95 **Hickory Hill Apartments**
571 Griffith J Ralph

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1956



WILLITS — From 264 N Woodward av west to Overbrook dr

190 Bany Flowers florist

N Bates interscets

300 First Baptist Church

Warren ct begins

384 Kraus Geo H

N Chester ends

412 Clark Marie W Mrs ⓞ

424 Luckenbach Owen A ⓞ

448 Bowman J F ⓞ

459 Henderson Fred C ⓞ

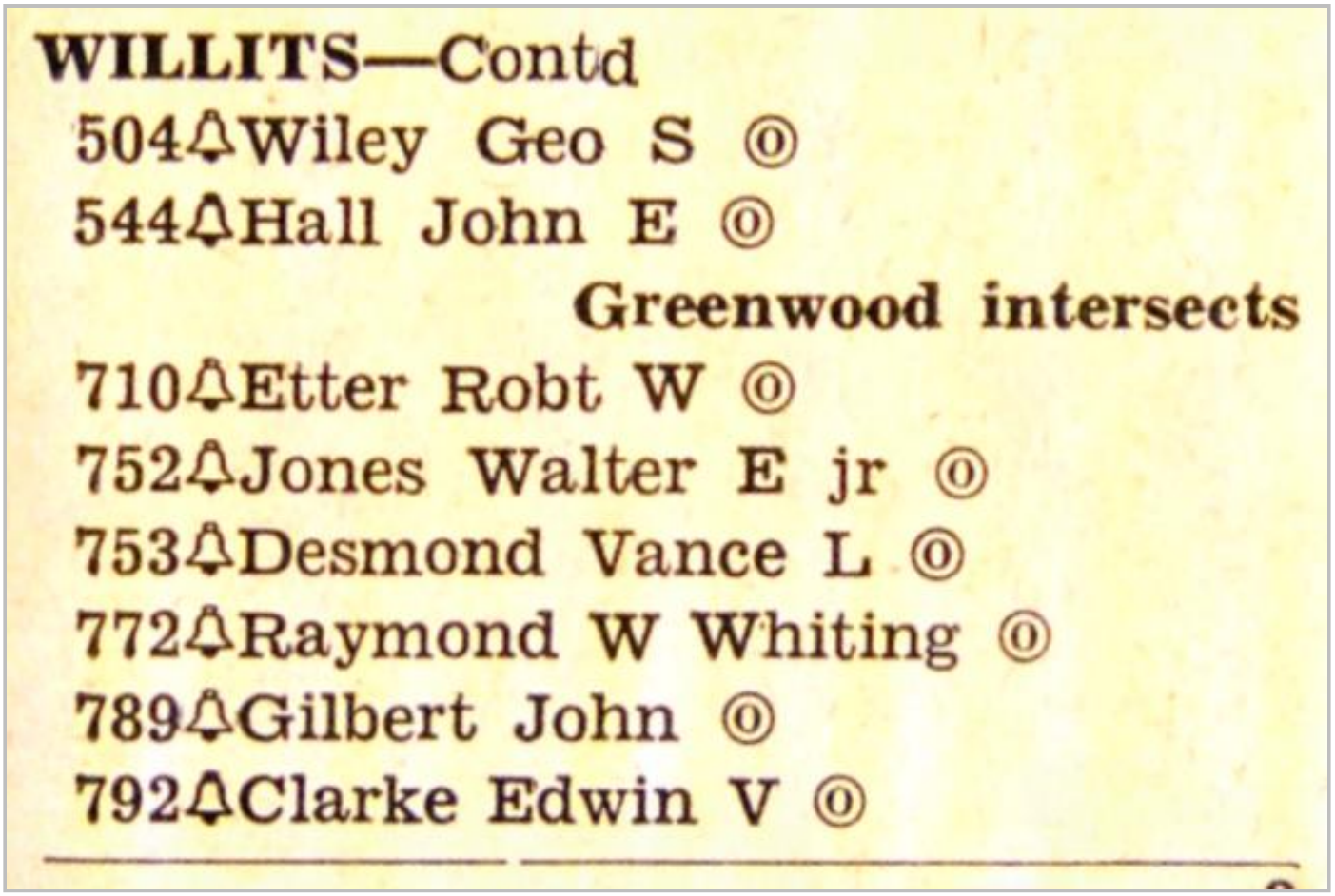
468 Davis Robt W ⓞ

487 Barr J Henderson ⓞ

488 Hatch Louise M Mrs ⓞ

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1956



WILLITS—Contd

504 Wiley Geo S ⓪

544 Hall John E ⓪

Greenwood intersects

710 Etter Robt W ⓪

752 Jones Walter E jr ⓪

753 Desmond Vance L ⓪

772 Raymond W Whiting ⓪

789 Gilbert John ⓪

792 Clarke Edwin V ⓪

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

N BATES ST 1951

BATES NORTH — From 296 W
Maple av north 1 block

247 Kontz Emil Rev

Willits intersects

248 **Apartments**
1 Gracey Clayton H
2 Payton Earl G
3 Utley Wm T
4 Attig Cecil

Street continued

251 Markhov Gregory
263 Burkman Winnifred Mrs ⓞ
Johnston Mary E Mrs ⓞ
264 Rasmussen Clair D
266 Dolin Mary A Mrs
275 Hamilton Allen G ⓞ
277 Frost Wallace archt

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1951

176 **National Bank Bldg**
Rooms:
201 ΔMacVicar Neil S dentist
202 ΔAnn's Beauty Salon
203 ΔHascall Louis Co real est
B'ham Gun Club
204 ΔBeresford Thompson Agcy ins
205 ΔHowe Lawrence C industrial safety serv
206-07 ΔLabor Relations Inc
208 ΔSun Life Assurance Co of Canada ins
ΔMorrill Lbr Co whol
209 Vacant
Street continued
188 ΔBirmingham Natl Bank The
Hamilton av begins
183-91 ΔKresge S S Co 5c to $1.00 store
205 ΔHuston Hdw Co
ΔHuston Hoover Authorized Sls & Serv
210 ΔHenry's Serv fill sta
217-39 ΔMulholland F J Co dept store
219 ΔDewey Richd H
ΔGreen Robt J
ΔBritt Marguerite Mrs
220-22 ΔBirmingham Eccentric publrs
234 ΔBirmingham Eccentric news editorial & adv dept
237 ΔMoore Lindo A
ΔLandry Geo J
Welch P J
Herrick Douglas C
250 ΔMarguery Inc women's apparel
255 ΔBurr Herbert F shoes
264 ΔUptown Service (Div of Torrence Oil Co) gas sta
275 ΔWilson-Pontiac-Cadillac Inc autos
290 ΔMcKee Rebecca Mrs ⓪
Willits begins
Oakland av begins
308 ΔMason Robt J phys
316 ΔColonial Tea Room restr
Watts Hector O
324 ΔLothiam John ⓪
325 ΔKroger Co (br) gros
332 ΔBeck Clns & Dyers Inc
331 Whitney Silver Shop silversmith
Whitney Wm
ΔBooth Fred jr
340 ΔPavey Jess S ⓪ antiques
343 ΔBassett Myra H Mrs
ΔPurcell R Cath
ΔMyer Jas J
351 ΔJohnstone Wilbur U ⓪
352 ΔBenedict Clara E ⓪
360 ΔElliott Danl B
361 ΔMudge Electric
ΔMudge Harry A ⓪
ΔMeldrum Ethel Mrs
ΔJelinek Cecelia
369 ΔSanders John W
371 ΔHaid Roy J
373 ΔHusbands Roy C
377 ΔPurves Mollie Mrs ⓪
381 Baad Frank W Mrs
385 Vacant
388 ΔFirst Presbyterian Ch
389 ΔReplogle John R
393 ΔUstick Eliz B Mrs
Euclid av begins

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1951

WOODWARD AV NORTH—Contd

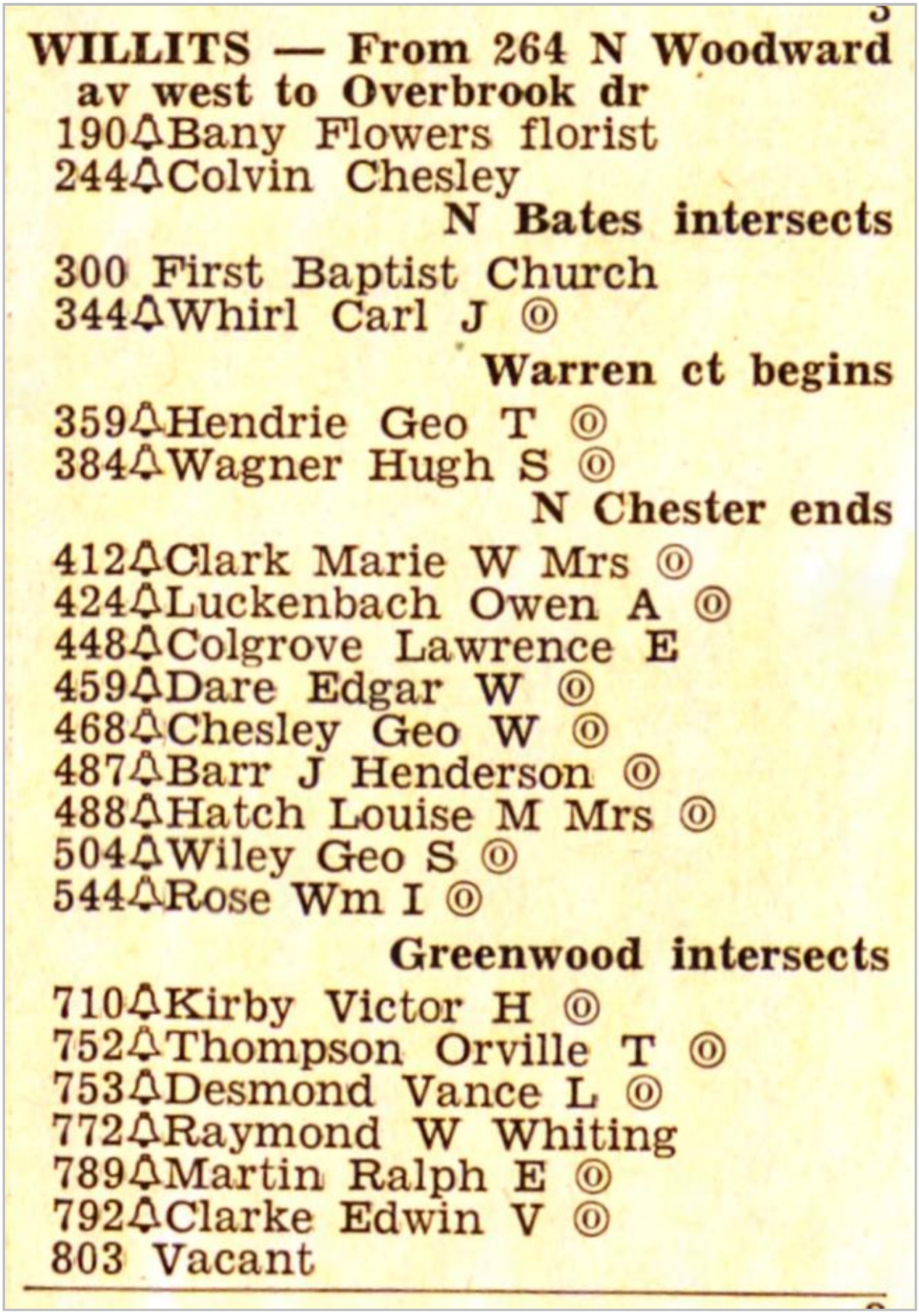
397 Monaghan Jos M
408 Warfield Paint Co dlr
Warrilow David P
460 Bateman Isabelle Mrs
462 Vacant

Ravine rd begins
Harmon av begins

511 Murphy's Service fill sta
523 Wieland's Interior Furnishings
526 Scientific Swedish Massage Salon
527 Walk's Furn Shop repr & fnshr
571-95 **Hickory Hill Apts**
571 Bachus Arth A
573 Pioch Wm
575 Morley Walter G
577 Leach Ernest C
583 Adams Merrill C
585 Hoenecke Edw C
593 Kiefer Harold D ©
595 Curtis Edna T Mrs
615-47 **Elm Court Terrace**
615 Duncan S Jas
625 Vacant
627 Vacant
629 Langstrom Frank
631 Smith Reginald A
633 Rogers Jas D
635 Cartier Harry J

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1951



WILLITS — From 264 N Woodward av west to Overbrook dr

190 Bany Flowers florist
244 Colvin Chesley

N Bates intersects

300 First Baptist Church
344 Whirl Carl J ⓞ

Warren ct begins

359 Hendrie Geo T ⓞ
384 Wagner Hugh S ⓞ

N Chester ends

412 Clark Marie W Mrs ⓞ
424 Luckenbach Owen A ⓞ
448 Colgrove Lawrence E
459 Dare Edgar W ⓞ
468 Chesley Geo W ⓞ
487 Barr J Henderson ⓞ
488 Hatch Louise M Mrs ⓞ
504 Wiley Geo S ⓞ
544 Rose Wm I ⓞ

Greenwood intersects

710 Kirby Victor H ⓞ
752 Thompson Orville T ⓞ
753 Desmond Vance L ⓞ
772 Raymond W Whiting
789 Martin Ralph E ⓞ
792 Clarke Edwin V ⓞ
803 Vacant

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

N BATES ST 1944

BATES NORTH—From 296 W
Maple av north one block

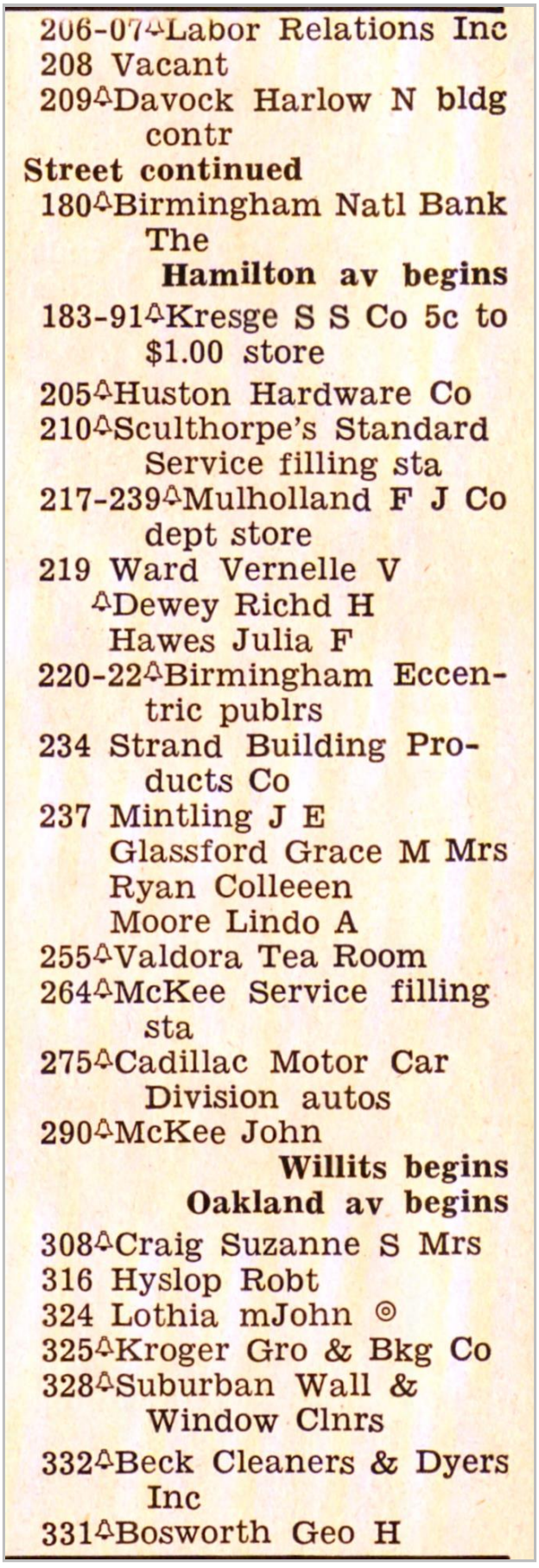
247 Nelson Jos O Rev

Willits intersects

248 Gracey Clayton H
Walton Eug
Bennett Clyde C
Payton Earl G
251 Inkster John
263 Burkman Winnifred
Mrs
264 Collins Lester L
Collins Roy E
266 Dolin Mary A Mrs
275 Orth Arth J ◎

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

N WOODWARD AVE 1944



206-07 Labor Relations Inc
208 Vacant
209 Davock Harlow N bldg contr

Street continued

180 Birmingham Natl Bank The

Hamilton av begins

183-91 Kresge S S Co 5c to $1.00 store
205 Huston Hardware Co
210 Sculthorpe's Standard Service filling sta
217-239 Mulholland F J Co dept store
219 Ward Vernelle V
Dewey Richd H
Hawes Julia F
220-22 Birmingham Eccentric publrs
234 Strand Building Products Co
237 Mintling J E
Glassford Grace M Mrs
Ryan Colleeen
Moore Lindo A
255 Valdora Tea Room
264 McKee Service filling sta
275 Cadillac Motor Car Division autos
290 McKee John

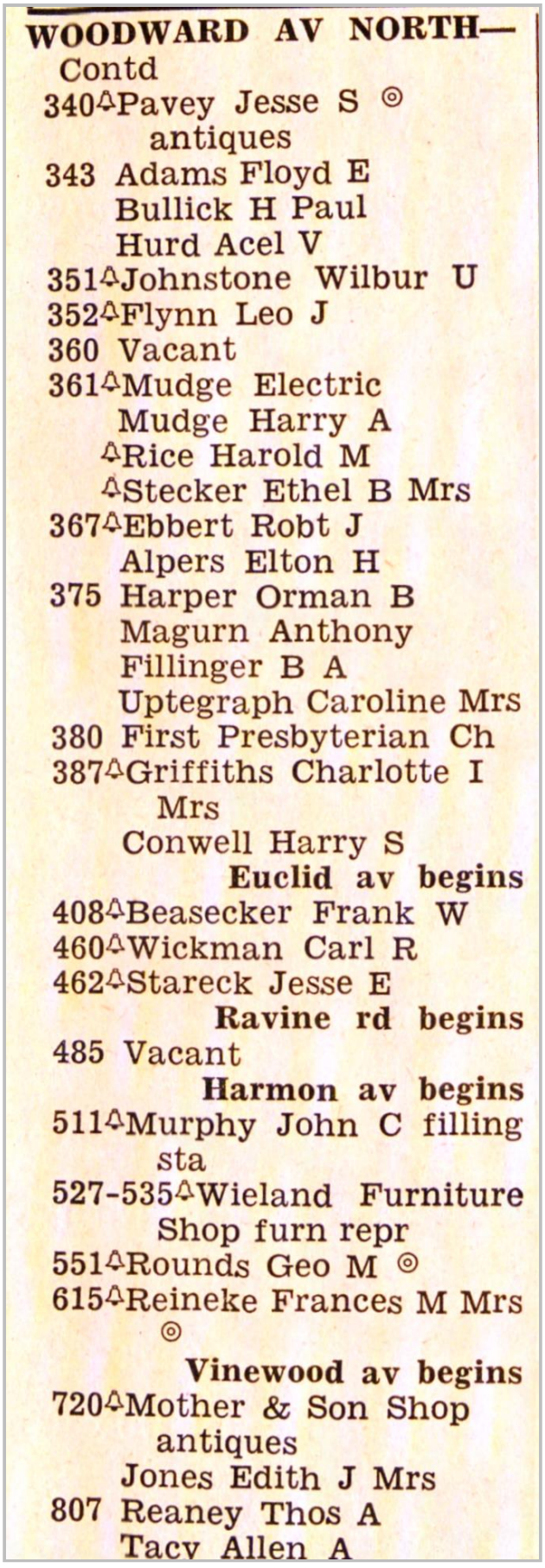
Willits begins

Oakland av begins

308 Craig Suzanne S Mrs
316 Hyslop Robt
324 Lothia mJohn ◎
325 Kroger Gro & Bkg Co
328 Suburban Wall & Window Clnrs
332 Beck Cleaners & Dyers Inc
331 Bosworth Geo H

Target Street	Cross Street	Source
✓	-	POLK DIRECTORY CO

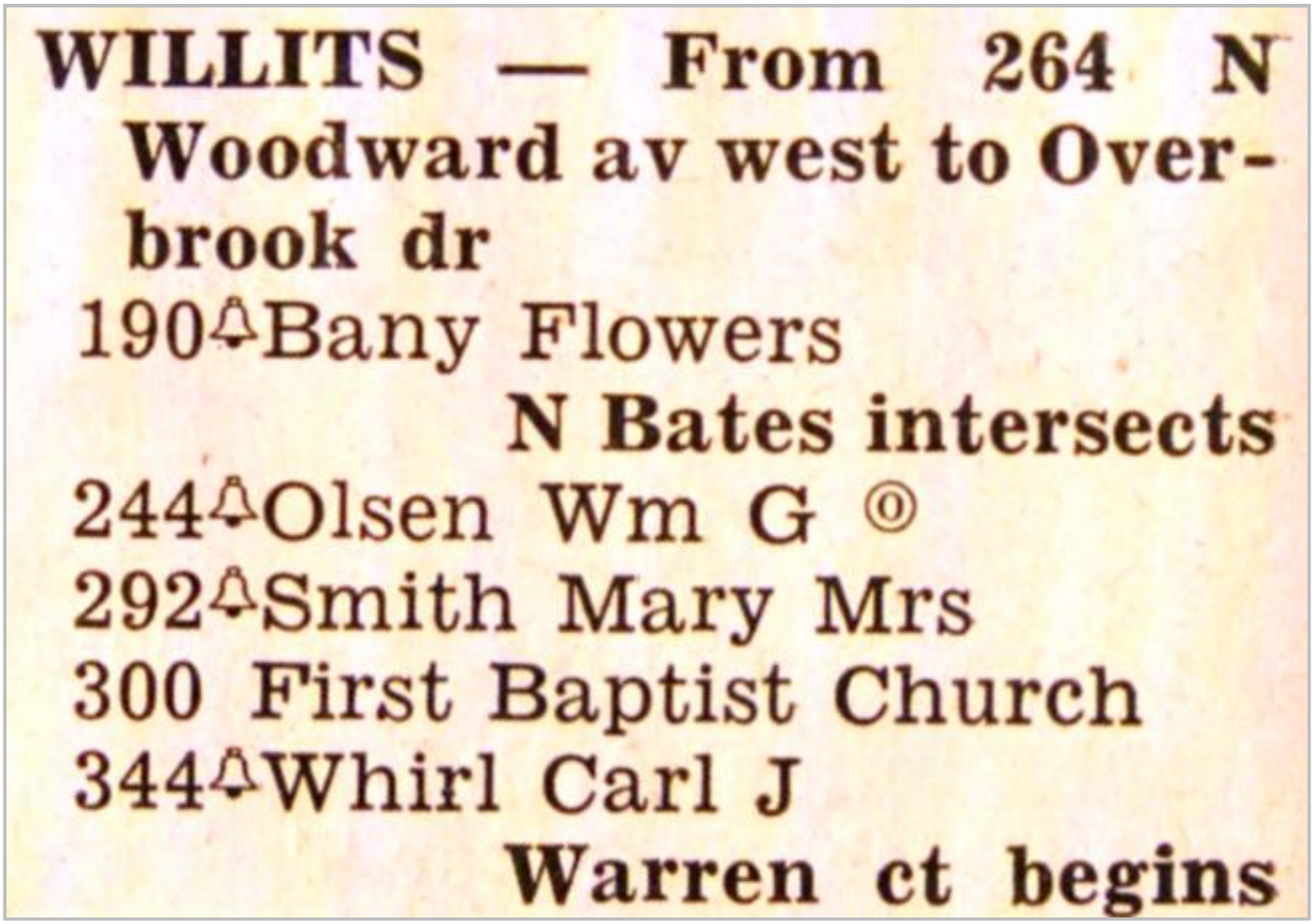
N WOODWARD AVE 1944



WOODWARD AV NORTH—
Contd
340△Pavey Jesse S ◎
antiques
343 Adams Floyd E
Bullick H Paul
Hurd Acel V
351△Johnstone Wilbur U
352△Flynn Leo J
360 Vacant
361△Mudge Electric
Mudge Harry A
△Rice Harold M
△Stecker Ethel B Mrs
367△Ebbert Robt J
Alpers Elton H
375 Harper Orman B
Magurn Anthony
Fillinger B A
Uptegraph Caroline Mrs
380 First Presbyterian Ch
387△Griffiths Charlotte I
Mrs
Conwell Harry S
Euclid av begins
408△Beasecker Frank W
460△Wickman Carl R
462△Stareck Jesse E
Ravine rd begins
485 Vacant
Harmon av begins
511△Murphy John C filling
sta
527-535△Wieland Furniture
Shop furn repr
551△Rounds Geo M ◎
615△Reineke Frances M Mrs
◎
Vinewood av begins
720△Mother & Son Shop
antiques
Jones Edith J Mrs
807 Reaney Thos A
Tacy Allen A

Target Street	Cross Street	Source
-	✓	POLK DIRECTORY CO

WILLITS ST 1944



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244 Olsen Wm G ©

292 Smith Mary Mrs

300 First Baptist Church

344 Whirl Carl J

Warren ct begins

Target Street	Cross Street	Source
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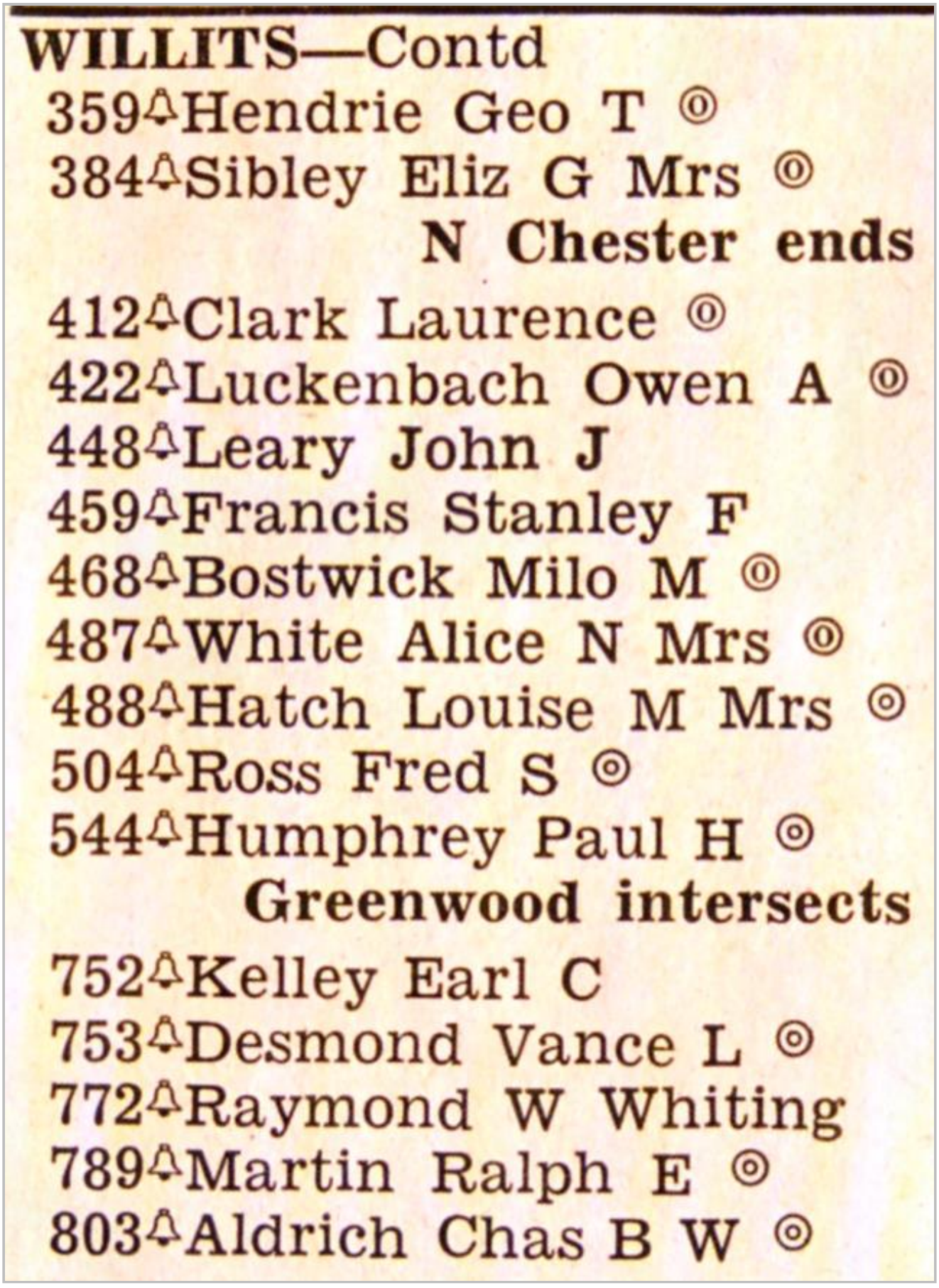
WILLITS ST 1944



WILLITS—Contd

359 Hendrie Geo T ◎
384 Sibley Eliz G Mrs ◎

N Chester ends

412 Clark Laurence ◎
422 Luckenbach Owen A ◎
448 Leary John J
459 Francis Stanley F
468 Bostwick Milo M ◎
487 White Alice N Mrs ◎
488 Hatch Louise M Mrs ◎
504 Ross Fred S ◎
544 Humphrey Paul H ◎

Greenwood intersects

752 Kelley Earl C
753 Desmond Vance L ◎
772 Raymond W Whiting
789 Martin Ralph E ◎
803 Aldrich Chas B W ◎

AKT PEERLESS Questionnaire

Project Name:	
Project Address:	333 N. Old Woodward Avenue
Project City/State:	Birmingham, Michigan
AKT Peerless Project No.:	13661F

Respondent Name:	TIFFANY J. GUNTER
Respondent Signature:	Tiffany J. Gunter
Respondent Title:	Assistant City Manager
Respondent Company:	CITY OF BIRMINGHAM
Date:	9/17/2018

UNK = Unknown

		YES	NO	UNK	
1	Was a search of recorded land title records (or judicial records where appropriate) to identify environmental liens filed or recorded against the property under federal, tribal, state or local law, completed?	☑	☐	☐	NOT COMPLETE (SEWER TITLE)
2	Did a search of recorded land title records (or judicial records where appropriate) identify any AULs, such as engineering controls, land use restrictions or institutional controls that are in place at the property site and/or have been filed or recorded against the property under federal, tribal, state or local law?	☐	☐	☑	
3	Do you have any specialized knowledge or experiences related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business	☐	☑	☐	
4	Do you have actual knowledge regarding any environmental lien or Activity Use Limitations (e.g., Commercial-use Deed Restriction) associated with the subject property?	☑	☐	☐	INGRESS EGRESS EASEMENT FOR BURTON MANOR
5a	Does the purchase price being paid for this property reasonably reflect the fair market value of the property?	☐	☐	☑	
5b	If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property?	☐	☐	☑	
6	Are you aware of commonly known or reasonably ascertainable information within the local community about the property that would help the environmental professional to identify conditions indicative of releases or threatened releases?	☐	☑	☐	

7	Do you know the past uses of the property?	☐	☑	☐
8	Do you know of specific chemicals that are present or were once were present at the property?	☐	☑	☐
9	Do you know of spills or other chemical releases that have taken place at the property?	☐	☑	☐
10	Do you know of any environmental cleanups that have taken place at the property?	☐	☑	☐
11	Based on your knowledge and experience related to the property, are there any obvious indicators that point to the presence or likely presence of contamination at the property?	☐	☑	☐
12	Is it your intention to utilize this Phase I ESA to qualify for Landowner Liability Protection to CERCLA liability?	☐	☑	☐
13	What is the reason you have retained AKT Peerless to perform this Phase I ESA (e.g., purchase, refinance, insurance purposes, etc.)? POSSIBLE DEVELOPMENT VIA GROUND LEASE **Response:**			
14	Are there any special terms and conditions that apply to the completion of this Phase I ESA (e.g., access limitations, confidentiality, etc.)? NO **Response:**			
Additional Comments from Client:				

AKT PEERLESS

Key Site Contact - Owner
Environmental Assessment Questionnaire

Project Name:	
Project Address:	333 N. Old Woodward Avenue
Project City/State:	Birmingham, Michigan
AKT Peerless Project No.:	13661F

This questionnaire should be completed by the property owner, the owner's designated representative (anyone knowledgeable about the subject property), and returned to AKT Peerless' Environmental Professional prior to the site reconnaissance. The Environmental Professional may ask for details associated with selected questions. This questionnaire may be utilized as an exhibit in the final Report.

Respondent Name:	Bruce R. Johnson
Respondent Signature:	
Respondent Title:	Building Official
Respondent Company:	City of Birmingham
Date:	9-17-18

UNK = Unknown **NA** = Not Applicable

		YES	NO	UNK	NA
1	Is the Property used for an industrial use?	☐	☒	☐	☐
2	To the best of your knowledge, has the Property been used for an industrial purpose in the past?	☐	☐	☒	☐
3	Is the Property used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?	☐	☒	☐	☐
4	To the best of your knowledge, has the Project been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?	☐	☒	☐	☐
5	Are there currently automotive or industrial batteries, pesticides, paints, or other chemicals in individual containers of greater than five gallons in volume or fifty gallons in the aggregate, stored on or used at the Property?	☐	☒	☐	☐
6	To the best of your knowledge, have there been previously automotive or industrial batteries, pesticides, paints, or other chemicals in individual containers of greater than five gallons in volume or fifty gallons in the aggregate, stored on or used at the Property?	☐	☐	☒	☐
7	Has Fill Dirt been brought onto the Property that is of an unknown origin?	☐	☒	☐	☐
8	Are there currently any Pits, Ponds or Lagoons located on the Property in connection with waste treatment or waste disposal?	☐	☒	☐	☐
9	To the best of your knowledge, have there been previously any Pits, Ponds or Lagoons located on the Property in connection with waste treatment or waste disposal?	☐	☒	☐	☐
10	Is there currently, any stained soil on the Property?	☐	☒	☐	☐
11	To the best of your knowledge, has there been previously any stained soil on the Property?	☐	☐	☒	☐
12	Are there currently any registered or unregistered storage tanks (above or underground) located on the Property?	☐	☐	☒	☐

UNK = Unknown **NA** = Not Applicable

		YES	NO	UNK	NA
13	Are there currently any industrial Drums (typically 55 gallon) or sacks of chemicals located on the Property?	☐	☒	☐	☐
14	To the best of your knowledge, have there been previously any industrial Drums (typically 55 gallon) or sacks of chemicals located on the Property?	☐	☐	☒	☐
15	Has Fill Dirt been brought onto the Property that originated from a contaminated site?	☐	☒	☐	☐
16	Are there currently any flooring, drains, or walls located at the Property that are stained by substances other than water or are emitting foul odors?	☐	☒	☐	☐
17	To the best of your knowledge, have there been previously any flooring, drains, or walls located at the Property that are stained by substances other than water or are emitting foul odors?	☐	☒	☐	☐
18	If the Property is served by a private well or non-public water system, have contaminants been identified in the well or system that exceed guidelines applicable to the water system?	☐	☐	☐	☒
19	If the Property is served by a private well or non-public water system, has the well been designated as contaminated by any government environmental/health agency?	☐	☐	☐	☒
20	Are there any Environmental Liens or governmental notification relating to past or current violations of environmental laws with respect to the Property or any facility located on the Property?	☐	☒	☐	☐
21	Has the owner or occupant of the Property been informed of the past existence of Hazardous Substances or Petroleum Products with respect to the Property or any facility located on the Property?	☐	☐	☒	☐
22	To the best of your knowledge, have there been previously any registered or unregistered storage tanks (above or underground) located on the Property?	☐	☐	☒	☐
23	Are there currently vent pipes, fill pipes, or access ways indicating a fill pipe protruding from the ground or adjacent to any structure at the Property?	☐	☒	☐	☐
24	To the best of your knowledge, have there been previously any vent pipes, fill pipes or access ways indicating a fill pipe protruding from the ground or adjacent to any structure located on the Property?	☐	☒	☐	☐
25	Have any Hazardous Substances or Petroleum Products, unidentified waste materials, tires, automotive or industrial batteries or any other waste materials been dumped above grade, buried and/or burned on the Property?	☐	☐	☒	☐
26	Is there a transformer, capacitor or any hydraulic equipment for which there are any records indicating the presence of PCBs?	☐	☐	☒	☐
27	Is there now or has there ever been any asbestos-containing materials (ACM), in any application, on the Property?	☐	☐	☒	☐
28	Has there ever been any ACM testing conducted on the Property?	☐	☐	☒	☐
29	Is there now or has there ever been any lead-based paint (LBP) applications on the Property?	☐	☐	☒	☐
30	Has there ever been LBP testing conducted on the Property?	☐	☐	☒	☐

UNK = Unknown **NA** = Not Applicable

		YES	NO	UNK	NA
31	Has the owner or occupant of the Property been informed of the current existence of Hazardous Substances or Petroleum Products with respect to the Property or any facility located on the Property?	☐	☒	☐	☐
32	Has the owner or occupant of the Property been informed of the past existence of environmental violations with respect to the Property or any facility located on the Property?	☐	☐	☒	☐
33	Have there been any Environmental Site Assessments of the Property that indicated the presence of Hazardous Substances or Petroleum Products on, or contamination of, the Property or recommended further assessment of the Property?	☐	☒	☐	☐
34	Are there any past, threatened, or pending lawsuits or administrative proceedings concerning a release or threatened release of any Hazardous Substance or Petroleum Products involving the Property?	☐	☒	☐	☐
35	To the best of your knowledge, has any Adjoining Properties been used for an industrial use in the past?	☐	☐	☒	☐
36	Is any Adjoining Property used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?	☐	☒	☐	☐

		YES	NO	UNK	NA
37	Has there been indications of moisture intrusion, mildew-like odors, or visible mold growth on the Property?	☐	☐	☒	☐
38	Is the Property or any portion of the Property located or involved in any environmentally sensitive areas (i.e., wetlands, coastal barrier resource areas, coastal barrier improvement act areas, flood plains, endangered species, etc.)?	☒	☐	☐	☐
39	Does the Property discharge waste water on or adjacent to the Property, other than storm water, into a storm water sewer system?	☒	☐	☐	☐
40	Does the Property discharge waste water on or adjacent to the Property other than storm water, or into a sanitary system?	☒	☐	☐	☐
41	Are any Adjoining Properties used for an industrial use?	☐	☒	☐	☐
42	To the best of your knowledge, has any Adjoining Property been used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, photo developing laboratory, junkyard or landfill, or as a waste treatment, storage, disposal, processing, or recycling facility?	☐	☐	☒	☐

Additional Comments from Key Site Contact:

Parcel Number: 08-19-25-376-097 Jurisdiction: City of Birmingham County: OAKLAND Printed on 09/10/2018

Grantor	Grantee	Sale Price	Sale Date	Inst. Type	Terms of Sale	Liber & Page	Verified By	Prcnt. Trans.
BKG BIRMINGHAM	US REIF 325 NORTH OLD WOO	1	12/17/2007	WD	1-ValidSale	39888:207	SelectSource	100.0

Property Address

Owner's Name/Address

CITY OF BIRMINGHAM
151 MARTIN ST
BIRMINGHAM MI 48009-3368

Class: 202 Bus Vac Zoning: BV
School: 030 Birmingham City Sch
P.R.E. 0%
ITOnly: POST
2018 Est TCV 0

Building Permit(s)	Date	Number	Status
Other	03/27/2018	0818P-0092	Closed
Addition	03/19/2018	0818B-0143	Closed
Other	03/15/2018	0818E-0183	Closed

Tax Description

T2N, R10E, SEC 25 SCHLAACK SUB LOTS 1 TO 8 INCL EXC THAT PART OF LOTS 3 & 4 BEG AT MOST ELY COR OF LOT 3TH S 67-34-20 W 50.53 FT, TH N 14-06-00 W 50.32 FT, TH N 59-26-20 E TO E LINE OF LOT 4, TH SELY ALG SD LINE TO BEG, ALSO EXC S 24 FT OF LOT 8, ALSO THAT PART OF VAC BATES ST ADJ TO SD LOTS, ALSO OF 'ASSESSOR'S PLAT NO 27' PART OF LOT 10 DESC AS BEG AT NW LOT COR, TH NELY 64.11 FT ALG N LOT LINE, TH S 59-26-20 W TO W LOT LINE, TH NWLY TO BEG, ALSO ALL OF LOTS 11 TO 15 INCL, ALSO LOT 16 EXC N 40 FT THEREOF, ALSO ALL OF



The Equalizer. Copyright (c) 1999 - 2009.
Licensed To: County of Oakland, Michigan

	Improved	X	Vacant

	Public Improvements
	Dirt Road
	Gravel Road
X	Paved Road
	Storm Sewer
X	Sidewalk
X	Water
X	Sewer
	Electric
X	Gas
X	Curb
	Street Lights
	Standard Utilities
	Underground Utils.

	Topography of Site
	Level
X	Rolling
	Low
	High
	Landscaped
	Swamp
	Wooded
	Pond
	Waterfront
	Ravine
	Wetland
	Flood Plain

Who	When	What
001	12/22/2005	Other

Land Value Estimates for Land Table COM.Land Table COMM Ind Land Rates 2

Description	Frontage	Depth	* Factors * Front	Depth	Rate	%Adj.	Reason	Value
	1.00	1.00	1.0000	1.0000	0	0		0
1 Actual Front Feet, 0.00 Total Acres					Total Est. Land Value =			0

Year	Land Value	Building Value	Assessed Value	Board of Review	Tribunal/ Other	Taxable Value
2018	EXEMPT	EXEMPT	EXEMPT			EXEMPT
2017	EXEMPT	EXEMPT	EXEMPT			EXEMPT
2016	0	0	0			0
2015	0	0	0			0

*** Information herein deemed reliable but not guaranteed***

CITY, VILLAGE, TWP. NAME: Birmingham

097

PROPERTY ADDRESS	USE	ZONE	CVT	TWP	SECT	BLOCK	PARCEL	SUFFIX
	ME	B1	08	19	25	376	~~079~~	0000

FILE MAINTENANCE RECORD

DATE	FILE MAINTENANCE NOTES:
7/02/93	Combine 25-376-049, 050, 053 — City Parking . #93

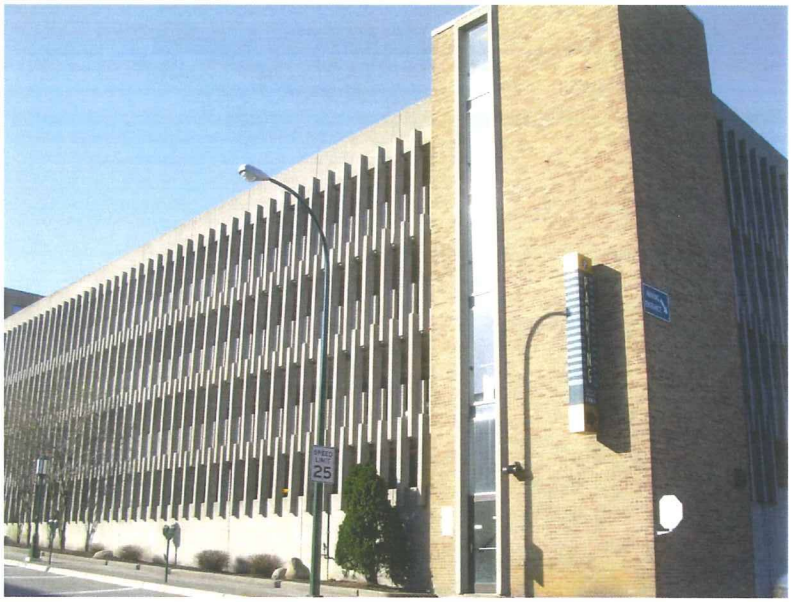
Oakland County Michigan

LAMS

Images by CVT

CVT/PIN : (08) 19-25-376-097

Address:



View: Front
Image Date: 05/02/2011
Image Status: Active
Comments: Parking Structure

Structure: Primary
Create Date: 05/02/2011
Restrict Public View: No

08 19 25 376 097



2 Foot Contours
5 Foot Contours
FEMA Base Flood Elevations
FEMA Cross Sections
100 yr - FEMA Floodplain
100 yr (detailed) - FEMA Floodplain
500 yr - FEMA Floodplain
FLOODWAY - FEMA Floodplain

Disclaimer: The information provided herewith has been compiled from recorded deeds, plats, tax maps, surveys and other public records. It is not a legally recorded map or survey and is not intended to be used as one. Users should consult the information sources mentioned above when questions arise. FEMA Flooplain data may not always be present on the map.

OAKLAND COUNTY MICHIGAN
Economic Development & Community Affairs

L. Brooks Patterson
Oakland County Executive

Date Created: 9/10/2018

NORTH

1 inch = 100 feet

Oakland County Michigan

LAMS

(08) 19-25-376-097

CVT:	City of Birmingham	**PIN:**	(08) 19-25-376-097
Status:	Active	**Parcel Type:**	Land
Add Date:	7/20/2005	**Delete Date:**	
		Last Activity:	5/2/2011 12:40:14 PM

Tax Description	
1	T2N, R10E, SEC 25
2	SCHLAACK SUB
3	LOTS 1 TO 8 INCL EXC
4	THAT PART OF LOTS 3 & 4
5	BEG AT MOST ELY COR OF LOT 3
6	TH S 67-34-20 W 50.53 FT,
7	TH N 14-06-00 W 50.32 FT,
8	TH N 59-26-20 E TO
9	E LINE OF LOT 4,
10	TH SELY ALG SD LINE
11	TO BEG, ALSO EXC
12	S 24 FT OF LOT 8, ALSO
13	THAT PART OF VAC BATES ST
14	ADJ TO SD LOTS, ALSO
15	OF 'ASSESSOR'S PLAT NO 27'
16	PART OF LOT 10
17	DESC AS
18	BEG AT NW LOT COR,
19	TH NELY 64.11 FT
20	ALG N LOT LINE,
21	TH S 59-26-20 W TO
22	W LOT LINE,
23	TH NWLY
24	TO BEG, ALSO
25	ALL OF LOTS 11 TO 15 INCL,
26	ALSO LOT 16 EXC
27	N 40 FT THEREOF, ALSO
28	ALL OF LOT 19, ALSO EXC
29	PART OF LOTS 3 & 4 OF
30	'SCHLAACK SUB' &
31	PART OF LOTS 10 & 11 OF
32	'ASSESSOR'S PLAT NO 27'
33	IN PCL DESC AS
34	BEG AT PT DIST
35	S 63-11-50 W 16.85 FT
36	FROM SE COR OF SD LOT 11,
37	TH S 63-11-50 W 103.15 FT,
38	TH S 59-26-20 W 99.61 FT,
39	TH N 14-06-00 W 6.42 FT,
40	TH N 59-26-20 E 217.53 FT,
41	TH S 30-33-40 E 4.01 FT,
42	TH S 63-11-50 W 16.19 FT,
43	TH S 26-48-10 E 10 FT

Oakland County Michigan

LAMS

(08) 19-25-376-097

Tax Description	
44	TO BEG, ALSO EXC
45	PART OF LOT 11 OF
46	'ASSESSOR'S PLAT NO 27'
47	DESC AS
48	BEG AT SE LOT COR,
49	TH S 63-11-50 W 16.85 FT,
50	TH N 26-48-10 W 10 FT,
51	TH N 63-11-50 E 16.19 FT,
52	TH S 30-33-40 E 10 FT
53	TO BEG
54	7-19-05 FR 079

Legacy Lineage			
Parent(s)	Delete Date	Child(ren)	Add Date
FR 079	7/20/2005		

Address Information			
Primary Mailing Address	Site Address Indicator	Addressee(s)	Address
✉		★City Of Birmingham	151 Martin St Birmingham MI 48009-3368

Address Info Legend

- ✉ = Primary Mailing
- = Primary Site
- = Extra Site
- ★ = Primary
- ◆ = Secondary
- ● = Care Of
- = Other

Black = Individual
Brown = Organization
Green = Trust

Oakland County Michigan

LAMS

(08) 19-25-376-079

CVT:	City of Birmingham	**PIN:**	(08) 19-25-376-079
Status:	Inactive	**Parcel Type:**	Land
Add Date:	4/27/1993	**Delete Date:**	7/20/2005
		Last Activity:	12/12/2005

Tax Description	
1	T2N, R10E, SEC 25
2	SCHLAACK SUB
3	LOTS 1 TO 8 INCL EXC
4	THAT PART OF LOTS 3 & 4
5	BEG AT MOST ELY COR OF LOT 3
6	TH S 67-34-20 W 50.53 FT,
7	TH N 14-06-00 W 50.32 FT,
8	TH N 59-26-20 E TO
9	E LINE OF LOT 4,
10	TH SELY ALG SD LINE
11	TO BEG, ALSO EXC
12	S 24 FT OF LOT 8, ALSO
13	THAT PART OF VAC BATES ST
14	ADJ TO SD LOTS, ALSO
15	OF 'ASSESSOR'S PLAT NO 27'
16	PART OF LOT 10
17	DESC AS
18	BEG AT NW LOT COR,
19	TH NELY 64.11 FT
20	ALG N LOT LINE,
21	TH S 59-26-20 W TO
22	W LOT LINE,
23	TH NWLY
24	TO BEG, ALSO
25	ALL OF LOTS 11 TO 15 INCL,
26	ALSO LOT 16 EXC
27	N 40 FT THEREOF, ALSO
28	ALL OF LOT 19, ALSO EXC
29	PART OF LOTS 3 & 4 OF
30	'SCHLAACK SUB' &
31	PART OF LOTS 10 & 11 OF
32	'ASSESSOR'S PLAT NO 27'
33	IN PCL DESC AS
34	BEG AT PT DIST
35	S 63-11-50 W 16.85 FT
36	FROM SE COR OF SD LOT 11,
37	TH S 63-11-50 W 103.15 FT,
38	TH S 59-26-20 W 99.61 FT,
39	TH N 14-06-00 W 6.42 FT,
40	TH N 59-26-20 E 217.53 FT,
41	TH S 30-33-40 E 4.01 FT,
42	TH S 63-11-50 W 16.19 FT,
43	TH S 26-48-10 E 10 FT

Oakland County Michigan

LAMS

(08) 19-25-376-079

Tax Description	
44	TO BEG
45	4-9-93 FR 049, 050 & 053
46	7-24-00 CORR
47	7-20-05 DELETE TO 079

Legacy Lineage

Parent(s)	Delete Date	Child(ren)	Add Date
FR 049, 050 & 053	4/27/1993	TO 097 & 098	7/20/2005

Address Information

Primary Mailing Address	Site Address Indicator	Addressee(s)	Address
✉		★City Of Birmingham	151 Martin St Birmingham MI 48009-3368

Address Info Legend

- ✉ = Primary Mailing
- 🏠 = Primary Site
- 🏠 = Extra Site
- ★ = Primary
- ◆ = Secondary
- ● = Care Of
- ✿ = Other

Black = Individual
Brown = Organization
Green = Trust

Oakland County Michigan

LAMS

(08) 19-25-376-049

CVT:	City of Birmingham	**PIN:**	(08) 19-25-376-049
Status:	Inactive	**Parcel Type:**	Land
Add Date:		**Delete Date:**	4/27/1993
		Last Activity:	2/5/2010 5:50:18 PM

Tax Description

1	T2N, R10E, SEC 25
2	ASSESSOR'S PLAT NO 27
3	LOT 19

Legacy Lineage

Parent(s)	Delete Date	Child(ren)	Add Date
		TO 079	4/27/1993

Address Information

Primary Mailing Address	Site Address Indicator	Addressee(s)	Address
✉		★ City Of Birmingham	PO Box 3001 Birmingham MI 48012

Address Info Legend

- ✉ = Primary Mailing
- = Primary Site
- = Extra Site
- ★ = Primary
- ◆ = Secondary
- ● = Care Of
- = Other

Black = Individual
Brown = Organization
Green = Trust

Oakland County Michigan

LAMS

(08) 19-25-376-050

CVT:	City of Birmingham	**PIN:**	(08) 19-25-376-050
Status:	Inactive	**Parcel Type:**	Land
Add Date:		**Delete Date:**	4/27/1993
		Last Activity:	2/5/2010 5:50:18 PM

Tax Description

1	T2N, R10E, SEC 25
2	SCHLAACK SUB
3	LOTS 1 TO 8 INCL EXC
4	THAT PART OF LOTS 3 & 4
5	BEG AT MOST ELY
6	COR OF LOT 3,
7	TH S 67-34-20 W 50.53 FT,
8	TH N 14-06-00 W 50.32 FT,
9	TH N 59-26-20 E TO
10	E LINE OF LOT 4,
11	TH SELY ALG SD LINE TO BEG,
12	ALSO EXC S 24 FT OF LOT 8,
13	ALSO THAT PART OF VAC
14	BATES ST ADJ TO SD LOTS

Legacy Lineage

Parent(s)	Delete Date	Child(ren)	Add Date
		TO 079	4/27/1993

Address Information

Primary Mailing Address	Site Address Indicator	Addressee(s)	Address
✉		★City Of Birmingham	PO Box 3001 Birmingham MI 48012

Address Info Legend

- ✉ = Primary Mailing
- = Primary Site
- = Extra Site
- ★ = Primary
- ◆ = Secondary
- ● = Care Of
- = Other

Black = Individual
Brown = Organization
Green = Trust

Oakland County Michigan

LAMS

(08) 19-25-376-053

CVT:	City of Birmingham	**PIN:**	(08) 19-25-376-053
Status:	Inactive	**Parcel Type:**	Land
Add Date:		**Delete Date:**	4/27/1993
		Last Activity:	2/5/2010 5:50:18 PM

Tax Description

1	T2N, R10E, SEC 25
2	ASSESSOR'S PLAT NO 27
3	PART OF LOT 10 DESC AS
4	BEG AT NW LOT COR,
5	TH NELY 64.11 FT
6	ALG N LOT LINE,
7	TH S 59-26-20 W TO W LOT
8	LINE, TH NWLY TO BEG, ALSO
9	ALL OF LOTS 11 TO 15 INCL,
10	ALSO LOT 16 EXC N 40 FT
11	THEREOF

Legacy Lineage

Parent(s)	Delete Date	Child(ren)	Add Date
		TO 079	4/27/1993

Address Information

Primary Mailing Address	Site Address Indicator	Addressee(s)	Address
✉		★City Of Birmingham	PO Box 3001 Birmingham MI 48012

Address Info Legend

- ✉ = Primary Mailing
- = Primary Site
- = Extra Site
- ★ = Primary
- ◆ = Secondary
- ● = Care Of
- = Other

Black = Individual
Brown = Organization
Green = Trust

COMBINATION

07-14-05 A 08:51 RCVD

RECEIVED
JUL 14 2005
OAKLAND COUNTY
EQUALIZATION DIVISION

Description	BVF	7-19-05
Typing	WH	7-20-05
Mapping	BVF	7-~~19-05~~ 8-24-05
Xerox & File		
D. P. Desc.		

PROPERTY DESCRIPTION RECORD CHANGE FORM

C.V.T. NAME BIRMINGHAM C.V.T. CODE 08 DATE 7-12-05 PAGE 1 OF 1

C.V.T. NO.	SIDWELL NUMBER	TRANSACT NUMBER	LINE NO.	PROPERTY DESCRIPTION LINE
08	19253760750	010		098
08	19253760790	010		097 & 098

DP-4PM

SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME BIRMINGHAM DATE

HOMESTEAD EXEMPT CODE %

08	1925376097	1,1,0	MEME
(DUPLICATE FIRST CARD)		1,2,0	CITY OF BIRMINGHAM
(DUPLICATE FIRST CARD)		1,3,0	
(DUPLICATE FIRST CARD)		1,4,0	151 MARTIN
			BIRMINGHAM MI 48009
(DUPLICATE FIRST CARD)		1,5,0	0,1 T2N, R10E, SEC 25
			0,2 SCHLAACK SUB
(DUPLICATE FIRST CARD)		1,5,0	0,3 LOTS 1 TO 8 INCL EXC
			0,4 THAT PART OF LOTS 3 & 4
(DUPLICATE FIRST CARD)		1,5,0	0,5 BEG AT MOST ELY COR OF LOT 3
			0,6 TH S 67-34-20 W 50.53 FT,
(DUPLICATE FIRST CARD		1,5,0	0,7 TH N 14-06-00 W 50.32 FT,
			0,8 TH N 59-26-20 E TO
(DUPLICATE FIRST CARD)		1,5,0	0,9 E LINE OF LOT 4,
			1,0 TH SELY ALG SD LINE
(DUPLICATE FIRST CARD)		1,5,0	1,1 TO BEG, ALSO EXC
			1,2 S 24 FT OF LOT 8, ALSO
(DUPLICATE FIRST CARD)		1,5,0	1,3 THAT PART OF VAC BATES ST
			1,4 ADJ TO SD LOTS, ALSO
(DUPLICATE FIRST CARD)		1,5,0	1,5 OF 'ASSESSOR'S PLAT NO 27'
			1,6 PART OF LOT 10
(DUPLICATE FIRST CARD)		1,5,0	1,7 DESC AS
			1,8 BEG AT NW LOT COR,

SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME BIRMINGHAM DATE

08	19253760977	1,5,0	19	TH NELY 64.11 FT
			20	ALG N LOT LINE,
(DUPLICATE FIRST CARD)		1,5,0	21	TH S 59-26-20 W TO
			22	W LOT LINE,
(DUPLICATE FIRST CARD)		1,5,0	23	TH NWLY
			24	TO BEG, ALSO
(DUPLICATE FIRST CARD)		1,5,0	25	ALL OF LOTS 11 TO 15 INCL,
			26	ALSO LOT 16 EXC
(DUPLICATE FIRST CARD)		1,5,0	27	N 40 FT THEREOF, ALSO
			28	ALL OF LOT 19, ALSO EXC
(DUPLICATE FIRST CARD)		1,5,0	29	PART OF LOTS 3 & 4 OF
			30	'SCHLAACK SUB' &
(DUPLICATE FIRST CARD)		1,5,0	31	PART OF LOTS 10 & 11 OF
			32	'ASSESSOR'S PLAT NO 27'
(DUPLICATE FIRST CARD)		1,5,0	33	IN PCL DESC AS
			34	BEG AT PT DIST
(DUPLICATE FIRST CARD)		1,5,0	35	S 63-11-50 W 16.85 FT
			36	FROM SE COR OF SD LOT 11,
(DUPLICATE FIRST CARD)		1,5,0	37	TH S 63-11-50 W 103.15 FT,
			38	TH S 59-26-20 W 99.61 FT,
(DUPLICATE FIRST CARD)		1,5,0	39	TH N 14-06-00 W 6.42 FT,
			40	TH N 59-26-20 E 217.53 FT,
(DUPLICATE FIRST CARD)		1,5,0	41	TH S 30-33-40 E 4.01 FT,
			42	TH S 63-11-50 W 16.19 FT,
(DUPLICATE FIRST CARD)		1,5,0	43	TH S 26-48-10 E 10 FT
			44	TO BEG, ALSO EXC

FORM NO. D.P. 464 581-B

SIDWELL LAND FILE SYSTEM

NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME _____ DATE _____

08 19 25 376 097	1,5,0	45	PART OF LOT 11 OF
		46	'ASSESSOR'S PLAT NO 27'
(DUPLICATE FIRST CARD)	1,5,0	47	DESC AS
		48	BEG AT SE LOT COR,
(DUPLICATE FIRST CARD)	1,5,0	49	TH S 63-11-50 W 16.85 FT,
		50	TH N 26-48-10 W 10 FT,
(DUPLICATE FIRST CARD)	1,5,0	51	TH N 63-11-50 E 16.19 FT,
		52	TH S 30-33-40 E 10 FT
(DUPLICATE FIRST CARD)	1,5,0	53	TO BEG
		54	7/19/05 FR 079
(DUPLICATE FIRST CARD)	1,5,0	55	
		56	
(DUPLICATE FIRST CARD)	1,5,0	57	
		58	
(DUPLICATE FIRST CARD)	1,5,0	59	
		60	
(DUPLICATE FIRST CARD)	1,5,0	61	
		62	
(DUPLICATE FIRST CARD)	1,5,0	63	
		64	
(DUPLICATE FIRST CARD)	1,5,0	65	
		66	
(DUPLICATE FIRST CARD)	1,5,0	67	
		68	
(DUPLICATE FIRST CARD)	1,5,0	69	
		70	

FORM NO. D.P. 484 561-B

SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME BIRMINGHAM **DATE** 7-12-05

HOMESTEAD EXEMPT CODE 0 **%** _____

08 19253760 98	110	030 B1 CBD
(DUPLICATE FIRST CARD)	120	B/K/G BIRMINGHAM LLC
(DUPLICATE FIRST CARD)	130	
(DUPLICATE FIRST CARD)	140	30100 Telegraph Rd Ste 366
		BINGHAM FARMS MI 48025

(DUPLICATE FIRST CARD)	150	01	
		02	T2N, R10E, SEC 25
(DUPLICATE FIRST CARD)	150	03	ASSESSOR'S PLAT NO 27
		04	LOTS 7 & 8 & 9, EXC
(DUPLICATE FIRST CARD)	150	05	THAT PART TAKEN FOR
		06	WILLITS ST, ALSO
(DUPLICATE FIRST CARD	150	07	E 120 FT OF LOT 10, ALSO
		08	PART OF SD LOT 10 &
(DUPLICATE FIRST CARD)	150	09	PART OF LOTS 3 & 4 OF
		10	'SCHLAACK SUB'
(DUPLICATE FIRST CARD)	150	11	ALL DESC AS,
		12	BEG AT PT DIST
(DUPLICATE FIRST CARD)	150	13	S 63-11-50 W 120 FT
		14	FROM NE COR OF SD LOT 10,
(DUPLICATE FIRST CARD)	150	15	TH S 30-33-40 E 59.94 FT,
		16	TH S 63-30-00 W 64.01 FT,
(DUPLICATE FIRST CARD)	150	17	TH S 67-34-20 W 50.53 FT,
		18	TH N 14-06-00 W 50.32 FT,
			TH N 59-26-20 E 99.01 FT

SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME BIRMINGHAM DATE

08 19253760098	1,5,0	19	TO BEG, ALSO
		20	PART OF LOTS 3 & 4 OF
(DUPLICATE FIRST CARD)	1,5,0	21	'SCHLAACK SUB' &
		22	PART OF LOTS 10 & 11 OF
(DUPLICATE FIRST CARD)	1,5,0	23	'ASSESSOR'S PLAT NO 27'
		24	IN PCL DESC AS
(DUPLICATE FIRST CARD)	1,5,0	25	BEG AT PT DIST
		26	S 63-11-50 W 16.85 FT
(DUPLICATE FIRST CARD)	1,5,0	27	FROM SE COR OF SD LOT 11,
		28	TH S 63-11-50 W 103.15 FT
(DUPLICATE FIRST CARD)	1,5,0	29	TH S 59-26-20 W 99.61 FT,
		30	TH N 14-06-00 W 6.42 FT,
(DUPLICATE FIRST CARD)	1,5,0	31	TH N 59-26-20 E 217.53 FT
		32	TH S 30-33-40 E 4.01 FT,
(DUPLICATE FIRST CARD)	1,5,0	33	TH S 63-11-50 W 16.19 FT,
		34	TH S 26-48-10 E 10 FT
(DUPLICATE FIRST CARD)	1,5,0	35	TO BEG, ALSO
		36	PART OF LOT 11 OF
(DUPLICATE FIRST CARD)	1,5,0	37	'ASSESSOR'S PLAT NO 27'
		38	DESC AS
(DUPLICATE FIRST CARD)	1,5,0	39	BEG AT SE LOT COR,
		40	TH S 63-11-50 W 16.85 FT,
(DUPLICATE FIRST CARD)	1,5,0	41	TH N 26-48-10 W 10 FT,
		42	TH N 63-11-50 E 16.19 FT,
(DUPLICATE FIRST CARD)	1,5,0	43	TH S 30-33-40 E 10 FT
		44	TO BEG
			7-19-05 FR 075 & 079

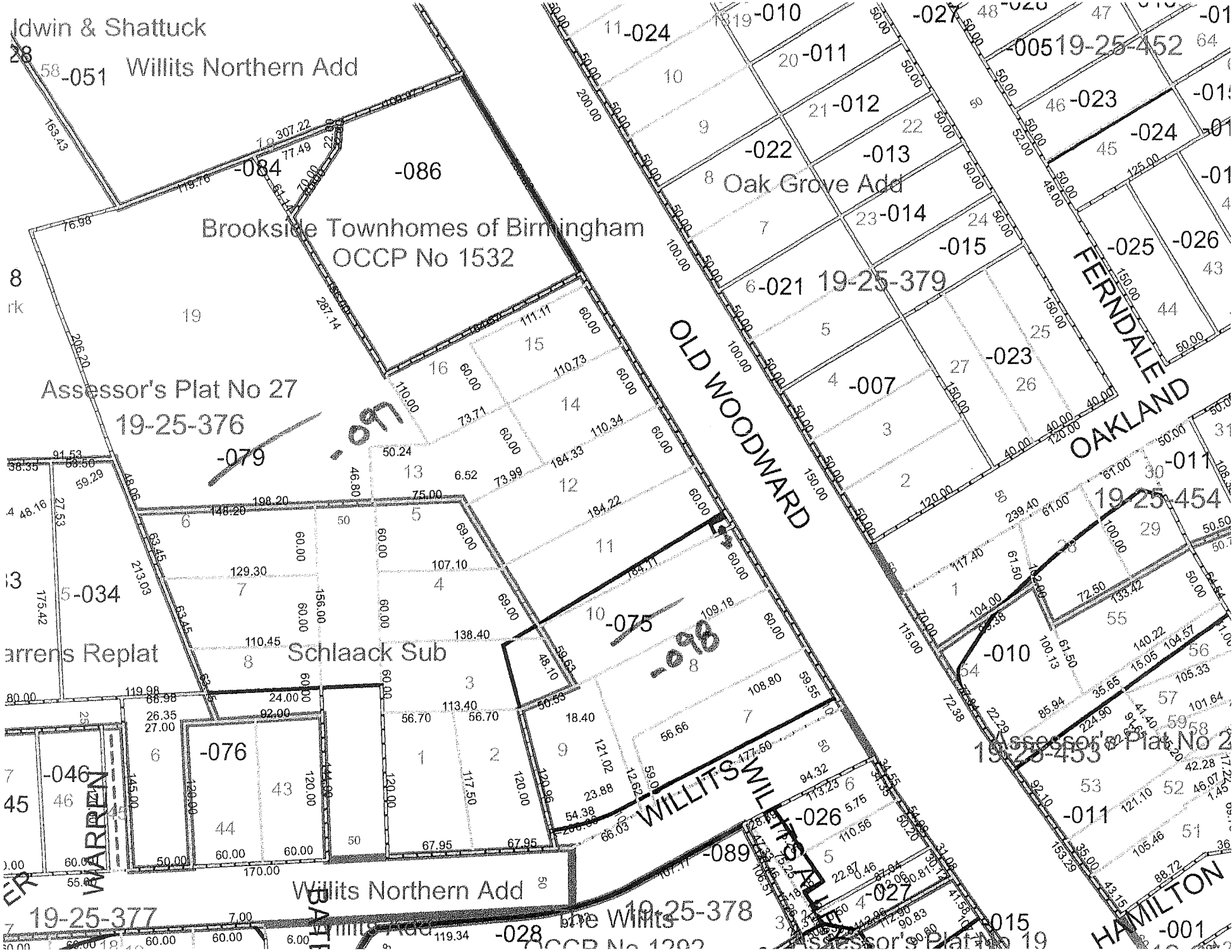
FORM NO. D.P. 464 581-B

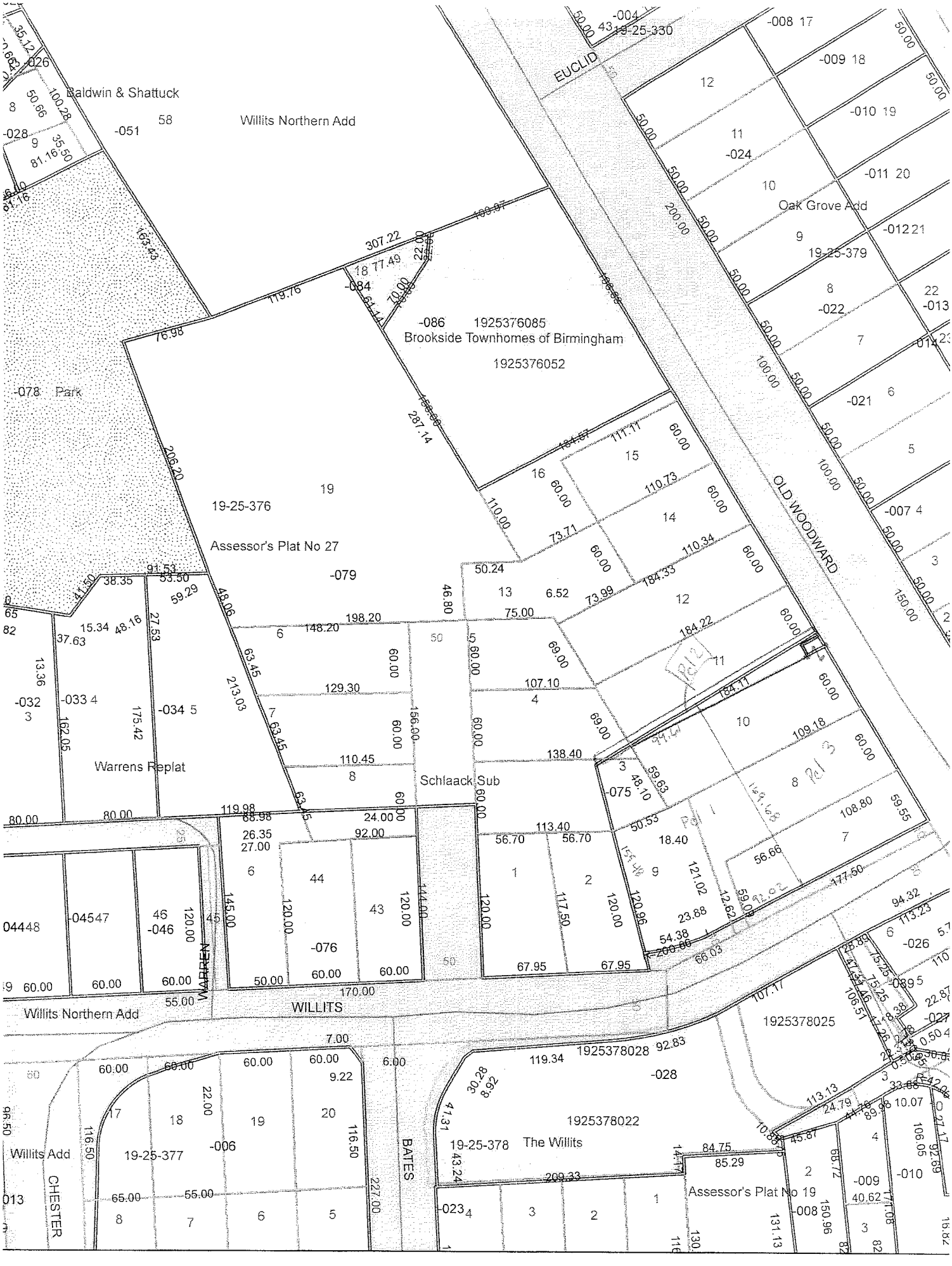
SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME BIRMINGHAM **DATE** 7-12-05

HOMESTEAD EXEMPT CODE 0 **%** _____

08 19 25 37 60 98	110	030201 CBD
(DUPLICATE FIRST CARD)	120	B/K/G BIRMINGHAM LLC
(DUPLICATE FIRST CARD)	130	305 N OLD WOODWARD
		BIRMINGHAM MI 48009
(DUPLICATE FIRST CARD)	140	30100 Telegraph Rd Ste 366
		BINGHAM FARMS MI 48025
(DUPLICATE FIRST CARD)	150	01
		02
(DUPLICATE FIRST CARD)	150	03
		04
(DUPLICATE FIRST CARD)	150	05
		06
(DUPLICATE FIRST CARD	150	07
		08
(DUPLICATE FIRST CARD)	150	09
		10
(DUPLICATE FIRST CARD)	150	11
		12
(DUPLICATE FIRST CARD)	150	13
		14
(DUPLICATE FIRST CARD)	150	15
		16
(DUPLICATE FIRST CARD)	150	17
		18


Idwin & Shattuck
Willits Northern Add
Brookside Townhomes of Birmingham
OCCP No 1532
Assessor's Plat No 27
19-25-376
Oak Grove Add
19-25-379
OLD WOODWARD
FERNDALE
OAKLAND
19-25-454
Assessor's Plat No 2
19-25-453
Warren's Replat
Schlaack Sub
WILLITS
WILLITS ALLEY
WARREN
Willits Northern Add
19-25-377
19-25-378
HAMILTON



Baldwin & Shattuck
Willits Northern Add
EUCLID
Oak Grove Add
19-25-379
Brookside Townhomes of Birmingham
1925376085
1925376052
Park
19-25-376
Assessor's Plat No 27
OLD WOODWARD
Warrens Replat
Schlaack Sub
WARREN
WILLITS
Willits Northern Add
1925378025
1925378028
1925378022
19-25-378
The Willits
Willits Add
19-25-377
CHESTER
BATES
Assessor's Plat No 19

MEMORANDUM

TO: Janet Laing, Assessor

FROM: Mary B. Ferrario, Building Official

DATE: June 27, 2005

RE: Lot Combination - 325 North Old Woodward

The attached request for a lot combination has been submitted. A lot description, application and check have been received and approved by this department.

The applicant is requesting new sid- well numbers indicating the change.

Community Development Department
Birmingham, Michigan
LOT SEPARATION/COMBINATION FOR BUILDING PERMIT

Prior to making application for a building permit, the property owner must complete the following application form and submit the required information noted below when seeking approval to combine or separate platted lots for purpose of developing the property(s), pursuant to Chapter 102 Subdivisions, Section 102-51 Approval Required, Birmingham City Code. Approval must be granted by the Building Official and new parcel identification numbers issued by the County prior to submission of a building permit application.

Date: 6-24-05

Property Address and Legal Description:

325 North Old Woodward. Birmingham. Legal: See Attached Survey.

Current Parcel I.D. No(s). 19-25-376-075 and a portion of

19 - 25 - 376 - 079 .

A Registered land survey must be attached to this application showing at a minimum:

- ☐ All existing platted lot lines
- ☐ Legal descriptions for each separate lot
- ☐ Location of structures
- ☐ All setbacks
- ☐ Location of adjacent property structures and setbacks
- ☐ Application Fee of $100.00

(I), (We), do hereby swear that all of the statements, signatures and descriptions appearing on and with this request are in all respects true and accurate to the best of (my), (our), knowledge. SEE LETTER EXPLANATION ATTACHED.

Required Signature of Property Owner(s): B/K/G Birmingham, LLC
By: Burton-Katzman Development Company, Inc.
Its: Manager

Bren L Buckley

Print Name

Bren L. Buckley, Vice President, Development
Print Name

Phone Number: _____

Phone Number: (248) 647 – 8811

(A letter of authority or power of attorney shall be attached in the event the request is made by a person other than the owner of the property.)

APPROVALS

Building Official Approval: M. B Ferraris Date: 6/27/05

Treasurer Approval: _____ Date: _____

Note: All taxes and special assessments must be paid at time of application.

Application Fee: $100.00

Oakland County Michigan

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Next Parcel ID 1925376079 Locate this parcel Locate

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mmercial & Industrial Property Profile

e: If you use the 'Reload' function of your browser, you will be billed again. You will not be billed for using 'Back' and 'Forward' buttons. Last updated on for .

5 N OLD WOODWARD, BIRMINGHAM, MI 48009-5331

w Photos View Map

cel ID	Municipality	Owner(s)
19-25-376-075	CITY OF BIRMINGHAM	B/K/G BIRMINGHAM, LLC

ner Mailing Address

00 TELEGRAPH RD SUITE 366, BINGHAM FARMS, MI 48025

erty Description

I, R10E, SEC 25 ASSESSOR'S PLAT NO 27 LOTS 7 & 8 & 9, EXC THAT PART TAKEN FOR WILLITS ALSO E 120 FT OF LOT 10, ALSO PART OF SD LOT 10 & PART OF LOTS 3 & 4 OF 'SCHLAACK ' ALL DESC AS, BEG AT PT DIST S 63-11-50 W 120 FT FROM NE COR OF SD LOT 10, TH S 30-33- 59.94 FT, TH S 63-30-00 W 64.01 FT, TH S 67-34-20 W 50.53 FT, TH N 14-06-00 W 50.32 FT, TH -26-20 E 99.01 FT TO BEG, ALSO PART OF LOTS 3 & 4 OF 'SCHLAACK SUB' & PART OF LOTS 10 OF 'ASSESSOR'S PLAT NO 27' IN PCL DESC AS BEG AT PT DIST S 63-11-50 W 16.85 FT FROM SE OF SD LOT 11, TH S 63-11-50 W 103.15 FT, TH S 59-26-20 W 99.61 FT, TH N 14-06-00 W 6.42 FT, 59-26-20 E 217.53 FT, TH S 30-33-40 E 4.01 FT, TH S 63-11-50 W 16.19 FT, TH S 26-48-10 E 10 BEG 4-13-90 FR 066 & 067 7-24-00 CORR

USINESS IMPROVED	School District	Neighborhood Code
Indicator	BIRMINGHAM CITY SCH	CBD
N		

Septic Indicator	Well Indicator	Sewer Indicator
N	N	N

Assessed Value	Capped Value	State Equalized Value
$1,566,640	$1,554,730	$1,566,640

Split/Combination Information

tatus	Date Added	Added From
Added Parcel	4/17/1990	FR 066 & 067

No sales since 1994

Value	Effective Date for Taxes	Homestead %
$1,554,730	12/1/2004	0

Oakland County Michigan

Search for: GO

Advanced Search View Cart

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Next Parcel ID Locate this parcel Locate

Return to Search Menu

Residential Property Profile

Note: If you use the 'Reload' function of your browser, you will be billed again. You will not be billed for using the 'Back' and 'Forward' buttons. Last updated on for .

No property address available

Parcel ID	Municipality	Owner(s)
19-25-376-079	CITY OF BIRMINGHAM	CITY OF BIRMINGHAM

Property Description

2N, R10E, SEC 25 SCHLAACK SUB LOTS 1 TO 8 INCL EXC THAT PART OF LOTS 3 & 4 BEG AT MOST ELY OR OF LOT 3TH S 67-34-20 W 50.53 FT, TH N 14-06-00 W 50.32 FT, TH N 59-26-20 E TO E LINE OF LOT 4, H SELY ALG SD LINE TO BEG, ALSO EXC S 24 FT OF LOT 8, ALSO THAT PART OF VAC BATES ST ADJ TO SD OTS, ALSO OF 'ASSESSOR'S PLAT NO 27' PART OF LOT 10 DESC AS BEG AT NW LOT COR, TH NELY 64.11 T ALG N LOT LINE, TH S 59-26-20 W TO W LOT LINE, TH NWLY TO BEG, ALSO ALL OF LOTS 11 TO 15 INCL, LSO LOT 16 EXC N 40 FT THEREOF, ALSO ALL OF LOT 19, ALSO EXC PART OF LOTS 3 & 4 OF 'SCHLAACK UB' & PART OF LOTS 10 & 11 OF 'ASSESSOR'S PLAT NO 27' IN PCL DESC AS BEG AT PT DIST S 63-11-50 W 5.85 FT FROM SE COR OF SD LOT 11, TH S 63-11-50 W 103.15 FT, TH S 59-26-20 W 99.61 FT, TH N 14-6-00 W 6.42 FT, TH N 59-26-20 E 217.53 FT, TH S 30-33-40 E 4.01 FT, TH S 63-11-50 W 16.19 FT, TH S 6-48-10 E 10 FT TO BEG 4-9-93 FR 049, 050 & 053 7-24-00 CORR

Use	School District	Neighborhood Code
RESIDENTIAL VACANT	BIRMINGHAM CITY SCH	MEX
Current Assessed Value	**Capped Value**	**State Equalized Value**
$0	$0	$0

Split/Combination Information

Added Status	Date Added	Added From
Added Parcel	4/27/1993	FR 049, 050 & 053

No sales since 1994

Taxable Value	Effective Date for Taxes	Homestead %
$0	12/1/2004	0

2003 Taxes			2004 Taxes		
Summer	Winter	Village	Summer	Winter	Village

Information	Description	Width	Depth
	LEVEL		4.42

June 24, 2005

Ms. Mary Ferrario
City Zoning Administrator
CITY OF BIRMINGHAM
151 Martin Street
P.O. Box 3001
Birmingham, MI 48012

Ms. Jana L. Ecker
City Planner
CITY OF BIRMINGHAM
151 Martin Street
P.O. Box 3001
Birmingham, MI 48012

Re: Lot Combination (Parcel ID No. Correction)
325 North Old Woodward (The former Jacobson's Men's Store location)
Legal Description: See Attached Survey
Current Owner: B/K/G Birmingham, LLC

Dear Ms. Ferrario and Ms. Ecker;

The property known has the former Jacobson's Men's Store site was purchased by B/K/G Birmingham, LLC in April 2003 and included:

All of:

Parcel ID No. 19-25-376-075 (hereinafter "-075")

And a portion, (an area approximately 10' X 16.19' in the northeast corner) of:

Parcel ID No. 19-25-376-079 (hereinafter "-079").

The 10' x 16.19' portion in -079 was specifically deeded to Jacobson's on April 28, 1998 (Liber 18541Page555, Copy attached).

We would like the legal descriptions maintained by the City and the County for -075 and -079 to be corrected to reflect that this 10' X 16.19' portion is now part of -075, and no longer part of -079.

Please contact me if you have any questions or concerns.

Sincerely,
B/K/G BIRMINGHAM, LLC
By: Burton-Katzman Development Company, Inc.
Its: Manager

Bren L. Buckley
Vice President, Development

W/ Attachments

Exhibit A
Legal Description

Commitment No.: 10039

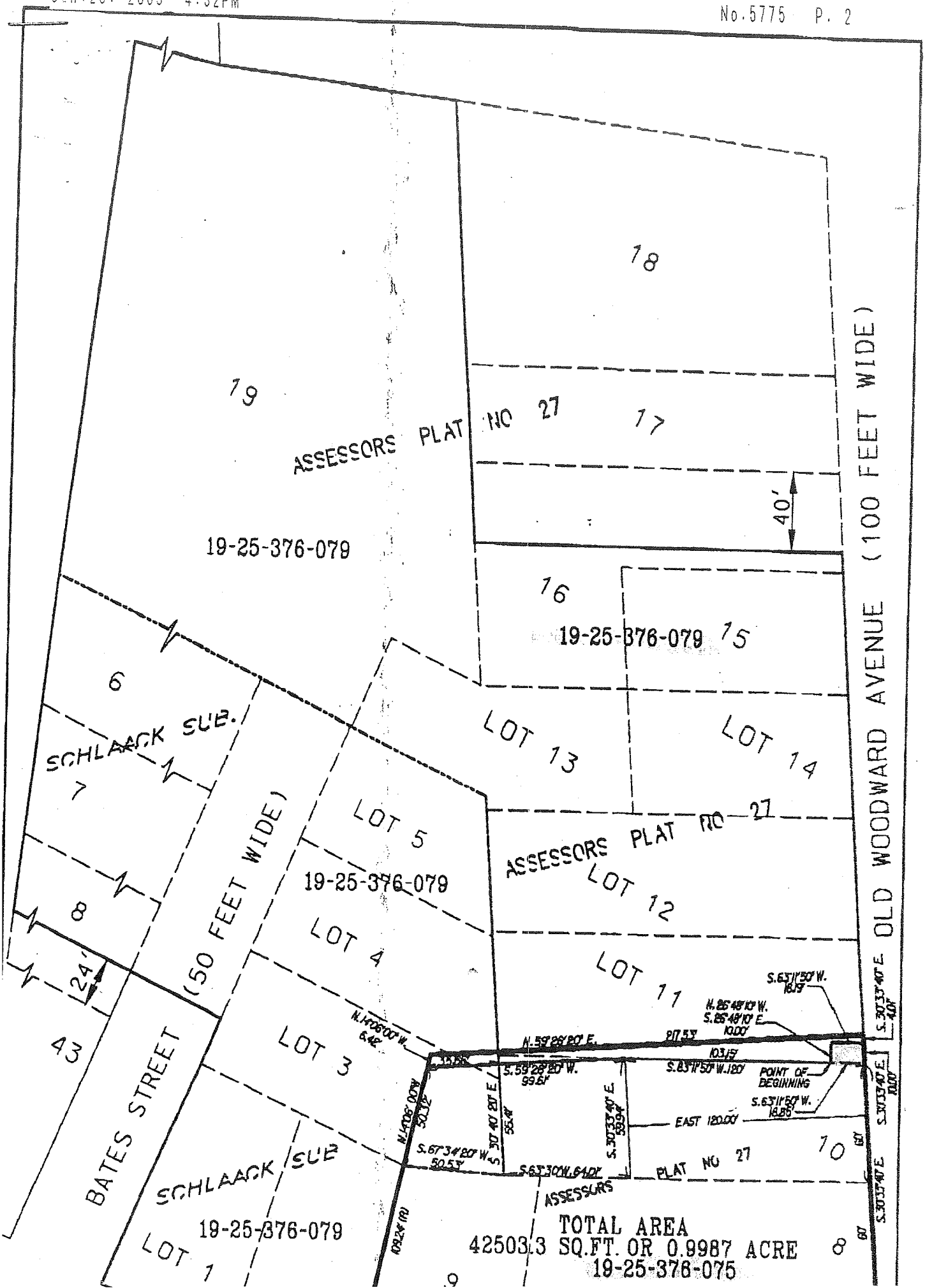
PARCEL 1: Part of Lots 7, 8, 9 and 10, ASSESSOR'S PLAT NO. 27, according to the Plat thereof as recorded in Liber 6 of Plats, page 46, Oakland County Records, and a part of Lots 3 and 4, SCHLAACK SUBDIVISION, according to the Plat thereof as recorded in Liber 8 of Plats, page 8, Oakland County Records, described as: Beginning at a point distant North 30 degrees 33 minutes 55 seconds West (North 30 degrees 33 minutes 40 seconds West, as measured), 10.02 feet and South 63 degrees 06 minutes 50 seconds West, 120.0 feet (120.25 feet, as measured) from the Southeast corner of said Lot 7 of ASSESSOR'S PLAT NO. 27 to the point of beginning; proceeding thence South 63 degrees 06 minutes 50 seconds West, 92.02 feet; thence on a curve to the right having a radius of 200.0 feet, arc 54.38 feet, central angle of 15 degrees 34 minutes 42 seconds, chord bearing and distance of South 70 degrees 54 minutes 11 seconds West, 54.21 feet; thence North 14 degrees 06 minutes 00 seconds West, 159.48 feet; thence North 59 degrees 26 minutes 20 seconds East, 99.61 feet; thence South 30 degrees 33 minutes 55 seconds East, (South 30 degrees 36 minutes 45 seconds, as measured), 169.68 feet to the point of beginning.

PARCEL 2: A parcel of land being a part of Lots 10 and 11, ASSESSOR'S PLAT NO. 27, according to the Plat thereof as recorded in Liber 6 of Plats, page 46, Oakland County Records, and a part of Lots 3 and 4 of SCHLAACK SUBDIVISION of Lots 40, 41 and 42 and part of Lot 53 of Willetts Additions, according to the Plat thereof as recorded in Liber 8 of Plats, page 8, Oakland County Records, said parcel of land being described as follows: Commencing at the Southeasterly corner of said Lot 11, said point also being on the Westerly line of Woodward Avenue (100 feet wide); thence South 63 degrees 11 minutes 50 seconds West, 16.85 feet along the Southerly line of said Lot 11 to the point of beginning of this description; thence continuing South 63 degrees 11 minutes 50 seconds West, 103.15 feet along said lot line to a point; thence South 59 degrees 26 minutes 20 seconds West, 99.61 feet to a point on the extension on the Westerly line of Lot 9 of said ASSESSOR'S PLAT NO. 27; thence North 14 degrees 06 minutes 00 seconds West, 6.42 feet along said extension of the Westerly line of Lot 9 to a point; thence North 59 degrees 26 minutes 20 seconds East, 217.53 feet to a point on the Easterly line of said Lot 11; thence South 30 degrees 33 minutes 40 seconds East, 4.01 feet along said Easterly line of said Lot 11 to a point; thence South 63 degrees 11 minutes 50 seconds West, 16.19 feet along a line 10.00 feet Northerly of and parallel to the Southerly line of said Lot 11 to a point; thence South 26 degrees 48 minutes 10 seconds East, 10.00 feet to the point of beginning.

Together with an easement for ingress and egress, as disclosed by Easement Agreement recorded in Liber 4865, page 474, Oakland County Records.

PARCEL 3: The Easterly 120 feet of Lots 7, 8 and 10 of ASSESSOR'S PLAT NO. 27, according to the Plat thereof as recorded in Liber 6 of Plats, page 46, Oakland County Records; and also part of Lot 11 of said ASSESSOR'S PLAT NO. 27, described as follows: Commencing at the Southeasterly corner of said Lot 11, said point also being on the Westerly line of Woodward Avenue (100 feet wide) and the point of beginning of this description; thence South 63 degrees 11 minutes 50 seconds West, 16.85 feet along the Southerly line of said Lot 11; the North 26 degrees 48 minutes 10 seconds West, 10.00 feet; thence North 63 degrees 11 minutes 50 seconds East, 16.19 feet to a point on the Easterly line of said Lot 11; thence South 30 degrees 33 minutes 40 seconds East,10.00 feet, more or less, along the Easterly line of said Lot 11 to the point of beginning. Exc That part deeded for Rd

EXCEPTING THEREFROM THE ABOVE DESCRIBED PARCELS: That part deeded to the City of Birmingham for highway purposes, as contained in deed recorded in Liber 3527, page 58, described as follows: A strip of land being a portion of Lot 7, ASSESSOR'S PLAT NO. 27, according to the Plat thereof as recorded in Liber 6 of Plats, page 46, Oakland County Records, to be acquired for widening the Willits Street Right of Way, said strip of land lying South of the following described line: Beginning at a point in the Easterly line of said Lot 7, said point lying North 30 degrees 36 minutes 20 seconds West and 10.02 feet distant from the Southeast corner of said Lot 7; thence South 63 degrees 06 minutes 50 seconds West along a line parallel to the Southerly line of said Lot 7, distance of 120 feet to a point in said Lot 7, said point lying North 18 degrees 53 minutes 10 seconds West and 10.07 feet distant from the South boundary line of said Lot 7; Liber 3527, page 59, described as


18
19
ASSESSORS PLAT NO 27
17
40'
19-25-376-079
16
19-25-376-079
15
6
SCHLAACK SUB.
7
LOT 13
LOT 14
LOT 5
ASSESSORS PLAT NO 27
LOT 12
19-25-376-079
8
LOT 4
LOT 11
24'
43
LOT 3
BATES STREET (50 FEET WIDE)
OLD WOODWARD AVENUE (100 FEET WIDE)
POINT OF BEGINNING
EAST 120.00'
10
SCHLAACK SUB
19-25-376-079
LOT 1
ASSESSORS PLAT NO 27
TOTAL AREA
42503.3 SQ.FT. OR 0.9987 ACRE
19-25-376-075
8
9

LIBER 18541 PG555

TITLE DEED

$ 7.00 DEED
$ 2.00 REMONUMENTATION
2 JUN 98 9:58 A.M. RECEIPT 448
PAID RECORDED - OAKLAND COUNTY
LYNN D. ALLEN, CLERK/REGISTER OF DEEDS

Covenant Deed

Know all persons by these presents: That Arthur Pollack, and Shirley Pollack, his wife, whose address is 34 Hampshire Lane, Boynton Beach, Florida 33436; The Blanche Pollack Family Limited Partnership, whose address is 30800 Telegraph Road, Suite 1704, Bingham Farms, Michigan 48025; and Leo Pollack and Madeline Pollack, his wife, whose address is 11296 Glen Oaks Court, North Palm Beach, Florida 33408, grant and convey to Jacobson Stores Realty Company, a Michigan corporation, whose address is 3333 Sargent Road, Jackson, Michigan 49201 a sixty (60%) percent undivided interest in the following described property, situated in the City of Birmingham, County of Oakland, State of Michigan more particularly described as follows:

The easterly 120 feet of Lots 7, 8, and 10 of Assessor's Plat No. 27, according to the plat thereof recorded in Liber 6 of Plats, Page 46, Oakland County Records;

6046

AND ALSO part of Lot 11 of said Assessor's Plat No. 27, described as follows: Commencing at the southeasterly corner of said Lot 11, said point also being on the westerly line of Woodward Avenue (100 feet wide) and the point of beginning of this description; thence South 63° 11' 50" West 16.85 feet along the southerly line of said Lot 11; thence North 26° 48' 10" West 10.00 feet; thence North 63° 11' 50" East 16.19 feet to a point on the easterly line of said Lot 11; thence South 30° 33' 40" East 10.00 feet, more or less, along the easterly line of said Lot 11 to the point of beginning; 19-25-376-079 pt

TOGETHER WITH all easements and rights pertaining thereto.

for the consideration of One dollar, and other good and valuable consideration, the receipt of which is hereby acknowledged. (Real Estate Transfer Tax Valuation Affidavit Attached) Subject to the terms and conditions contained in instruments recorded at Liber 3557, page 11, Liber 3562 page 307, Liber 3622 page 220, Liber 3838 page 710, Liber 3622 page 196 and Liber 4845, page 79 and Liber 8715, Page 120 O.C.R. and further subject to the rights of Jacobson Stores, Inc., as tenant under a certain lease dated April 29, 1961, as amended; and further subject to any matters arising by or through the actions of the Grantee or Jacobson Stores, Inc.

well greased

Need this?

Grantors warrant only that Arthur Pollack is seized of an undivided 20% interest in the above described property; that the Blanche Pollack Family Limited Partnership is seized of an undivided 20% interest in the above described property; that Leo and Madeline Pollack are seized of an undivided 20% interest in the above described property; and that each of the grantors has the right to convey their undivided interest in the property. Grantors covenant that they have not heretofore done, committed or wittingly suffered to be done or committed any act, matter or thing whatsoever, whereby the premises hereby granted, or any part thereof, is, or shall or may be charged or encumbered in title, estate or otherwise whatsoever. Except for the foregoing, the grantors make no other warranty, express or implied.

Dated this 28th day of April, 1998.

Witnesses:

Lisalyn Peinovich

Lisalyn Peinovich

Georgia E. Turner

Georgia E. Turner

ARTHUR POLLACK, SHIRLEY POLLACK, LEO POLLACK AND MADELINE POLLACK

By
Gary Pollack, Attorney-in-fact

THE BLANCHE POLLACK FAMILY LIMITED PARTNERSHIP, By LRM, Inc., general partner

By: Blanche Pollack
Blanche Pollack, President

ATE OF MICHIGAN
UNTY OF OAKLAND } SS

the 28th day of April, 1998

COMBINATION

07-14-05 ADJUST 2CV0

RECEIVED
JUL 14 2005
OAKLAND COUNTY
EQUALIZATION DIVISION

Description	BKF	7-19-05
Typing	WP	7-20-05
Mapping	BKF	~~7-19-05~~ 8-24-05
Xerox & File		
D. P. Desc.		

PROPERTY DESCRIPTION RECORD CHANGE FORM

C.V.T. NAME BIRMINGHAM C.V.T. CODE 08 DATE 7-12-05 PAGE 1 OF 1

CVT NO.	SIDWELL NUMBER	TRANSACT NUMBER	LINE NO	PROPERTY DESCRIPTION LINE
08	19253760750	010		098
08	19253760790	010		097 & 098

DP-124

SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME BIRMINGHAM DATE

HOMESTEAD EXEMPT CODE %

08 19253760971	1,1,0	MEME
(DUPLICATE FIRST CARD)	1,2,0	CITY OF BIRMINGHAM
(DUPLICATE FIRST CARD)	1,3,0	
(DUPLICATE FIRST CARD)	1,4,0	151 MARTIN
		BIRMINGHAM MI 48009
(DUPLICATE FIRST CARD)	1,5,0	0,1 T2N, R10E, SEC 25
		0,2 SCHLAACK SUB
(DUPLICATE FIRST CARD)	1,5,0	0,3 LOTS 1 TO 8 INCL EXC
		0,4 THAT PART OF LOTS 3 & 4
(DUPLICATE FIRST CARD)	1,5,0	0,5 BEG AT MOST ELY COR OF LOT 3
		0,6 TH S 67-34-20 W 50.53 FT,
(DUPLICATE FIRST CARD	1,5,0	0,7 TH N 14-06-00 W 50.32 FT,
		0,8 TH N 59-26-20 E TO
(DUPLICATE FIRST CARD)	1,5,0	0,9 E LINE OF LOT 4,
		1,0 TH SELY ALG SD LINE
(DUPLICATE FIRST CARD)	1,5,0	1,1 TO BEG, ALSO EXC
		1,2 S 24 FT OF LOT 8, ALSO
(DUPLICATE FIRST CARD)	1,5,0	1,3 THAT PART OF VAC BATES ST
		1,4 ADJ TO SD LOTS, ALSO
(DUPLICATE FIRST CARD)	1,5,0	1,5 OF 'ASSESSOR'S PLAT NO 27'
		1,6 PART OF LOT 10
(DUPLICATE FIRST CARD)	1,5,0	1,7 DESC AS
		1,8 BEG AT NW LOT COR,

SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME BIRMINGHAM DATE

08	19253760097	1,5,0	19	TH NELY 64.11 FT
			20	ALG N LOT LINE,
(DUPLICATE FIRST CARD)		1,5,0	21	TH S 59-26-20 W TO
			22	W LOT LINE,
(DUPLICATE FIRST CARD)		1,5,0	23	TH NWLY
			24	TO BEG, ALSO
(DUPLICATE FIRST CARD)		1,5,0	25	ALL OF LOTS 11 TO 15 INCL,
			26	ALSO LOT 16 EXC
(DUPLICATE FIRST CARD)		1,5,0	27	N 40 FT THEREOF, ALSO
			28	ALL OF LOT 19, ALSO EXC
(DUPLICATE FIRST CARD)		1,5,0	29	PART OF LOTS 3 & 4 OF
			30	'SCHLAACK SUB' &
(DUPLICATE FIRST CARD)		1,5,0	31	PART OF LOTS 10 & 11 OF
			32	'ASSESSOR'S PLAT NO 27'
(DUPLICATE FIRST CARD)		1,5,0	33	IN PCL DESC AS
			34	BEG AT PT DIST
(DUPLICATE FIRST CARD)		1,5,0	35	S 63-11-50 W 16.85 FT
			36	FROM SE COR OF SD LOT 11,
(DUPLICATE FIRST CARD)		1,5,0	37	TH S 63-11-50 W 103.15 FT,
			38	TH S 59-26-20 W 99.61 FT,
(DUPLICATE FIRST CARD)		1,5,0	39	TH N 14-06-00 W 6.42 FT,
			40	TH N 59-26-20 E 217.53 FT,
(DUPLICATE FIRST CARD)		1,5,0	41	TH S 30-33-40 E 4.01 FT,
			42	TH S 63-11-50 W 16.19 FT,
(DUPLICATE FIRST CARD)		1,5,0	43	TH S 26-48-10 E 10 FT
			44	TO BEG, ALSO EXC

FORM NO. D.P. 464 581-B

SIDWELL LAND FILE SYSTEM

NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME _____ DATE _____

08192537609 7	1,5,0	45	PART OF LOT 11 OF
		46	'ASSESSOR'S PLAT NO 27'
(DUPLICATE FIRST CARD)	1,5,0	47	DESC AS
		48	BEG AT SE LOT COR,
(DUPLICATE FIRST CARD)	1,5,0	49	TH S 63-11-50 W 16.85 FT,
		50	TH N 26-48-10 W 10 FT,
(DUPLICATE FIRST CARD)	1,5,0	51	TH N 63-11-50 E 16.19 FT,
		52	TH S 30-33-40 E 10 FT
(DUPLICATE FIRST CARD)	1,5,0	53	TO BEG
		54	7/19/05 FR 079
(DUPLICATE FIRST CARD)	1,5,0	55	
		56	
(DUPLICATE FIRST CARD)	1,5,0	57	
		58	
(DUPLICATE FIRST CARD)	1,5,0	59	
		60	
(DUPLICATE FIRST CARD)	1,5,0	61	
		62	
(DUPLICATE FIRST CARD)	1,5,0	63	
		64	
(DUPLICATE FIRST CARD)	1,5,0	65	
		66	
(DUPLICATE FIRST CARD)	1,5,0	67	
		68	
(DUPLICATE FIRST CARD)	1,5,0	69	
		70	

FORM NO. D.P. 484 - 581-B

SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME BIRMINGHAM **DATE** 7-12-05

HOMESTEAD EXEMPT CODE 0 **%** _____

08 19 25 37 6098	1,1,0	030B1 CBD
(DUPLICATE FIRST CARD)	1,2,0	B/K/G BIRMINGHAM, LLC
(DUPLICATE FIRST CARD)	1,3,0	
(DUPLICATE FIRST CARD)	1,4,0	30100 Telegraph Rd Ste 364
		BINGHAM FARMS MI 48025

(DUPLICATE FIRST CARD)	1,5,0	0,1	T2N, R10E, SEC 25
		0,2	ASSESSOR'S PLAT NO 27
(DUPLICATE FIRST CARD)	1,5,0	0,3	LOTS 7 & 8 & 9, EXC
		0,4	THAT PART TAKEN FOR
(DUPLICATE FIRST CARD)	1,5,0	0,5	WILLITS ST, ALSO
		0,6	E 120 FT OF LOT 10, ALSO
(DUPLICATE FIRST CARD	1,5,0	0,7	PART OF SD LOT 10 &
		0,8	PART OF LOTS 3 & 4 OF
(DUPLICATE FIRST CARD)	1,5,0	0,9	'SCHLAACK SUB'
		1,0	ALL DESC AS,
(DUPLICATE FIRST CARD)	1,5,0	1,1	BEG AT PT DIST
		1,2	S 63-11-50 W 120 FT
(DUPLICATE FIRST CARD)	1,5,0	1,3	FROM NE COR OF SD LOT 10,
		1,4	TH S 30-33-40 E 59.94 FT,
(DUPLICATE FIRST CARD)	1,5,0	1,5	TH S 63-30-00 W 64.01 FT,
		1,6	TH S 67-34-20 W 50.53 FT,
(DUPLICATE FIRST CARD)	1,5,0	1,7	TH N 14-06-00 W 50.32 FT,
		1,8	TH N 59-26-20 E 99.01 FT

SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

CVT NAME BIRMINGHAM DATE

08 19253760098	1,5,0	19	TO BEG, ALSO
		20	PART OF LOTS 3 & 4 OF
(DUPLICATE FIRST CARD)	1,5,0	21	'SCHLAACK SUB' &
		22	PART OF LOTS 10 & 11 OF
(DUPLICATE FIRST CARD)	1,5,0	23	'ASSESSOR'S PLAT NO 27'
		24	IN PCL DESC AS
(DUPLICATE FIRST CARD)	1,5,0	25	BEG AT PT DIST
		26	S 63-11-50 W 16.85 FT
(DUPLICATE FIRST CARD)	1,5,0	27	FROM SE COR OF SD LOT 11,
		28	TH S 63-11-50 W 103.15 FT
(DUPLICATE FIRST CARD)	1,5,0	29	TH S 59-26-20 W 99.61 FT,
		30	TH N 14-06-00 W 6.42 FT,
(DUPLICATE FIRST CARD)	1,5,0	31	TH N 59-26-20 E 217.53 FT
		32	TH S 30-33-40 E 4.01 FT,
(DUPLICATE FIRST CARD)	1,5,0	33	TH S 63-11-50 W 16.19 FT,
		34	TH S 26-48-10 E 10 FT
(DUPLICATE FIRST CARD)	1,5,0	35	TO BEG, ALSO
		36	PART OF LOT 11 OF
(DUPLICATE FIRST CARD)	1,5,0	37	'ASSESSOR'S PLAT NO 27'
		38	DESC AS
(DUPLICATE FIRST CARD)	1,5,0	39	BEG AT SE LOT COR,
		40	TH S 63-11-50 W 16.85 FT,
(DUPLICATE FIRST CARD)	1,5,0	41	TH N 26-48-10 W 10 FT,
		42	TH N 63-11-50 E 16.19 FT,
(DUPLICATE FIRST CARD)	1,5,0	43	TH S 30-33-40 E 10 FT
		44	TO BEG
			7-19-05 FR 075 & 079

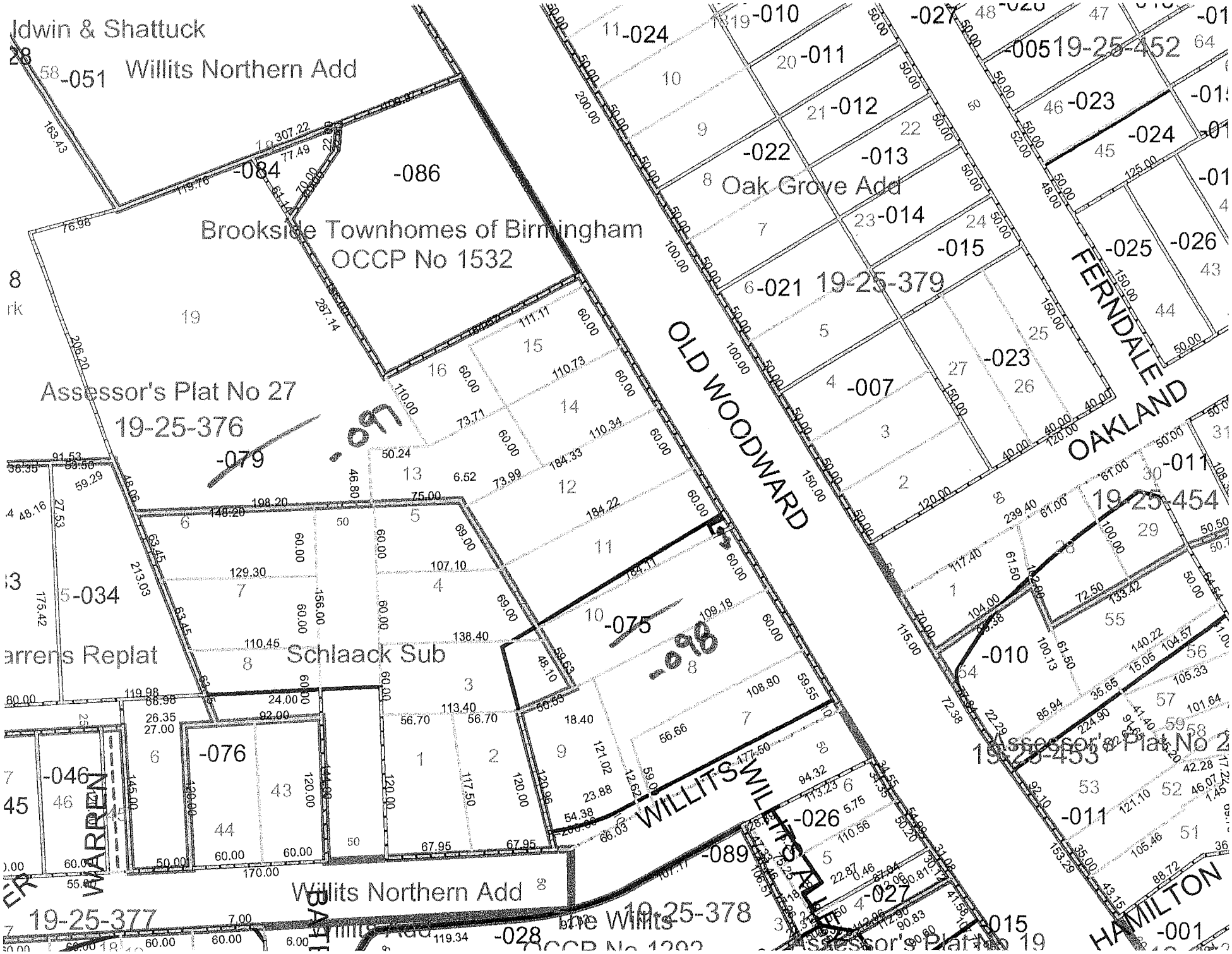
FORM NO. D.P. 464 581-B

SIDWELL LAND FILE SYSTEM
NEW PARCEL DATA SOURCE DOCUMENT

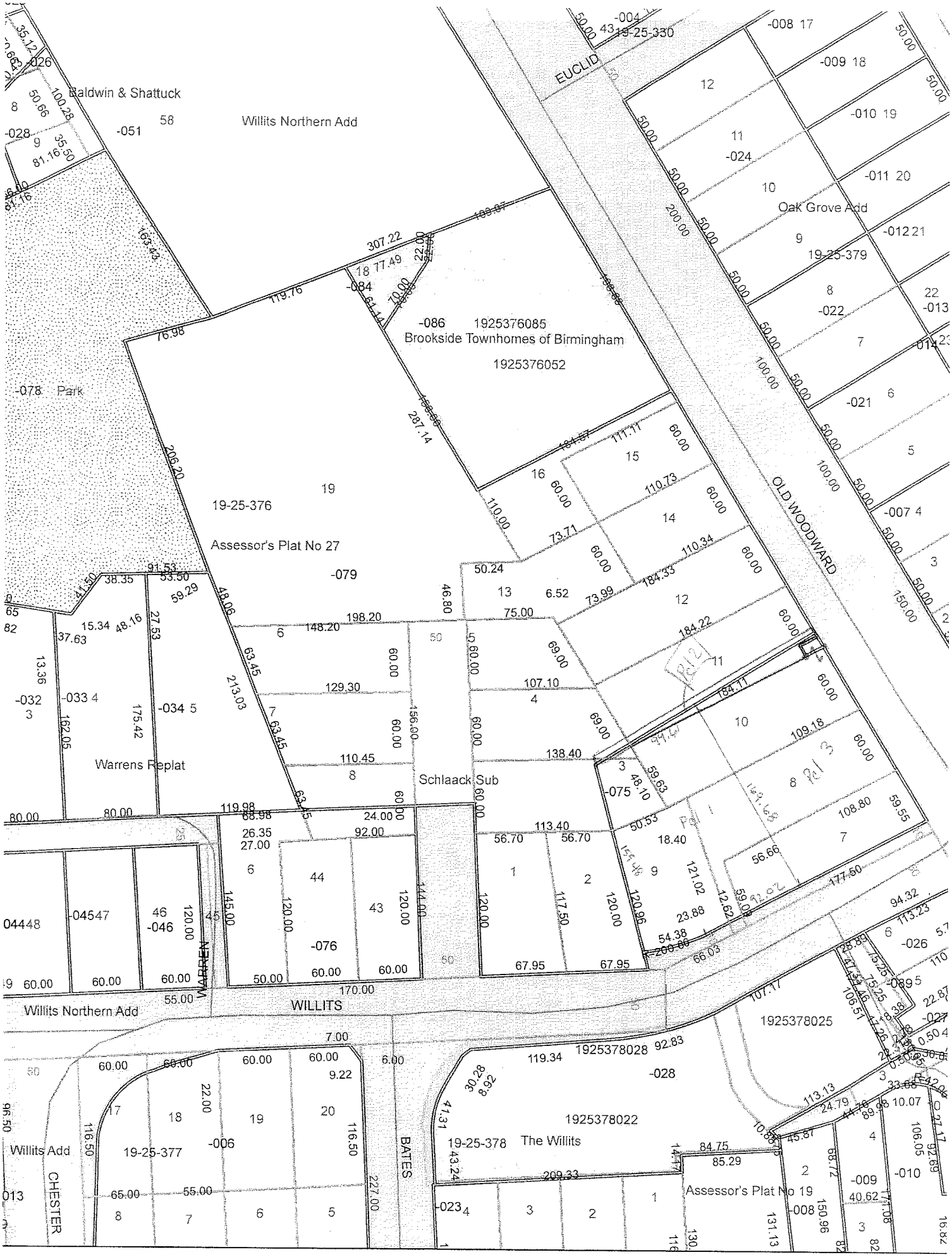
CVT NAME BIRMINGHAM **DATE** 7-12-05

HOMESTEAD EXEMPT CODE 0 **%** _____

08 19 25 37 60 98	110	030201 CBD
(DUPLICATE FIRST CARD)	120	B/K/G BIRMINGHAM LLC
(DUPLICATE FIRST CARD)	130	305 N OLD WOODWARD
		BIRMINGHAM MI 48009
(DUPLICATE FIRST CARD)	140	30100 Telegraph Rd Ste 366
		BINGHAM FARMS MI 48025
(DUPLICATE FIRST CARD)	150	01
		02
(DUPLICATE FIRST CARD)	150	03
		04
(DUPLICATE FIRST CARD)	150	05
		06
(DUPLICATE FIRST CARD	150	07
		08
(DUPLICATE FIRST CARD)	150	09
		10
(DUPLICATE FIRST CARD)	150	11
		12
(DUPLICATE FIRST CARD)	150	13
		14
(DUPLICATE FIRST CARD)	150	15
		16
(DUPLICATE FIRST CARD)	150	17
		18



Willits Northern Add
Brookside Townhomes of Birmingham
OCCP No 1532
Oak Grove Add
19-25-379
Assessor's Plat No 27
19-25-376
OLD WOODWARD
FERNDALE
OAKLAND
19-25-454
Schlaack Sub
WILLITS
WILLITS ALLEY
Willits Northern Add
19-25-377
19-25-378
HAMILTON



Baldwin & Shattuck
Willits Northern Add
EUCLID
Oak Grove Add
19-25-379
Brookside Townhomes of Birmingham
1925376085
1925376052
Park
19-25-376
Assessor's Plat No 27
OLD WOODWARD
Warrens Replat
Schlaack Sub
WARREN
WILLITS
Willits Northern Add
1925378025
1925378028
1925378022
19-25-378
The Willits
Willits Add
19-25-377
CHESTER
BATES
Assessor's Plat No 19

207-217

Address 217-233 N. Woodward Date ~~1-28-26~~ ~~2-15-55~~ 12-14-94

MATERIAL Copper X Lead ____ Iron ____

Service Size 1/2" 1" Meter Size 1"

Remote M.B. ____ ~~M.W.D.~~ B.W. ____ W.P. ____

Curb Box Location RB70 X

19'8" S of N House line

6'6" E of E House line

6-15-05 Chg Bad register only "E" Bill

acct no ~~8118~~ 1585

Remarks Has By pass. maybe 1/2 service

No Remote

1-16-95

Addresses are as follows per Jeff

215, 207, (209 & 211 upstairs) - 217

207 is Bldg. behind & across alley

installed new shrub & 2" copper pipe

to take water from address on N. Woodward

Ron

1-17-95

SEWER LOCATION CARD

Address 217 N. OLD WOODWARD

Type of Service San ❑ Storm ❑

Location 8' S of N PL in Willits Alley

Size of Service 6 Main to P.L. 6" PVC P.L. to Bldg. 6" VCP

Size of Main 12" PVC Type of Main. San ❑ Storm ❑ Comb ☒

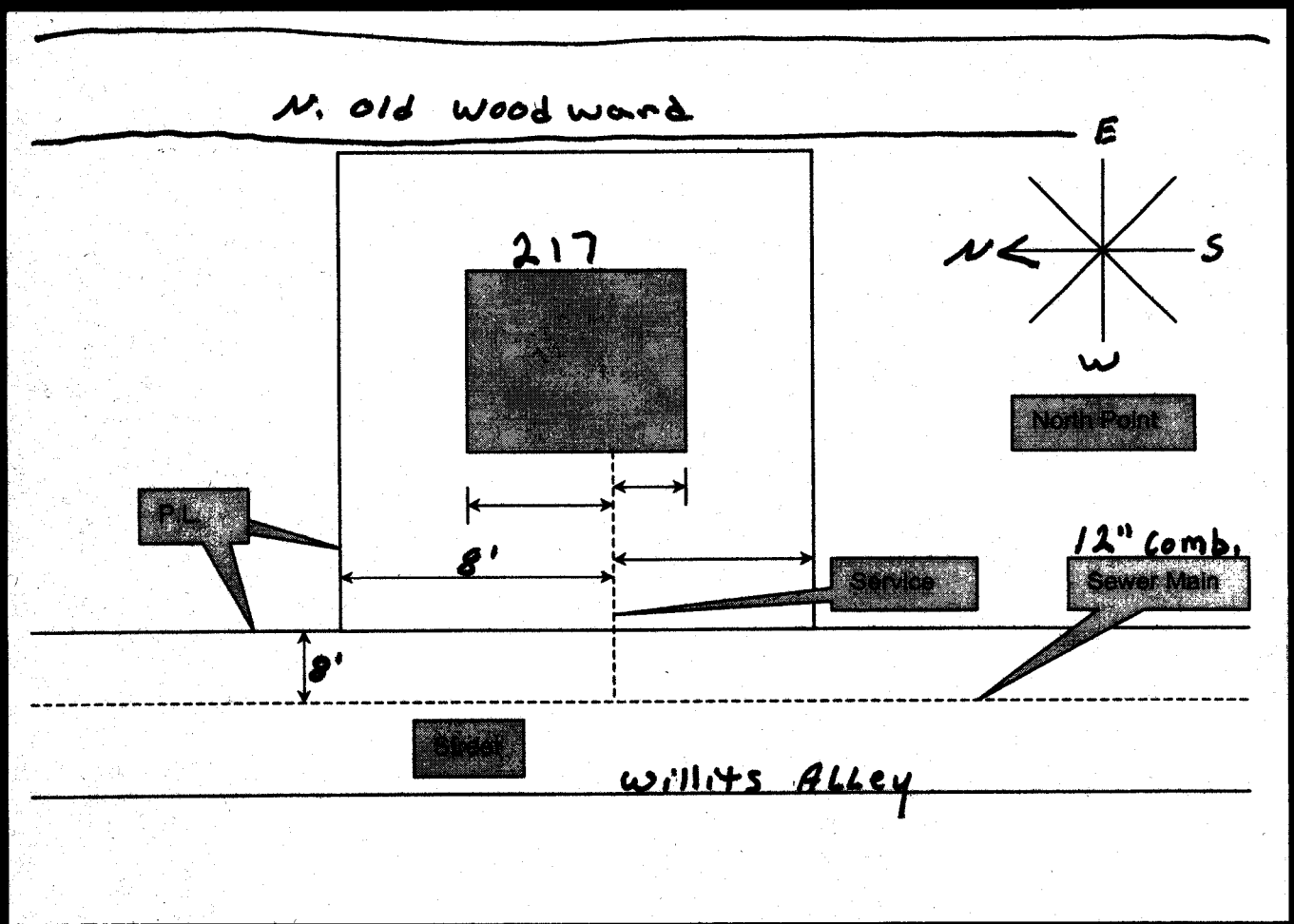
Depth of Main ± 10'

Depth of Service at P.L. 11' 6"

Remarks Eng Project 6-21-06 Insp B. Wines

12-22-14
Date

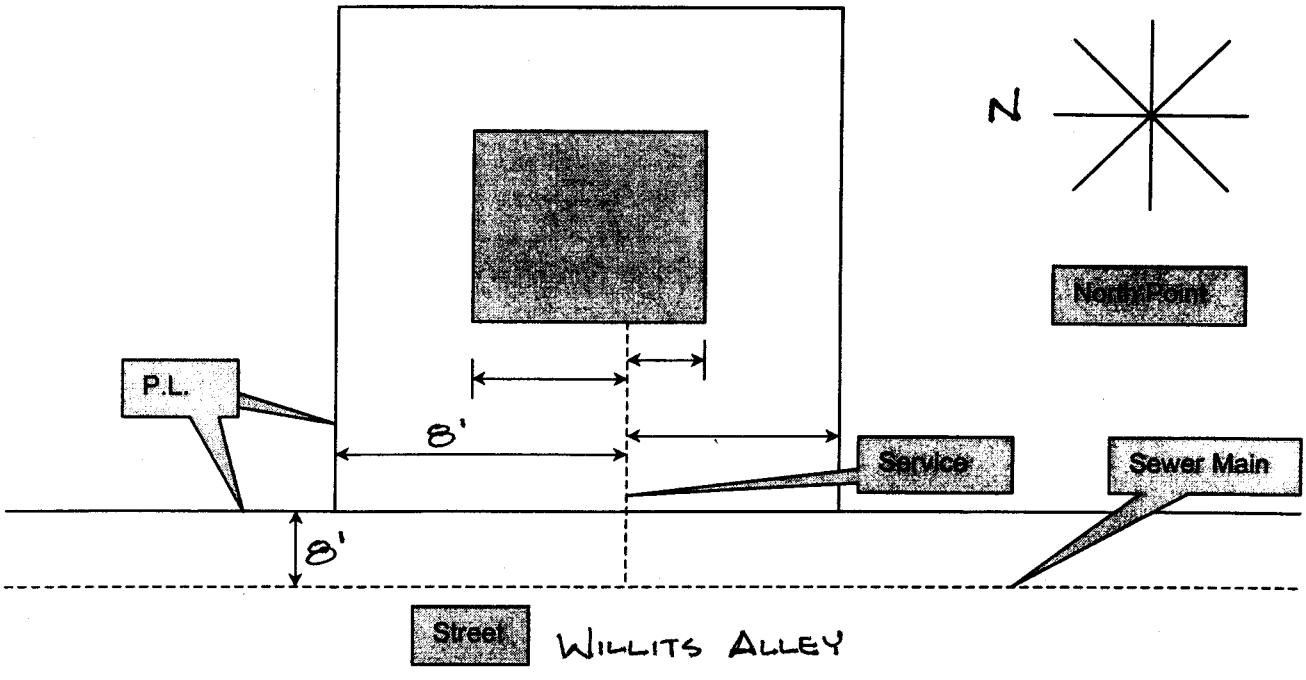
S Shilling
Signature


N. Old Woodward
E
N
S
W
217
North Point
P.L.
8'
12" comb.
Sewer Main
Service
8'
Street
Willits Alley

SEWER INSPECTION FORM

Date 6/21/2006

Permit Number	
Address	217 N. OLD WOODWARD
Type & Location of Sewer Service	CLAY 8' S OF NPL IN WILLITS ALLEY
Size of Service (Main to P.L.)	6"
Size of Service (P.L. to Building)	6"
Size & Type of Main	12" PVC
Depth of Main to Top of Pipe	——
Depth at P.L. to Top of Pipe	11.5'
Size of Trench & Damage to Sidewalk	
Materials Used	FERNCO 6"-6" CLAY-PVC 4' PVC LEAD
Installers	TROELSEN EXCAVATING
Inspector	WILLIAM M. WINES
Number of Hours Worked after First Day	**Normal**
	1.5X
	2X



BUILDING INSPECTION DEPARTMENT

CITY OF BIRMINGHAM

No. 105-54

APPLICATION FOR PERMIT

To: CONSTRUCT / ALTER / MOVE / WRECK

Birmingham, Mich., 4-5, 19 54

Type of Building: Frame (Fireproof, Protected, Mill, Frame, Brick Veneer, etc.)

Class: Res. (Public, Institutional, Residential, Business, etc.) Character of Occupancy: Priv. Gar. (Store, Apartment, Residence, (2-family), etc.)

Building Located: North (North, E, W. or S.) Side of: Hilbert (Street) No.: 244 (House No.)

Between: Bates (Street) and: Woodward (Street)

Lot: 2 (No.) Schaack Sub. (Subdivision)

Heat: _____ Concrete Block Manufacturer: _____

Applicant: Dale McClelland (Name) 2745 Adams (Address) Lake Rd.

Owner: Ralph Bell (Name) 592 Chesterfield (Address) Pont.

Remarks: move garage from Hilbert, to 592 Chesterfield

Foundation: _____ (Wall footings / Pier Footings) Basement Walls: _____ (Thickness and Material)

Sewer: _____ (Size Tap) Water: _____ (Size Tap) Roofing Material: _____

Building _____ x _____ x _____ ft. _____ stories; _____ cu. ft.

Estimated Cost of Building $ _____ (By Owner) $ _____ (By Department) Permit Fee $ 5.00

Garage: Attached / Separate / None _____ (Type and Description)

Size _____ (Wide) x _____ (Long) x _____ (High); _____ cu. ft. Es't Cost $ _____ (By Owner) $ _____ (By Dept.)

The work covered by this permit to be in conformity with all the city ordinances and standards. The "City Building Inspection Department" to be notified for inspection, first upon completion of basement walls, second upon completion of framing and before lathing, third final inspection before occupancy. Deed or land contract must be presented before a building permit will be issued.

Approved: 4-5-54 (Date) Dale E. McClelland (Signature of Owner or Agent)

J. C. Brien/bh (City Building Inspector)

Builder's License No. _____

NOTE; — Lot plot showing ALL buildings and other details must be shown.

CERTIFICATE OF OCCUPANCY MUST BE OBTAINED BEFORE OCCUPYING A NEW BUILDING

244 Willits 199-54 199 **Receipt**

House No. Street Permit No.

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

Nº 37833

Building Inspection Department
City of Birmingham

BUILDING PERMIT

Birmingham, Mich., May 17, 1954

The Building Inspection Department hereby grants permission to The Cuyahoga Wrecking Co.
Name

12645 Greenfield, Det. 27 to wreck residence
Address Store, Residence, etc.

This building to be x x, and shall be of type stone veneer Class 1 Fam.

Basement walls and foundation Roof Stories Garage

2 Schlaack Sub.
Lot No. Subdivision

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the City of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards. **Certificate of occupancy to be obtained previous to building being occupied.**

Cubic Feet 3,000-50,000 Estimated Cost $ Permit Fee $ 5.00

This acts as a valid receipt when receipted by City Treasurer.

Wabeek Corporation
Owner's Name Owner's Address

REMARKS: Work does not include filling old basement or grading of lot - work to be done by crane.
(See Permit 198-54 for deposit)

T. C. Brien
Owner or Agent's Signature Building Inspector

PAID
MAY 17 1954
CITY TREASURER
AMT. RECD.
PER

~~XXX~~ 244 Willits ..... 10-25-54 ..... **Receipt**

House No. Street Permit No.

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

Nº 37739

Building Inspection Department
City of Birmingham

BUILDING PERMIT

Birmingham, Mich., 4-5-54, 19....

The Building Inspection Department hereby grants permission to Dale McClelland (Name)

2745 Williams Lake Rd., Pontiac (Address) to move a garage (Store, Residence, etc.)

This building to be ....x....x...., and shall be of type frame Class misc.

Basement walls and foundation ..... Roof ..... Stories ..... Garage .....

2 (Lot No.) Schlaack Sub. (Subdivision)

CITY OF BIRMINGHAM, MICH.
PAID
APR 5 1954
CITY TREASURER
AMT. REC'D
REP

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the City of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards. **Certificate of occupancy to be obtained previous to building being occupied.**

Cubic Feet ..... Estimated Cost $ ..... Permit Fee $ 5.00

This acts as a valid receipt when receipted by City Treasurer.

Ralph Bell (Owner's Name) 592 Chester (Owner's Address)

REMARKS: move garage from Willits to 592 Chester

..... (Owner or Agent's Signature) T. C. Brien/bkk (Building Inspector)

244 Willits Street, 62-30

House No. Street Permit No.

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

BUILDING INSPECTION DEPARTMENT
VILLAGE OF BIRMINGHAM

BUILDING PERMIT

Birmingham, Mich., 5/26/30, 19

The building Inspection Department hereby grants permission to Wm. G. Olsen, (Name)
Birmingham, Mich. (Address) to Erect a one story 2 car garage
on the North (North, S. E. or W.) side of Willits (Street) House No. 244 Between Bates (Street)
and Woodward (Street) This building to be 18 x 20 x 10, and shall be of type Frame
class private garage, Basement walls and foundation
, 2 (Lot No.), Schaacks Sub. (Subdivision)

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the Village of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards.

Cu. Ft. 3600 Est. Cost $ 300.00 Permit Fee $ 1.00

Owner Wm G. Olsen, Birmingham, Mich (Address)

REMARKS:

BUILDING INSPECTION DEPARTMENT

Building Inspector

Form B-3-500-7-29

INSPECTION RECORD

Date	Notes—Progress—Criticisms and Remarks	Inspector
5/28/20	OK	[illegible]
6/12/20	OK FINAL	[illegible]

File

City of Birmingham
Michigan

Water Service Permit No. 88 Date 6-1-54 Rec. No 26099

Location 244 Willits between ..... and .....

Lot No. ..... Subd. .....

Owner or
Builder Wabeek Corp.

Address .....

Premises
used for .....

Type of Street
Surface .....

Size of
Tap .....

Sewer Service No.
if in same trench .....

71R400 Water Shut Off	$ 25.00
71R443 Service Connection Charge	$ . . . .
71R122 Water for Construction .	$ . . . .
11R1321 Inspection	$ . . . .
11L-1071 Construction of Service .	$ . . . .
Total	$ 25.00
If partial payment, note amount paid here	$ . . . .

New Service ..... Replacement ..... Inspection only ..... Balance to be paid @ $ ..... per .....

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water for Construction entitles property to water for 3 months.

Cuyahoga Wrecking Co.
Owner - Agent

Approved ....., 19.....

bkk
Deputy City Clerk

15C—12-51—BPC

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

D. P. W.

City of Birmingham
Michigan

Water Service Permit No. 44 Date 4-1-54 Rec. Nº 26055

Location 247-251 N. Bates between Willits and

Lot No. Subd.

Owner or
Builder Chissus Const.

Address 870 Bowers MICH.

Premises
used for

Type of Street
Surface

Size of
Tap

Sewer Service No.
if in same trench

PAID
APR1 1954
CITY TREASURER
AMT. REC'D.
PER

71R400 Water Shut Off	$ 25.00
71R443 Service Connection Charge	$
71R122 Water for Construction .	$
11R1321 Inspection	$
11L-1071 Construction of Service .	$
Total	$ 25.00
If partial payment, note amount paid here	$

New Service ..... Replacement ..... Inspection only ..... Balance to be paid @ $ ..... per .....

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Chissus Const.
Owner - Agent

Fee for Water for Construction entitles property to water for 3 months.

Approved ..... , 19 .....
bkk
Deputy City Clerk

15C—12-51—BPC

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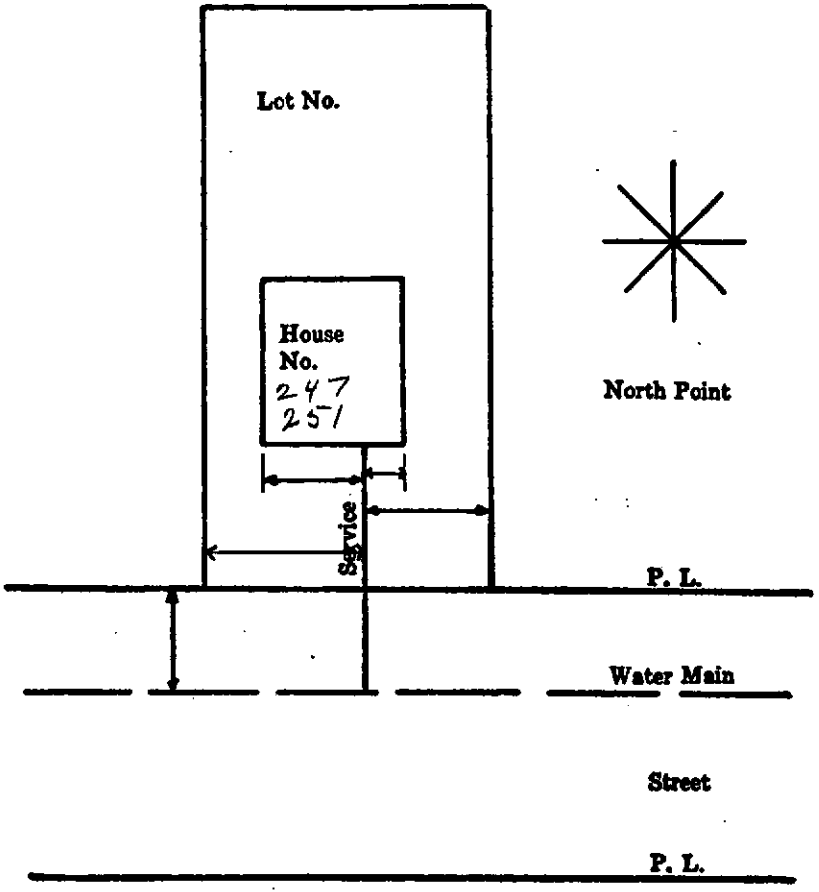


Depth of Water Main.....

Size of Water Main.....

Dept. of Service at P. L.....

Size of Service.....

Type of Matl. of Service.....

Curb stop °

Corporation cock +

Remarks: This service shut off at main.

4-16, 1954 Capt,

Date Signed

BUILDING INSPECTION DEPARTMENT

CITY OF BIRMINGHAM

No. 198-54

APPLICATION FOR PERMIT

To: CONSTRUCT / ALTER / MOVE / (WRECK)

Birmingham, Mich., 5-13, 19 54

Type of Building: Brick Veneer (Fireproof, Protected, Mill, Frame, Brick Veneer, etc.)

Class: Residential (Multiple) (Public, Institutional, Residential, Business, etc.) Character of Occupancy: 4 Family (Store, Apartment, Residence, (2-family), etc.)

Building Located: East (North, E. W. or S.) Side of North (Street) Bates (Street) No. 248 (House No.)

Between: Willets (Street) and Dead End (Street)

Lot: 2 (No.) (Subdivision)

Heat: _____ Concrete Block Manufacturer: _____

Applicant: THE CUYAHOGA WRECKING Co. (Name) 12645 Greenfield Detroit 27, Mich (Address)

Owner: THE WABEEK CORP'N - WABEEK BLDG - BIRMINGHAM (Name) (Address)

Remarks: Work does not include filling old basement or grading of lot - Work to be done by Crane - 200.00 deposit in escrow - Receipt #

Foundation: _____ (Wall footings) (Pier Footings) Basement Walls: _____ (Thickness and Material)

Sewer: _____ (Size Tap) Water: _____ (Size Tap) Roofing Material: _____

Building: _____ x _____ x _____ ft. _____ stories; Over 50,000 cu. ft.

Estimated Cost of Building $: _____ (By Owner) $: _____ (By Department) Permit Fee $: 10.00

Garage: Attached / (Separate) / None _____ (Type and Description)

Size: _____ (Wide) x _____ (Long) x _____ (High); _____ cu. ft. Es't Cost $: _____ (By Owner) $: _____ (By Dept.)

The work covered by this permit to be in conformity with all the city ordinances and standards. The "City Building Inspection Department" to be notified for inspection, first upon completion of basement walls, second upon completion of framing and before lathing, third final inspection before occupancy. Deed or land contract must be presented before a building permit will be issued.

Approved: 5/17/54 (Date) by: Ray Berke (Signature of Owner or Agent)

J C Brien (City Building Inspector)

Builder's License No. _____

NOTE; — Lot plot showing ALL buildings and other details must be shown.

CERTIFICATE OF OCCUPANCY MUST BE OBTAINED BEFORE OCCUPYING A NEW BUILDING

LIBERTY MUTUAL
INSURANCE COMPANY
BOSTON, MASSACHUSETTS

CERTIFICATE OF INSURANCE

This is to Certify that

The Cuyahoga Wrecking Co.
2791 Eaton Road,
Cleveland 22, Ohio

← Name and address of Insured.

is, at the date of this certificate, insured by the Company with respect to the business operations hereinafter described, for the types of insurance and in accordance with the provisions of the current policy contracts in use by said Company, hereinafter described.

POLICY NUMBER	EXPIRATION DATE	TYPE OF POLICY	LOCATIONS TO WHICH CERTIFICATE APPLIES
LB-8-818090-54-Mich.	1-1-55	Comprehensive General Liability	4 family dwelling at 248 N.Bates & 1 family dwelling at 244 Willitts Birmingham, Michigan

GENERAL LIABILITY HAZARDS INSURED	LIMITS OF LIABILITY				
	COVERAGE A BODILY INJURY			COVERAGE B PROPERTY DAMAGE	
	EACH PERSON	EACH ACCIDENT		EACH ACCIDENT	POLICY AGGREGATE
All hazards except Products Liability	100,000.	300,000.		100,000.	100,000.

WORKMEN'S COMPENSATION	LIMIT OF LIABILITY PARAGRAPH ONE (b) OF THE POLICY	LIMITS OF LIABILITY OCCUPATIONAL DISEASE UNDER PARAGRAPH ONE (b) OF THE POLICY	
THE LIMIT OF LIABILITY UNDER PAR. ONE (a) OF THE POLICY IS THE STATUTORY LIMIT OF THE WORKMEN'S COMPENSATION LAW APPLICABLE WITH RESPECTS TO THE LOCATION DESIGNATED ABOVE.	ALL CLAIMS ARISING FROM EACH ACCIDENT	EACH PERSON	AGGREGATE

Description of Operations: All operations performed by the assured.

Special Provisions:

Before the above stated expiration date the Company will not terminate or reduce the insurance afforded under the above numbered policies prior to days after notice of such termination or reduction has been mailed to

LIBERTY MUTUAL INSURANCE COMPANY

Dated 5-13-54 at Detroit, Michigan
eh

GPO 66A Ed. 9 60M 4-53
PRINTED IN U.S.A.

STATE OF MICHIGAN

WORKMEN'S COMPENSATION COMMISSION

LANSING 18, MICHIGAN

THEODORE P. RYAN, CHAIRMAN
JAMES L. HILL,
VINCENT F. McAULIFFE
JOE M. MOORE
COMMISSIONERS

WILLIAM PHILLIPS
SECRETARY

April 23, 1953

Cuyahoga Wrecking Company
12645 Greenfield Road
Detroit, Michigan

Gentlemen:

This is to certify that the above named employer is subject to the provisions of Act No. 10, Public Acts of 1912, First Extra Session commonly known as the Michigan Workmen's Compensation Act, as a self insurer with the approval of the Commission and that approval is in full force and effect on the date hereof.

WORKMEN'S COMPENSATION COMMISSION

signed William Phillips
SECRETARY

Dated at Lansing, Michigan
this 23rd day of April 1953

SEAL

Certified True Copy

D P W

City of Birmingham
Michigan

Water Service Permit No. 45 Date 4-1-54 Rec. No 26056

Location 263 W. Bates between Willits and

Lot No. Subd.

Owner or
Builder Chisnus Const.

Address 670 Bowers

Premises
used for

Type of Street
Surface

Size of
Tap

Sewer Service No.
if in same trench

APR 1954 D

CITY TREASURER
AMT. REC'D.
PER

71R400 Water Shut Off	$ 25.00
71R443 Service Connection Charge	$
71R122 Water for Construction .	$
11R1321 Inspection	$
11L-1071 Construction of Service .	$
Total	$ 25.00
If partial payment, note amount paid here	$

New Service ..... Replacement ..... Inspection only ..... Balance to be paid @ $ ..... per .....

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water for Construction entitles property to water for 3 months.

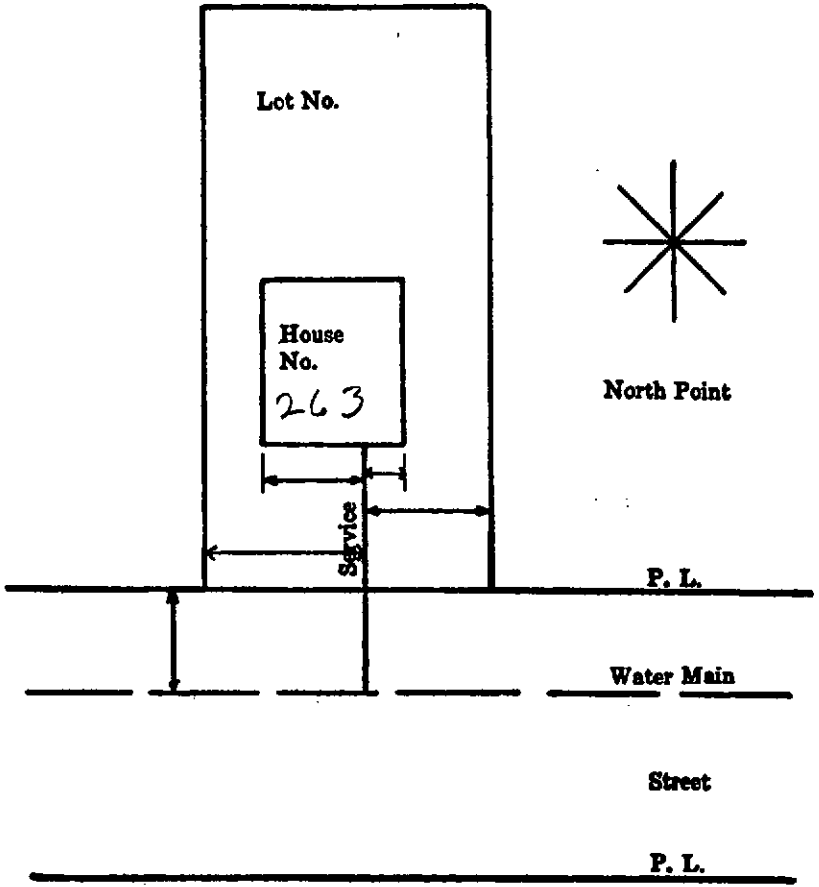
Chisnus Const.
Owner - Agent

Approved ....., 19.....

bkk
Deputy City Clerk

15C—12-51—BPC

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER



Depth of Water Main.....

Size of Water Main.....

Dept. of Service at P. L.....

Size of Service.....

Type of Matl. of Service.....

Curb stop °

Corporation cock +

Remarks: This service shut off & disconnected at the main.

4-5, 1954 C.A.F.

Date Signed

D. P. W.

City of Birmingham
Michigan

Water Service Permit No. 243 Date 10-16-53 Sec. No. 25981

Location 264 and 266 Bates between Willits and dead end

Lot No. 4 Subd. Ohlaack Bros.

Owner or
Builder Art ur Schmidt

71R400 Water Shut Off . . . . $ 25.00

71R443 Service Connection Charge $

Address CITY OF BIRMINGHAM, MICH.

Premises
used for

71R472 Water for Construction . $

Type of Street
Surface

71R481 Inspection . . . . . $

Size of
Tap

71R471 Construction of Service . $ 25.00

CITY TREASURER

Total . . . . $

Sewer Service No.
if in same trench

AMT. REC'D.
PER

If partial payment,
note amount paid here . . . . $

PAID
OCT 16 1953

New Service Replacement Inspection only Balance to be paid @ $ per

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water for Construction entitles property to water for 3 months.

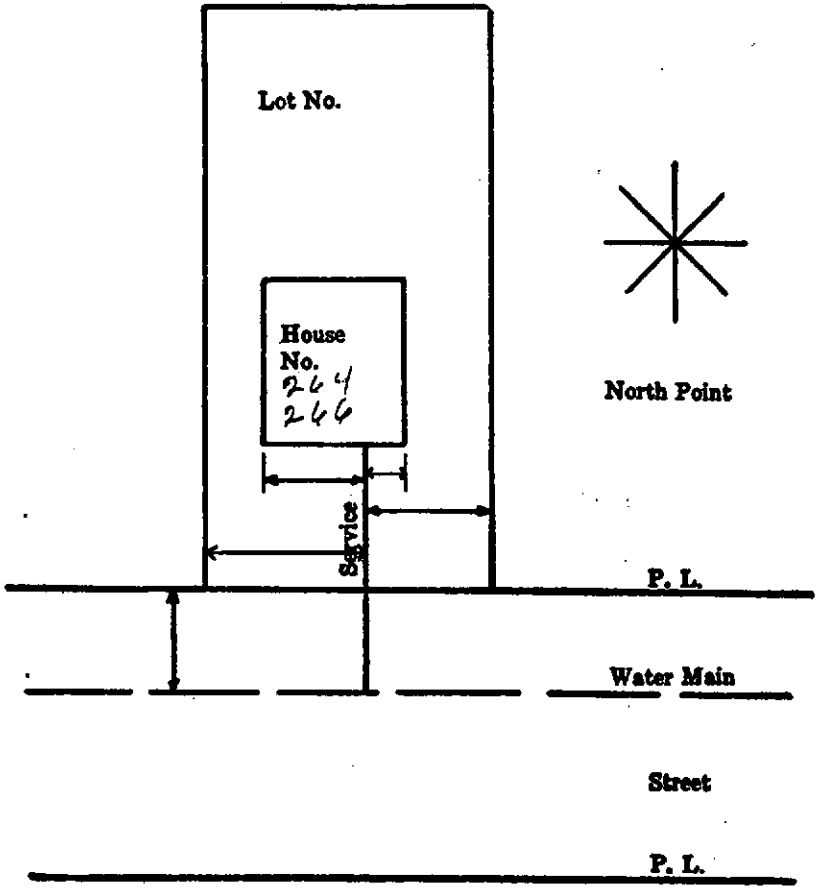
Doherty Lumber and Wrecking Co.
Owner - Agent

Approved , 19

bkk
Deputy City Clerk

15C—12-51—BPC

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER



Depth of Water Main.....

Size of Water Main.....

Dept. of Service at P. L.....

Size of Service.....

Type of Matl. of Service.....

Curb stop °

Corporation cock +

Remarks: Shut off and disconnected at main.

10-21, 1953 C. A. F.

Date Signed

D. P. W.

City of Birmingham
Michigan

Sewer Service Permit No. 194

No. 47656

Date 8-17-46 Rec.

Location 275 N. Bates between ..... and .....
House No. Street

Lot No. 6 Subd. Schlaack Sub. Premises used for Res.

Owner or Builder Mr. Cambell Address .....

Type of Street Surface .....

Size of Service from Property Line to Bldg. .....

Water Service No. if in same trench .....

Location of Wye .....

CITY OF BIRMINGHAM MICH.
PAID
AUG 17 1946
CITY TREASURER
Per

11R1321 Inspection - - $ 3.00

11R441 Construction of Service $ .....

Total - $ 3.00

NOT CONNECTED

New Service ☐ Replacement ☐ Inspection only ☐ Storm Sewer ☐ Sanitary Sewer ☐

Service replacement permits are issued based on Owner's claim that street part of service is obstructed from causes within City's responsibility. If the City finds this part of the service unobstructed and in good condition, no replacement will be made and entire cost of work will be deducted from fee paid before refund is made.

I hereby apply for the above described Sewer Service and agree to comply with all of the rules, regulations and ordinances of the City of Birmingham with respect to the use of this Service.

Gordon C. Johnston
Owner or Agent

Approved 8-19 19 46

Irene L. Hanley a.f.
Deputy City Clerk

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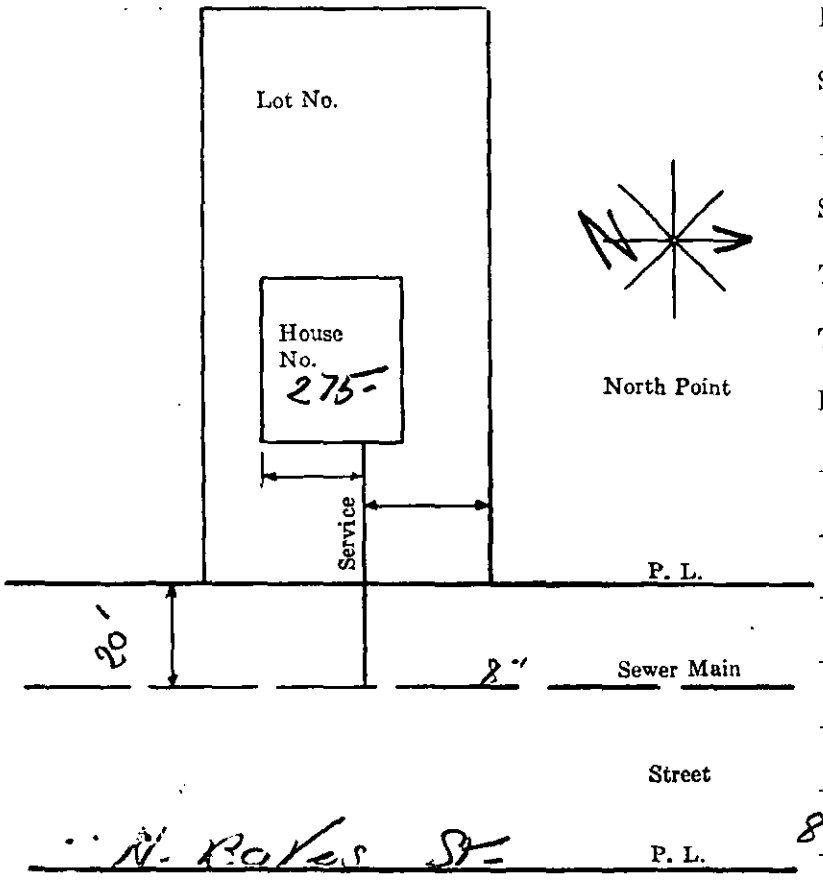
Form C44 A.P.C. M-11-42



Depth of Sewer Main 8'

Size of Sewer Main 8"

Depth of Service at P. L. 4'

Size of Service from P.L. to Bldg. 4"

Type of Matl. of Inside Service S-Seal

Type of Matl. of Outside Service 6" C.I.P.

Remarks:

8-19 76 19 [signature]

Date Signed

275 N. Bates ST

Y. Location. 9'0" W of Man Hole [illegible]

6" C.I. Pipe To. N. Lot. Line

4" Crock To. Septic Tank

" " " Drain In Basement

7-22-16 - Checked - New. Sewer Should Layed

From 6" C-I-P To. BLBG. And By Pass The

Septic Tank, Old. F. Drain Line Is

4" Open Tile [signature] Okay 12-20-80

[signature]

D. P. W.

City of Birmingham
Michigan

Water Service Permit No. 43 Date 4-1-54 Rec. Nº 26054

Location 275 N. Bates between Willits and

Lot No. Subd.

Owner or Builder Chisaus Const.

Address 870 Bowers

Premises used for

Type of Street Surface

Size of Tap

Sewer Service No. if in same trench

CITY OF BIRMINGHAM, MICH.
PAID
APR 1 1954
CITY TREASURER
AMT. REC'D.
PER

71R400 Water Shut Off	$ 25.00
71R443 Service Connection Charge	$
71R122 Water for Construction	$
11R1321 Inspection	$
11L-1071 Construction of Service	$
Total	$ 25.00
If partial payment, note amount paid here	$

New Service ..... Replacement ..... Inspection only ..... Balance to be paid @ $ ..... per .....

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water for Construction entitles property to water for 3 months.

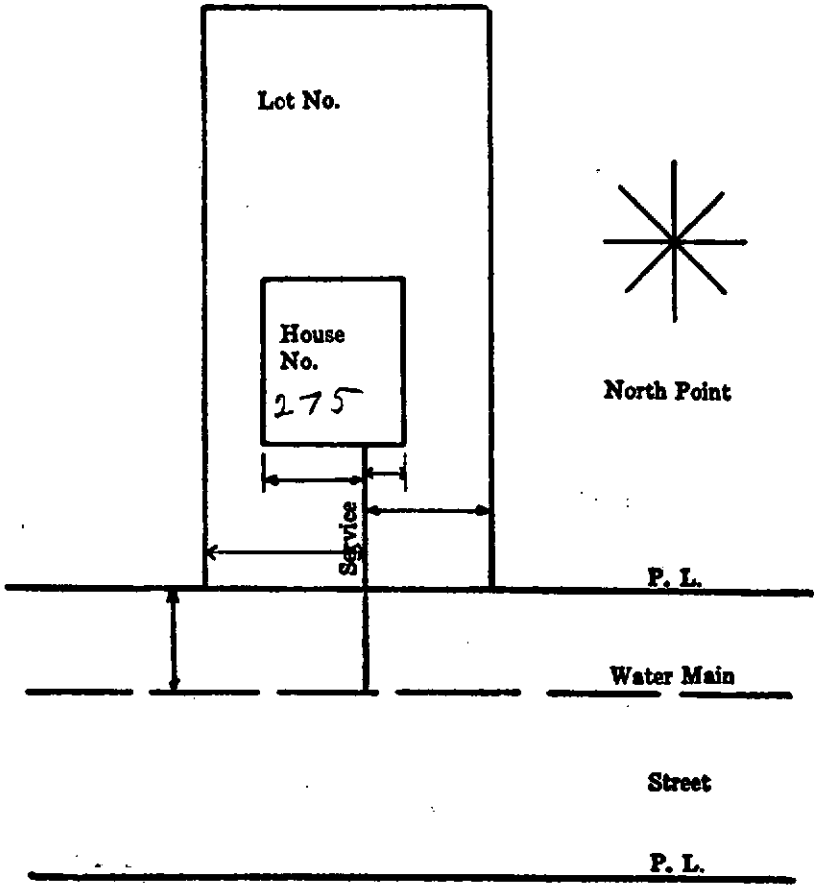
Chisaus Const.
Owner - Agent

Approved ....., 19.....

blk
Deputy City Clerk

15C—12-51—BPC

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER



Depth of Water Main .....

Size of Water Main .....

Dept. of Service at P. L. .....

Size of Service .....

Type of Matl. of Service .....

Curb stop °

Corporation cock +

Remarks: This service shut off & disconnected at the main.

4-5, 1954 C. A. F.

Date Signed

February 2, 1950

Elizabeth Walmoth
P. O. 213
Birmingham, Michigan

Dear Madam:

An inspection has been made of the building located at 276 North Bates by the health inspector and building inspector.

This building is condemned for occupancy in its present condition and you are hereby prohibited from allowing occupancy of this building until a Certificate of Occupancy is obtained from the building inspector.

The above action is taken under the authority granted the building inspector by Ordinance #184, Section 1.202 (d) and by the authority granted the plumbing inspector under Ordinance #359 and Article XIII of the State Plumbing Code.

Sincerely yours,

Barkley G. Omans
Building Department

BGO/ef
cc: Mr. Gare
Mr. Johns
Mr. VanFleteran

February 2, 1950

Elizabeth Walmoth
P. O. 213
Birmingham, Michigan

Dear Madam:

An inspection has been made of the building located at 276 North Bates by the health inspector and building inspector.

This building is condemned for occupancy in its present condition and you are hereby prohibited from allowing occupancy of this building until a Certificate of Occupancy is obtained from the building inspector.

The above action is taken under the authority granted the building inspector by Ordinance #184, Section 1.202 (d) and by the authority granted the plumbing inspector under Ordinance #359 and Article XIII of the State Plumbing Code.

Sincerely yours,

Barkley G. Omans
Building Department

BGO/ef
cc: Mr. Gare
Mr. Johns
Mr. VanFleteran

September 18, 1951

Elizabeth Walmoth
P. O. 213
Birmingham, Michigan

Dear Madam:

The building located at 276 North Bates and owned by you has come to the attention of this department. An inspection of this building was made by the Health Inspector and Building Inspector and somewhat the same, if not worse, conditions were found as existed February 2, 1950 when said building was condemned for occupancy.

This department is reluctant to request the removal of this building by condemnation, but we are of the opinion that something should be done to correct the present conditions.

This building is an invitational hazard to children and from all indications children have been using this building for a gathering place, thus creating a fire hazard and under Section 1010 of the Birmingham Fire Prevention Ordinance you can be compelled to board this building to prevent entrance.

Complaints have been made to the Health Department indicating this building as a haven for rats or rodents which is definitely a health menace.

In the present condition of the building it cannot be used for occupancy so therefore is not a source of income, although due to a small assessed value placed on the building you are paying taxes on it.

We would appreciate it if you would take steps to correct the above conditions and if you wish we would be glad to further discuss this matter at your convenience.

Sincerely yours,

J. V. W.

J. V. Walker
Assistant Building Inspector

cc: Vern Griffith
Henry Johns

JVW:jo

Plumb Stand Alone (Comm) Permit | JPAC11-0003

Property Information

08-19-25-376-097	333 N OLD WOODWARD AVE Birmingham MI, 48009	Subdivision: Lot:	Block:

Name Information

Owner:	CITY OF BIRMINGHAM	Phone:	
Occupant:		Phone:	
Applicant:		Phone:	
Architect:		Phone:	

Project Information

Date Started: 08/09/2011 Date Finished: 04/10/2013 Status: Finished

Description:

Plumb Stand Alone (Comm)

Final Plumbing Inspection | Mike Labriola

Status:	Completed	Result:	Approved
Scheduled:	04/11/2013 12:00 AM	Completed:	04/10/2013 12:00 AM

Comments:

Scheduling Comment DAVE 248-541-0819.

City of Birmingham
A Walkable Community

Community Development Department
151 Main Street
Birmingham, MI 48012-3001
(248) 530-1850
INSPECTION LINE # (248) 530-1860

Plumbing

Type

Permit Number:
PP11-0069
JPAC11-0003

Applied: 08/09/2011
Issued: 08/09/2011
Expires: 02/05/2012
Finaled:

Applicant:
NELSON BROS SEWER & PLBG/RI
1115 E 11 MILE
ROYAL OAK MI 48067

Status: ISSUED

LOCATION	OWNER	CONTRACTOR
0 333 N OLD WOODWARD AVE 08-19-25-376-097 **Zoning District:** **Special District:**	CITY OF BIRMINGHAM 151 MARTIN ST BIRMINGHAM MI 48009-3368 **Phone:** **Fax:**	NELSON BROS SEWER & PLB 1115 E 11 MILE ROYAL OAK MI 48067 **Phone:** (248) 541-0819 **Fax:**

Work Description: BACKFLOW PREVENTION FOR CITY PARKING STRUCTURE. NO FEES

Stipulations:

Primary Constructions Type:
Primary Use Group:
Primary Zoning District:
Project: JPAC11-0003

Permit Item	Work Type	Fee Basis	Item Total
		0.00	0.00

Fee Total:
Amount Paid:
Balance Due:

Issued By: _____ **Date:** 08/09/2011

Revised: 2/14/2010

PLUMBING APPLICATION

RECEIVED
AUG 09 2011
CITY OF BIRMINGHAM
INSPECTION DEPARTMENT

CITY OF BIRMINGHAM
151 Martin P.O. Box 3001
Birmingham, Michigan 48012-3001
www.bhamgov.org

Phone: (248) 530-1850 Inspection Line: (248) 530-1860

PERMIT # PP-11-69 DATE: 8/9/11

Application is hereby made for a permit to **INSTALL, ALTER, REPLACE** the plumbing, sewers, drains or water on the property herein described: IN ACCORDANCE WITH I.P.C. 1997 SECTION 312: ALL PLUMBING SYSTEM PIPING SHALL BE TESTED WITH WATER OR AIR.

LOCATION: 333 N old Woodward Parking Structure

Sidwell No: _____

NAME OF APPLICANT: Nelson Bob's Plumbing **Phone:** 248-541-0819

Address: _____ Fax:: 248-541-9046
Number Street City Zip

OWNER OF PROPERTY: City of Birmingham **Phone:** _____

Address: _____ Fax: _____
Number Street City Zip

SIGNATURE OF APPLICANT: [signature]

Class of Work: NEW ( ) ALTER ( ) TEMPORARY ( ) REPAIR ( )
Building Occupancy _____
Is this permit in conjunction with a building permit? YES/NO If YES, what is the permit number? _____

Auto Washer _____ 15.00	**Lavatory** _____ 15.00	**Water Closet** _____ 15.00
Backflow Prev/Bldg. 1 25.00	**Lawn Sprklr.** _____ 50.00	**Water Dist.** ¾" _____ 30.00
Bathtub _____ 15.00	**Misc. Equip.** _____ 15.00	1" _____ 30.00
Catch Basin _____ 50.00	**Reinspection Fee** _____ 50.00	1-1/4" _____ 35.00
Dental Chair _____ 15.00	**Roof Sump** _____ 15.00	1-1/2" _____ 35.00
Dishwasher _____ 20.00	**Safe Waste** _____ 15.00	2" _____ 45.00
Drains to 6" _____ 25.00	**Sewers to 6"** _____ 50.00	3" _____ 60.00
Drains over 6" _____ 40.00	**Sewers to 8"** _____ 60.00	4" _____ 70.00
Drinking Fountain _____ 15.00	**Sewers to 10"** _____ 75.00	Over 4" _____ 75.00
Floor Drain _____ 15.00	**Sewers to 12"** _____ 100.00	Urinal _____ 15.00
Garbage Disposal _____ 15.00	**Sewers over 12"** _____ 100.00	**Water Heater** _____ 15.00
Grease Trap _____ 30.00	**Shower Trap** _____ 15.00	**Water Service**
Hose Bibs _____ 15.00	**Sink** _____ 8.00	1" _____ 65.00
Humidifier _____ 15.00	**Stacks/Conductors** _____ 15.00	1-1/2" _____ 65.00
Inside Drain (Weep) _____ 15.00	**Stand Pipe** _____ 15.00	2" _____ 65.00
Laundry Tray _____ 15.00	**Sump with Pump** _____ 30.00	Over 2" _____ 125.00
Backwater Valves _____ 10.00		

BASE FEE: $50.00

Registration Fee: $15.00

Regular Fee: _____

Total Fee: _____

6/19/88 – NOTE: Effective immediately, the use of solder or flux exceeding 0.2% lead content on pipes and fittings exceeding 8% lead content is prohibited in new installation and repairs or public water supply systems, or in any plumbing in residential or non-residential facilities providing water for human consumption which is connected to a public water system.

D. P. W.

City of Birmingham
Michigan

Water Service Permit No. 90 Date 6-1-54 Rec. № 26101

Location 343 N. Woodward between ..... and .....

Lot No. ..... Subd. .....

Owner or Builder [illegible]abeck Corp.

71R400 Water Shut Off . 2 . $ ~~[illegible]~~ 50.00

71R443 Service Connection Charge $ .....

Address .....

Premises used for .....

71R122 Water for Construction . $ .....

Type of Street Surface .....

11R1321 Inspection . . . . . $ .....

Size of Tap .....

11L-1071 Construction of Service . $ 50.00

Total . . . . $ ~~[illegible]~~

Sewer Service No. if in same trench .....

If partial payment, note amount paid here . . . . $ .....

CITY OF BIRMINGHAM
PAID
JUN 21 1954
CITY TREASURER
AMT. REC'D. _____
PER _____

New Service ..... Replacement ..... Inspection only ..... Balance to be paid @ $ ..... per .....

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water for Construction entitles property to water for 3 months.

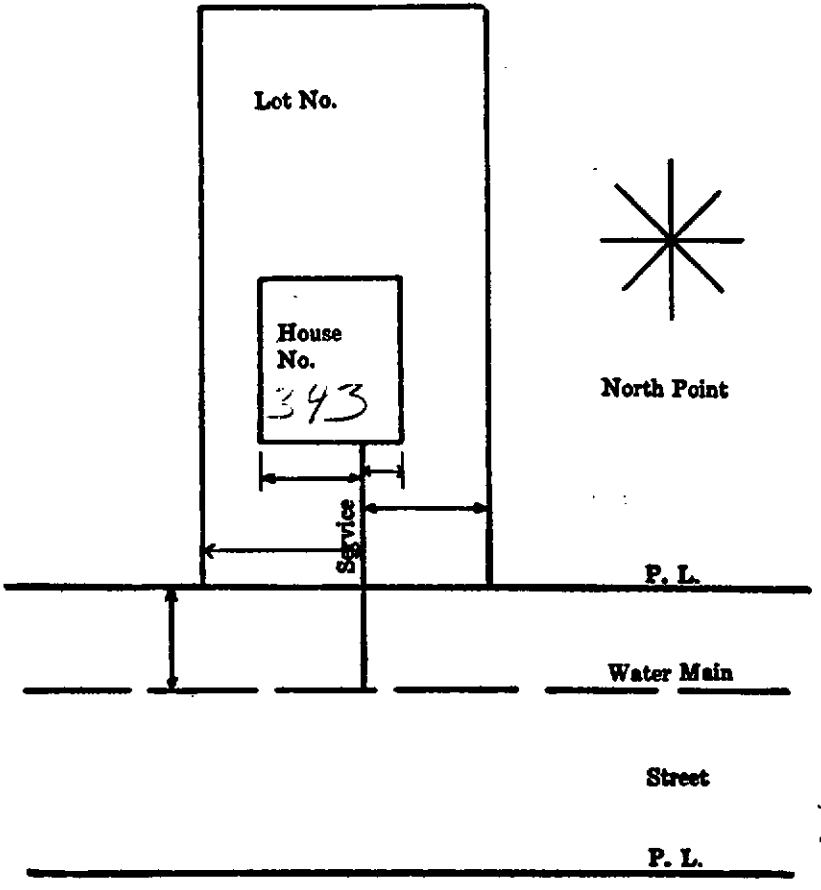
Cuyahoga Trucking Co.
Owner - Agent

Approved ....., 19.....

bkk
Deputy City Clerk

15C—12-51—BPC

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER



Depth of Water Main.....

Size of Water Main.....

Dept. of Service at P. L.....

Size of Service.....

Type of Matl. of Service.....

Curb stop

Corporation cock

Remarks: 2 old services shutoff at main

7-8, 1954 [signature]

Date Signed

351 N. Woodward

7/10/45 Sewer trouble. Trying to rod it themselves.
10-16-58 Checked mains. OK RWH

NOT GUARANTEED

August 26, 1943.

Memo to Mark G. Dance, Director of Public Works

Re: Storm sewer service at 351 North Woodward

I have discussed the condition of the old storm sewer service at the above address with Mr. Corson, City Ma nager and we are of the opinion that due to the fact that it appears that the service was cut off or broken off at the location of the new sewer trench on the west side of Woodward Ave. it is the City's job to make a good connection to this new storm sewer.

He has ask me to contact you and give this information to you.

Engineering Department

By R. A. Main

D. P. W.

No 13638

City of Birmingham
Michigan

SEWER SERVICE PERMIT NO. 446 Date 11-18-52 Rec.

Location 361 N. Woodward (House No. / Street) between ..... and .....

Lot No. ..... Subd. ..... Premises used for .....

Owner or
Builder Harry Hudge Address .....

Type of
Street Surface pavement

CITY OF BIRMINGHAM, MICH.
PAID
NOV. 19 1952
CITY TREASURER
AMT. REC'D.
PER

11R1321 Inspection ..... $.....

Size of Service from
Property Line to Bldg. ..... 11[illegible] Construction of Service $ 160.00

Water Service No.
if in same trench .....

Total ..... $ 160.00

Location
of Wye .....

New Service ☐ Replacement ☒ Inspection only ☐ Storm Sewer ☐ Sanitary Sewer ☐

Service replacement permits are issued based on Owner's claim that street part of service is obstructed from causes within City's responsibility. If the City finds this part of the service unobstructed and in good condition no replacement will be made and entire cost of work will be deducted from fee paid before refunds is made.

I hereby apply for the above described Sewer Service and agree to comply with all the rules, regulations and ordinances of the City of Birmingham with respect to the use of this Service.

NOT GUARANTEED

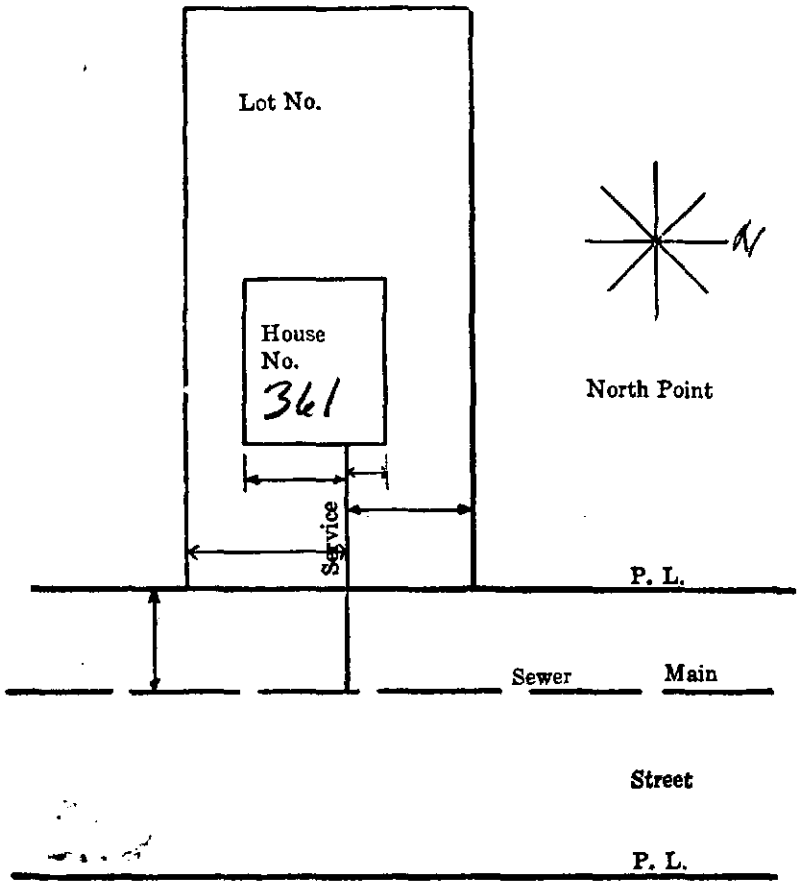
Harry Hudge
Owner—Agent

Approved ..... 19.....

bkk
Deputy City Clerk

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

Form C44—10-50



Depth of Sewer Main 8'

Size of Sewer Main 8"

Depth of Service at P. L. 7½'

Size of Service from P. L. to Bldg.

Type of Matl. of Inside Service

Type of Matl. of Outside Service 6" CB.

Remarks: Location on North PL.

11/21 1952 C.A.A.

Date Signed

361 N. Woodward

1/7/42 Reported Sewer trouble. Frozen up.

9/1/53 Sewer service was checked and found plugged portion inside PL. Service cleaned by private plumber. 9/2/53 main plugged and cleaned by City forces.

Addition - Commercial Building Permit | JACB18-0001

Property Information

08-19-25-376-097	333 N OLD WOODWARD AVE	Subdivision:	
	Birmingham MI, 48009	Lot:	Block:

Name Information

Owner:	CITY OF BIRMINGHAM	Phone:	
Occupant:		Phone:	
Applicant:		Phone:	
Architect:		Phone:	

Project Information

Date Started: 03/14/2018 Date Finished: 03/20/2018 Status: Finished

Description:
ADDITION - COMMERCIAL BUILDING

Final Building Inspection | Mike Morad

Status:	Completed	Result:	Approved
Scheduled:	03/20/2018 12:00 AM	Completed:	03/20/2018 03:11 PM

Final Electrical Inspection | Edward Rosett

Status:	Completed	Result:	Approved
Scheduled:	03/16/2018 09:00 AM	Completed:	03/19/2018 12:00 AM

Building Inspection | RALPH WELTON

Status:	Completed	Result:	Approved
Scheduled:	03/16/2018 12:00 AM	Completed:	03/16/2018 09:42 AM

Final Inspection | RALPH WELTON

Status:	Completed	Result:	Approved
Scheduled:	03/16/2018 12:00 AM	Completed:	03/16/2018 09:45 AM

City of Birmingham
A Walkable Community

Community Development Department
151 Martin Street
Birmingham, MI 48012-3001
(248) 530-1850
Inspection Requests: www.accessmygov.com

Applicant:
BRIXNSTONE LLC
3033 GLENBROKE
KEEGO HARBOR MI 48320

Status: FINALED

Building

Type

Permit Number:
PB18-0143
JACB18-0001

Applied: 03/14/2018
Issued: 03/19/2018
Expires: 09/16/2018
Finaled: 03/20/2018

LOCATION	OWNER	CONTRACTOR
0 333 N OLD WOODWARD AVE 08-19-25-376-097 **Zoning District:** **Special District:**	CITY OF BIRMINGHAM 151 MARTIN ST BIRMINGHAM MI 48009-3368 **Phone:** **Fax:**	BRIXNSTONE LLC 3033 GLENBROKE KEEGO HARBOR MI 48320 **Phone:** (248) 545 0108 **Fax:**

Work Description: NEW BLOCK ENCLOSURE WITH 36" ENTRANCE DOOR FOR A NEW OIL SEPARATOR

NO FEES FOR CITY PROPERTY

Stipulations:

Primary Constructions Type:
Primary Use Group:
Primary Zoning District:
Project: JACB18-0001

Permit Item	Work Type	Fee Basis		Item Total
Permit Fee - Const Value $1 - $100K	Building Permits	0.00	$0.00	

Fee Total: 0.00
Amount Paid: 0.00
Balance Due: 0.00

Building Official Approval: _____ **Date:** 09/13/2018

ADDRESS: 333 N OLD WOODWARD AVE
FOLDER NAME: DEMO – MISCELLANEOUS STRUCTURE
PROJECT# JDMS13-0003
DOC TITLE: PROJECT DOCUMENTS

Demo - Miscellaneous Structure Permit | JDMS13-0004

Property Information

08-19-36-202-001	333 PIERCE ST	Subdivision:	
	Birmingham MI, 48009	Lot:	Block:

Name Information

Owner:	CITY OF BIRMINGHAM	Phone:	
Occupant:		Phone:	
Applicant:		Phone:	
Architect:		Phone:	

Project Information

Date Started: 06/06/2013 Date Finished: 06/07/2013 Status: Finished

Description:

Demo - Miscellaneous Structure

Final Inspection | Ken Cooper

Status:	Completed	Result:	Approved
Scheduled:	06/07/2013 12:00 AM	Completed:	06/07/2013 12:00 AM

Comments:

Scheduling Comment CLOSE OUT DEMOLITON OF PARKING GARAGE BOOTH

Building Inspection | Ken Cooper

Status:	Completed	Result:	Approved
Scheduled:	04/15/2013 12:00 AM	Completed:	04/15/2013 12:00 AM

Final Inspection | Ken Cooper

Status:	Completed	Result:	Approved
Scheduled:	04/15/2013 12:00 AM	Completed:	04/15/2013 12:00 AM

Undergound Inspection | Edward Rosett

Status:	Completed	Result:	Approved
Scheduled:	04/10/2013 12:00 AM	Completed:	04/10/2013 12:00 AM

Comments:

REMOVAL OF SHACK CO

CITY OF BIRMINGHAM

151 MARTIN STREET
P.O. BOX 3001
BIRMINGHAM, MI 48009

Receipt: 142833 06/04/13

Cashier: TKLOBUCAR
Received Of: R L SHERIDAN LLC

32125 BLOCK
GARDEN CITY MI 48135

The sum of: 430.00

BDINV	00098722		145.00
BDINV	00098725		65.00
BDINV	00098723		155.00
BDINV	00098726		65.00
		Total	430.00

NONCASH PAYME 430.00

Signed: _____

City of Birmingham
A Walkable Community

Community Development Department
151 Martin Street
Birmingham, MI 48012-3001
(248) 530-1850
INSPECTION LINE # (248) 530-1860

Applicant:
R L SHERIDAN LLC
32125 BLOCK
GARDEN CITY MI 48135

Status: ISSUED

Demolition

Type

Permit Number:
PD13-0024
JDBC13-0003

Applied: 03/28/2013
Issued: 06/04/2013
Expires: 12/01/2013
Finaled:

LOCATION	OWNER	CONTRACTOR
0 333 N OLD WOODWARD AVE 08-19-25-376-097 **Zoning District:** **Special District:**	CITY OF BIRMINGHAM PO BOX 3001 BIRMINGHAM MI 48012 **Phone:** **Fax:**	R L SHERIDAN LLC 32125 BLOCK GARDEN CITY MI 48135 **Phone:** (734) 422 6400 **Fax:**

Work Description:

Stipulations:

Primary Constructions Type:

Primary Zoning District:

Primary Use Group:

Project: JDBC13-0003

Permit Item	Work Type		Fee Basis	Item Total
Permit Fee - Const Value $1 - $100K	Building Permits	6,175.00	$145.00	

Fee Total: 145.00
Amount Paid: 145.00
Balance Due: 0.00

Building Official Approval: _____ **Date:** 06/04/2013

City of Birmingham
Community Development Department

P.O. Box 3001, Birmingham, MI 48012
Ph# 248-530-1850 **www.bhamgov.org** **Inspection Line# 248-530-1860**

Date: MAR 28 2013 **Bldg. Permit No:** DBC 13-0003

RECEIVED
MAR 2 8 2013

BUILDING PERMIT

TWO SETS OF PLANS ARE REQUIRED-(RESIDENTIAL)
FOUR SETS OF PLANS ARE REQUIRED – (COMMERCIAL)

Application is hereby made for a permit to **CONSTRUCT/ENLARGE/ALTER/REPAIR** or **DEMOLISH** a building, structure, or parking lot.

LOCATION Street and Number ~~345~~ 333 N Old Woodward
(Community Development Dept. assigns new addresses for new construction)

SIDWELL NO. _____

NAME OF APPLICANT R.L. Sheridan llc Phone: (734) 422-6400

Fax: ( ) _____

Address: 32125 Block Garden City 48135
(Street) (City) (Zip)

OWNER OF PROPERTY City of Birmingham Phone:( ) _____

Address: 151 Martin
(Street) (City) (Zip)

Construction Type _____ Sq. Ft. of New Construction: _____

Flood Zone _____ Sq. Ft. of Existing Construction: _

Use Group _____ Total Square Footage: _____

Code Edition _____

Nature of Work (Describe in Detail) Demolish of Parking lot Booth

Exterior Changes (Describe in Detail) _____

Fence inspection (Demolition only, for office use only) Approved by: _____

Requires Planning Approval / / Yes / / No

City of Birmingham
Community Development Department

APPLICATION FOR A BUILDING/DEMOLITION PERMIT

- Applicant develops preliminary plans.
- Topographical elevations are required on all certified surveys (minimum four corners).

- The complete plans and application are submitted to the Community Development Department for review.

- Two complete sets of construction drawings for residential or four architecturally sealed sets for commercial, a certified survey, and all pertinent information, such as job specification, must be submitted at the time of application.
- A Site Evaluation application is also required for a new house, addition or accessory structure.

- Compliance with the attached "Requirements for Permit Approval for Residential Demolition" is required.

A PHOTOGRAPH of the house you intend to demolish is required.

- Once plans have been reviewed, the applicant is contacted and either asked to make the required changes to the plans or, to pick up the building/demolition permit.

- Fees made payable to the "The City of Birmingham"

- All plumbing, heating, refrigeration and electrical alterations require separate permits.

- All building applications must include a copy of a current Builders License.

- *All Plot Plans submitted must include location of City Trees in Right of Way.*

It's the owner's responsibility to check local deed restrictions prior to construction

Zoning _____ Historic Designation _____

Check One:

☐ Single Family
☐ Two Family/Multiple Family
☐ Commercial

Estimated Value of the Proposed Construction $ 6,175.00

For New Construction Only

Meter Size _____ FEE _____

Water for Construction _____ FEE _____

Water Trench _____ FEE _____

Water Inspection _____ FEE _____

Sewer Bond _____ FEE _____

Sewer Trench _____ FEE _____

Sewer Inspection _____ FEE _____

Stop Box (Refunded if not Damaged) FEE _____

Permit Fee $ 145.00

Plan Review Fee $ _____

TOTAL $ _____

Bond $ _____

Registration Fee ($25.00) $ _____

TOTAL $ _____

Engineering Paying Fees.

It's the owner's responsibility to check local deed restrictions prior to construction.

As the owner of record, I hereby authorize the proposed construction noted on this application.

Print Name: City of Birmingham

Required signature of owner: _____ (Date)

As the applicant, I have been authorized by the owner to make this application as his authorized agent.

Print Name: Al Briscoe

Signature of Applicant _____ (Title) 28 Mar 2013 (Date)

License Number _____ Company Name R. L. Sheridan

License Expiration Date: _____

APPROVAL

Building Inspector Ken Cooper Date 4-15-13

MEMORANDUM

TO: All Licensed Contractors

FROM: Bruce R. Johnson, Building Official

RE: Public Act 135 of 1989

The above Act, effective October 1, 1989, amends the State Construction Code Act, PA 230 of 172, requiring certain items of information be obtained on permit applications filed by residential builders or other licensed applicants.

The Act mandates that ALL construction code applicants require:

1. The Occupational License Number of all applicants, and, expiration date of license.

_____

(Occupational License Number) (Expiration Date)

2. The name of each carrier providing worker's disability compensation insurance to the applicant or, the reason for exemption.

_____

(Insurance Company) (Expiration Date)

3. The Internal Revenue Code Employer Identification Number, or, the reason for exemption

_____

(The IR Code Employer ID Number begins with a "38")

Reason for Exemption _____

4. The Michigan Employment Security Commission Employer Number, or, the reason for exemption

_____

Reason for Exemption _____

The Act also requires that the following statement be in 8-point boldface type above the location for the applicant's signature:

"Section 23a of the State Construction Codes Act of 1972, Act No. 230 of Public Acts of 1972, being Section 125.1523a of the Michigan Compiled Laws, prohibits a person from conspiring to circumvent the licensing requirements of this State relating to persons who perform work on residential buildings or a residential structure. Violators of Section 223a are subjected to civil fines."

_____

Applicant's Signature

Included in Contract R.L. Sheridan llc

_____

Company Name

City of Birmingham
A Walkable Community

FENCING FOR CONSTRUCTION PROJECTS

Fences to enclose construction projects are to be chain link and a minimum of six (6) feet in height measured from the ground on which they are located. The fence is to be located on the property and not directly on or beyond property lines. The distance to the sidewalk is to be maintained by the property owner.

There is to be a gate provided. The gate should open into the property and not across the sidewalk blocking passage. Gates are required to be secured when there is no one on the site.

Fences are to be properly supported. Fences are to be approved by the building official.

Removal of a construction fence requires building official approval.

All items are discussed with the applicant prior to permit release

Signature:

Al Briscoe
Print name:

BUILDING PERMITS FEES:

Total Valuation:	Fee:
$1.00 - $1,000.00	$85.00
$1,001.00 - $100,000	$85.00 Plus $10.00 per each additional thousand or fraction thereof up to $100,000.
$100,001 and up	$15.00 per each additional thousand or fraction thereof.

The construction fee is determined from the total construction value as shown in the most recent edition of the ICC Building Evaluation Data Square foot construction costs. For all use groups except one and two family residential, the square foot construction cost is 100% of the value shown in construction costs table; for renovations the square foot construction costs is 50% of the value shown in the table. For residential one and two family structures, the square foot construction cost is $125.

PLAN EXAMINATION FEES:

When the valuation for the proposed construction exceeds $1000 and a plan is required to be submitted, a plan checking fee shall be paid at the time of submitting plans and specifications for checking. Said plan examination shall be a minimum of $85.00 up to a valuation cost of construction of $10,000. All other plan examination fees shall be based on the cost of construction valuation of the building.

For Buildings valued between $10,001 - $500,000	The plan review fee is .0020 times the value, or a minimum of $150.00.
For Buildings valued over $500,000	The plan review fee is $1,000 plus .0010 times the value of construction.
Mechanical/Plumbing Code Reviews required	Multiply the building code review fee by 1.25.

BONDS:

All new construction for which a building permit has been issued shall pay, in addition to the permit fees, a cash bond as follows:

Total Valuation	Fee
$ 0 - $10,000	$ 100.00
$10,001 - $50,000	$ 200.00
$50,001 - $100,000	$ 300.00
$100,001 to $500,000	$ 500.00
$500,001 and up	$1,000.00

Demolition bond	House	$2,000.00
	Garage	$ 500.00

All bonds are refundable upon final completion and approval of the project. Refunds take approximately 3-4 weeks for processing.

REFUNDS:

Refunds on any permit are subject to a minimum of twenty-five (25%) for administrative services with no construction work commencing. After construction has started, fees will be refunded proportionately as determined by the Building Official. Any permit fee for construction that is seventy-five (75%) or more completed will not be refunded. Plan Review fees are not refundable.

City of Birmingham
A Walkable Community

Community Development Department
151 Martin Street
Birmingham, MI 48012-3001
(248) 530-1850
INSPECTION LINE # (248) 530-1860

Electrical

Type

Permit Number:
PE13-0171
JDBC13-0003

Applied: 03/28/2013
Issued: 06/04/2013
Expires: 12/01/2013
Finaled:

Applicant:
CITY OF BIRMINGHAM LINCOLN
151 MARTIN
BIRMINGHAM MI 480093369

Status: ISSUED

LOCATION	OWNER	CONTRACTOR
0 333 N OLD WOODWARD AVE 08-19-25-376-097 **Zoning District:** **Special District:**	CITY OF BIRMINGHAM LINCOLN HIL 151 MARTIN BIRMINGHAM MI 480093369 **Phone:** (000) 000-0000 **Fax:**	**Phone:** (000) 000-0000 **Fax:**

Work Description:

Stipulations:

Primary Constructions Type:

Primary Zoning District:

Primary Use Group:

Project: JDBC13-0003

Permit Item	Work Type	Fee Basis		Item Total
First Circuit	Electrical Permits	1.00	$0.00	
Base Fee	Electrical Permits	1.00	$50.00	
First Circuit	Electrical Permits	1.00	$15.00	

Fee Total: 65.00
Amount Paid: 65.00
Balance Due: 0.00

Issued By: _____ **Date:** 06/04/2013

Permit # _____

RECEIVED
MAR 28 2013
CITY OF BIRMINGHAM
COMMUNITY DEVELOPMENT DEPARTMENT

CITY OF BIRMINGHAM
151 Martin Street
P. O. Box 3001
Birmingham, Michigan 48012-3001

Electrical Permit Application
Inspection Line: 248-530-1860
Community Development: 248-530-1850

AUTHORITY: PA 230 OF 1972. AS AMMENDED
COMPLETION: MANDATORY TO OBTAIN PERMIT
PENALTY: PERMIT CAN NOT BE ISSUED

I. JOB LOCATION

Name of Owner/Agent	Has a building permit been obtained for this project? ☐Yes ☐No ☐Not required	
333		
Street Address/Job Location (Street No. and Name)	City/Village	Phone
345 - Woodward	Birmingham	

II. CONTRACTOR/HOMEOWNER INFORMATION

☒Contractor ☐Homeowner	Name: Elite Electrical	Contractor License Number	Expiration Date
		6212025	12/31/2012
Address (Street No. and Name)		Master License Number	Expiration Date
12419 Stark Road			
City	State / Zip code	611039	12/31/2013
LIVONIA,	MICH 48150		
Telephone:	Fax:	Federal Employer ID Number (or reason for exemption)	
(734) 261-4301	(734) 261-4302	38-264-8871	
Workers Compensation Insurance Carrier (or reason for exemption)		MESC Employer Number (or reason for exemption	
Somerset #1607633		104 9661 6	

III. TYPE OF JOB

☐Single Family ☐New ☒Alteration ☐Other ☐Special Inspection

IV. PLAN REVIEW REQUIRED

See below for plan review requirements before completing this section. Plans and specifications must be submitted when the wiring or alteration to an electrical system is over 400 amps and is in excess of 3,500 square feet in all buildings.
What is the rating, of the service or feeder in ampere? _____
What is me building size In square feet? _____

Have plans been submitted? ☐Yes ☐No ☐Not Required Building Permit No. _____

Plans are required for all building types and shall be prepared by or under the direct supervision of an architect or engineer licensed pursuant to Act No. 299 of the Public Acts of 1980, as amended, and shall bear that architect's or engineer's signature and seal, except:
1. When the electrical system rating does not exceed 400 amps and the building is not over 3,500 square feet in area.
2. Work completed by a governmental subdivision or state agency costing less than $15,000.00.

PLANS MUST BE SUBMITTED BEFORE A PERMIT CAN BE ISSUED.

V. APPLICANT SIGNATURE

Section 23a of the state construction code act of 1972, 1972 PA 230, MCL 125,1523A, prohibits a person from conspiring to circumvent the licensing requirements of this state relating to persons who are to perform work on a residential building or a residential structure. Violators of section 23a are subjected to civil fines.

Signature of licensee or homeowner *(Homeowner signature indicates compliance with Section VI Homeowner Affidavit)*	Date
	3/28/2013

COMPLETE APPLICATION ON BACK SIDE

RECEIVED
MAR 28 2013
CITY OF BIRMINGHAM
COMMUNITY DEVELOPMENT DEPARTMENT

Revised 3/27/2012

VI. HOMEOWNER AFFIDAVIT

I hereby certify the electrical work described on this permit application shall be installed by myself In my own home in which I am living or about to occupy. All work shall be installed in accordance with the State Electrical Code and shall not be enclosed, covered up, or put into operation until it has been inspected and approved by the Electrical Inspector. I will cooperate with the Electrical Inspector and assume the responsibility to arrange for necessary Inspections.

VII. FEE CHART

Enter the number of items being installed, multiply by the unit fee for total price.

	Fee	# Items	Total
1. Base Fee (non-refundable)	$50.00	1	$50.00
2. Service: Up to 200 Amps.	$35.00		
3. 201 Amp. thru 400 Amps	$50.00		
4 Over 401 Amps	$100.00		
5. Temp. Service to 200 Amps	$40.00		
6. AC interrupt Service	$20.00		
7. 1st 25 Lights/ Switch/Receptacles	$20.00		
8. Each Add. set of 20	$15.00		
9. Each Residential AC	$35.00		
10. Furnace - Unit Heater	$20.00		
11. Appliances/Disposals/dishwasher	$10.00		
12. Power Outlets (ranges, dryers, etc.)	$20.00		
13. Signs: Sidewalk Inspection Required	$50.00		
14. Each Addn. Sign/Neon ea. 25 ft	$20.00		
15. Pools/Hot Tubs/Spas	$50.00		
16. Feeders-Buss Ducts, etc - per 50*	$25.00		
17. Res. Smoke detectors up to 8 units, 120 volts	$20.00		
18. Low Voltage Smoke Alarm with Panel	$50.00		

	Fee	# Items	Total
19. Residential Smoke Alarm Less Than 50 Volts with Panel	$50.00		
20. Each Sub Panel (30-200 Amps)	$35.00		
21. Sub Panel Over 200 Amps	$50.00		
22. Motors: 1/4 HP to 10 HP each	$25.00		
23. Over 10 HP to 30 HP each	$40.00		
24. Over 30 HP	$60.00		
25. Fire Alarm Panel	$30.00		
26.Each Alarm Device	$10.00		
27. First Circuit	$15.00	1	
28. Each Additional Circuit	$8.00		
29. Energy Retrofit - Temp- Control	$45.00		
30. Additional/Special/Safety Insp.	$35.00		
31. Commercial HVAC 5 tons or less	$50.00		
32. Commercial HVAC over 5 tons	$75.00		
33. Safety Inspection/Low Voltage	$35.00		
34. Reinspection Fee	$50.00		
Registration Fee 65+			$25.00
		TOTAL FEES	90.00

An administrative fee equal to the permit fee may be charged in addition to the permit fee when work is started and/or completed without first obtaining the permit.

Please make check payable to "City of Birmingham"

COMMERCIAL FIRE ALARMS REQUIRE 48-HOUR NOTICE
Please call the Electrical Inspector to schedule: (248) 530-1858

Revised 3/27/2012

Demo - Miscellaneous Structure Permit | JDMS13-0003

Property Information

08-19-25-376-097	333 N OLD WOODWARD AVE	Subdivision:	
	Birmingham MI, 48009	Lot:	Block:

Name Information

Owner:	CITY OF BIRMINGHAM	Phone:	
Occupant:		Phone:	
Applicant:		Phone:	
Architect:		Phone:	

Project Information

Date Started: 06/06/2013 Date Finished: 06/07/2013 Status: Finished

Description:

Demo - Miscellaneous Structure

Final Electrical Inspection | Edward Rosett

Status:	Completed	Result:	Approved
Scheduled:	06/07/2013 12:00 AM	Completed:	06/07/2013 12:00 AM

Comments:

Scheduling Comment CLOSE OUT PERMIT FOR DEMOLITION OF PARKING STRUCTURE BOOTH

Final Inspection | Ken Cooper

Status:	Completed	Result:	Approved
Scheduled:	06/07/2013 12:00 AM	Completed:	06/07/2013 12:00 AM

Comments:

Scheduling Comment CLOSE OUT PERMIT FOR DEMOLITION OF PARKING STRUCTURE BOOTH.

Building Inspection | Ken Cooper

Status:	Completed	Result:	Approved
Scheduled:	04/15/2013 12:00 AM	Completed:	04/15/2013 12:00 AM

Final Inspection | Ken Cooper

Status:	Completed	Result:	Approved
Scheduled:	04/15/2013 12:00 AM	Completed:	04/15/2013 12:00 AM

City of Birmingham
A Walkable Community

Community Development Department
151 Martin Street
Birmingham, MI 48012-3001
(248) 530-1850
Inspection Requests: www.accessmygov.com

Applicant:
LEE & ASSOCIATES CO INC
6444 E MALVERN DR
TROY MI 48098

Electrical

Type

Permit Number:
PE18-0183
JACB18-0001

Applied: 03/15/2018
Issued: 03/15/2018
Expires: 09/15/2018
Finaled: 03/19/2018

Status: FINALED

LOCATION	OWNER	CONTRACTOR
0 333 N OLD WOODWARD AVE 08-19-25-376-097 **Zoning District:** **Special District:**	CITY OF BIRMINGHAM 151 MARTIN ST BIRMINGHAM MI 48009-3368 **Phone:** **Fax:**	LEE & ASSOCIATES CO INC 6444 E MALVERN DR TROY MI 48098 **Phone:** (248) 884 5800 **Fax:** (248) 494 4559

Work Description: PARKING GARGE CIRCUITS FOR ELEVATOR - FEE CITY WORK

Stipulations:

Primary Constructions Type: 2A
Primary Use Group: S-2

Primary Zoning District:

Project: JACB18-0001

Permit Item	Work Type	Fee Basis		Item Total
First Circuit	Electrical Permits	1.00	$0.00	
Each Additional Circuit	Electrical Permits	2.00	$0.00	

Fee Total: 0.00
Amount Paid: 0.00
Balance Due: 0.00

Issued By: _____ **Date:** 09/13/2018

Date Submitted 12-22-99

Date Approved _____

CITY OF BIRMINGHAM
HISTORIC DISTRICT AND DESIGN REVIEW COMMISSION

SIGN REVIEW PETITION

THE SIGN APPLICATION IS TO BE FILLED OUT COMPLETELY

AND ACCOMPANIED WITH THE FOLLOWING:

1. A Review Fee of **$150.00**.
2. Samples or swatches of all materials affecting exterior appearances to be used (ALL MATERIALS MUST BE LABELED).
3. Photographs of site and existing buildings.
4. **Nine (9) copies** of the proposed sign design plan to the Community Development Department in the Municipal Building.
5. **THE SIGN DESIGN PLAN MUST BE DRAWN TO SCALE ON THE BUILDING ELEVATION WITH ALL DIMENSIONS AND MATERIALS SHOWN ON THE PLANS. IF THERE IS MORE THAN ONE PAGE PER EACH SET OF PLANS, ALL PLANS MUST BE STAPLED TOGETHER. ALL PLANS MUST BE FOLDED.**
6. A color plan/rendering mounted on foam board is required at time of submitting materials to Community Development Department.
7. The fees for design review, site plan review, historic review and special land use permits shall be double the listed amounts in the event the proposed project is commenced prior to filing of an application for review by the city.

The Community Development Department will review the petition, assign a date for Historic District and Design Review Commission review and notify the applicant.

1. Owner of Property/Building (Note! Not business owner)

Name CITY OF BIRMINGHAM

Street Address 333 N. OLD WOODWARD City _____ Zip _____

Telephone Number _____ Fax: _____

2. Builder

Name PLANET NEON

Street Address 46593 GRAND RIVER City NOVI Zip 48374

Telephone Number 248 348-8150 Fax: 248 348-4317

14. MATERIALS - Metal ALUMINUM Wood _____ Plastic PLEXIGLAS

Glass _____ No. of Display Faces 4

15. SIGN(S) READ(S) PARKING, FULL, 1ST TWO HOURS FREE

16. COLORS BLACK SPRUCE, BLACK, BRONZE, IVORY, WHITE

17. ILLUMINATION FLOURESCENT (Yes) _____ No

A. Type/color WHITE, FLOURESCENT

B. Wattage/Output TO BE DETERMINED

18. TOTAL NO. OF SQ. FEET OF SAME TYPE OF SIGN EXISTING ON PROPERTY.

No. 1 Ft. 16.58 FT.

19. HISTORIC DESIGNATION _____

I have read the Sign Review Ordinance and the Procedures for Design Review and have complied with all requested information. **I will be in attendance at the meeting when this item will be discussed.**

Signature of Property Owner _____

Print Name

***The owner of the property must sign the application, no exceptions.**

Signature of Architect/Designer _____

Print Name

Signature of Applicant DAVID HANNA _____

Print Name

3. **Applicant (if other than above)**

Name _____

Street Address: _____ City _____ Zip _____

Telephone Number _____ Fax: _____

4. If property is leased, length of lease _____

5. Property is zoned P DISTRICT

6. Property is located at 333 N. OLD WOODWARD
(insert legal description if there is no street address)

7. Use of building PARKING

8. Street Frontage: Width 100'+ length _____ height _____ of building.

9. Detailed description of all work to be done (listing of materials and colors specifically).

1. MANUFACTURE AND INSTALL PROPOSED SIGN
2. REMOVE EXISTING SIGN
3. ELECTRICAL CONNECTION
4. _____
5. _____

10. Location of All Signs N.E. CORNER

_____

11. TYPE - Ground _____ Marquee _____ Roof _____

Wall _____ Projecting X

IF A WALL SIGN, INDICATE WALL TO BE USED

Front X Rear _____ Side _____

12. SIZE - 14 3/4" X 7.4' = 9 SQUARE FEET.

13. HEIGHT OF LETTERING - 8"

AGENDA

BIRMINGHAM HISTORIC DISTRICT AND DESIGN REVIEW COMMISSION
MUNICIPAL BUILDING – COMMISSION ROOM – 151 MARTIN STREET
WEDNESDAY –APRIL 5, 2000
**********7:30 PM**********

1. Roll Call

2. Postponed Agenda Items:

   33495 Woodward—"Birmingham Imports / Image Soft"

3. Historic Review:

   148 Pierce—Telephone Exchange Building Landmark—"Gibbs Planning Group"

4. Design Review:

   111 Henrietta—"Brooklyn Pizza"

5. Sign Review:

   333 N. Old Woodward—"North Old Woodward Parking Structure"

   1603 E. 14 Mile—"Busy Body Home Fitness"

   2006 Cole—"Carnovale and Associates"

6. Approval of the Minutes of March 15, 2000

7. Other Business:

   A. Downtown Birmingham 2016 Update:
      - Newsrack Implementation Update—Status Report

   B. City Commission—HDDRC Priority List
      - Residence Park Neighborhood—Status Report

   C. Woodward Avenue Median Improvement Project—Status Report

   D. Historic Preservation Awards Committee Report

   E. Sign Design Criteria / Standards—Report

   F. Historic Marker Program—Status Report

   G. Next HDDRC Agenda

6. Adjournment

Notice: People with disabilities needing accommodations for effective participation in this meeting should contact the City Clerk's Office at (248) 644-1800, ext. 282 (voice) or (248) 644-5115 (TDD) at least one day in advance to request mobility, visual, hearing or other assistance.

PETITIONERS MUST BE PRESENT OR HAVE A REPRESENTATIVE, WHO CAN ACT ON HIS/HER BEHALF, AT THE MEETING.

MEMORANDUM

Date: March 29, 2000

To: HDDRC Commission Members

From: C. James Sabo, City Planner

Approved: Patricia McCullough, Community Development Director

RE: Sign Review – 333 N. Old Woodward – "North Old Woodward Parking Structure"

Zoning PP, Public Property

Existing Use Parking Structure

Proposal

The applicant proposes the installation of a new vertically oriented wall sign. There is currently a parking entrance sign on the structure on the north elevation. The existing "Green P" sign will be removed from the building.

Note: This proposal was postponed at the February 2 meeting to allow the petitioner an opportunity to address concerns raised at the meeting.

Signage

The total linear building frontage is 195 feet permitting 195 square feet of sign area. The proposed projecting sign measures 21" x 143" or 21 square feet in area per side for a total of 42 square feet of sign area, *which conforms to the provisions of the sign ordinance for public property districts with respect to vertically oriented wall signs. In accordance with Section 86-28(5) of the revised sign ordinance, the HDDRC may allow a vertically oriented wall sign if the sign otherwise meets the provisions of the wall sign chapter.*

The signage will consist of two internally illuminated 21" wide painted aluminum cabinet signs with 12 inches between the sign faces. The sign construction will consist of "Ivory" Plexiglas, "White" lexan acrylic, and "Gold" vinyl sign faces. A majority of both sign faces will be painted black spruce (PMS 5605). *The Planning and Engineering Divisions have provided the sign manufacturer with the specifications for Black Spruce.* The sign will be bolt mounted to the building façade. The sign reads "P-logo Parking, Full, First 2 Hours free." The wording "full" can be illuminated for informational purposes. The "full"

area of the sign consists of clear red neon letters behind a clear Plexiglas face insert with a diffusing day/night vinyl film. This will allow the word "full" to appear invisible. Additionally, the lettering on the sign was changed to "First" 2 Hours instead of "1st" and the sign boxes have been reconnected to reduce the opportunity for bird nesting.

Illumination

The lighting proposed for the sign is a combination of internal neon and internal florescent, *which conforms to the provisions of the sign ordinance for commercial and office districts.*

Recommendation

Generally, the proposed signage is in keeping with surrounding architecture and the overall character of the North Old Woodward commercial district. The proposed sign provides better directional visibility for patrons wishing to use the parking structure. However, there should be an overall design plan for the City parking decks. The HDDRC has recommended that the petitioner develop a sign plan for city parking decks and would allow the proposed sign as a one time sign. The Planning Division continues to recommend that the HDDRC request a comprehensive parking structure sign plan for city decks to be part of a signage wayfinding program.

When reviewing the project against the standards of Section 86-3 of the City of Birmingham Sign Ordinance, staff makes the following observations:

1. The appearance color and texture of the sign materials being used will likely preserve and not adversely affect property values in the immediate neighborhood. *The sign will likely reduce confusion regarding the location of the entrance to the structure.*

2. The appearance of the building exterior with the signage will not detract from the general harmony and compatibility of existing buildings in the immediate neighborhood. *The sign is well suited for the neighborhood and the petitioner has complied with the recommendation for more liberal use of Black Spruce Green as opposed to striping.*

3. The building exterior with the signage is not offensive or otherwise garish in appearance.

The Planning Division recommends that the Commission consider a motion to approve the sign review application for "N. Old Woodward Parking Structure" 333 N. Old Woodward subject to the following conditions:

1. The applicant should address the overall parking structure sign designs plans.

2. The sign would be approved as a one-time only sign.

02-17-00

HISTORIC REVIEW
215 N. Old Woodward
Huston Building Landmark - "McInerney and Remick Antiques"

The applicant proposes the installation of a new name letter sign. The existing "Cristions" name letter sign will be removed from the building. The signage will consist of two letter sizes, 13.56 sq. ft. of sign area. The main copy is 9-in. black compressed foam lettering and reads, "McInerney and Remick." The secondary copy lettering is 2 1/4 in. burgundy compressed foam lettering and reads, "Antiques - Accessories."

Mr. Sabo indicated that manufacturer's specifications would be needed for the burgundy color. The sign is in keeping with the surrounding architecture and character of the Historic Central Business District. He noted the commission might wish to request that building facade repairs be completed prior to a motion for approval.

Discussion brought out that the "Cristions" sign could be administratively approved once it is moved to the store just to the south. The commission discussed the proposed sign with Ms. Heidi McInerney, the business owner. Mr. Jickling observed that the overall dimensions of the sign are needed on the drawing. Chairman McDaniel added it is helpful as part of the presentation to know how the sign is mounted.

Motion by Mr. Jickling
Supported by Ms. Rowbottom to approve the sign. Specifications on the small lettering are needed and the facade is to be repaired after the "Cristions" sign comes down and before the new sign is affixed.

Motion carried 7-0.

02-18-00

SIGN REVIEW
333 N. Old Woodward - "North Old Woodward Parking Structure"

The applicant, Advisory Parking Committee ("APC"), proposes the installation of a new vertically oriented wall sign. There is currently a parking entrance sign on the structure on the north elevation. The existing green "P" sign will be removed from the building.

The signage will consist of two internally illuminated painted aluminum cabinet signs with 42 sq. ft. of sign area. The sign construction will consist of ivory Plexiglas, white lexan acrylic,

and gold vinyl sign faces. Color specifications are needed. The sign will also feature black and black spruce accent striping. The sign reads "P-logo Parking, Full, 1st two hours free." The word "full" can be illuminated for informational purposes. Specifications for the lighting are also needed.

Mr. Sabo described the sign as generally in keeping with surrounding architecture and overall character of the North Old Woodward commercial district. Parking decks within the City are zoned PP, Public Property. He recommended that as the City moves forward with the Wayfinding project, the HDDRC might wish to suggest that an overall sign design plan be developed for the City parking decks.

Mr. Jickling commented the bottom cabinet might end up being a place for birds to build their nests.

Mr. O'Meara explained the purpose of the individual signage was to have the ability to remove the second sign in the future if necessary, and also to add architectural interest. The APC is concerned that when the Palladium is constructed, additional parking may be needed. Their intent was to add signage in order to pull in people to that structure. At this point the committee has not talked about whether the signage should be extended to other buildings.

Mr. von Staden initiated discussion to the effect that a Wayfinding policy needs to be set for all of the parking structures. He feels the sign that this commission approves should be a prototype for the other structures. Additionally, Mr. von Staden described the safety issue that exists when cars are exiting the North Woodward structure. Frequently drivers do not look to the south to check for pedestrians. Mr. Jickling thought the deck number should be identified on the sign and also noted that generally, parking signs are green. Ms. Stone felt the sign should be simplified, as it is difficult to read. The other commissioners echoed that thought. Ms. Rowbottom suggested removing the word "first" from "2 hours free." Mr. Horton thought "Park" would be simpler than "Parking."

Mr. Dave Hanna, Planet Neon Sign Systems of Novi, explained he needs to design the sign so that "full" is not visible unless it is turned on.

Mr. Stuart Laidlaw spoke from the audience to clarify that exposed neon would not be allowed. Also, he quoted JJ & R design specifications from 1988 for the parking structures. He recommended that the City be encouraged to move forward with its Wayfinding signage system.

Mr. Keith Vosburg, representative from the APC, clarified this signage is not meant as an overall prototype for all of the decks. It was the consensus of the discussion that followed that there are a number of design issues that have been identified tonight that need to be considered. If those issues are satisfactorily addressed and the sign is brought back for re-submission, the

commission would approve it as a one-time sign. Mr. Vosburg agreed to take back to his board all of the comments that were made this evening and then work on modifying the design.

Motion by Mr. Jickling
Supported by Ms. Rowbottom to table this item to a future meeting.

Motion carried 6-1.

02-19-00

APPROVAL OF MINUTES FROM THE REGULAR MEETING OF JANUARY 5, 2000

Mr. McKeon said on page 1, Mr. Gary Pirelli should be identified as to his role. Further down, " ... Move it back to the right" is not specific.

Additionally on page 1, Chairman McDaniel inserted "design" after "facade" in the last line.

Mr. McKeon deleted the second "asked" in the first line on page 2.

On page 3, last paragraph, third line from the bottom, Chairman McDaniel inserted "which" in front of "cannot." He added that the full paragraph at the bottom of page 5 doesn't make sense and asked staff to fix it. On page 10, "Harvest Bread Co." should be "South Adams Commons." He asked that this item be put on a future agenda along with color samples. Mr. McKeon explained the colors are not being used in a manner that he recalls the board approved.

Motion by Ms. Stone
Supported by Mr. von Staden to approve the Minutes of January 5, 2000 as amended.

Motion carried 7-0.

02-20-00

APPROVAL OF MINUTES FROM THE REGULAR MEETING OF JANUARY 19, 2000

Mr. Jickling initiated discussion about the first motion on page 3. Chairman McDaniel was quite sure the approval was subject to Board of Zoning Appeals approval. The consensus was that the wording of the motion should be changed.

Mr. McKeon noted staff should get back to the commission as to his motion on page 2 to report whether the signage on the building is within the allowable square footage. The last sentence in the paragraph beginning "The petitioner is proposing" should read, "In accordance with the Sign

AGENDA

BIRMINGHAM HISTORIC DISTRICT AND DESIGN REVIEW COMMISSION
MUNICIPAL BUILDING – COMMISSION ROOM – 151 MARTIN STREET
WEDNESDAY – FEBRUARY 2, 2000
**********7:30 PM**********

1. Roll Call

2. Historic Review:

   215 N. Old Woodward—Huston Building Landmark—"McInerney and Remick Antiques"

3. Sign Review:

   333 N. Old Woodward—"North Old Woodward Parking Structure"

4. Approval of the Minutes of January 5, 2000 and January 19, 2000

5. Other Business:

   A. Downtown Birmingham 2016 Update:

   - Civic Center Improvement Project – Status Report
   - Newsrack Implementation Update (2.10.00 meeting)

   B. City Commission—Long Range Planning Session—January 22, 2000—Report

   C. Woodward Avenue Median Improvement Project—Status Report

   D. Historic Designation Process Update / 608 Vinewood

   E. March Workshop Planning—Residence Park Neighborhood, Historic District Discussions

   F. 180 N. Old Woodward "Shangri-La" Façade Repair

   G. Next HDDRC Agenda

6. Adjournment

Notice: People with disabilities needing accommodations for effective participation in this meeting should contact the City Clerk's Office at (248) 644-1800, ext. 282 (voice) or (248) 644-5115 (TDD) at least one day in advance to request mobility, visual, hearing or other assistance.

PETITIONERS MUST BE PRESENT OR HAVE A REPRESENTATIVE, WHO CAN ACT ON HIS/HER BEHALF, AT THE MEETING.

MEMORANDUM

Date: December 29, 1999

To: HDDRC Commission Members

From: C. James Sabo, City Planner

Approved: Patricia McCullough, Community Development Director

RE: Sign Review – 333 N. Old Woodward – "North Old Woodward Parking Structure"

Zoning PP, Public Property

Existing Use Parking Structure

Proposal

The applicant proposes the installation of a new vertically oriented wall sign. There is currently a parking entrance sign on the structure on the north elevation. The existing "Green P" sign will be removed from the building.

Signage

The total linear building frontage is 195 feet permitting 195 square feet of sign area. The proposed projecting sign measures 21" x 144" or 21 square feet in area per side for a total of 42 square feet of sign area, *which conforms to the provisions of the sign ordinance for public property districts with respect to vertically oriented wall signs. In accordance with Section 86-28(5) of the revised sign ordinance, the HDDRC may allow a vertically oriented wall sign if the sign otherwise meets the provisions of the wall sign chapter.*

The signage will consist of two internally illuminated 21" painted aluminum cabinet signs with 12 inches between the sign faces. The sign construction will consist of "Ivory" Plexiglas, "White" lexan acrylic, and "Gold" vinyl sign faces. *The applicant must provide color specifications for the Ivory, White, and Gold colors used in the sign.* The sign will also feature black and black spruce accent striping for the body of the sign. *The Planning and Engineering Divisions have provided the sign manufacturer with the specifications for Black Spruce.* The sign will be bolt mounted to the building façade. The sign reads "P-logo Parking, Full, 1st two hours free." The wording "full" can be illuminated for informational purposes.

Illumination

The lighting proposed for the sign is internal florescent, *which conforms to the provisions of the sign ordinance for commercial and office districts. However, the applicant must provide wattage specifications for the lighting.*

Recommendation

Generally, the proposed signage is in keeping with surrounding architecture and the overall character of the North Old Woodward commercial district. The proposed sign provides better directional visibility for patrons wishing to use the parking structure. However, there should be an overall design plan for the City parking decks. As the City and the Planning Division move forward with the Wayfinding recommendations of the 2016 Report, the HDDRC may wish to suggest that a comprehensive parking structure sign plan be developed. Additionally, the Commission may wish to clarify whether or not the proposed sign is part of an overall sign design for city structures.

When reviewing the project against the standards of Section 86-3 of the City of Birmingham Sign Ordinance, staff makes the following observations:

1. The appearance color and texture of the sign materials being used will likely preserve and not adversely affect property values in the immediate neighborhood. *The sign will likely reduce confusion regarding the location of the entrance to the structure.*

2. The appearance of the building exterior with the signage will not detract from the general harmony and compatibility of existing buildings in the immediate neighborhood. *The sign is well suited for the neighborhood. The Commission may wish to request a more liberal use of Black Spruce Green as opposed to striping.*

3. The building exterior with the signage is not offensive or otherwise garish in appearance.

The Planning Division recommends that the Commission consider a motion to approve the sign review application for "N. Old Woodward Parking Structure" 333 N. Old Woodward subject to the following conditions:

1. The applicant is required to provide color specifications for the sign materials.

2. The applicant is required to provide wattage specifications for the lighting.

3. The applicant should address the parking structure sign design issue.

Motion by Ms Stone
Supported by Mr. Jickling to approve as submitted for 333 N. Old Woodward.

Motion carried 5-0.

Ms. Stone thanked Mr. O'Meara for his involvement with the lighted pedestrian crosswalk at N. Old Woodward, and she heard there are some great designs for the north part of N. Old Woodward.

04-28-00

SIGN REVIEW
1603 E. Fourteen Mile – Busy Body Home Fitness

Mr. Sabo explained the applicant proposes the installation of a new name letter wall sign for the eastern most tenant space fronting on 14 Mile Road. The total linear building frontage is 55.4 feet permitting 55.4 square feet of sign area; 46.75 square feet is proposed in sign area. A sign band for the building has been defined as between the top of the windows and the eave.

The signage will consist of two internally illuminated channel letters, 16 inch and 12 inch. We don't have specifications for the red vinyl; Allied Signs can provide that. Illumination is 6500 white neon with a 30MA transformer. The sign will read "Busy Body (logo) Home Fitness".

The recommendation is still for the owner of the property to develop a general sign design plan. This was discussed at a previous meeting.

The recommendation is a motion to approve with the condition that the applicant provides color specifications for the sign materials, and addressing the issue of a sign design plan.

Mr. McDaniel asked Mr. Sabo what good a sign design plan would be in this case. Mr. Sabo responded if there is sign design plan in place, there could be all channel letter signs on that building. Mr. von Staden said given some of the problems experienced in terms of businesses changing and façade repairs, a standard may be set for how things are attached to a building. It could be in such a way so as not to cause much damage to the façade. This may be something the Planning Board needs to deal with; by the time it reaches the HDDRC, it's too late. The Planning Board should be looking for some kind of sign area that can be re-signed over and over again and can be repaired and painted—set up an easily repairable sign band area.

02-17-00

HISTORIC REVIEW
215 N. Old Woodward
Huston Building Landmark - "McInerney and Remick Antiques"

The applicant proposes the installation of a new name letter sign. The existing "Cristions" name letter sign will be removed from the building. The signage will consist of two letter sizes, 13.56 sq. ft. of sign area. The main copy is 9-in. black compressed foam lettering and reads, "McInerney and Remick." The secondary copy lettering is 2 1/4 in. burgundy compressed foam lettering and reads, "Antiques - Accessories."

Mr. Sabo indicated that manufacturer's specifications would be needed for the burgundy color. The sign is in keeping with the surrounding architecture and character of the Historic Central Business District. He noted the commission might wish to request that building facade repairs be completed prior to a motion for approval.

Discussion brought out that the "Cristions" sign could be administratively approved once it is moved to the store just to the south. The commission discussed the proposed sign with Ms. Heidi McInerney, the business owner. Mr. Jickling observed that the overall dimensions of the sign are needed on the drawing. Chairman McDaniel added it is helpful as part of the presentation to know how the sign is mounted.

Motion by Mr. Jickling
Supported by Ms. Rowbottom to approve the sign. Specifications on the small lettering are needed and the facade is to be repaired after the "Cristions" sign comes down and before the new sign is affixed.

Motion carried 7-0.

02-18-00

SIGN REVIEW
333 N. Old Woodward - "North Old Woodward Parking Structure"

The applicant, Advisory Parking Committee ("APC"), proposes the installation of a new vertically oriented wall sign. There is currently a parking entrance sign on the structure on the north elevation. The existing green "P" sign will be removed from the building.

The signage will consist of two internally illuminated painted aluminum cabinet signs with 42 sq. ft. of sign area. The sign construction will consist of ivory Plexiglas, white lexan acrylic, and gold vinyl sign faces. Color specifications are needed. The sign will also feature black and black spruce accent striping. The sign reads "P-logo Parking, Full, 1st two hours free." The word "full" can be illuminated for informational purposes. Specifications for the lighting are also needed.

Mr. Sabo described the sign as generally in keeping with surrounding architecture and overall character of the North Old Woodward commercial district. Parking decks within the City are zoned PP, Public Property. He recommended that as the City moves forward with the Wayfinding project, the HDDRC might wish to suggest that an overall sign design plan be developed for the City parking decks.

Mr. Jickling commented the bottom cabinet might end up being a place for birds to build their nests.

Mr. O'Meara explained the purpose of the individual signage was to have the ability to remove the second sign in the future if necessary, and also to add architectural interest. The APC is concerned that when the Palladium is constructed, additional parking may be needed. Their intent was to add signage in order to pull in people to that structure. At this point the committee has not talked about whether the signage should be extended to other buildings.

Mr. von Staden initiated discussion to the effect that a Wayfinding policy needs to be set for all of the parking structures. He feels the sign that this commission approves should be a prototype for the other structures. Additionally, Mr. von Staden described the safety issue that exists when cars are exiting the North Woodward structure. Frequently drivers do not look to the south to check for pedestrians. Mr. Jickling thought the deck number should be identified on the sign and also noted that generally, parking signs are green. Ms. Stone felt the sign should be simplified, as it is difficult to read. The other commissioners echoed that thought. Ms. Rowbottom suggested removing the word "first" from "2 hours free." Mr. Horton thought "Park" would be simpler than "Parking."

Mr. Dave Hanna, Planet Neon Sign Systems of Novi, explained he needs to design the sign so that "full" is not visible unless it is turned on.

Mr. Stuart Laidlaw spoke from the audience to clarify that exposed neon would not be allowed. Also, he quoted JJ & R design specifications from 1988 for the parking structures. He recommended that the City be encouraged to move forward with its Wayfinding signage system.

Mr. Keith Vosburg, representative from the APC, clarified this signage is not meant as an overall

prototype for all of the decks. It was the consensus of the discussion that followed that there are a number of design issues that have been identified tonight that need to be considered. If those issues are satisfactorily addressed and the sign is brought back for re-submission, the commission would approve it as a one-time sign. Mr. Vosburg agreed to take back to his board all of the comments that were made this evening and then work on modifying the design.

Motion by Mr. Jickling
Supported by Ms. Rowbottom to table this item to a future meeting.

Motion carried 6-1.

02-19-00

APPROVAL OF MINUTES FROM THE REGULAR MEETING OF JANUARY 5, 2000

Mr. McKeon said on page 1, Mr. Gary Pirelli should be identified as to his role. Further down, " ... Move it back to the right" is not specific.

Additionally on page 1, Chairman McDaniel inserted "design" after "facade" in the last line.

Mr. McKeon deleted the second "asked" in the first line on page 2.

On page 3, last paragraph, third line from the bottom, Chairman McDaniel inserted "which" in front of "cannot." He added that the full paragraph at the bottom of page 5 doesn't make sense and asked staff to fix it. On page 10, "Harvest Bread Co." should be "South Adams Commons." He asked that this item be put on a future agenda along with color samples. Mr. McKeon explained the colors are not being used in a manner that he recalls the board approved.

Motion by Ms. Stone
Supported by Mr. von Staden to approve the Minutes of January 5, 2000 as amended.

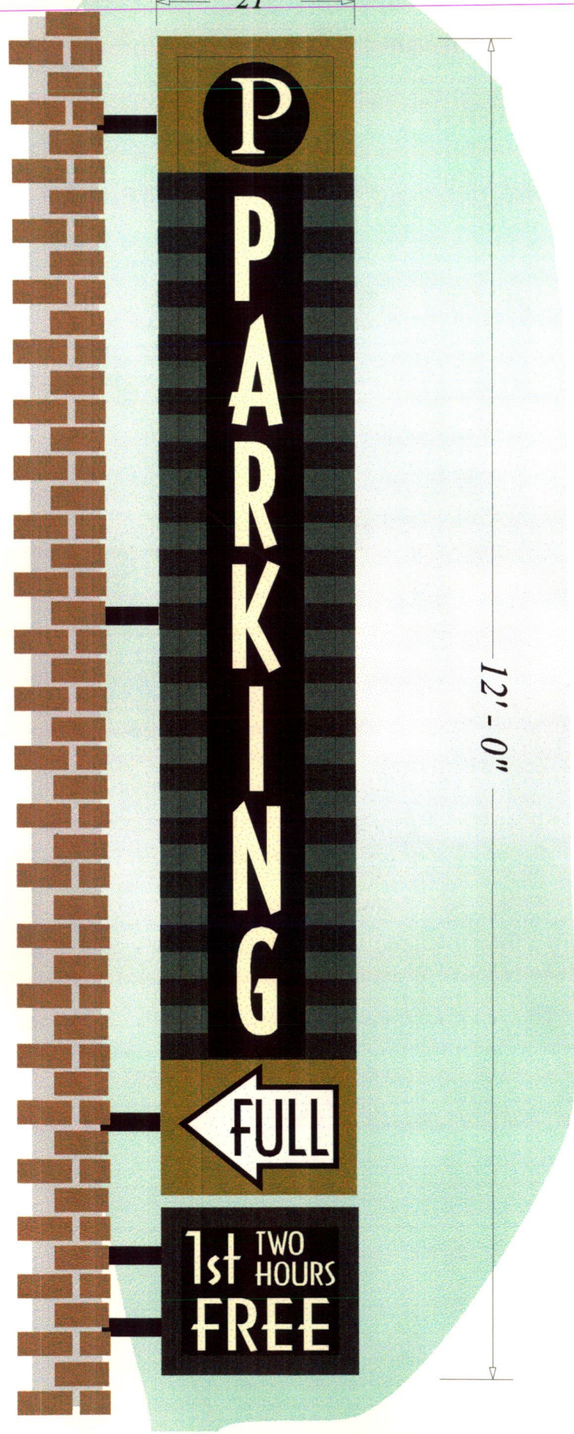
Motion carried 7-0.

02-20-00

APPROVAL OF MINUTES FROM THE REGULAR MEETING OF JANUARY 19, 2000

Mr. Jickling initiated discussion about the first motion on page 3. Chairman McDaniel was quite sure the approval was subject to Board of Zoning Appeals approval. The consensus was that the wording of the motion should be changed.

Front View



Side View



Elevation at 3/8" = 1' - 0" Scale



Qty: 1
21 SqFt Total
3/4" = 1' - 0" Scale

---

2 Illuminated Projecting D/F
Wall Signs with Lexan Faces
Opaque Face Backgrounds and Transluscent
White Letters

'FULL' Area of Parking/Full Sign:
Illuminated Capsule with
Independent On/Off Switch

Colors TBD

Harmon SIGN — BUILDS SIGNS SINCE 1937
PLANET NEON
SIGN SYSTEMS - LIGHTING
46593 GRAND RIVER NOVI, MI 48374
248.348.8150 FAX 248.348.4317

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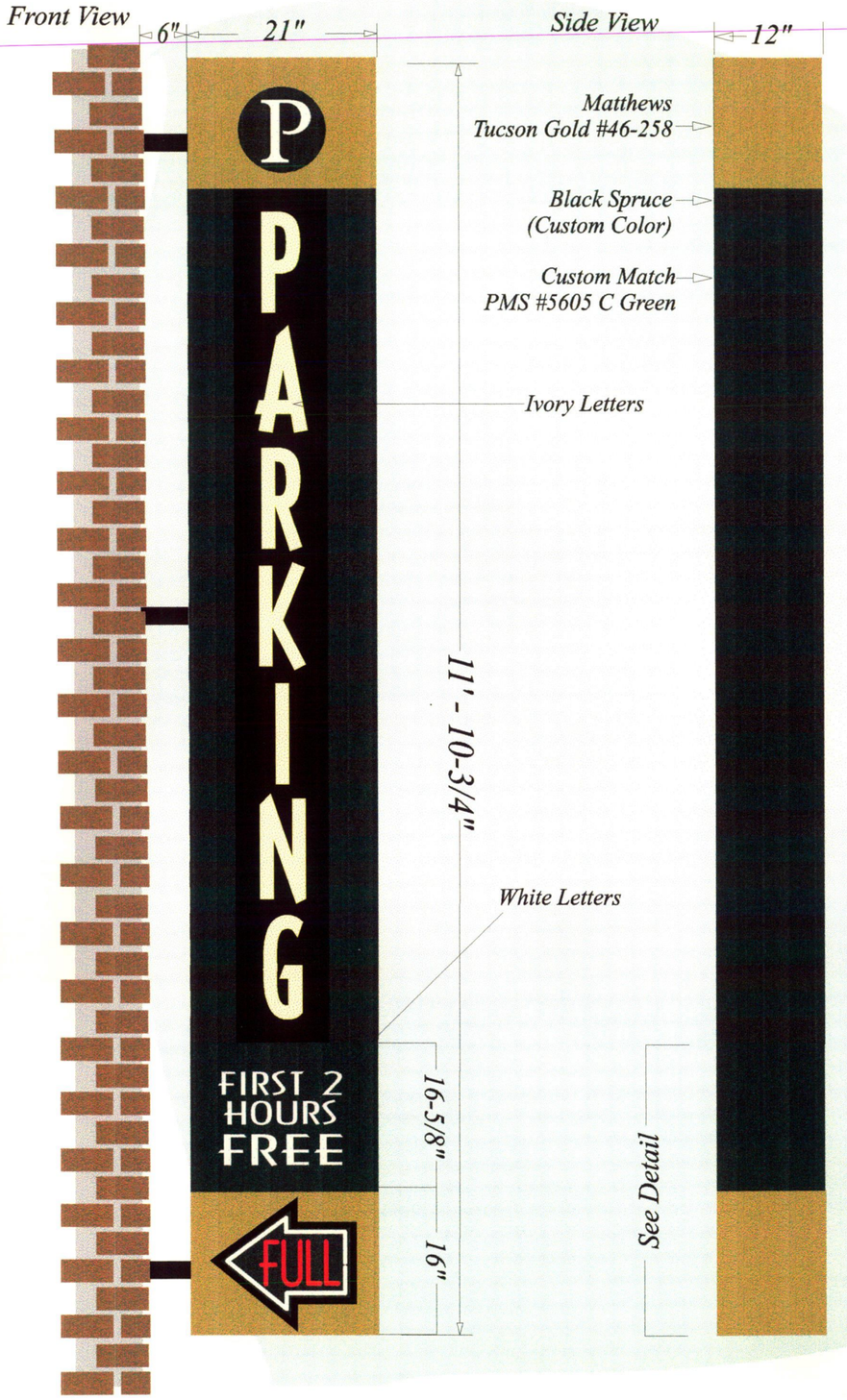
DRAWING # 11906-1C	DRAWN BY / DATE DFY 1/10/00 12/20/99
FILENAME PARKING-1B1	JOB NAME / LOCATION CITY OF BIRMINGHAM 333 N. OLD WOODWARD BIRMINGHAM, MI
SALESMAN DAVE HANNA	



Elevation at 3/8" = 1' - 0" Scale



Qty: 1
21 SqFt Total
3/4" = 1' - 0" Scale

Illuminated Projecting D/F
Wall Sign with Routered Faces,
Opaque Face Backgrounds with Transluscent Ivory Letters

'FULL' Area Of Sign:
Illuminated Cabinet with Routered Face,
6500 White Neon Arrow and Clear Red Neon 'FULL' (10mm) Letters Behind Clear Plex Face Insert with 3M Diffuser Day/Night Vinyl Film #3635-91 Applied 2nd Surface

Colors Noted on Drawing Details

Harmon SIGN
PLANET NEON
SIGN SYSTEMS · LIGHTING
46593 GRAND RIVER NOVI, MI 48374
248.348.8150 FAX 248.348.4317

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DRAWING #	DRAWN BY / DATE
11906-1D 3/3/00 2/21/00 1/10/00 12/20/99	DFY
FILENAME: PARKING-1B1	JOB NAME / LOCATION: CITY OF BIRMINGHAM 333 N. OLD WOODWARD BIRMINGHAM, MI
SALESMAN: DAVE HANNA	

190 Willits
House No. Street

5.00 (Account 11R1320)

1107-77 Date August 11, 1977
Permit No.

Receipt No. 38295

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

Building Inspection Department
City of Birmingham

DEMOLITION PERMIT

The Department of Inspection Hereby Grants Permission to

- Capital Wrecking Co., Inc.
- PO Box 165
- Southfield, Michigan

For the purpose of doing the work as described on the application and plans submitted and placed on file bearing this Permit Number, at the location designated.

Tel. No. 353-9272

EST. COST $ 2000.00

DESCRIPTION OF WORK: Wrecking - Building AT

LOT NO. _____ SUBDIVISION _____

OWNER'S NAME AND ADDRESS
- Jacobsons
- Birmingham, Michigan

REGULAR FEE	
PENALTY FEE	
PLAN CHECK FEE	
TOTAL FEE	$ 5.00

INSPECTOR'S COPY

ISSUED BY R.A. Rasmussen
R.A. Rasmussen/bn Building Official

THIS PERMIT ISSUED ONLY FOR THE SERVICE INDICATED

THESE PERMITS WILL ALSO BE NEEDED
Heating _____ Plumbing _____ Electrical _____
Refrigeration _____ Sign _____ Building _____

REFRIGERATION

New ☐ Alter ☐ Replace ☐

CLASS
Res. ☐ Comm. ☐ Ind. ☐
System Size _____ H.P.
Self-contained ☐ Remote ☐
REFR. GROUP 1 ☐ 2 ☐ 3 ☐
Refr. No. _____ lbs. Refr. Chg. _____
SYSTEM: Make _____
Model _____
Testing Lab: _____

SIGN

TYPE
Billboard ☐ Grnd. ☐
Marquee ☐ Roof ☐ Wall ☐
Proj. ☐ Temp. ☐
SIZE: _____ x _____
Electric ☐ Non-Elec. ☐
Materials: Metal ☐ Wood ☐
Plastic ☐ Glass ☐

PLUMBING

New ☐ Alter ☐ Replace ☐
Water Closets _____
Bath Tubs _____
Lavatories _____
Sinks _____
Water Heater _____
Laundry Tubs _____
Showers _____
Garbage Grinder _____
Stack - Waste _____
Stack - Vent _____
Sump _____
Floor Drain _____
Crock To Iron _____
Sanitary Sewer _____
Storm Drain _____
Water Service _____

ELECTRICAL

New ☐ Alter ☐ Temp. ☐ Repr. ☐
Service Size: _____ Amps.
Fixtures _____
Sub-Panels _____
Total No. of Circ. _____
Signs _____ No. of Circ. _____
_____ ft. of _____
_____ Range
_____ Water Heater
_____ Dryer
_____ Air Cond.
_____ Furnace

MOTORS & POWER UNITS

No.	Type	HP-KW	Volt	Ph

HEATING

CLASS
Resid. ☐ Comm. ☐ Ind. ☐
TYPE
New ☐ Conv. ☐ Repl. ☐
FLUE
Type "A" ☐ "B" ☐ "C" ☐
FUEL
Gas ☐ Oil ☐ _____ ☐
METHOD
Steam ☐ Hot Water ☐
Warm Air ☐ Electric ☐
Unit Make _____
Unit Model _____
Unit Model _____
BTU Input _____
BTU Output _____
OIL TANKS
Inside ☐ Outside ☐
Above Ground ☐ Below Ground ☐

BUILDING	
WRECKING	
MOVING	
SWIMMING POOL Const. ☐ Oper. ☐	

Wrecking Building
NO BURNING ON SITE
(DESCRIPTION OF WORK OR REMARKS)

LOCATION — DATE PERMIT No.

City of Birmingham
Building Inspection Department

will pickup permits

Date July 28, 1977
Building Permit# 1107-77

TWO COPIES OF ALL PLANS ARE REQUIRED

RECEIVED
AUG 1 1977
CITY OF BIRMINGHAM
BUILDING DEPARTMENT

Application is hereby made for a permit to CONSTRUCT ENLARGE ALTER REPAIR IMPROVE or CONVERT a building or structure on the property described herein:

LOCATION: STREET & NO. 190 WILLITS

LOT _____ SUBDIVISION _____

NAME OF APPLICANT: CAPITAL WRECKING CO. INC (Company name) Phone 353-9272

ADDRESS: PO Box 165 (Number) SFLD (Street) MICH (City)

NAME OF HOMEOWNER: JACOBSONS

ADDRESS: BIRMINGHAM (Number) (Street) (City)

Applicant's ESTIMATED VALUE of the proposed work 2000 ----$ _____
Type or kind of Occupancy _____
General Type of Construction _____

Water Size _____ Meter Size _____ Sewer Size _____

REGULAR FEE _____
PENALTY FEE _____
PLAN CHECK FEE _____
TOTAL FEE 5.00

DESCRIPTION OF WORK: Describe and identify in detail:

DEMOLITION
$100.00 Cash Bond
$100.00 Shut-off

I hereby certify that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent.

SIGNATURE OF OWNER OR AGENT Capital Wrecking Co. Inc

License No. _____ by _____ Title _____

APPROVED BY A C Johnson (Building Official) DATE 8/1/77

1827

Consumers
Power
Company

Metro Region 4600 Coolidge Hwy, Royal Oak, Michigan 48068

July 26, 1977

Capitol Wrecking Company
P. O. Box [illegible]
Southfield, MI 48037

The following gas service(s) have been physically retired at the gas main:

[redacted] Hickory, Troy
[redacted]
[redacted]
[illegible] Wil[illegible]s, Birmingham

If you require any further information or assistance, please call us at any time.

F. L. Sheets

F. L. Sheets
Region Gas Operation and
Maintenance Superintendent

Customer Telephone Inquiries:

Customers east of Inkster Road call 313 549-5000
Customers west of Inkster Road call 313 427-5700

BUILDING INSPECTION DEPARTMENT

CITY OF BIRMINGHAM

No. 13-66

APPLICATION FOR PERMIT

To: CONSTRUCT / ALTER / MOVE / WRECK

Birmingham, Mich., 7-13, 1966

Type of Building Greenhouse
Fireproof, Protected, Mill, Frame, Brick Veneer, etc.

Class Business (Public, Institutional, Residential, Business, etc.) Character of Occupancy Greenhouse (Store, Apartment, Residence, (2-family), etc.)

Building Located North (North, E. W. or S.) Side of Willits (Street) No. 190 (House No.)

Between Woodward & Bates (Street) and _____ (Street)

Lot 9 (No.) _____ AP #27 (Subdivision)

Heat _____ Concrete Block Manufacturer _____

Applicant R E Barry (Name) 6336 Lahser (Address)

Owner " (Name) _____ (Address)

Remarks: Moving Greenhouse From one Location to another Same Lot this permit covers the NEW FOUNDATION AND MOVING (NO DEPOSIT REQUIRED) SEC 104.26 (A)

Foundation 42" (Wall footings) _____ (Pier Footings) Basement Walls _____ (Thickness and Material)

Sewer _____ (Size Tap) Water _____ (Size Tap) Roofing Material _____

Building 40' x 25' x _____ ft. _____ stories; _____ cu. ft.

Estimated Cost of Building $ 3500.00 (By Owner) $ 3500 (By Department) Permit Fee $ 10.00

Garage Attached / Separate / None _____ (Type and Description)

Size _____ (Wide) x _____ (Long) x _____ (High); _____ cu. ft. Es't Cost $ _____ (By Owner) $ _____ (By Dept.)

The work covered by this permit to be in conformity with all the city ordinances and standards. The "City Building Inspection Department" to be notified for inspection, first upon completion of basement walls, second upon completion of framing and before lathing, third final inspection before occupancy. Deed or land contract must be presented before a building permit will be issued.

Approved: Jan 14, 1966 (Date) Robert E Barry (Signature of Owner or Agent)

R.B. Schlosser (City Building Inspector)

Builder's License No. owner

NOTE; — Lot plot showing ALL buildings and other details must be shown. M1-4-3360

CERTIFICATE OF OCCUPANCY MUST BE OBTAINED BEFORE OCCUPYING A NEW BUILDING

August 25, 1977

Memorandum: Finance Department

Subject: Cash Bond Refund
Account #701-000-285

On August 11, 1977 a $100.00 deposit was made on Misc. Receipt #27298 by Capital Wrecking Co., ~~Inc. to~~ cover the cleanup on the wrecking of a house at 190 Willets. This work has been completed to the satisfaction of this department and a refund in the amount of $100.00 should be made to:

Capital Wrecking Company, Inc.
P.O. Box 165
Southfield, Michigan

Robert A. Rasmusson
Building Official

RAR/ef

September 15, 1977

Mr. Charles E. Johnson
D. M. Kitchen Company
1925 Heide Street
Troy, Michigan 48084

Dear Mr. Johnson,

At your request I have granted the D. M. Kitchen Company permission to store 40 pallets of brick on the site of the former Baldwin School, for a period of approximately two weeks.

This permission is contingent upon D. M. Kitchen Company placing the bricks in a neat arrangement, and with the understanding that any damages or losses resulting from unloading, storing and loading will be the responsibility of the D. M. Kitchen Co

Very truly yours,

J. H. Purkiss Jr.
Acting City Manager

cc: Birmingham Police Department
Building Inspection Department ✓

File

City of Birmingham
Michigan

Water Service Permit No. 193 Date 10-29-56 Rec. Nº 57534

Location 190 Willits between and

Lot No. Subd.

Owner or
Builder Bany Flowers

Address Same

Premises
used for

Type of Street
Surface

Size of
Tap 1

Sewer Service No.
if in same trench meter

71R400 Water Shut Off	$
71R443 Service Connection Charge	$ 24.00 1"
71R122 Water for Construction	$
11L-1071 Construction of Service	$
Total	$ 24.00
If parital payment, note amount paid here	$

Change from a 3/4" ~~service~~ to a 1" ~~s~~ meter.

New Service..... Replacement..... Inspecion only..... Balance to be paid @ $..... per.....

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water Construction entitles property to water for 3 months.

V A E Bany
Bany Flowers Owner - Agent

Approved....., 19..... b.r.
Deputy City Clerk

1M 9-56 APCO

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

190 Willits — 272-67

House No. Street — Permit No.

Receipt № 56168

Banny Flowers b — Date 12-11-67, 19

Owner's Name

17.00

CITY OF BIRMINGHAM, MICHIGAN

GAS BURNER PERMIT

The Building Inspection Department hereby grants permission to

Jack Sights

Name of Installer — Address

to install 2 gas burner(s) at the above address. This burner is to be installed in accordance with all the provisions contained in Ordinance No. 327, the Gas Burner Ordinance of the City of Birmingham, Michigan.

Name of Electrical Contractor — Address

LuxAire — AGA — 125,000

Name of Burner — Name of Approved Laboratory — B.T.U. Input

Name of Manufacturer — Address

Rough Inspection DEC 2 8 1967, 19

Permit Fee $ 17.00

Final Inspection 19

By nas

Building Inspector

Jack E Sights O.K.

Applicant's Signature

Building Inspector

Inspector

This receipt not valid until stamped PAID by City Treasurer

500 G.P. 11/66 4

190 Willits — CITY OF BIRMINGHAM, MICH. — 61 — REC. No. 41257

House No. Street — Permit No.

Bany Brothers — 10-22-56

Owner's Name — Tag No. — Date

PAID OCT 22 1956 CITY TREASURER CITY OF BIRMINGHAM, MICHIGAN REC'D $5

OIL BURNER PERMIT

Fee $5.00

In accordance with Ordinance No. 184 of the City of Birmingham, State of Michigan, permission is hereby granted to install a American Standard Oil Burner in connection with an approved tank of underground gallons at the above address.

It is understood by the undersigned that when such installation is completed it shall comply in every way to the requirements of the above named Ordinance No. 184, Section 11.505.

Installation to be made by Belenky Brothers

Address Berkley, Mich.

Applicant's Signature _____

Permit issued by S.L.
City Clerk

Installation ready for inspection _____

Date of final inspection and installation of permanent tag 10-22-56 by Cau
Inspector

This Receipt Not Valid Until Stamped by City Treasurer.

Inspector's Copy

500 4-54 APC

Permit No. _____

Owner Barry J. Gunn Address _____

Kind of Burner _____ Installed by _____

Kind of Heating Plant — Hot Air _____ Steam _____ Hot Water X

Where located in basement X Outside _____ Underground _____

Outside Valves 3/8 feed & return Inside Valves _____

Constr. supporting tank — Steel outside Concrete _____ Brick _____

Size of feed pipe to burner 3/8 copper

How are pipes supported Concrete

Size of fill pipe 2" Height of fill pipe _____

Size of vent pipe 1 1/2 Height of vent pipe OK

Is burner electrically operated? yes

Condition of wiring governing burner _____

Condition of equipment pertaining to gas traps, dampers, etc. _____

Where are instructions posted? _____

Type of gauge on tank stick

Type of fire extinguisher _____ Where located _____

Recommendations _____

Date of final inspection 10-22-56 Carr

Inspector

FILE

City of Birmingham
Michigan

SEWER SERVICE PERMIT NO. 05 Date 6-23-56 Rec. Nº 47313

Location 199 Allen between [illegible] and [illegible]
House No. Street

Lot No. 9 Subd. Lot 127 Premises used for [illegible]

Owner or Builder Gary Brothers Address 199 Allen

Type of Street Surface Concrete

Size of Service from Property Line to Bldg. 6'

Water Service No. if in same trench 323

Location of Wye

11R1321 Inspection $

11L-101 Construction of Service $ 200.00

Total $ 200.00

New Service ☑ Replacement ☐ Inspection only ☐ Storm Sewer ☐ Sanitary Sewer ☐

Service replacement permits are issued based on Owner's claim that street part of service is obstructed from causes within City's responsibility. If the City finds this part of the service unobstructed and in good condition, no replacement will be made and entire cost of work will be deducted from fee paid before refund is made.

I hereby apply for the above described Sewer Service and agree to comply with all the rules, regulations and ordinances of the City of Birmingham with respect to the use of this Service.

Robert Gary
Robert Gary Owner-Agent

Approved 19

Deputy City Clerk

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

Form 044

File

City of Birmingham Michigan **Water Service Permit No.** 28 Date 6-11-77 Rec. No. 37218

Location 100 Willits between ..... and .....

Lot No. ..... Subd. .....

Owner or Builder Capital Wrecking Co., Inc. PO Box 165 - Bfld., Michigan

Address .....

Premises used for Wrecking - Building

Type of Street Surface .....

Size of Tap .....

Sewer Service No. if in same trench .....

71R400	Disconnect ~~Water Shut Off~~	$ 100.00
71R443	Service Connection Charge	$
71R122	Water for Construction	$
11L-1071	Construction of Service	$
	Total	$ 100.00
	If partial payment, note amount paid here	$

New Service ..... Replacement ..... Inspection only ..... Balance to be paid @ $ ..... per .....

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water Construction entitles property to water for 3 months.

Capital Wrecking Co. Inc.
Owner - Agent

Approved ....., 19.....

Deputy City Clerk

IM 2-65 Gen. Ptg. Co.

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

190 Willetts 12 - 44 RECEIPT No. 22816

House No. Street Permit No.

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

BUILDING INSPECTION DEPARTMENT
CITY OF BIRMINGHAM

BUILDING PERMIT

Birmingham, Mich., March 16th, 1944

The building Inspection Department hereby grants permission to Bany Flowers (Name)

190 Willets (Address) to alter a Bldg (Store, Residence, etc.)

This building to be x x and shall be of type conc.blk Class business

Basement walls and foundation ... Roof ... Stories ... Garage ...

9 (Lot No.), Assessor's Plat No. 27 (Subdivision)

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the City of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards. **Certificate of occupancy to be obtained previous to building being occupied.**

Cu. Ft. ... Est. Cost $ 100.00 Permit Fee $ 1.00

This acts as a valid receipt when receipted by City Treasurer.

Bany Flowers (Owner's Name) 190 Willets (Owner's Address)

REMARKS Build false overhang as shown on plans and as provided in Ordinance 268

P. J. Bany
Owner or Agent's Signature

Scott A. Hersey
Building Inspector.

190 Willits 276-46 RECEIPT No. 23412

House No. Street Permit No.

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

BUILDING INSPECTION DEPARTMENT
CITY OF BIRMINGHAM

BUILDING PERMIT

Birmingham, Mich., Sept. 12, 1946

The building Inspection Department hereby grants permission to R. F. Bany
Name

190 Willits to add to a green house.
Address Store, Residence, etc.

This building to be 26' x 15.8', and shall be of type Class Bus.

Basement walls and foundation Roof Stories Garage

9, A. P. 27
Lot No. Subdivision

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the City of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards. **Certificate of occupancy to be obtained previous to building being occupied.**

Cu. Ft. Est. Cost $ 700.00 Permit Fee $ 1.00

This acts as a valid receipt when receipted by City Treasurer.

Bany Flowers 190 Willits
Owner's Name Owner's Address

REMARKS Erect green house and cover existing concrete block building with stucco. (Addition to be 26' x 15.8')

"SUBJECT TO FEDERAL REGULATIONS"

Owner or Agent's Signature Scott A. Harsey *Building Inspector.*

Electrical Permit No. 577 ~~577~~

City of Birmingham, Michigan Date 10-1-56 Rec. No 27177

Location 190 Willets between and
House No. Street

Lot No. Subdivision Premises used for

Owner Bany Flowers Address

Occupant

Description of work connecting of furnace.

Number of circuits 20 Number of outlets min.

Power installations KW 11R1323 Inspection - - $ 7.75

I hereby apply for the above described Permit and agree to comply with all of the requirements of the Birmingham Electrical Code now in force.

To be ready for Inspection Will call 19

Approved 10-1-56 19 R. J. Lawrenc Licensed Electrician

o.r. Deputy City Clerk

Inspected and Accepted 11-22-56 F. Van Fleteren Electrical Inspector

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

INSPECTOR

INSPECTOR

City of Birmingham
Michigan Plumbing Permit No. 294 Date 9-25-56 Rec. **No 48135**

Location 190 Willits between Woodward and Betes
HOUSE NO. STREET

CITY OF BIRMINGHAM, MICH.
PAID
SEP 25 1956
CITY TREASURER
AMT. REC'D $
PER

Lot No. ____ Subd. ____ Premises used for Bany Flowers

Owner R.E. Bany Address 190 Willits

Occupant ____

Description of work 1 water heater, 1 floor drain, shower (stall).

Stacks 1 Sinks ____ Water Inspection ____

Lavatories 2 Bath Tubs ____ 11R-1321—Sewer Inspection ____

Water Closets 2 Laundry Tubs ____ 11R-1322—Inspection ____ Total $ 10.50

I hereby apply for the above described Permit and agree to comply with all of the requirements of the Birmingham Plumbing Code now in force.

Ready now.

Belen ky LICENSED PLUMBER No. ____

Rough Inspection ____ 19__ b.r. DEPUTY CITY CLERK

Final Inspection ____ 19__ F. Van Fleteren PLUMBING INSPECTOR

FORM C46 **NOT VALID UNTIL STAMPED PAID BY CITY TREASURER**

264.

190 Willits — 264-41 — RECEIPT No. 22403

House No. | Street | Permit No.

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

BUILDING INSPECTION DEPARTMENT
CITY OF BIRMINGHAM

BUILDING PERMIT

Birmingham, Mich. November 14, 1941

The building Inspection Department hereby grants permission to Robert Bany (Name)

228 Oakland (Address) to construct a store (Store, Residence, etc.)

This building to be 31' x 34' x 10', and shall be of type Business class

Basement walls and foundation conc.blk. Roof built up Stories one Garage none

9 (Lot No.), A.P.27 (Subdivision)

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the City of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards. **Certificate of occupancy to be obtained previous to building being occupied.**

Cu. Ft. 12,000 Est. Cost $1,000 Permit Fee $$4.20

This acts as a valid receipt when receipted by City Treasurer.

R.E. & R. F. Bany (Owner's Name) 228 Oakland (Owner's Address)

REMARKS

R E Bany
Owner or Agent's Signature

Building Inspector.

190 Willits — 2278-56 **Receipt**

House No. — Street — Permit No.

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

CITY OF BIRMINGHAM, MICH. PAID JUN 20 1956 CITY TREASURER

Nº 51669

Building Inspection Department
City of Birmingham

BUILDING PERMIT

Birmingham, Mich., 6-20-56, 19

The Building Inspection Department hereby grants permission to R.F. Bany

Name

190 Willits AMT. REC'D. $5.00 to wreck a greenhouse

Address — Store, Residence, etc.

This building to be x x, and shall be of type — Class

Basement walls and foundation — Roof — Stories — Garage

9 — Schlaack Sub.

Lot No. — Subdivision

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the City of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards. **Certificate of occupancy to be obtained previous to building being occupied.**

Cubic Feet — Estimated Cost $ — Permit Fee $ 5.00

This acts as a valid receipt when receipted by City Treasurer.

Owner's Name — Owner's Address

REMARKS: Remove greenhouse-wreck. Remove front portion of building.

$50.00 deposited on misc. receipt #50249.

Owner or Agent's Signature

A. F. Butt/jad
Building Inspector

190, Willetts St. 350-562 **Receipt**

House No. Street Permit No.

CITY OF BIRMINGHAM, MICH.

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

PAID

JUL 30 1956

CITY TREASURER

AMT. REC'D $ 7.00

8-P

№ 51741

Building Inspection Department
City of Birmingham

BUILDING PERMIT

Birmingham, Mich., July 30, 1956

The Building Inspection Department hereby grants permission to W. H. Stone (Name)

277 N. Bates St. (Address) to construct a store (Store, Residence, etc.)

This building to be 26 x 111 x, and shall be of type masonry Class store

Basement walls and foundation 12" Block Roof cindr block plank Stories Garage

9 (Lot No.) A. P. # 27 (Subdivision)

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the City of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards. **Certificate of occupancy to be obtained previous to building being occupied.**

Cubic Feet Estimated Cost $ dept. $5,000 Permit Fee $ $7.00

This acts as a valid receipt when receipted by City Treasurer.

Bany Flowers (Owner's Name) 190 Willetts St. (Owner's Address)

REMARKS: Temporary Permit - Footings and basement only

Owner or Agent's Signature

A. F. Butt i.g.
Building Inspector

190 | Willits | 13-66 **Receipt**

House No. | Street | Permit No.

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

Nº 35823

Appl-7-13-66

Building Inspection Department
City of Birmingham

Tel. No. MI-4-3360

BUILDING PERMIT

Birmingham, Mich., January 14, 19 66

The Building Inspection Department hereby grants permission to Robert E. Bany
Name

6336 Lahser, Blmfd Hills to move a greenhouse
Address Store, Residence, etc.

This building to be 40' x 25' x _____, and shall be of type _____ Class bus.

Basement walls and foundation _____ Roof _____ Stories _____ Garage _____

9 AP #27
Lot No. Subdivision

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the City of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards. **Certificate of occupancy to be obtained previous to building being occupied.**

Cubic Feet _____ Estimated Cost $ 3500 - owner & dept. Permit Fee $ 10.00

This acts as a valid receipt when receipted by City Treasurer.

Robert E. Bany
Owner's Name

same
Owner's Address

REMARKS: Moving greenhouse from one location to another on same lot. This permit covers the new foundation and moving. (No Deposit required - Sec. 104.26 (A).

B 10493 JAN 17 66 10.00 BM

R E Bany
Owner or Agent's Signature

R.B.Schlosser/aa
Building Inspector

INSPECTION RECORD

Date	Notes on Progress — Criticisms and Remarks	Inspector
2-F-66	Footing + Backfill OK	R.S.
9-29-66	Final Bldg OK	RS

190 Willetts (House No.) Street — 363-56 (Permit No.) — CITY OF BIRMINGHAM, MICH. — **Receipt**

This permit conveys no right to occupy any street, alley or sidewalk, or any part thereof, either temporarily or permanently.

PAID AUG 13 1956 CITY TREASURER AMT. REC'D. $ 87 PER

Nº 51754

Building Inspection Department
City of Birmingham

BUILDING PERMIT

Birmingham, Mich., Aug. 13, 1956, 19

The Building Inspection Department hereby grants permission to W. H. Stone (Name)

277 N. Bates St., Birmingham (Address) to construct (Name) a store (Store, Residence, etc.)

This building to be 110' x 25' x 11', and shall be of type Masonry Class Bus.

Basement walls and foundation Masonry Roof Dox Block Stories one Garage

Lot 9 (Lot No.) Assessor's Plat No. 27 (Subdivision)

This permit is granted on the express condition that the said work shall conform to the ordinances and standards of the City of Birmingham, Mich., and may be revoked at any time upon the violation of any of the provisions of said ordinances or standards. **Certificate of occupancy to be obtained previous to building being occupied.**

Cubic Feet Estimated Cost $ 26,000 Permit Fee $ 26.00

This acts as a valid receipt when receipted by City Treasurer.

Bany Brothers (Owner's Name) 190 Willetts St. Birmingham (Owner's Address)

REMARKS: See Plans - Temp. permit issued previously for footings & basement (Permit 350-56)

Owner or Agent's Signature

A. F. Butt i.g. (Building Inspector)

City of Birmingham, Michigan

FIRE DEPARTMENT
Bureau of Fire Prevention
PERMIT

No. 83181

Fee $ 5.00 Date 10-22-56

190 Willits (Street and Number) 21 (Permit No.)

All installations and operations under this permit shall conform to the requirements of Ordinance No. 185 of the City of Birmingham.

The Bureau of Fire Prevention hereby grants a permit for:

The use of explosives .....

The installation of tanks for flammable liquids .....

(Name of liquid .....) .....

The installation of Dry-Cleaning or Dry-Dyeing equipment .....

The installation of Refrigeration equipment .....

Install 1 - 500 gal. capacity underground storage tank for oil.

B. L. Belenky Bros., granted to, 3406 12 Mile, Berkley Address

Bany Brothers, Owner of premises, 190 Willits Address

Permit includes .....

CLERK'S COPY

Shirley Fawcett Clerk

If the permit as described on the reverse side is for the installation of tanks for flammable liquids, the following will pertain:

1. All permits issued for installations within the business and industrial areas and for public buildings, except above-ground tanks which are connected to and used only for fuel oil burner operation will be checked by the Bureau of Fire Prevention.
2. All permits issued for installations within the business and industrial areas and for public buildings which are connected to and used only for fuel oil burners will be checked by the Building Inspection Department.
3. All permits issued for installation of tanks containing fuel oil and other liquids having a flash point above 100 degrees fahrenheit in the residential area will be checked by the Building Inspection Department.
4. All permits issued for installation of tanks containing liquids having a flash point below 100 degrees fahrenheit in the residential area will be checked by the Bureau of Fire Prevention.

190 Willits

House No. Street

(Account 11R1320)

1107-77 August 11, 1977

Permit No. Date

Receipt No 38295

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

Building Inspection Department
City of Birmingham

DEMOLITION PERMIT

The Department of Inspection Hereby Grants Permission to

Capital Wrecking Co., Inc.
PO Box 168
Southfield, Michigan

Tel. No. 353-9272

For the purpose of doing the work as described on the application and plans submitted and placed on file bearing this Permit Number, at the location designated.

EST. COST $ 2000.00

DESCRIPTION OF WORK: Wrecking - Building AT

LOT NO. _____ SUBDIVISION _____

OWNER'S NAME AND ADDRESS: Jacobsons
Birmingham, Michigan

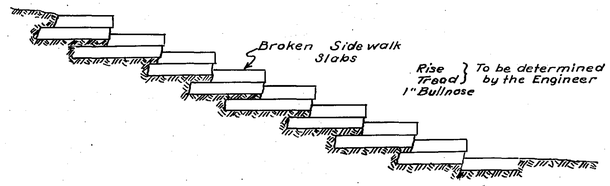
REGULAR FEE	
PENALTY FEE	
PLAN CHECK FEE	
TOTAL FEE	$ 3.00

FILE COPY

ISSUED BY R.A. Rasmussen/bm
Building Official

REINFORCING STEEL SCHEDULE

LOCATION / Size	No. Pcs	Unit Length	TOTAL LENGTH IN FEET 3/8" ϕ	1/2" ϕ	5/8" ϕ	3/4" ϕ	7/8" ϕ	1" ϕ	#9 Wire	Miscel. Cu.Ft.
Footing - Bottom Trans.	160	7'-0"			1120.00					
	56	11'-0"			616.00					
Top Transv.	190	8'-6½"				1622.92				
" "	64	11'-2"				714.67				
Dowels	32	3'-4"		106.67						
"	254	6'-0"					1524.00			
Horizontal	22	31'-5"			691.20					
Diagonal	4	11-3		[illegible]		45.00				
	4	12-5		[illegible]		49.67				
	8	13-0		[illegible]		104.00				
	4	7-6		[illegible]		30.00				
	4	11-8		[illegible]		46.67				
Abutments - Horiz.	52	31-5		1633.67						
" Face Vert.	44	16-10		748.67						
" "	16	17-10		285.33						
Rear Vert.	16	16-2					258.67			
" "	44	15-8					689.33			
Top	16	7-2		114.67						
	44	6-2		271.33						
Lip	24	4-10		116.00						
	88	3-10		337.33						
Railing - Posts	24	8-10		212.00						
	16	8-3			132.00					
	16								42	
	16								47	
Anchor Plates	16	5/8" x 1 3/4 x 1'-2"								.142
	16	7/8 x 1 3/4 x 1'-6								.183
Deck - Roadway Long.										
a	21	14'-6"						304.5		
b	22	23'-0"					506.0			
c	22	20'-0"						440.0		
d	22	29'-7"					650.83			
e	21	19'-6"						409.50		
f	22	28'-0"						616.00		
S.Walk-Long. g	10	18'-0"				180.00				
h	10	22'-6"				225.00				
j	10	13'-0"				130.00				
k	10	29'-4"				293.33				
l	10	29'-4"				293.33				
m	10	20'-0"					200.00			
Rdway Transvn	32	31'-10	1018.67							
o	14	21'-6½	301.40							
p	16	21'-6	344.00							
r	30	31'-7	947.50							
Curb - Horizontal	2	28-2		56.33						
" Dowels	170	3-2		538.33						
Stirrups - Roadway	240	2-3½							550.00	
Sidewalk	128	1-8½							219.00	
WING WALL - FOOTINGS										
Sec A-A, Bot. Trans.	24	7-7					182.00			
	8	10-6					84.00			
" " Top Transv.	24	7-10				188.00				
	12	10-5				125.00				
Long. Bottom	4	4-8			18.67					
	4	7-7			30.33					
	12	4-6			54.00					
Top	4	6-0			24.00					
	4	9-0			36.00					
	8	4-6			36.00					
Dowels	36	6-10						246.00		
Sec BB Transv. Bot	12	4-8			56.00					
	12	6-9½			81.50					
Top	24	5-11			142.00					
	12	6-9½			81.75					
Longit.	24	5-8			136.00					
Dowels	36	5-0				180.00				
Sec CC Transv. Bottom	16	4-10	77.33							
	12	2-9	33.00							
Top	28	4-11		187.67						
Longit.	20	5-8		113.33						
Dowels	36	3-8		205.33						
Sec AA Vert. Face	20	14-4		286.67						
" Rear	12	13-5				161.00				
	8	6-8				53.33				
" "	16	4-8				74.67				
Horizontal	56	16-2		905.33						
	24	10-8		256.00						
	32	4-7½		148.00						
Sec BB - Vert. Face	24	10-4		248.00						
" Rear	12	9-6		114.00						
" "	12	4-10		58.00						
" "	12	3-9		45.00						
Sec CC - Vert. Rear	16	7-4	117.33							
" Face	24	7-9		186.00						
" Rear	12	2-8	32.00							
SEWER BRIDGE (NOT included in Bridge Contract)										
Footings	36	3-3		117.00						
	36	7.0		252.00						
	32	8-6		272.00						
Deck	10	26-10					268.33			
Abutments	6	17-9		116.50						
	2	15-0		30.00						
	2	15-6		31.00						
	2	15-10		31.67						
	2	16-5		32.83						
Bridge Totals										
Total Units			2871.43	7115.66	3255.45	4816.60	4074.83	2016.00	858.00	.325
Total Lbs.			1079.66	4753.26	3395.14	6783.93	8369.83	6382.72	502.79	159.09
Sewer Bridge Totals										
Total Units				883.00			268.83			
Total Lbs.				589.84			548.47			
			.376	.668	1.043	1.502	2.044	2.670		



SECTION THROUGH STEPS
No Scale

CONSTRUCTION NOTES

1. 3000 Lb. Concrete shall be used in abutments, deck, wing walls, side walks, curbs and guard posts.
   2500 Lb. Concrete shall be used in footings
2. Excavations for footings shall be made as near as possible to dimensions shown on plans and the excavation shall be filled to grade with concrete without additional forming.
3. All exposed surfaces shall have a rubbed surface finish and shall be free from all board and woodgrain marks.
4. Weep holes, consisting of 4" V.C. Pipe shall be placed at 4'-6" Centers, at Flow line elevation as shown on plans.
5. Excess excavation shall be backfilled with clay in thoroughly compacted 6" layers to the flow lines of the weep holes, and rising to the rear of the excavation and to the midpoint between weep holes on 2" perfoot grade. Balance of excavation shall be backfilled with bank run sand gravel.
6. The roadway surface of slab shall be given two coats of waterproofing approved by the Engineer before placing the surface wearing course. Waterproofing shall consist of cut back asphalt as specified in the Michigan State Highway Department 1942 Specifications C. 18.03a.
7. The roadway surface course shall consist of a Sheet Asphalt Surface, having a thickness of 2 7/8" at the crown and 1 3/4" at the edges, and meeting the Michigan State Highway Dept. Specifications for "Sheet Asphalt" and shall be applied in conformity thereto.
8. All reinforcing steel shall conform to A.S.T.M. Specifications A15-35 for Intermediate Grade New Billet Steel. It shall have transverse deformations.
9. Where specified on the Plans #9 Annealed Steel Wire shall conform to A.S.T.M. Specifications A82-34.
10. All longitudinal Steel Reinforcing shall be placed symmetricolly about the Center line of Roadway.
11. All transverse Steel Reinforcing shall be placed symmetrically about the transverse center of structure.
12. Water content of Concrete shall not exceed 6 Gals. per sack of Portland Cement including water in the aggregate.
13. Excavation for footing to a greater depth than shown on plans, and not so authorized by the Engineer, shall be backfilled with concrete by the Contractor at his own expense.

P-244

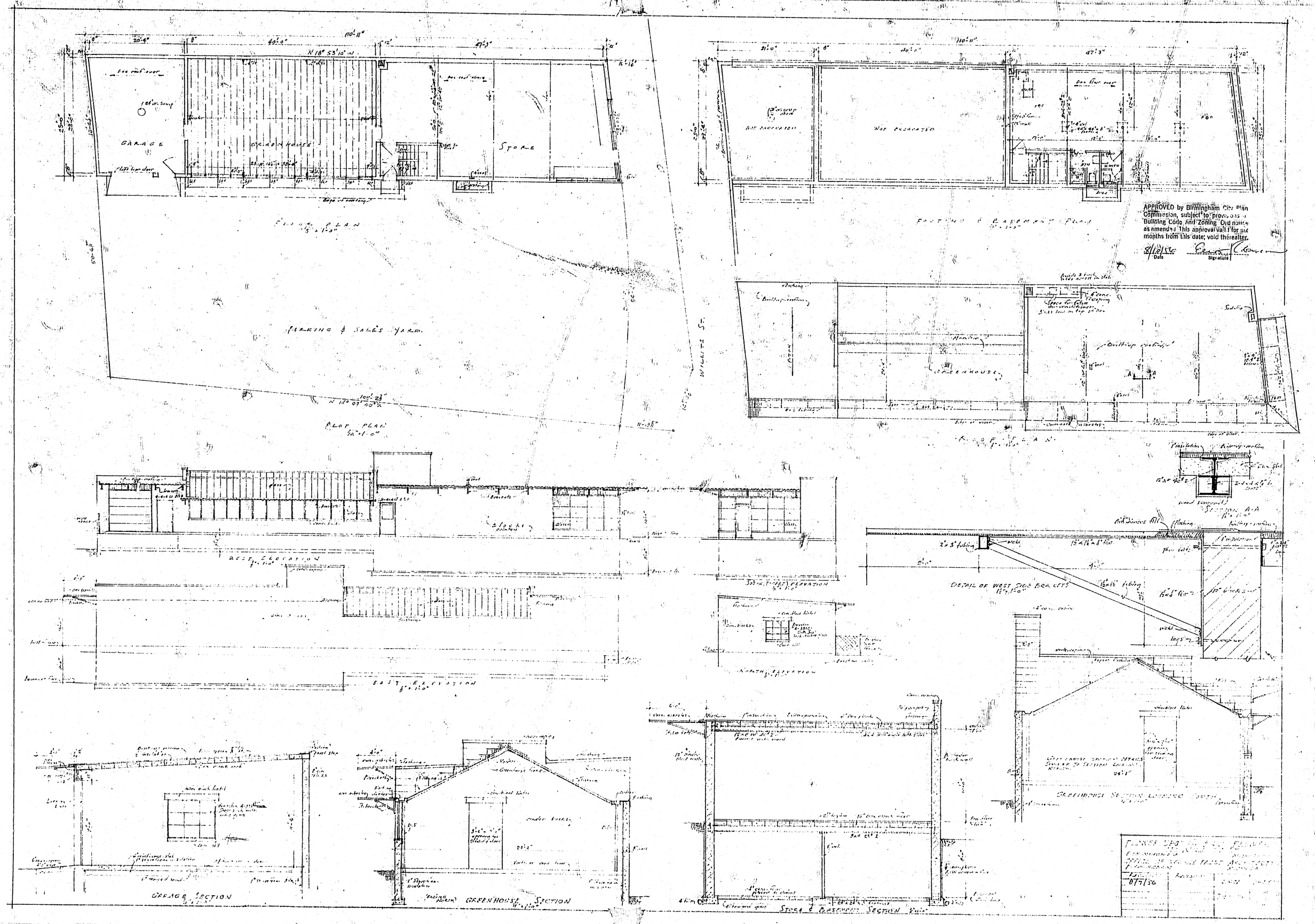
CITY OF BIRMINGHAM, MICHIGAN
ENGINEERING DEPARTMENT

WILLITS ST. BRIDGE

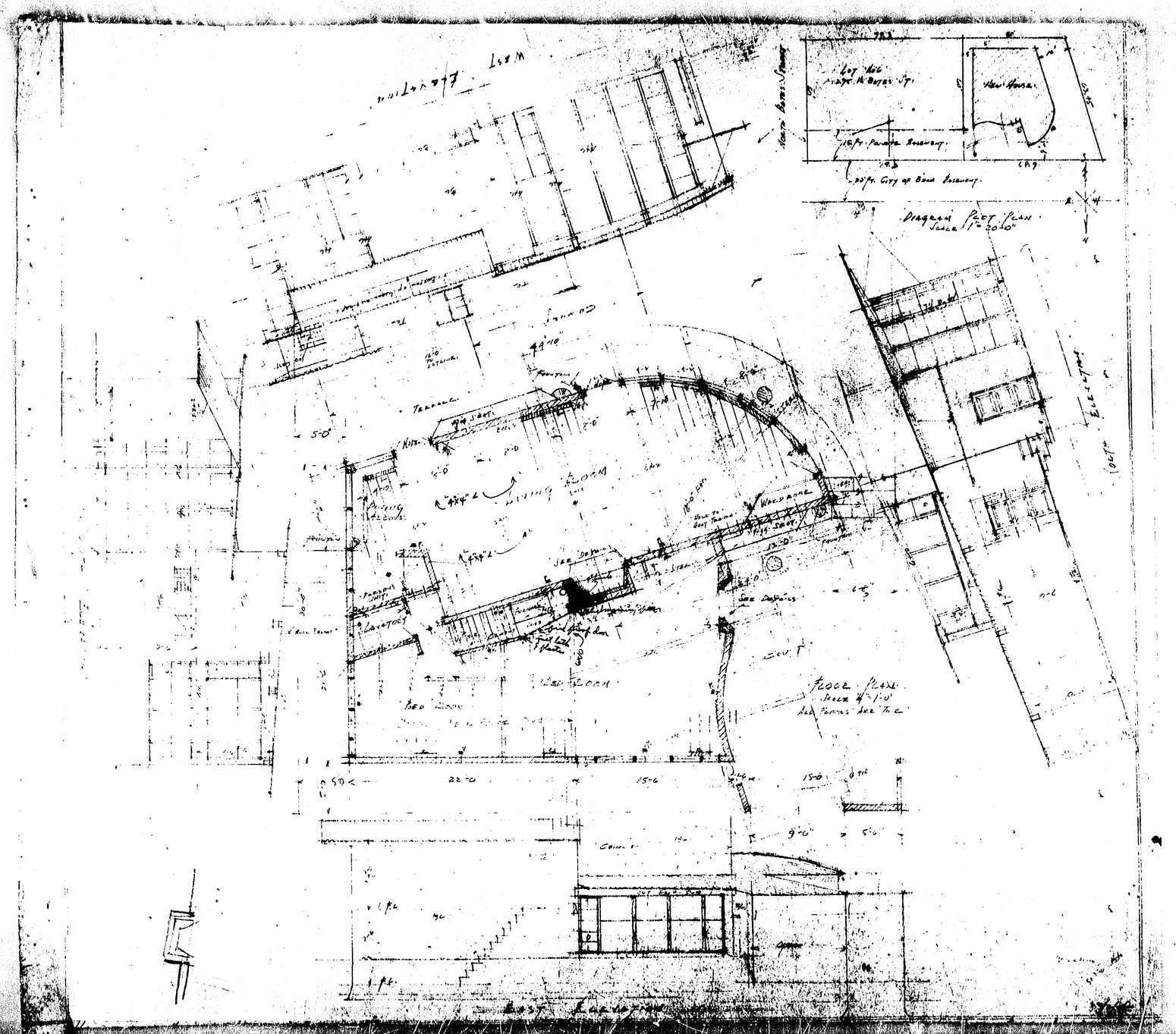
PROJECT No. 63-C-25-10
ACCOUNT No. 11A-263-22

DRAWN BY R.G.L. DATE 2-11-47
CHECKED BY S.P.C. DATE 2-19-47
APPROVED DATE 2-19-47
K. A. Cousins
CITY ENGINEER.

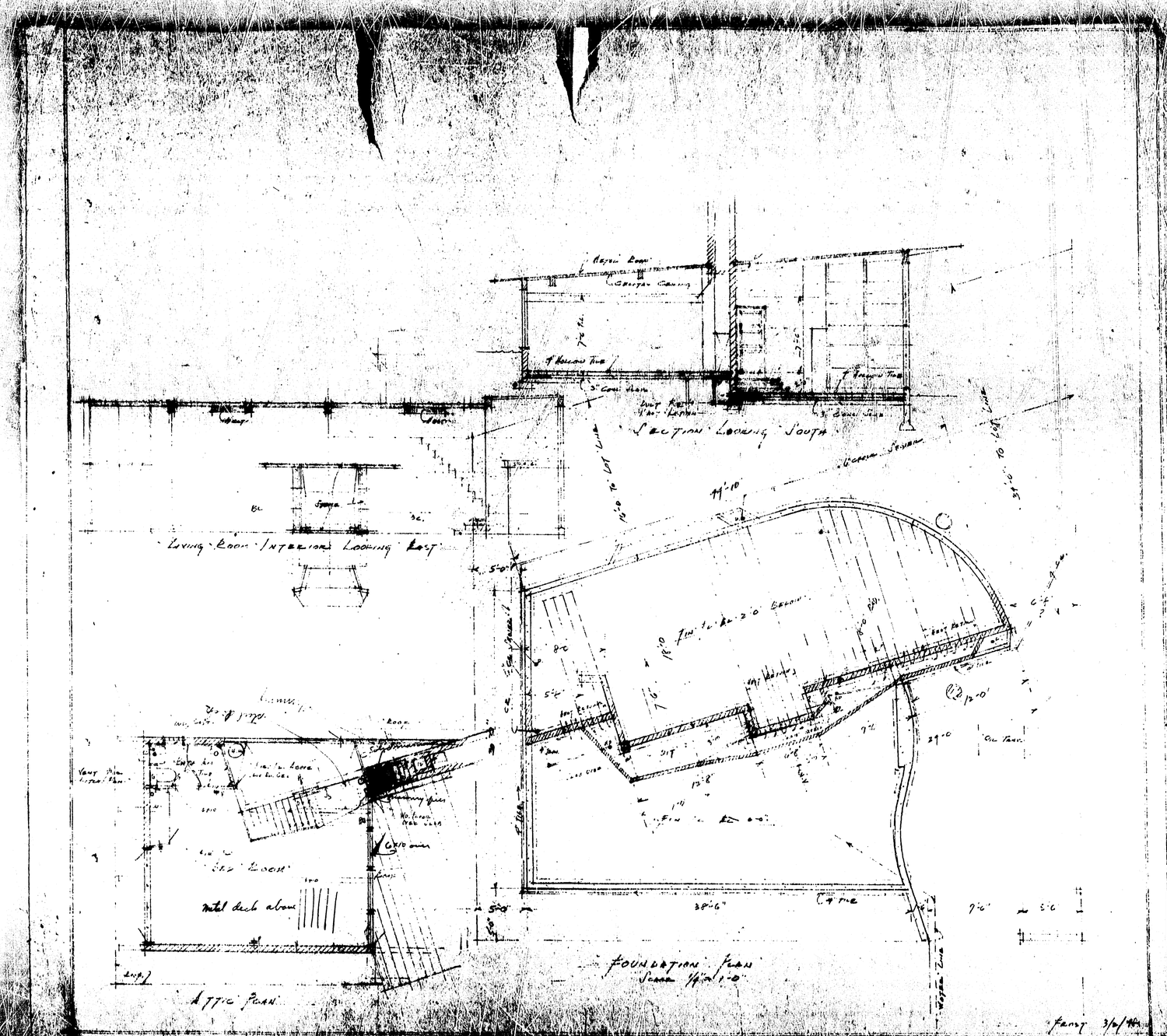
SHEET 6 OF 6 SHEETS

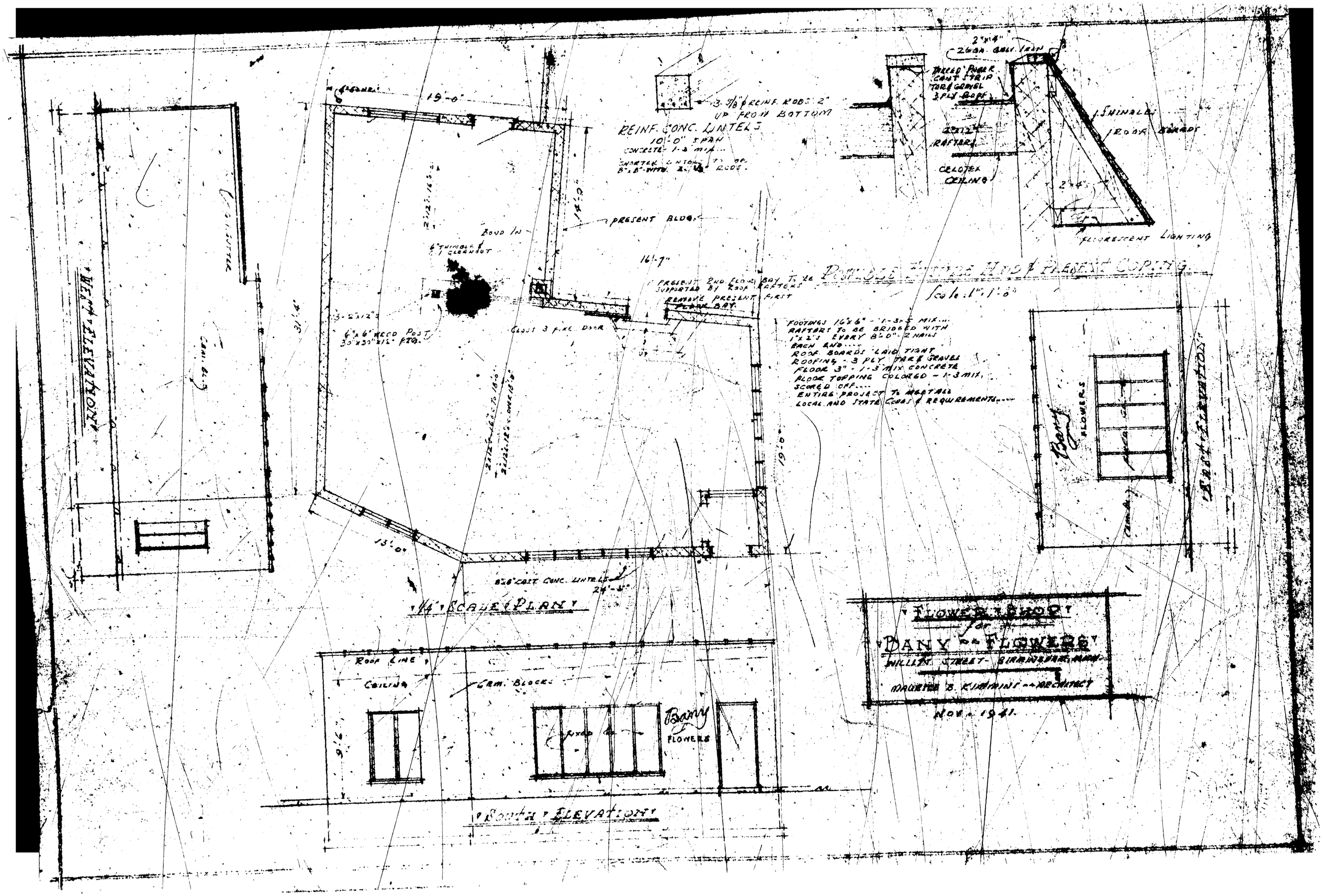


GARAGE
GREENHOUSE
STORE
FLOOR PLAN
PARKING & SALES YARD
PLOT PLAN
WEST ELEVATION
EAST ELEVATION
NORTH ELEVATION
GARAGE SECTION
GREENHOUSE SECTION
STORE & BASEMENT SECTION
FOOTING & BASEMENT PLAN
NOT EXCAVATED
ROOF PLAN
SECTION A-A
DETAIL OF WEST SIDE BRACKETS
GREENHOUSE SECTION LOOKING SOUTH
APPROVED by Birmingham City Plan Commission, subject to provisions of Building Code and Zoning Ordinance as amended. This approval valid for six months from this date; void thereafter.
8/12/56
Date
Signature
8/7/56



West Elevation
Lot No 6
New House
Diagram Plot Plan
Scale 1" = 20'-0"
Living Room
Bed Room
Floor Plan
Scale 1/4" = 1'-0"
East Elevation


Section Looking South
Living Room Interior Looking East
Attic Plan
Foundation Plan
Scale 1/4" = 1'-0"
Metal deck above
Oil Tank
Frost 3/2/48



FLOWER SHOP
for
BANY FLOWERS
WILLITS STREET - BIRMINGHAM, MICH.
MAURICE B. KIMMINS - ARCHITECT
NOV. 1941.
1/4" SCALE PLAN
SOUTH ELEVATION
WEST ELEVATION
EAST ELEVATION
REINF. CONC. LINTELS
10'-0" SPAN
CONCRETE 1-3 MIX
3-5/8" ø REINF. RODS 2" UP FROM BOTTOM
PRESENT BLDG.
BOND IN
6" THIMBLE & C.I. CLEANOUT
CLASS 3 FIRE DOOR
6"x6" WOOD POST 30"x30"x12" FTG.
PRESENT 2ND FLOOR BAY TO BE SUPPORTED BY ROOF RAFTERS
REMOVE PRESENT FIRST FLOOR BAY
FOOTINGS 16"x6" - 1-3-5 MIX
RAFTERS TO BE BRIDGED WITH 1"x2"S EVERY 8'-0" - 2 NAILS EACH END
ROOF BOARDS LAID TIGHT
ROOFING - 3 PLY TAR & GRAVEL
FLOOR 3" - 1-3 MIX CONCRETE
FLOOR TOPPING COLORED - 1-3 MIX, SCORED OFF
ENTIRE PROJECT TO MEET ALL LOCAL AND STATE CODES & REQUIREMENTS
POSSIBLE FUTURE HOOD & PRESENT COPING
Scale: 1" = 1'-0"
2"x4" 26 GA. GALV. IRON
TARRED PAPER CANT STRIP TAR & GRAVEL 3 PLY ROOF
SHINGLES
ROOF BOARDS
RAFTERS
CELOTEX CEILING
FLUORESCENT LIGHTING
Bany FLOWERS
ROOF LINE
CEILING
CEM. BLOCKS
FIXED
Bany FLOWERS
19'-0"
14'-0"
16'-7"
31'-4"
13'-0"
24'-3"
9'-6"

WATER LOCATION CARD

Address 333 N OLD WOODWARD (PARKING STRUCTURE)

Location of Service 11' S OF N B

Size of Service 6"

Size of Main 12"

Depth of Main 7'

Stop Box Location 1'10" E OF E B

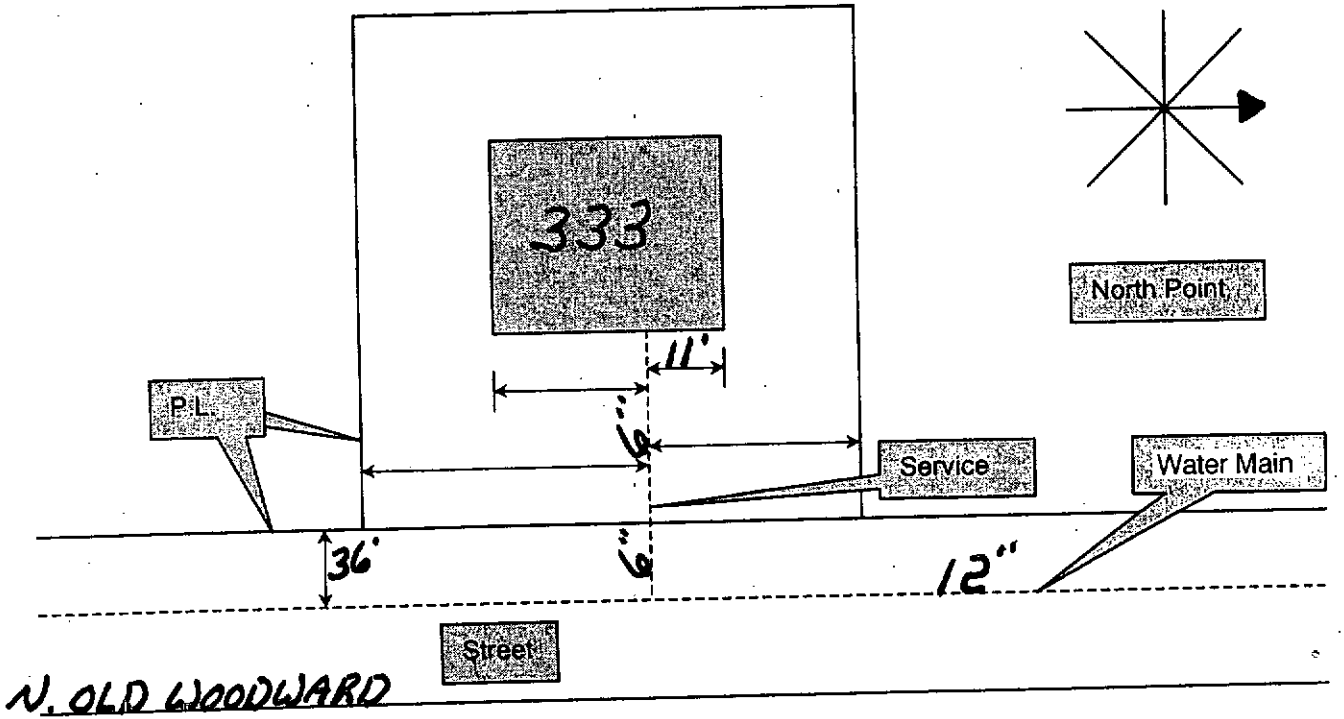
Depth at P.L. 4'

Materials Used D.I. + C.I. PIPE

Remarks RETAP TO 12" MAIN

1-12-07
Date

HULL
Signature


333
North Point
11'
P.L.
Service
Water Main
36'
6"
12"
Street
N. OLD WOODWARD

Address 333 N. Woodward Date ~~5-29-77~~ 5-5-03

~~3-1-88~~ 7-11-89 Cast Iron

MATERIAL Copper ____ Lead ____ Iron X

Service Size 6" Meter Size 1"

Remote M.B. ____ ~~M.W.~~ ~~D X~~ B.W. ____ W.P. ____

Curb Box Location ~~MODW X~~ L-RBTO-X

1'10" E of E Building line

11'5" S of N Building line

7896

Remarks 6" Gate Parking Deck.

~~[illegible] 8159~~ old meter frozen 1-6-88 OVER →

our no. 8159 frozen 1-89? Charged 20.00

our no. 718 set 7-11-89

Jan 4, 1995 - 6" gate frozen + Broken T-off water at gate stop Box.

our no 5796 set 5-11-95

2-9-96 Service frozen - vertical pipe turned off water per Paul O'm. at gate Box

2-20-96 T-on water, service thawed OK now

5-5-03 we installed new valves & replaced some plbg around fire meter. Installed check valve also.

D.P.W.

City of Birmingham Michigan **Sewer Service Permit No.** 10 Date 3-2-66 Rec. **Nº** 38505

Location 333 N. Woodward (House No. / Street) between Willett and Herman

Lot No. Code 75A-11 Subd. Premises used for Parking Garage

Owner or Builder City of Birmingham Address 151 Martin, Birmingham

Type of Street Surface Pavement - with A/C surface 11R1321 Inspection $

Size of Service from Property Line to Bldg. 6" 11L-101 Construction of Service $ 362.00 *

Water Service No. if in same trench separate Total $ N.C.

Location of Wye Charge to Account # 77A-265-10

New Service ☒ Replacement ☐ Inspection only ☐ Storm Sewer ☐ Sanitary Sewer ☐

Service replacement permits are issued based on Owner's claim that street part of service is obstructed from causes within City's responsibility. If the City finds this part of the service unobstructed and in good condition, no replacement will be made and entire cost of work will be deducted from fee paid before refund is made.

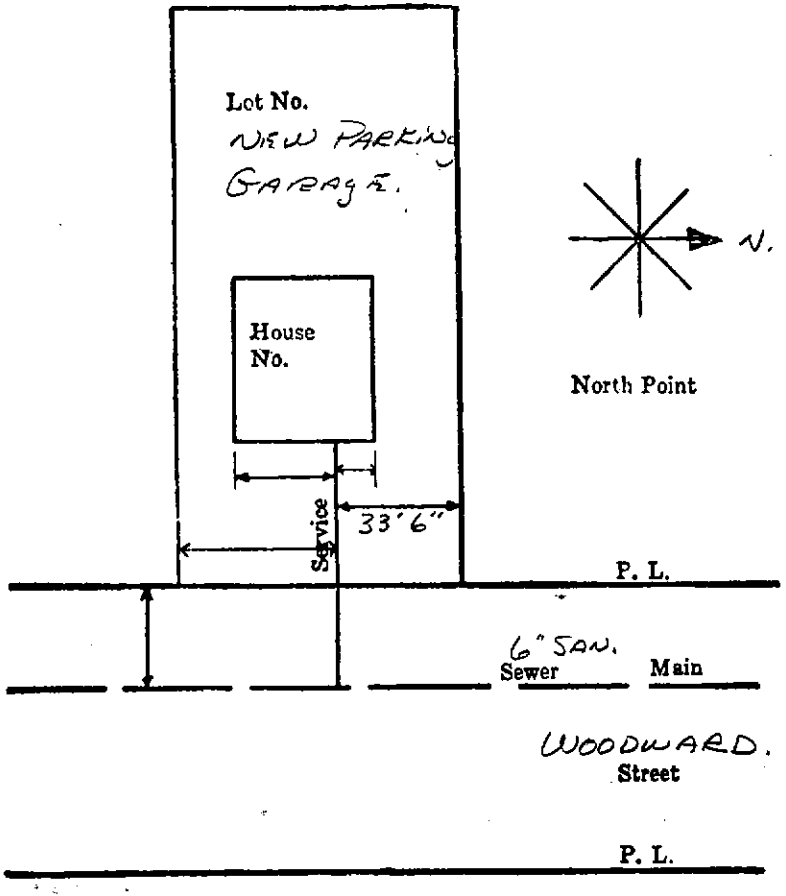
I hereby apply for the above described Sewer Service and agree to comply with all the rules, regulations and ordinances of the City of Birmingham with respect to the use of this Service.

A. J. Etkin Construction Co.
Owner—Agent

Approved 19

Ann Andrees
Deputy City Clerk

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER



Depth of Sewer Main 6'

Size of Sewer Main 6"

Depth of Service at P. L. 4'

Size of Service from P. L. to Bldg. 4" C.I.P

Type of Matl. of Inside Service C. I. P.

Type of Matl. of Outside Service 6" WEDGELOCK

Remarks: LOCATION.
33'6" S of N
PL.

6-21 1966 Fanchuw
Date Signed

D.P.W.

City of Birmingham
Michigan

Water Service Permit No. 14 Date 3-2-66 Rec. Nº 36587

Location 333 N. Woodward between Willets and Harmon

Lot No. Code 75A-11 Subd.

Owner or
Builder City of Birmingham

Address 151 Martin, Birmingham

Premises
used for Parking Garage

Type of Street
Surface Pavement - with A/C Surface

Size of
Tap 6"

Sewer Service No.
if in same trench separate

71R400 Water Shut Off	$	
71R443 Service Connection Charge .	$ 75.00*	1"
71R122 Water for Construction . .	$ 32.00*	
11L-1071 Construction of Service . .	$ 935.00* N.C.	
Total	$ [illegible]	
If partial payment, note amount paid here	$	

* Charge to Account # 77A-265-10

New Service X Replacement Inspection only Balance to be paid @ $ per

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water Construction entitles property to water for 3 months.

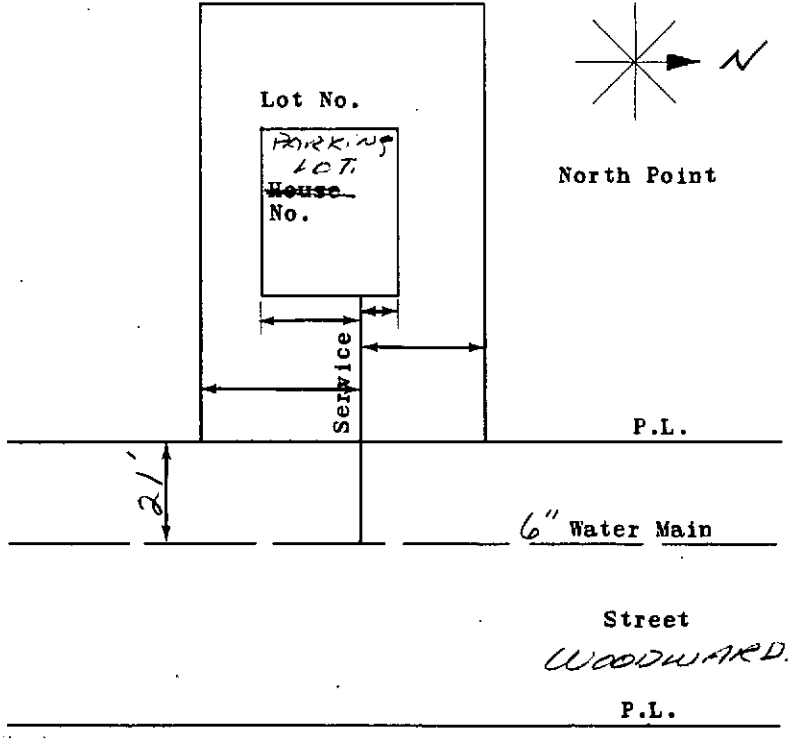
A. J. Etkin Construction Co.
Owner - Agent

Approved , 19

Ann Andreas
Deputy City Clerk

1M 2-65 Gen. Ptg. Co.

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER



Depth of Water Main 3'

Size of Water Main 6"

Dept. of Service at P. L. 5'

Size of Service 6"

Type of Matl. of Service C. I. W. P.

Curb stop ○ GATE.

Corporation cock + TEE

Remarks: LOCATION.

41' 6" S of N R.

8-16, 1966
Date

Signed

D.P.W.

City of Birmingham
Michigan

SEWER SERVICE PERMIT NO. 65 Date 8-23-56 Rec. No. 47313

Location 190 Willets (House No. / Street) between Woodward and Bates

Lot No. 9 Subd A. P. #27 Premises used for Res.

Owner or Builder Bany Brothers CITY OF BIRMINGHAM Address 190 Willets

Type of Street Surface Pavement 11R1321 Inspection $

Size of Service from Property Line to Bldg. 6" AUG 23 1956 11L-101 Construction of Service $160.00

Water Service No. if in same trench XX CITY TREASURER Total $160.00

AMT. REC'D. 160.00

Location of Wye PER 8-N

New Service ☒ Replacement ☐ Inspection only ☐ Storm Sewer ☐ Sanitary Sewer ☐

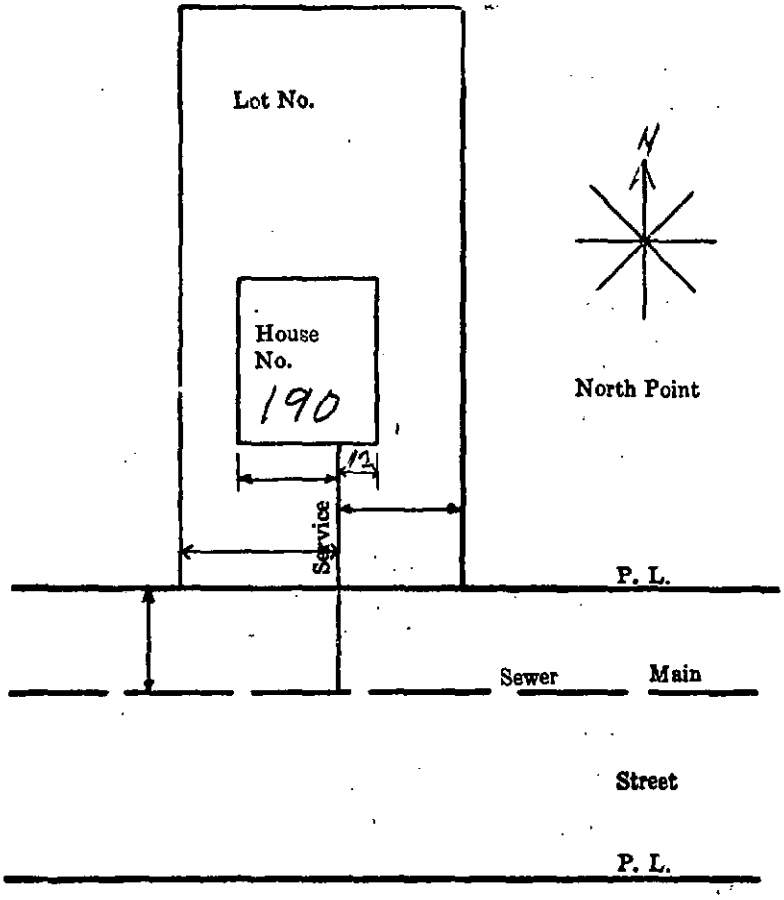
Service replacement permits are issued based on Owner's claim that street part of service is obstructed from causes within City's responsibility. If the City finds this part of the service unobstructed and in good condition, no replacement will be made and entire cost of work will be deducted from fee paid before refund is made.

I hereby apply for the above described Sewer Service and agree to comply with all the rules, regulations and ordinances of the City of Birmingham with respect to the use of this Service.

Robert Bany Owner—Agent

Approved 19 Irene Garrett Deputy City Clerk

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER



Depth of Sewer Main 10'

Size of Sewer Main 8"

Depth of Service at P. L. 8'

Size of Service from P. L. to Bldg.

Type of Matl. of Inside Service

Type of Matl. of Outside Service 6" O.B.

Remarks: LOCATION 12' WEST OF THE EAST BLDG. LINE, WATER IN SAME TRENCH.

8-24 1956 [illegible]

Date Signed

D.P.W.

City of Birmingham
Michigan

Water Service Permit No. 28

Date 8-11-77 Rec.

No. 37218

Location (190) 190 Willits between ..... and .....

Lot No. ..... Subd. .....

Owner or Builder Capital Wrecking Co., Inc.
PO Box 165 - Slfd., Michigan

Address .....

Premises used for Wrecking - Building

Type of Street Surface .....

Size of Tap .....

Sewer Service No. if in same trench .....

71R400 ~~Water Shut Off~~ Disconnect . . . . . $ 100.00

71R443 Service Connection Charge . $ .....

71R122 Water for Construction . . $ .....

11L-1071 Construction of Service . . $ .....

Total . . . . $ 100.00

If partial payment, note amount paid here . . . . . $ .....

New Service ..... Replacement ..... Inspection only ..... Balance to be paid @ $ ..... per .....

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water Construction entitles property to water for 3 months.

Capital Wrecking Co. Inc.
Owner - Agent

353-9272

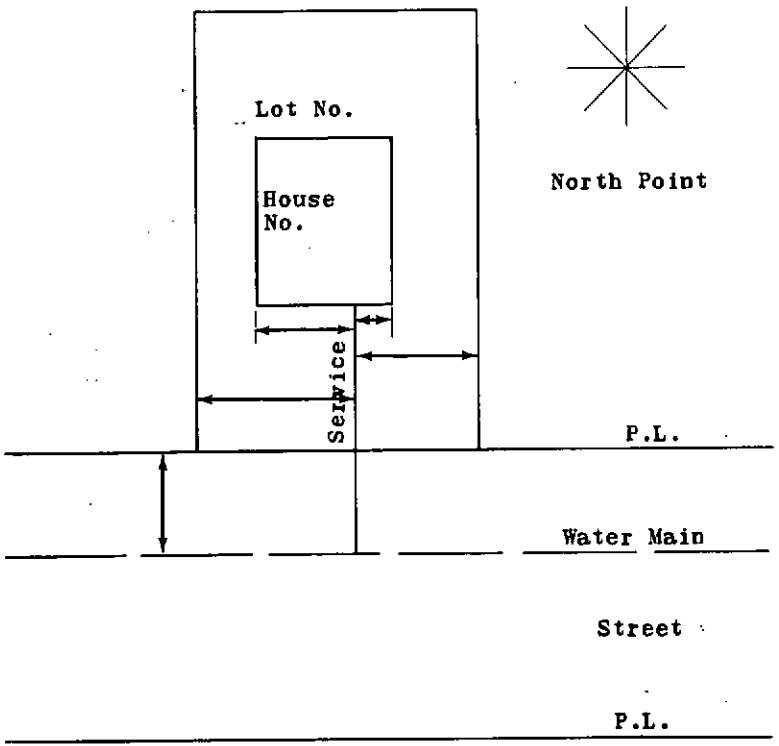
Approved ....., 19.....

Deputy City Clerk

IM 2-65 Gen. Ptg. Co.

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

D 8 6 4 1 7 1 5 7 7 10000



Depth of Water Main.....

Size of Water Main.....

Dept. of Service at P.L.....

Size of Service.....

Type of Matl. of Service.....

Curb stop ○

Corporation cock +

Remarks: Shut off at Main

8/9/77, 19 J Thompson
Date Signed

D. P. W.

City of Birmingham
Michigan

Sewer Service Permit No. 182 Date 7-30-46 Rec.

No 47644

93 99

Location 277 N. Bates St. between ..... and .....
House No. Street

Lot No. 6 Subd. Schlaack Sub. Premises used for Res.

Owner or Builder Wallace Frost Address .....

Type of Street Surface Easement 11R1321 Inspection - $ 3.00

Size of Service from Property Line to Bldg. AUG 1 1946 11R441 Construction of Service $ 45.00

Water Service No. if in same trench ..... Total - $ 48.00

Location of Wye .....

TREASURER

NOT PAID

New Service XX Replacement ☐ Inspection only ☐ Storm Sewer ☐ Sanitary Sewer ☐

Service replacement permits are issued based on Owner's claim that street part of service is obstructed from causes within City's responsibility. If the City finds this part of the service unobstructed and in good condition, no replacement will be made and entire cost of work will be deducted from fee paid before refund is made.

I hereby apply for the above described Sewer Service and agree to comply with all of the rules, regulations and ordinances of the City of Birmingham with respect to the use of this Service.

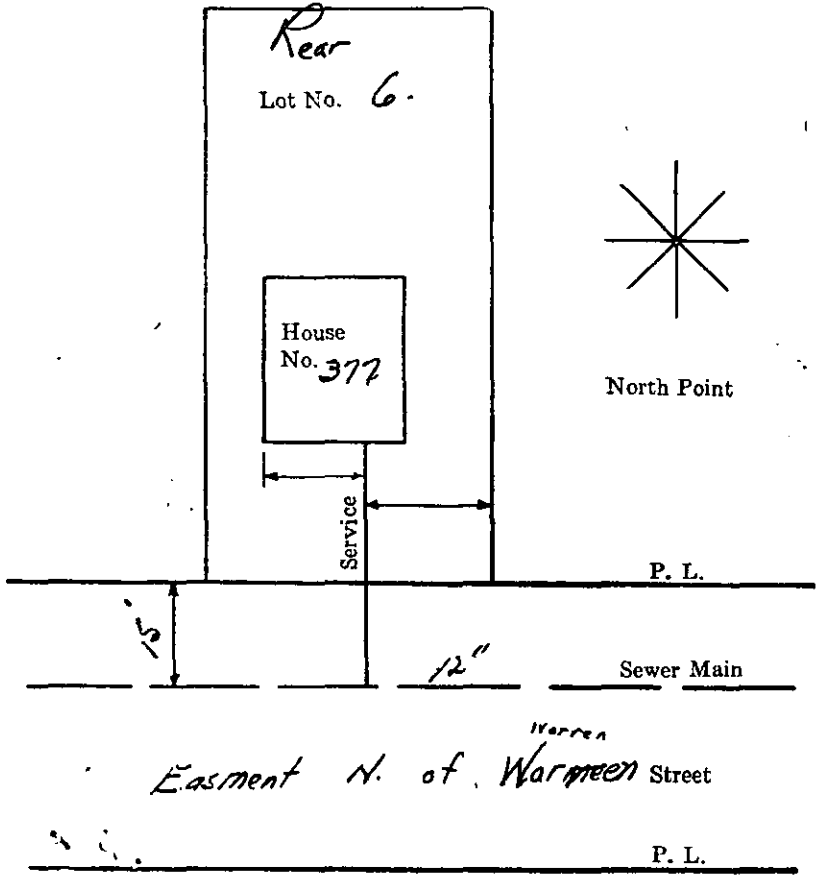
Wallace Frost Owner - Agent

Approved 8 - 10 1946

Irene E. Hanby D.C. Deputy City Clerk

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

Form C44 A.P.C. M-11-42



Depth of Sewer Main 13'-0"

Size of Sewer Main 12"

Depth of Service at P. L. .....

Size of Service from P.L. to Bldg. .....

Type of Matl. of Inside Service .....

Type of Matl. of Outside Service 6" C.I.

Remarks: Tapped Connection 8' East of M.H. 1st M.H. W. of Bates St. Service from Warren Easment

8-10 Date 1946 M S Dance Signed

D.P.W.

Nº 68958

City of Birmingham
Michigan

Sewer Service Permit No. 371 Date 10-4-48 Rec. W. O. No.

Location 277 N. Gates between and
House No. Street

Lot No. 6 Subd. Schlaack Bros. Sub. Premises used for

Owner or Builder Wallace Frost Address

Type of Street Surface

Size of Service from Property Line to Bldg.

Water Service No. if in same trench

Location of Wye

11R1321 Inspection $ 3.00

11R441 Construction of Service $

Total $ 3.00

CITY OF BIRMINGHAM MICH.
OCT 4 1948

NOT QUALIFIED

New Service ☐ Replacement ☐ Inspection only ☒ Storm Sewer ☐ Sanitary Sewer ☐

Service replacement permits are issued based on Owner's claim that street part of service is obstructed from causes within City's responsibility. If the City finds this part of the service unobstructed and in good condition, no replacement will be made and entire cost of work will be deducted from fee paid before refund is made.

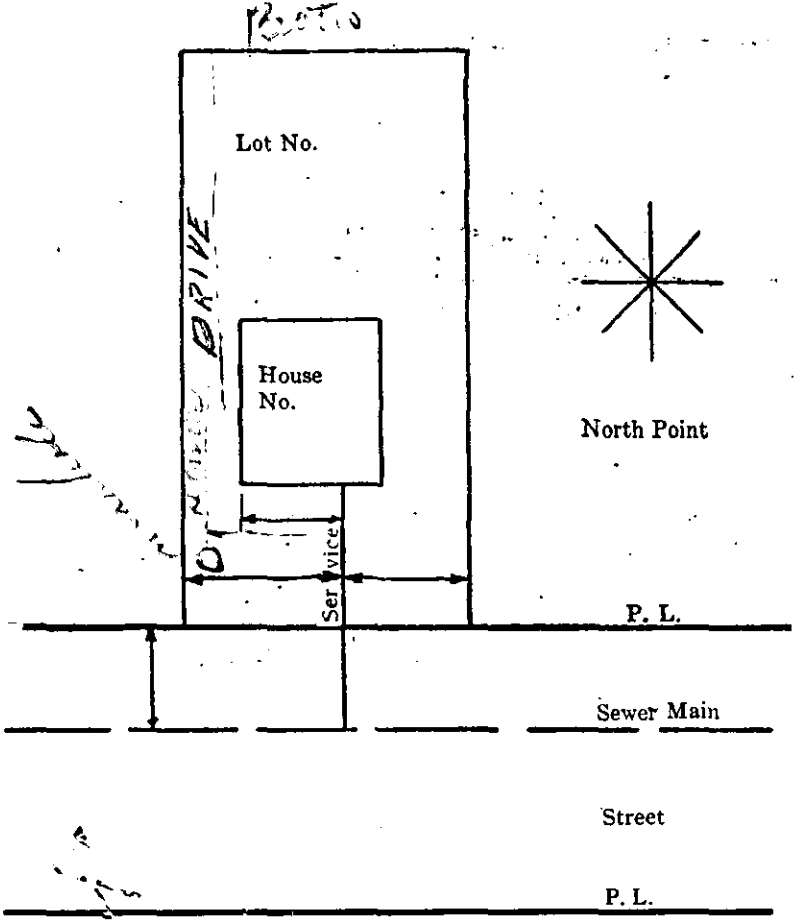
I hereby apply for the above described Sewer Service and agree to comply with all the rules, regulations and ordinances of the City of Birmingham with respect to the use of this Service.

Approved 11-12 1948

Merritt H. Mohr Owner—Agent
Shirley Fawcett
for Deputy City Clerk

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

Form C44 10-46



Depth of Sewer Main 13 ft.

Size of Sewer Main 12 in

Depth of Service at P. L. 10 ft.

Size of Service from P. L. to Bldg. 6 in

Type of Matl. of Inside Service S. I.

Type of Matl. of Outside Service C. I.

Remarks: Sewer top 8 ft. E of manhole iron rum in 10 ft from top.

11-12 1948 Van

DATE SIGNED

D. P. W.

City of Birmingham
Michigan

Water Service Permit No. [illegible] Date [illegible] Rec.

No 82189

Location 277 N. Bates House No. Street between [illegible] and [illegible]

Lot No. 6 Subd. [illegible] Premises used for [illegible]

Owner or Builder [illegible] Address [illegible]

Type of Street Surface [illegible]

Size of Tap [illegible]

Sewer Service No. if in same trench OCT 4 [illegible]

Desired location to be staked on ground by [illegible]

71R122	Water for Construction	$	
71R130	Inspection - - -	$	2.00
71R442	Construction of Service	$	
	Total -	$	2.00

on or before [illegible] 19 [illegible]. If partial paym't, note amt. pd. here $

New Service ☐ Replacement ☐ Inspection only ☒ Balance to be paid @ $ [illegible] per [illegible]

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water for Construction entitles property to water for 3 mos.

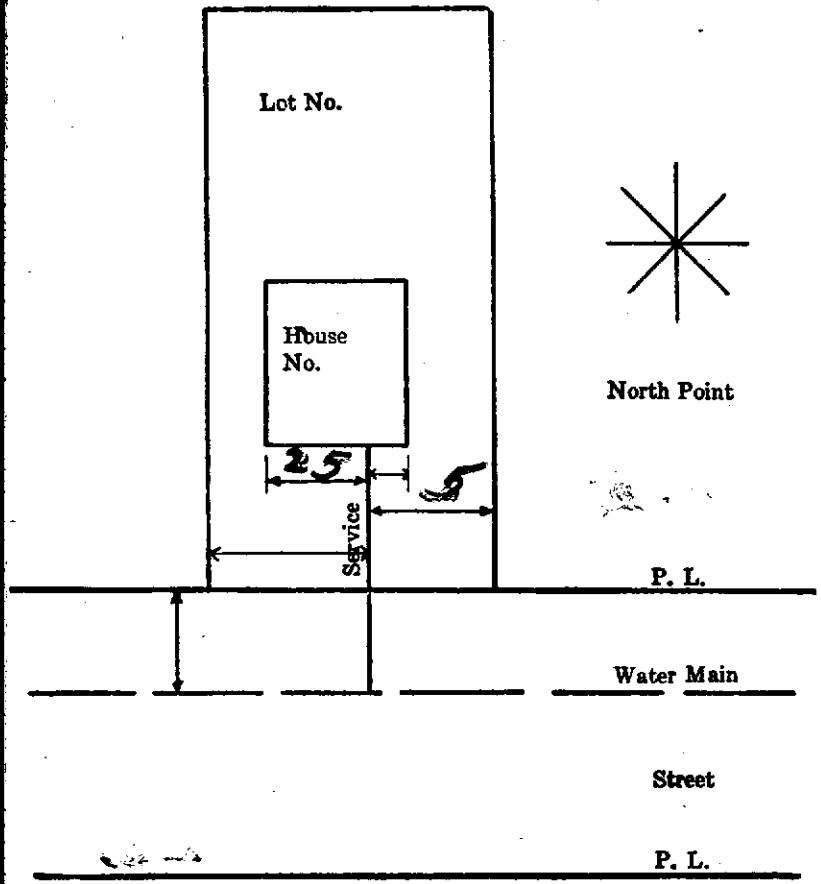
[illegible] Owner - Agent

Approved [illegible] 19 [illegible]

[illegible] Deputy City Clerk

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

Form C43 TBF M-4-48



Depth of Water Main .....

Size of Water Main .....

Dept of Service at P. L. 4½ ft

Size of Service 3/4

Type of Matl. of Service copper

Curb stop ° Ck

Corporation cock +

Remarks: 3/4 copper

10-30 19 48

Date

Signed

D. P. W.

City of Birmingham
Michigan

Water Service Permit No. 144

No 46415

Date 7-30-46 Rec. 9400

Location House No. 277 N. Bates St. between ..... and .....

Lot No. 6 Subd. Schlaack Sub. Premises used for Res.

Owner or Builder Wallace Frost Address .....

Type of Street Surface Gravel

Size of Tap 3/4"

Sewer Service No. if in same trench .....

Desired location to be staked on ground by .....

on or before ..... 19.....

CITY OF BIRMINGHAM, MICH.
AUG 1 1946
FILED

71R122	Water for Construction	$ 2.50
71R130	Inspection - -	$ 2.00
71R442	Construction of Service	$ 60.00
	Total -	$ 64.50

If partial paym't, note amt. pd. here $.....

New Service ☒ Replacement ☐ Inspection only ☐ Balance to be paid @ $..... per .....

I hereby apply for the above described Water Service and agree to comply with all the rules and regulations of the Water and Sewage Disposal Dept. and the provisions of the City Ordinance No. 236 as amended.

Fee for Water for Construction entitles property to water for 3 mos.

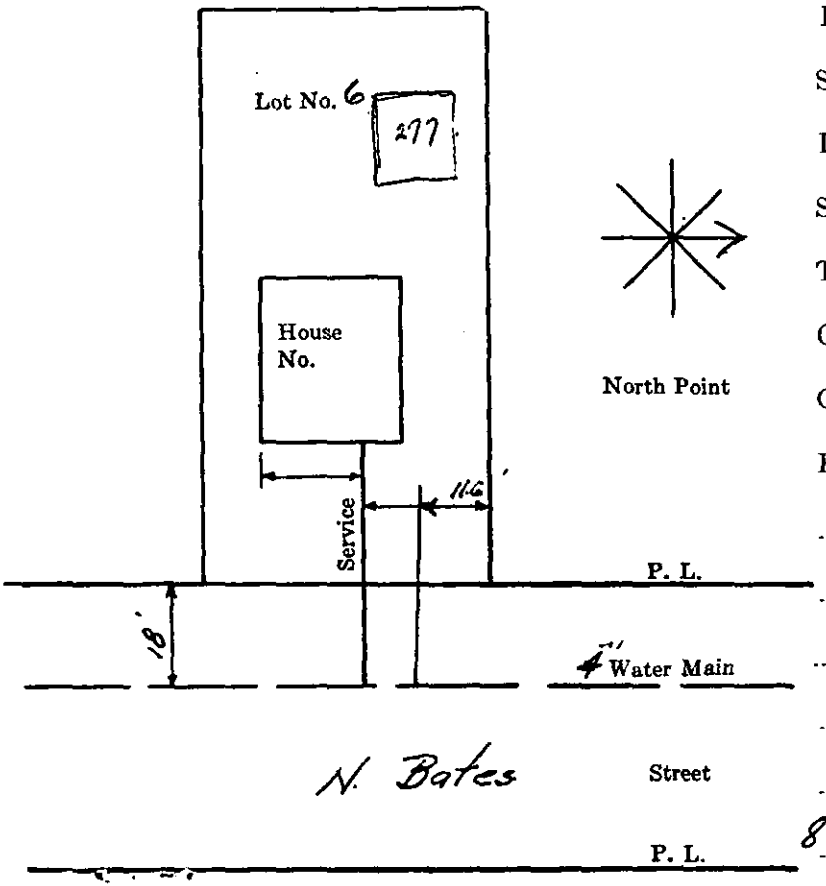
Wallace Frost
Owner - Agent

Approved 8-12 1946

Irene F. Herley a.f.
Deputy City Clerk

NOT VALID UNTIL STAMPED PAID BY CITY TREASURER

Form C43 A.P.C. M-11-42



Depth of Water Main 4'-0"

Size of Water Main 4"

Depth of Service at P. L. 4'-6"

Size of Service 3/4"

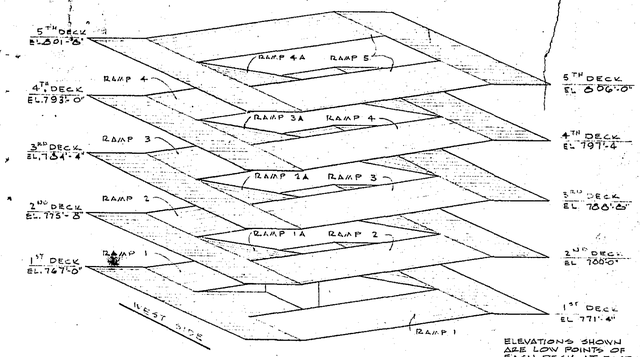
Type of Matl. of Service Copper

Curb stop o

Corporation cock +

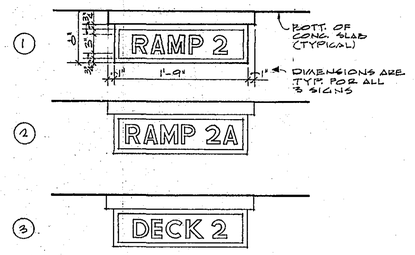
Remarks: Curb Loc 1.2' W of E. P. 11.6' S. of N. P.

8-12 Date 1946 W. L. Dance Signed

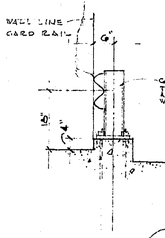


ISOMETRIC DIAGRAM

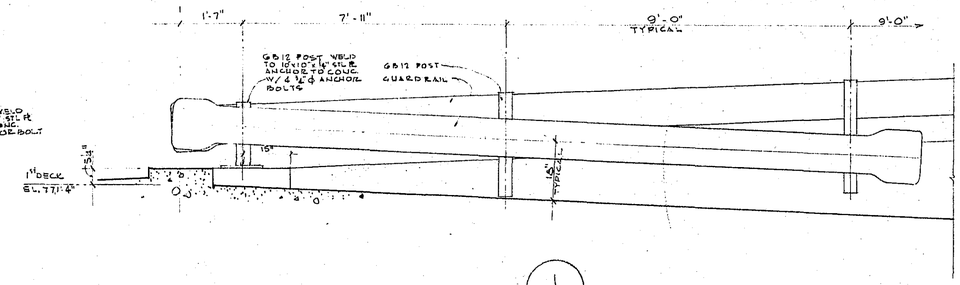
ELEVATIONS SHOWN ARE LOW POINTS OF EACH DECK AT EAST AND WEST ENDS.



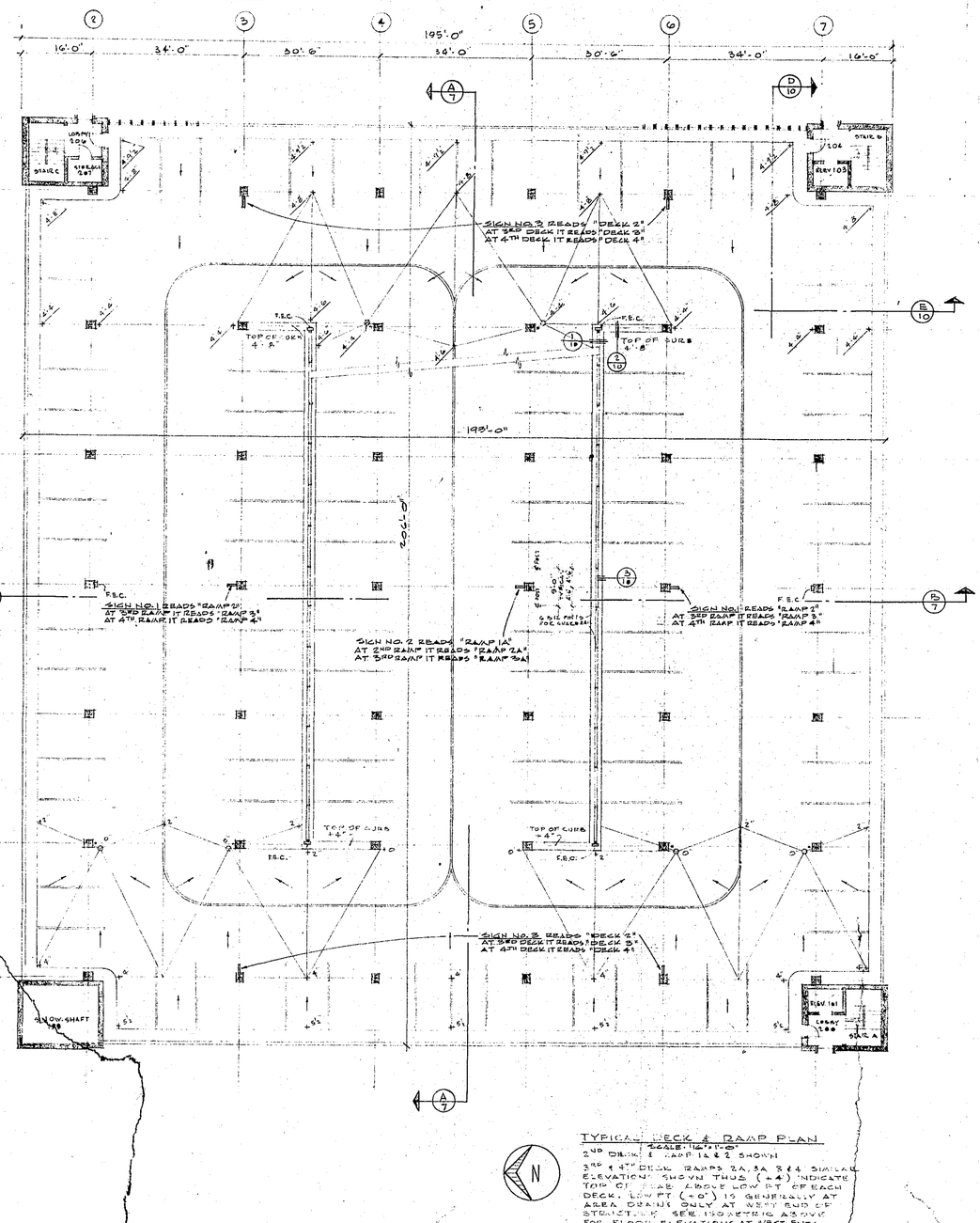
ILLUMINATED SIGNS - BY SIGN CONTR.
SEE PLANS THIS SHEET FOR LOCATIONS
SCALE: 1" = 1'-0"



2/2



1/2



TYPICAL DECK & RAMP PLAN
SCALE: 1/8"=1'-0"
2ND DECK & RAMP 1 & 2 SHOWN
3RD & 4TH DECK RAMPS 2A, 3A & 4 SIMILAR
ELEVATION: SHOWN THUS (+4) INDICATE TOP OF CURB ABOVE LOW PT. OF EACH DECK. LOW PT (+0") IS GENERALLY AT AREA DRAINS ONLY AT WEST END OF STAIR "C" & "D". SEE ISOMETRIC ABOVE FOR FLOOR ELEVATIONS AT WEST ENDS.

NOTE:
SEE STRUCTURAL DRAWINGS FOR EXPANSION AND CONTROL JOINTS ON 1ST DECK

1ST DECK PLAN - RAMPS #1
SCALE: 1/8"=1'-0"
NOTE - ADD 700'-0" TO ALL ELEV. SHOWN ON THIS PLAN.
PAINT 30" RED BAND AROUND COLUMNS AT FIRE EXTINGUISHER CABINETS.

STATE OF MICHIGAN
OWEN A. LUCKENBACH
ARCHITECT
NO. *

DATE	12-16-65
J.C.	R.T.
DR.	C.P. C.M.

O'DELL, HEWLETT & LUCKENBACH ASSOCIATES
STRUCTURE
MICHIGAN

LOT NO 5 PARKING
BIRMINGHAM

FIRST DECK & RAMP #1
TYPICAL DECK & RAMP

JOB NO. 65-19

SHEET NO. 2

BLUE PRINT PAPER CO. SC 2-63 FORM 103

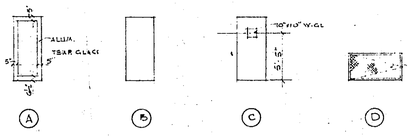
DOOR SCHEDULE

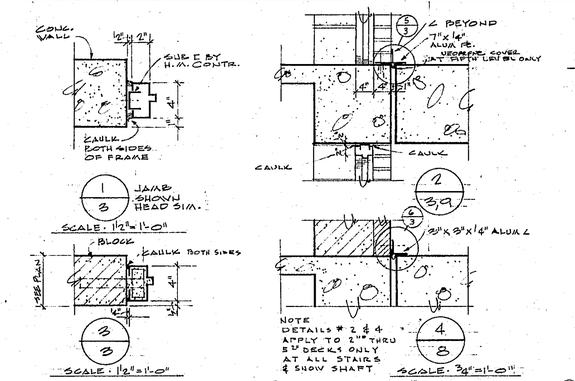
DR No.	RM. NAME	DR. SIZE	HDWE SET No.	DOOR TYPE	DOOR MATL.	DOOR GLASS	FRAME ELEV.	FRAME MATL.	FRAME SIDELITE	FRAME TRANS.	DETAILS HEAD	DETAILS JAMB	THRES.	LABEL	REMARKS
100	LOBBY STAIR "A"	3'-0" x 7'-6¾" x 1¾"		C	H.M.	W. GL.	1	H.M.	—	—	2/3	21/11	ALUM.R.	B	
100a	LOBBY STAIR "A"	3'-0" x 7'-10⅛" x 1⅜"		A	ALUM.	TEMP. GLASS	SEE EXT ELEV.				7/11	10/11	ALUM.		
100b	LOBBY STAIR "A" ELEV.	ELEVATOR CAB, HATCHWAY DOOR & FRAMES BY ELEV. CONTR.													
102	MACHINE R.M. STAIR "A"	2'-6" x 7'-0" x 1¾		B	H.M.	——	1	H.M.	——	——	1/3	22/11	——	——	
104	LOBBY STAIR "B"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	2/3	21/11	ALUM.R.	B	
104a	LOBBY STAIR "B"	3'-0" x 7'-5½" x 1¾"		A	ALUM.	TEMP. GLASS	SEE EXT ELEV.				7/11	10/11	ALUM.		
104b	LOBBY STAIR "B" ELEV.	ELEVATOR CAB, HATCHWAY DOOR & FRAMES BY ELEV. CONTR.													
105	MACHINE R.M. STAIR "B"	2'-6" x 6'-8" x 1¾"	SEE SPECS FOR HARDWARE ALLOWANCE	B	H.M.	----	1	H.M.	——	——	1/3	22/11	——	B	
106	LOBBY STAIR "C"	3'-0" x 7'-7" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	2/3	21/11	ALUM.R.	B	
106a	LOBBY STAIR "C"	3'-0" x 7'-0" x 1¾"		A	ALUM.	TEMP. GLASS	SEE EXT ELEV.				3/11	10/11	ALUM.		
107	TOILET STAIR "C"	2'-6" x 7'-1" x 1¾"		B	H.M.	——	1	H.M.	——	——	3/3	22/11	——	——	UNDERCUT DOOR 1"
109	SNOW-SHAFT	6'-0" x 3'-0" x		D	14GA & WIRE IN SSH		2	SILL FRAME	——	——	—/6	*/—	——	——	*SEE PLAN-SHT. 8
110	ELEC. EQUIP. RM.	3'-0" x 6'-2½" x 1¾"		B	H.M.	——	1	H.M.	——	——	1/3	1/3	——	——	FIELD CHECK OPENING
300	LOBBY STAIR "A"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	2/3	21/11	ALUM.R.	B	
300a	LOBBY STAIR "A" ELEV.	ELEVATOR CAB, HATCHWAY DOOR & FRAMES BY ELEV. CONTR.													
302	LOBBY STAIR "B"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	2/3	21/11	ALUM.R.	B	
306	LOBBY STAIR "C"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	2/3	21/11	ALUM.R.	B	
307	STORAGE STAIR "C"	3'-0" x 7'-0" x 1¾"		B	H.M.	——	1	H.M.	——	——	1/3	22/11	——	B	
400	LOBBY STAIR "A"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	2/3	21/11	ALUM.R.	B	
400a	LOBBY STAIR "A" ELEV.	ELEVATOR CAB, HATCHWAY DOOR & FRAMES BY ELEV. CONTR.													
402	LOBBY STAIR "B"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	2/3	21/11	ALUM.R.	B	
404a	LOBBY STAIR "B" ELEV.	ELEVATOR CAB, HATCHWAY DOOR & FRAMES BY ELEV. CONTR.													
406	LOBBY STAIR "C"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	2/3	21/11	ALUM.R.	B	
407	STORAGE STAIR "C"	3'-0" x 7'-0" x 1¾"		B	H.M.	——	1	H.M.	——	——	1/3	22/11	——	B	
500	LOBBY STAIR "A"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	6/10	21/11	ALUM.R.	B	
500a	LOBBY STAIR "A" ELEV.	ELEVATOR CAB, HATCHWAY DOOR & FRAMES BY ELEV. CONTR.													
504	LOBBY STAIR "B"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	6/10	21/11	ALUM.R.	B	
504a	LOBBY STAIR "B" ELEV.	ELEVATOR CAB, HATCHWAY DOOR & FRAMES BY ELEV. CONTR.													
506	LOBBY STAIR "C"	3'-0" x 7'-0" x 1¾"		C	H.M.	W. GL.	1	H.M.	——	——	6/10	21/11	ALUM.R.	B	
507	STORAGE STAIR "C"	3'-0" x 7'-0" x 1¾"		B	H.M.	——	1	H.M.	——	——	3/3	22/11	——	B	

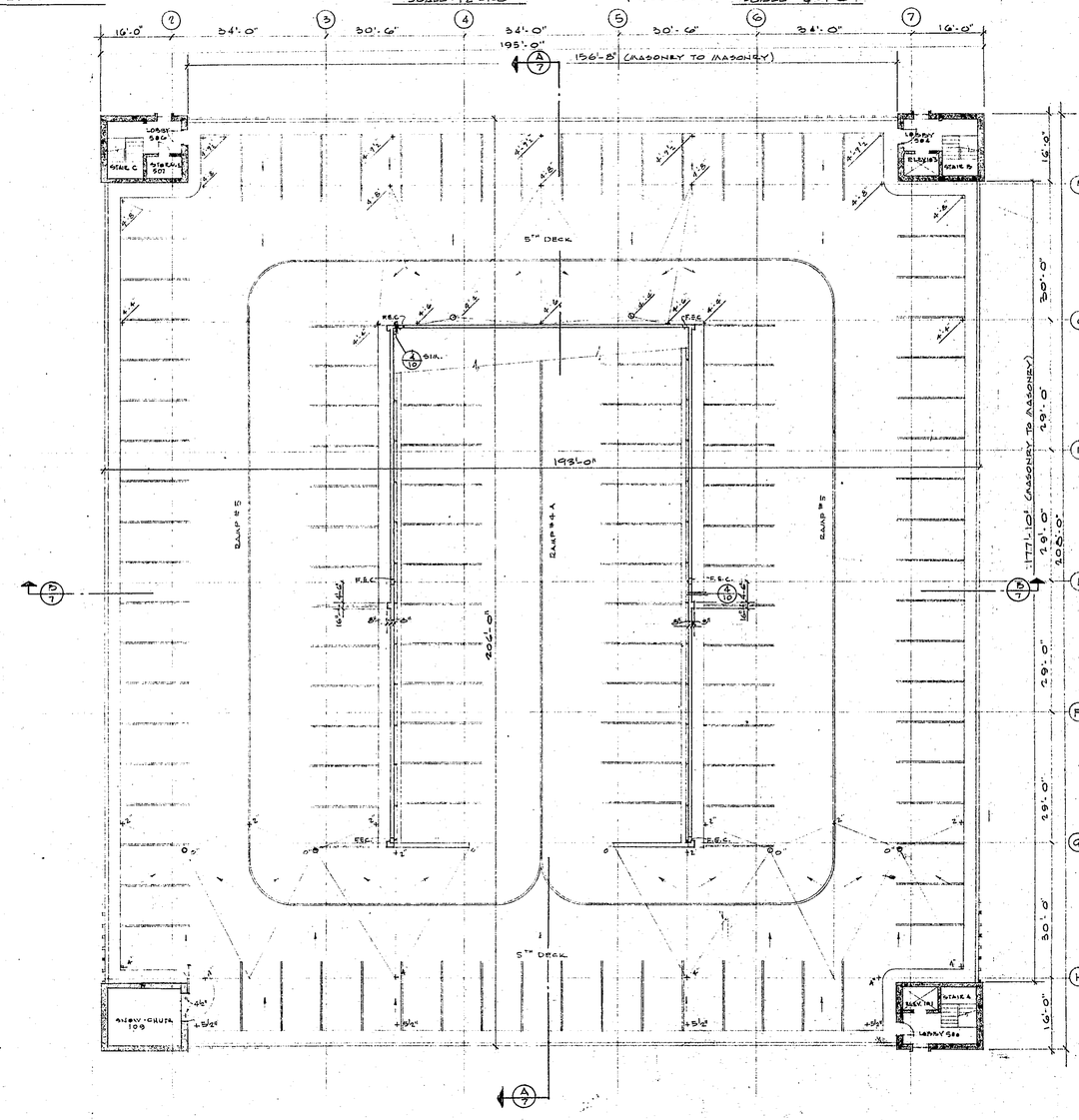
ROOM FINISH SCHEDULE

R.M. NUMBER	ROOM NAME	FLOOR: CONCRETE	FLOOR: BASE	FLOOR: CONC. COVE	WALL: MATERIAL: BLOCK CONC.	WALL: FINISH: PAINT BLOCK & CONC.	CEILING: MATERIAL: CONC.	CEILING: FINISH: PAINT	HT	STOOL: SLATE	REMARKS
	CODE	1 2 3 4 5 6 7 8			9 10 11 12 13 14	15 16 17 18	19 20 21 22	23 24 25 26		27	
100	LOBBY STAIR "A"	1			9 10	15	19	23			
101	ELEVATOR STAIR "A"	1			9 10		19				
102	MACHINE R.M. STAIR "A"	1			9 10	15	19				
103	ELEVATOR STAIR "B"	1			9 10		19				
104	LOBBY STAIR "B"	1			9 10	15	19	23			
105	MACHINE R.M. STAIR "B"	1			9 10	15	19				
106	LOBBY STAIR "C"	1			9 10	15	19	23			
107	TOILET STAIR "C"	1		5	9 10	15	19	23			
108											
109	SNOW-CHUTE	1			9 10		19				
110	ELECT. EQUIPMENT R.M.	1			10		19				
	LOBBY STAIR "A"	1			9 10	15	19	23		27	
	LOBBY STAIR "B"	1			9 10	15	19	23		27	
	LOBBY STAIR "C"	1			9 10	15	19	23		27	
	STORAGE STAIR "C"	1			9 10	15	19	23			
500	LOBBY STAIR "A"	1			9 10	15	19	23		27	
504	LOBBY STAIR "B"	1			9 10	15	19	23		27	
506	LOBBY STAIR "C"	1			9 10	15	19	23		27	
507	STORAGE STAIR "C"	1			9 10	15	19	23			
	STAIR "A"	1			9 10	15	19	23			
	STAIR "B"	1			9 10	15	19	23			
	STAIR "C"	1			9 10	15	19	23			

BLUE PRINT PAPER CO. SC 2-65 FORM 183







5TH DECK PLAN - RAMPS #5 & 4A

ELEVATIONS SHOWN THUS (+4") INDICATE TOP OF SLAB ABOVE LOW PT. OF EACH DECK. LOW PT (± 0") IS GENERALLY AT AREA DRAINS ONLY AT WEST END OF STRUCTURE.

STATE OF MICHIGAN — OWEN A. LUCKENBACH — ARCHITECT NO. 20817 — REGISTERED ARCHITECT

DATE	DR.	CHK.	APR.	REVISIONS
12-16-65	C.R.E.K.	R.V.P.	O.A.L.	ISSUED FOR CELL. CONST. BIDS 12-16-65
J.C. R.T.				

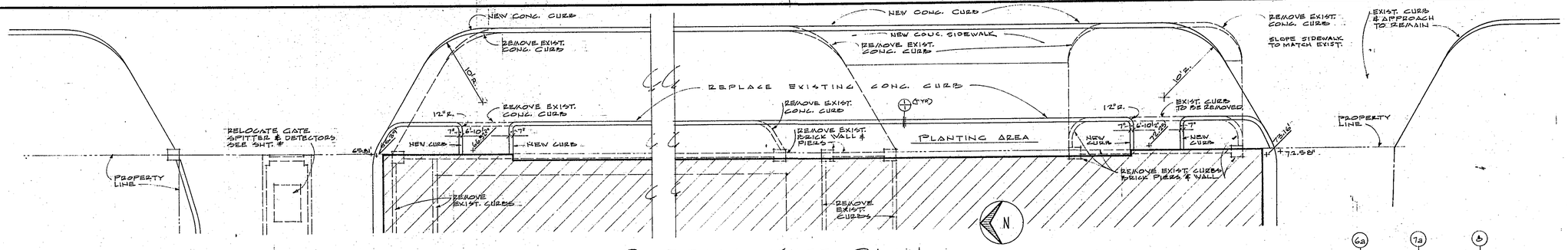
PARKING STRUCTURE
LOT NO. 5
BIRMINGHAM, MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES & ARCHITECTS
150 N. HUNTER BOULEVARD
BIRMINGHAM, MICHIGAN

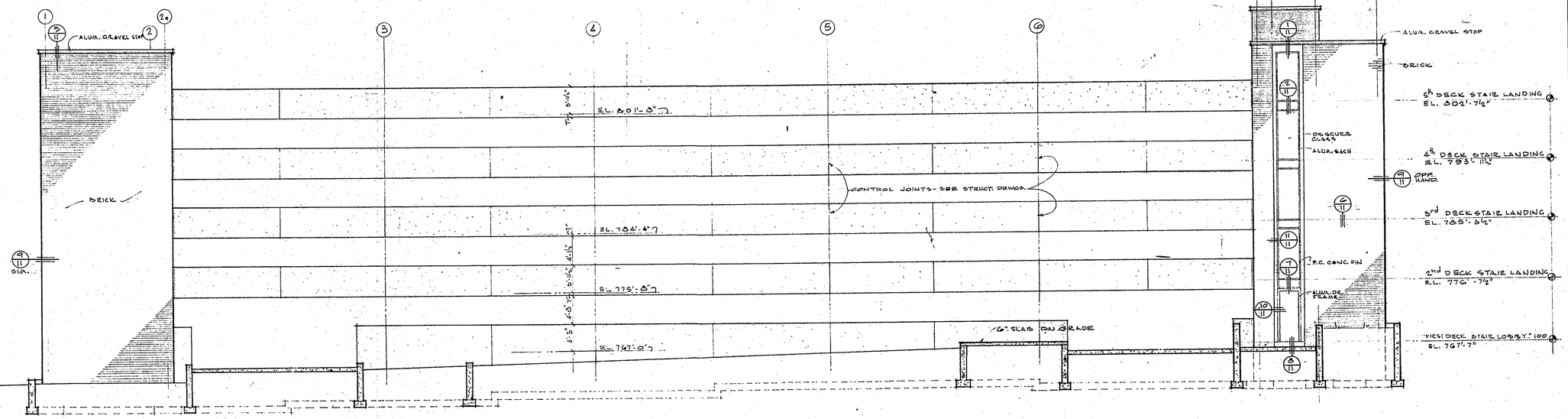
SCHEDULES
5th DECK & RAMPS

JOB NO. 65-19

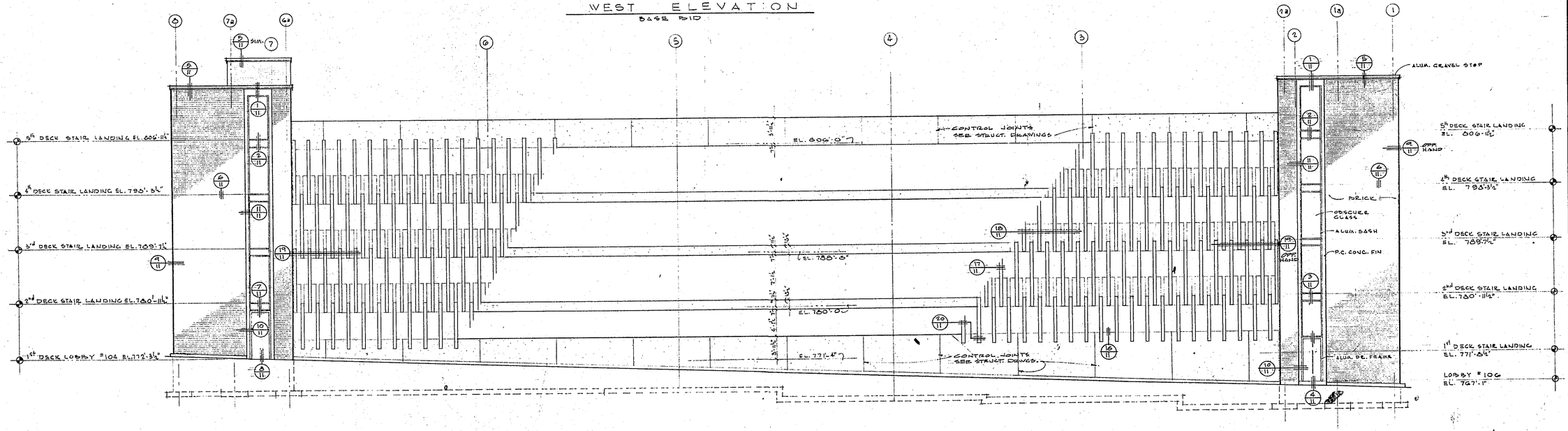
SHEET NO. 3



PARTIAL SITE PLAN
SCALE: 1/8" = 1'-0" (WOODWARD AVE. SIDE)



WEST ELEVATION
BASE BID



EAST ELEVATION
BASE BID

STATE OF MICHIGAN
OWEN A. LUCKENBACH
ARCHITECT
NO. 2087
REGISTERED ARCHITECT

DATE	12-16-65
J.C.	R.T.
DR.	C.P., G.A.
CHK.	R.V.
APR.	O.A.L.

REVISIONS

ISSUED FOR GEN. CONTR. BIDS 12-16-65

LOT NO 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

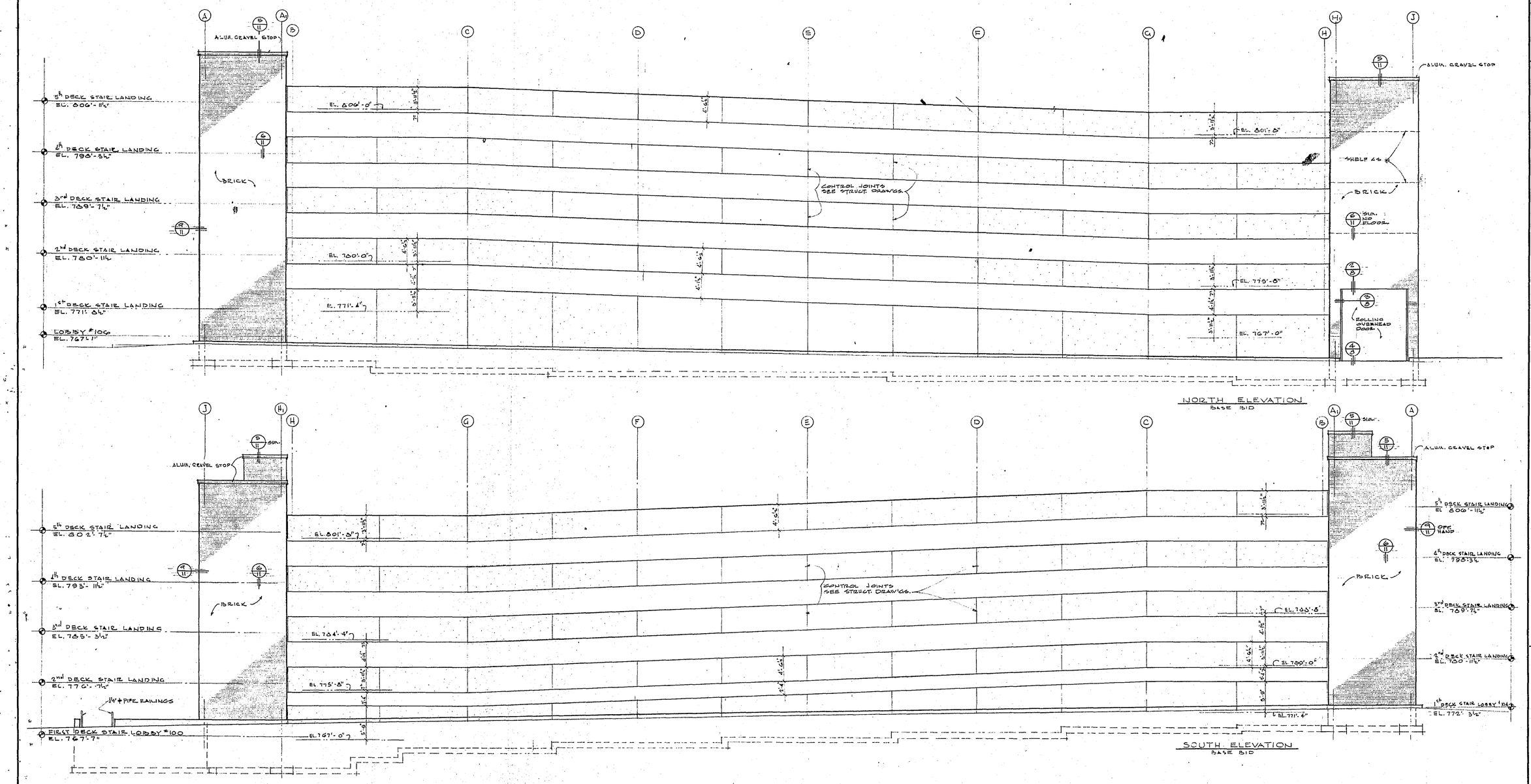
O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN
ASSOCIATES & ARCHITECTS

EAST ELEVATION
WEST ELEVATION
SCALE: 1/8" = 1'-0"

JOB NO. 65-19

SHEET NO. 4

BLUE PRINT PAPER CO. SC 2-65 FORM 103



STATE OF MICHIGAN
OWEN A. LUCKENBACH
ARCHITECT
NO. 2097
REGISTERED ARCHITECT

DATE	12-16-65
J.C.	R.T.
DR.	C.P./C.M.
CHK.	RVD
APR.	O.A.L.

REVISIONS

ISSUED FOR CONT. BIDS. 12-16-65

LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN
ASSOCIATES & ARCHITECTS

NORTH ELEVATION
SOUTH ELEVATION
SCALE 1/8" = 1'-0"

JOB NO. 65-19

SHEET NO. 5

BLUE PRINT PAPER CO. SC 2-65 FORM 103

NORTH ELEVATION
ALTERNATE Nº 3

SOUTH ELEVATION
ALTERNATE Nº 1

WEST ELEVATION
ALTERNATE Nº 2

BLUE PRINT PAPER CO. 3C 2-65 FORM 163

OWEN A. LUCKENBACH ARCHITECT NO 2097 REGISTERED ARCHITECT STATE OF MICHIGAN

DATE	REVISIONS
12-16-65	ISSUED FOR CITY COMM. 12-14-65

J.C. R.T.
DR. C.P.
CHK. R.V.S.
APP. O.A.L.

LOT NO 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

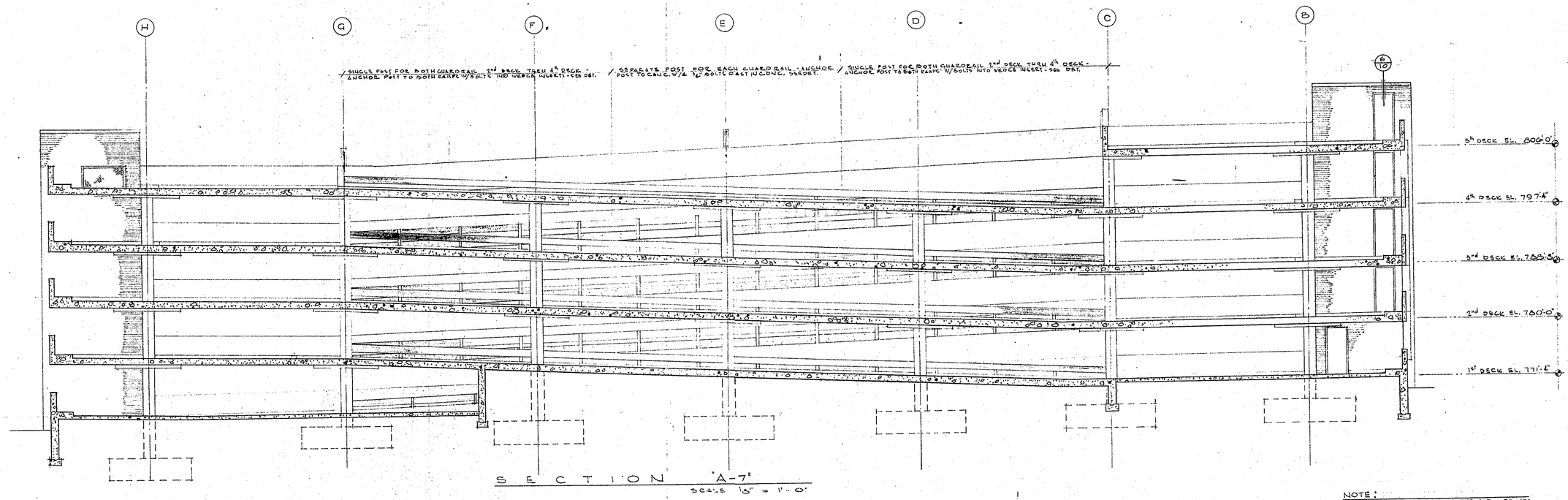
O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES
ARCHITECTS
950 N. HUNTER BOULEVARD
BIRMINGHAM, MICHIGAN

ALTERNATE ELEVATIONS

SCALE 1/8" = 1'-0"

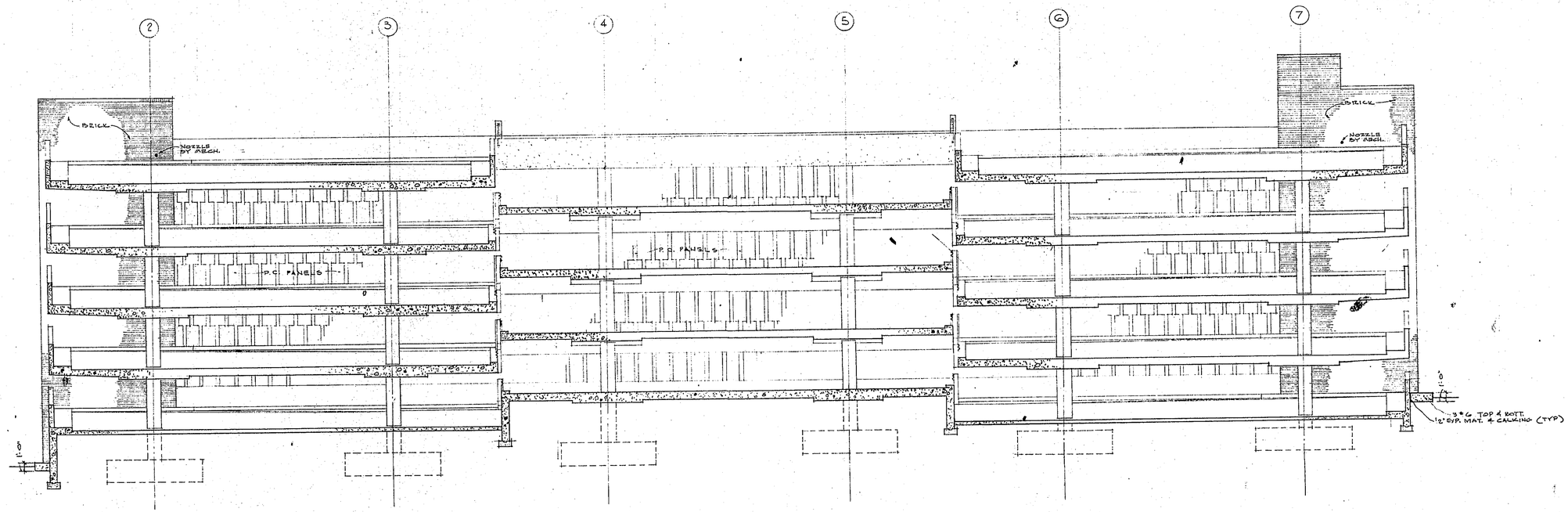
JOB NO. 65-19

SHEET NO. 6



SECTION "A-7"
SCALE 1/8" = 1'-0"

NOTE:
ELEVATION SHOWN ARE THE LOW POINTS OF EACH DECK - SEE FL. PLANS FOR TOP OF SLAB ELEVATIONS -



SECTION "B-7"
SCALE 1/8" = 1'-0"

DATE	10-16-65
J.C. E.T.	
DR. C.R.	
CHK. R.V.D.	
APR. E.A.L.	

REVISIONS

ISSUED FOR SEC. CONTR. BDS 12-16-65

O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES
ARCHITECTS
950 N. HUNTER BOULEVARD
BIRMINGHAM, MICHIGAN

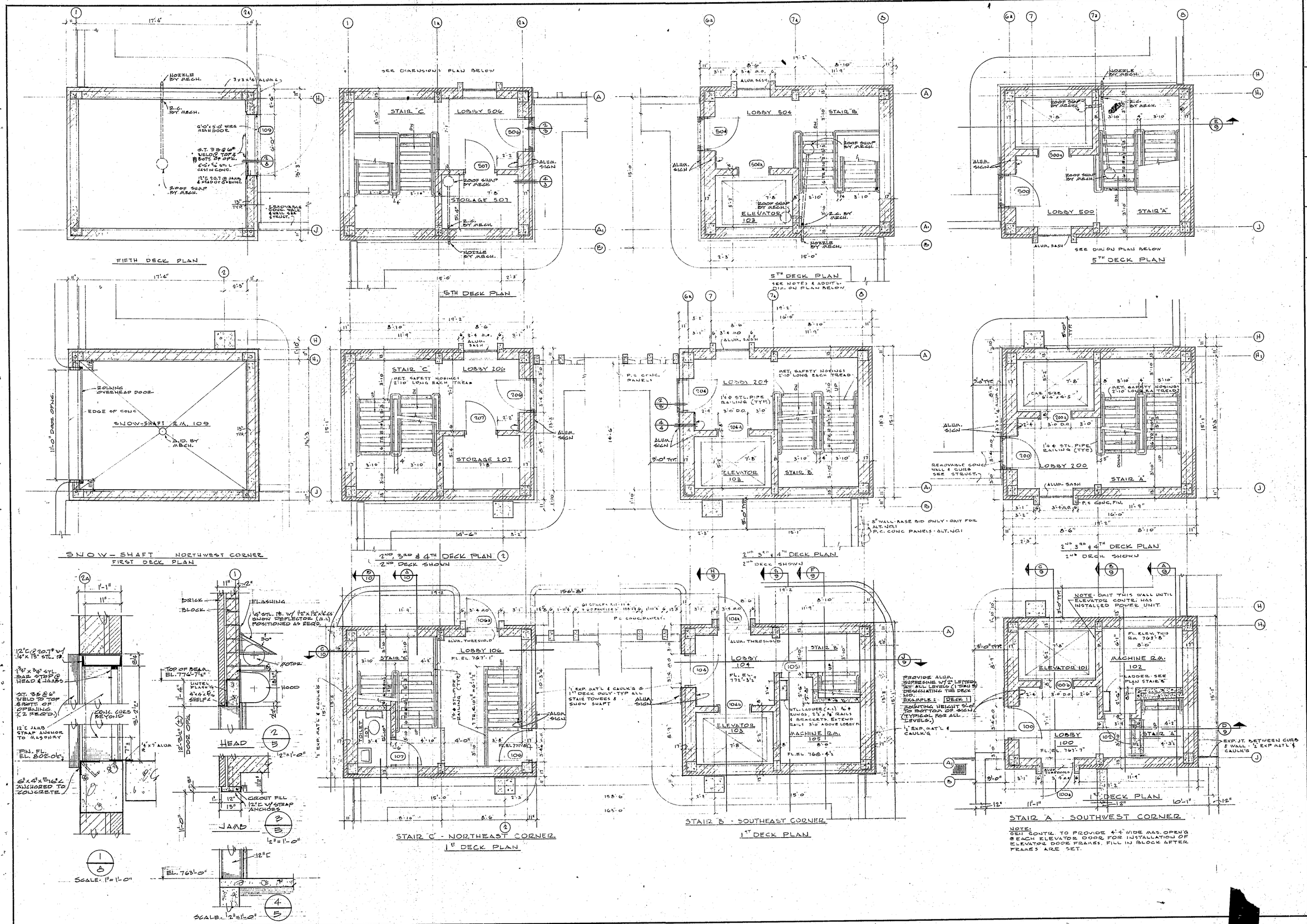
LOT NO 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

SECTIONS
SCALE 1/8" = 1'-0"

JOB NO. 65-19

SHEET NO. 7

BLUE PRINT PAPER CO. SC 3-65 FORM 185



STATE OF MICHIGAN
OWEN A. LUCKENBACH
ARCHITECT
NO. 2087
REGISTERED ARCHITECT

DATE	12-16-65
J.C.	R.T.
DR.	C.P., C.M.
CHK.	R.V.D.
APR.	O.A.L.

REVISIONS

ISSUED FOR GEN. CONTR. BIDS 12-16-65

LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

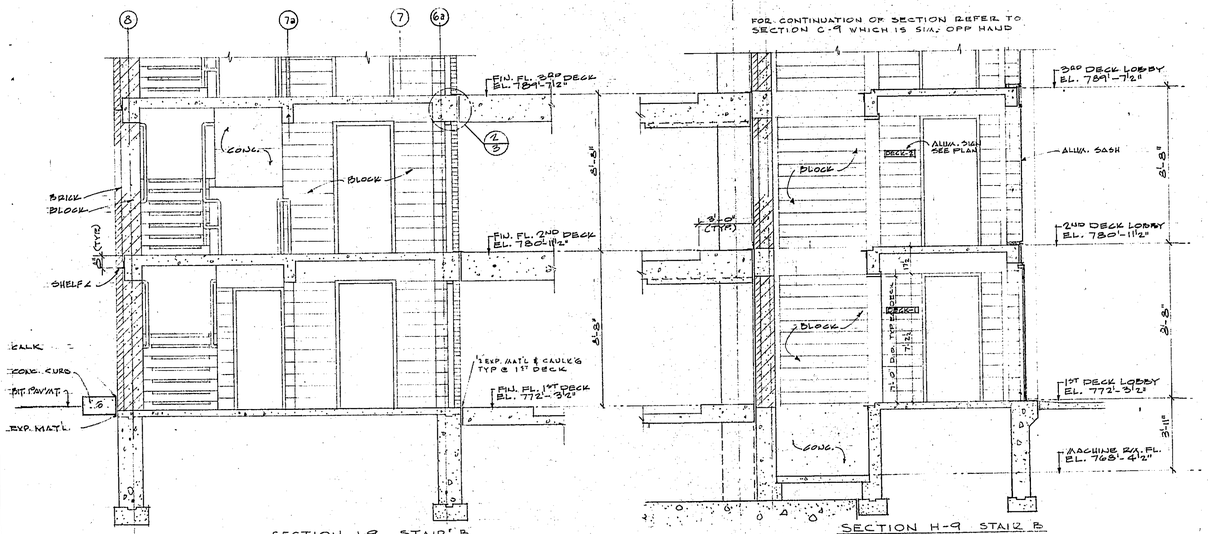
O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN
ASSOCIATES & ARCHITECTS

PLANS-STAIR-A-B-C-
SNOW-SHAFT
SCALE 1/4" = 1'-0"

JOB NO. 65-19

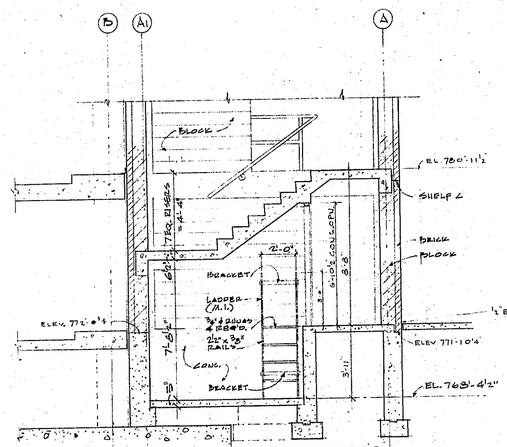
SHEET NO. 8

BLUE PRINT PAPER CO. SC 2-65 FORM 103

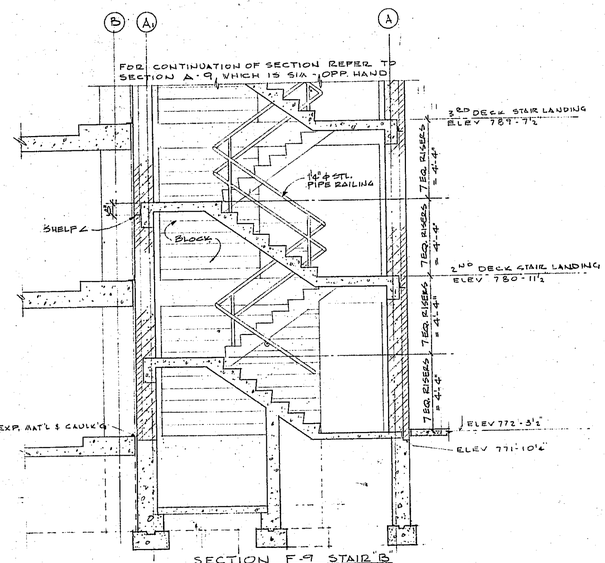


SECTION J-9 STAIR B

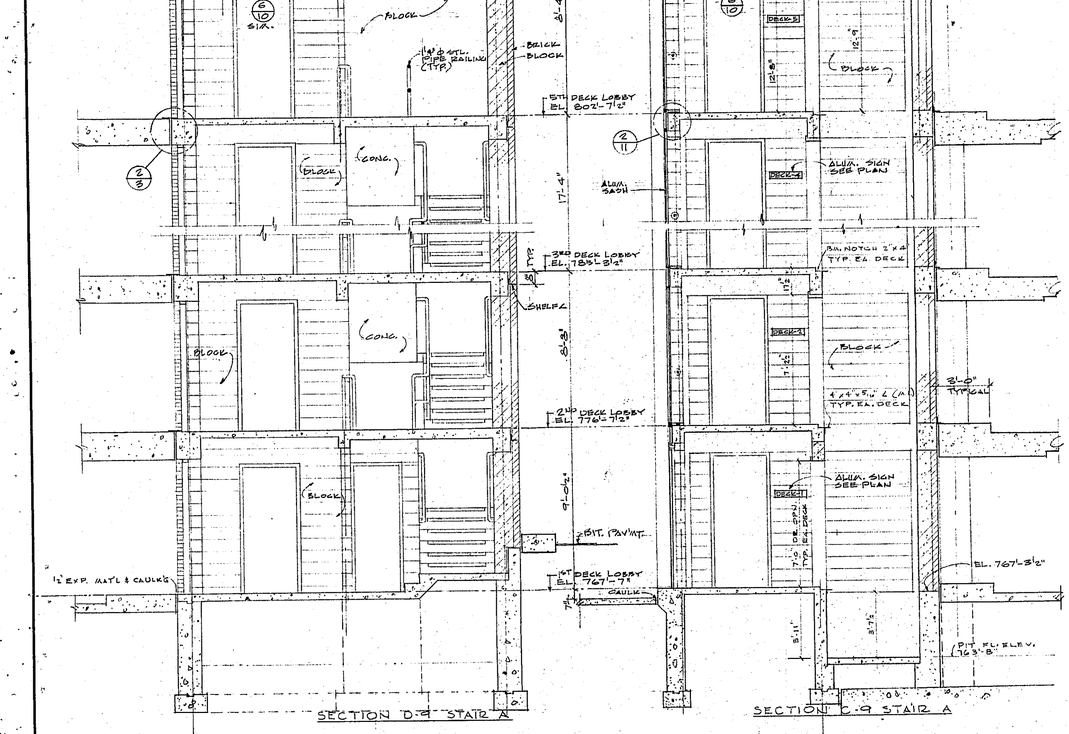
SECTION H-9 STAIR B



SECTION G-9 STAIR B

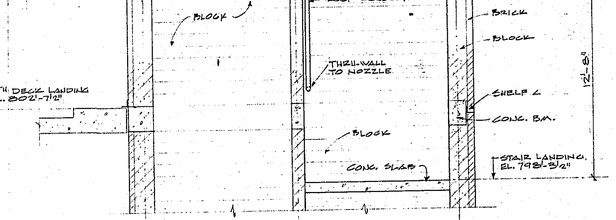


SECTION F-9 STAIR B

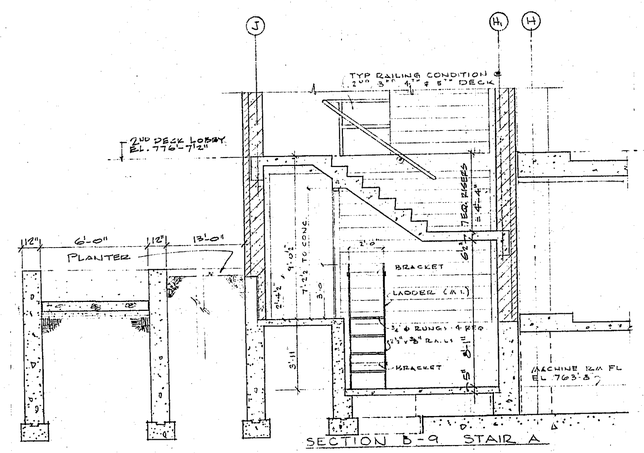


SECTION D-9 STAIR A

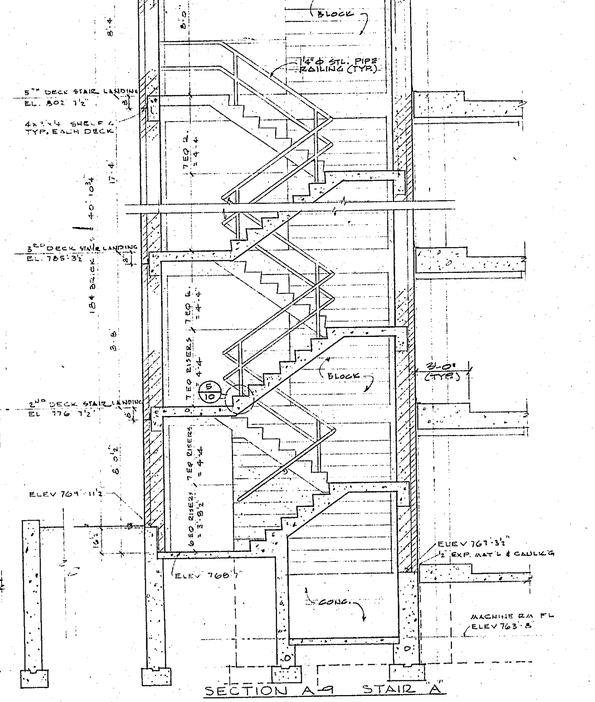
SECTION C-9 STAIR A



SECTION E-9 STAIR A



SECTION B-9 STAIR A



SECTION A-9 STAIR A

STATE OF MICHIGAN
OWEN A. LUCKENBACH
ARCHITECT
NO. 2097
REGISTERED ARCHITECT

DATE	DR.	CHK.	APR.	REVISIONS
12-16-65	C.P.	E.V.P.	A.A.L.	ISSUED FOR CONST. BIDS 12-16-65
J.C. R.T.				

PARKING STRUCTURE
MICHIGAN

LOT NO. 5
BIRMINGHAM

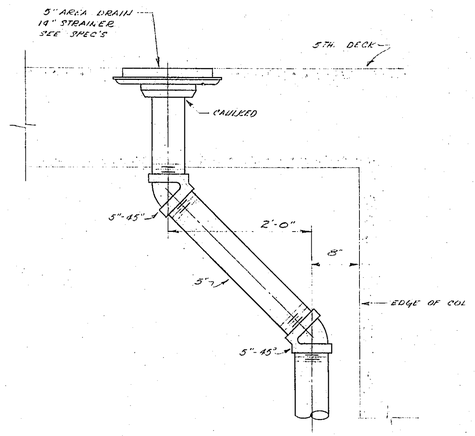
O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES
ARCHITECTS
950 N. HUNTER BOULEVARD
BIRMINGHAM, MICHIGAN

STAIR - SECTIONS
SCALE 1/4" = 1'-0"

JOB NO.
65-19

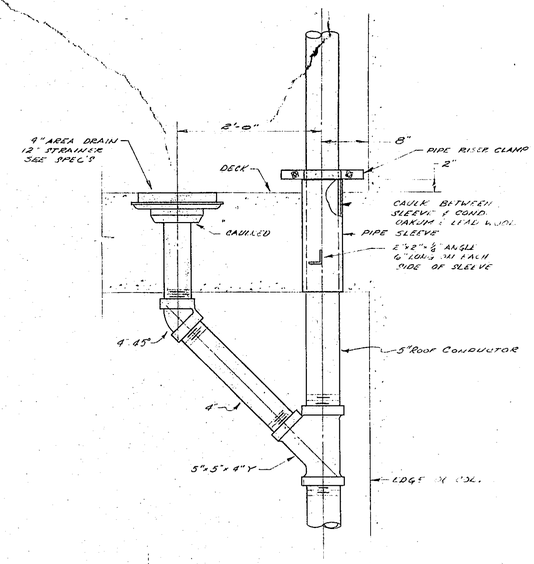
SHEET NO.
9

BLUE PRINT PAPER CO. SC 2-65.FORM. 193



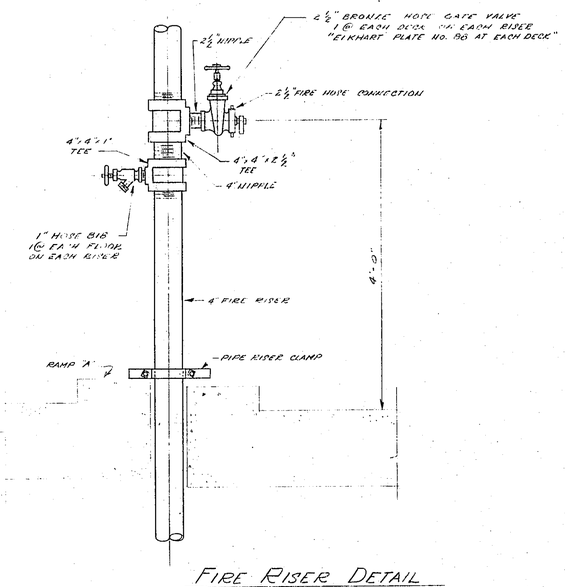
5th FLOOR AREA DRAIN DETAIL

SCALE : 1" = 1'-0"



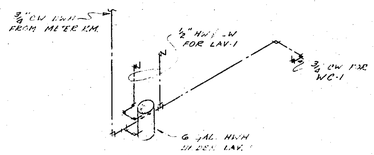
DRAIN CONDUCTOR DETAIL

SCALE : 1" = 1'-0"



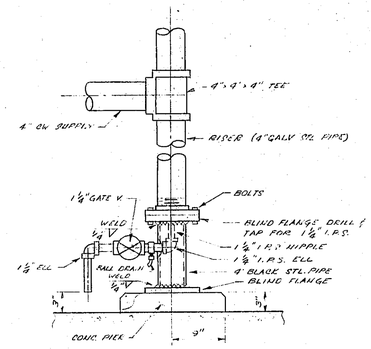
FIRE RISER DETAIL

SCALE : 1" = 1'-0"



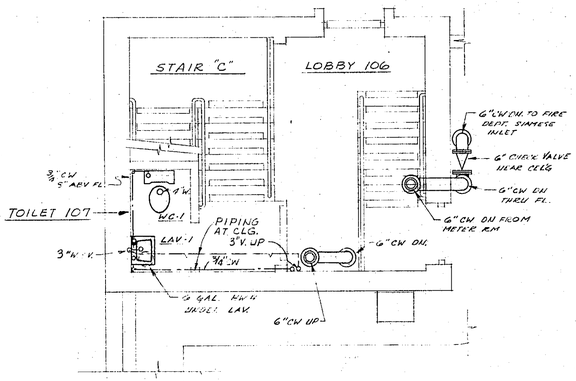
SCHEMATIC OF PLUMBING FOR TLT. #107

NO SCALE



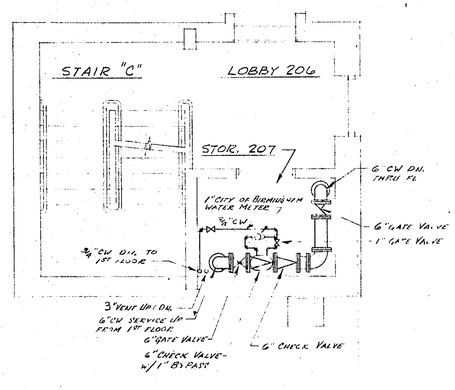
BASE SUPPORT FOR 4" FIRE RISER "B"

SCALE : 1" = 1'-0"



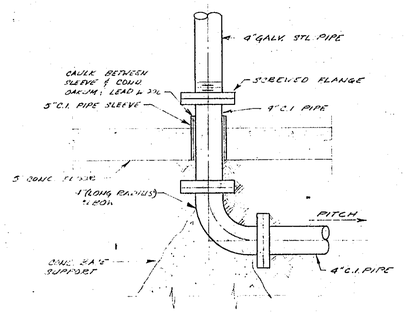
NORTHEAST CORNER - 1ST DECK PLUMBING

SCALE : 1/4" = 1'-0"



NORTHEAST CORNER 2ND DECK PLUMBING

SCALE : 1/4" = 1'-0"



BASE SUPPORT FOR 4" FIRE RISER "A"

SCALE : 1" = 1'-0"

DETAILS

LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

ASSOCIATES & ARCHITECTS

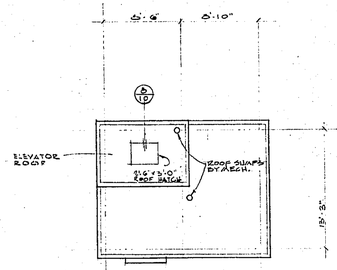
DATE 12-16-65
J.C. B.M.F.
DR. G.C.M.
CHK. P.W.G.
APR. P.W.H.

REVISIONS

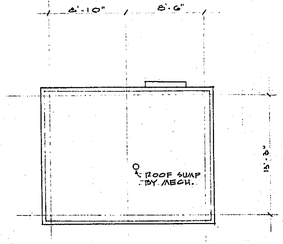
ISSUED FOR GEN. CONTR. B

STATE OF MICHIGAN
PAUL W. GROTH
MECHANICAL ENGINEER
No. 8421
REGISTERED PROFESSIONAL ENGINEER

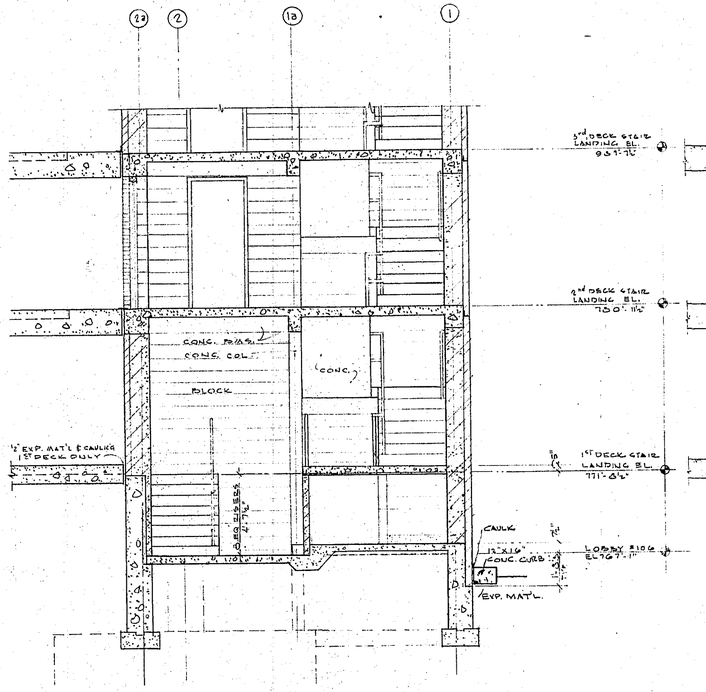
BLUE PRINT PAPER CO. SC 2-65 FORM 103



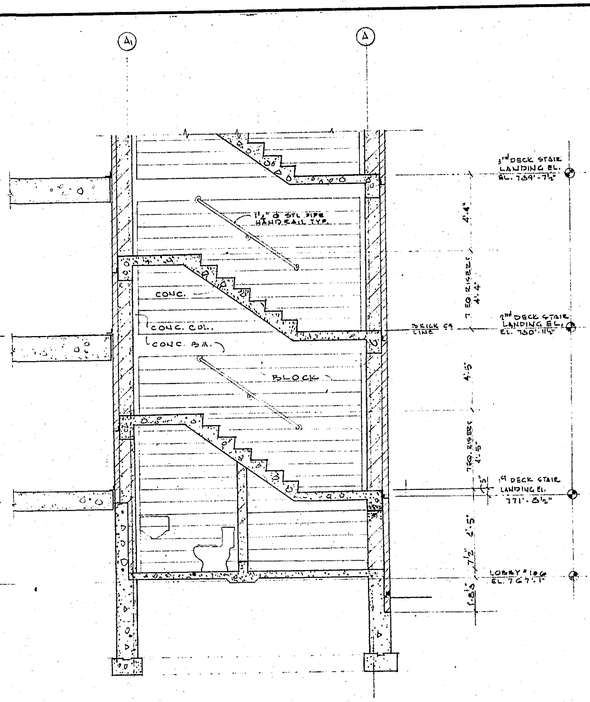
ROOF PLAN STAIR "A"
STAIR "B" OPP HAND
SCALE 1/8" = 1'-0"



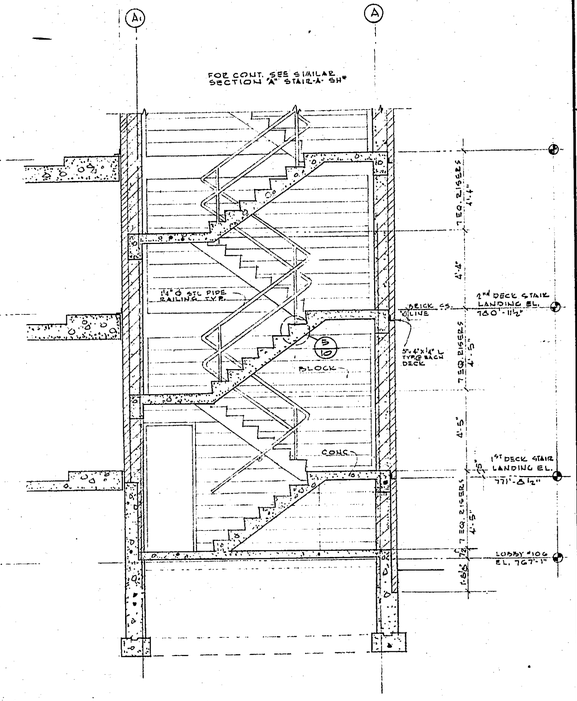
ROOF PLAN STAIR "C-10"
SCALE 1/8" = 1'-0"



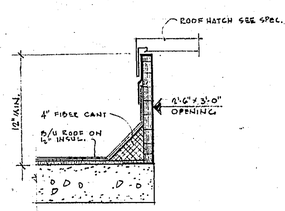
SECTION "C-10" STAIR "C"



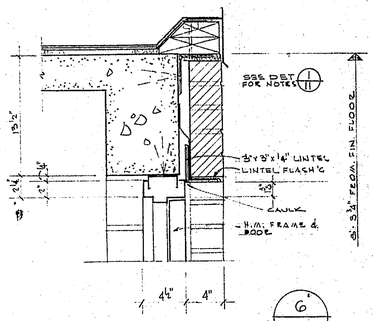
SECTION "B-10" STAIR "C"



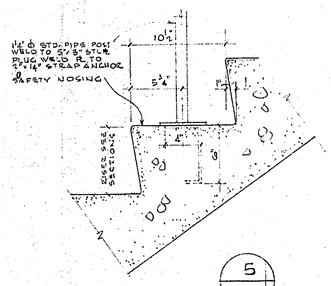
SECTION "A-10" STAIR "C"



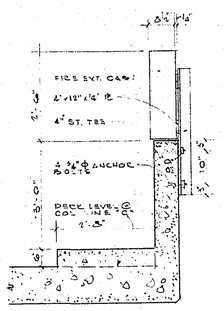
8/10
1½"=1'-0"



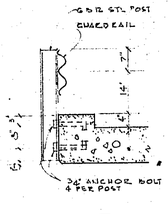
6/3,7,9
1½"=1'-0"



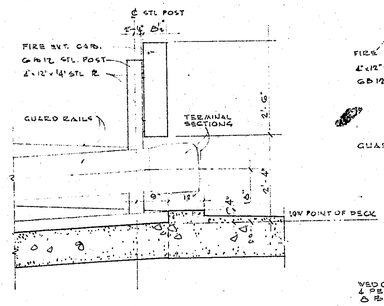
5/9,10
TYP. RAILING DETAIL
1½"=1'-0"



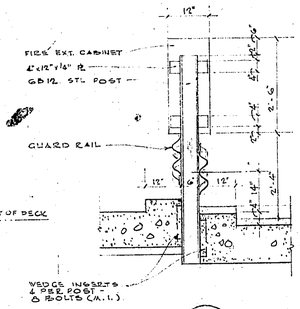
4/3
1½"=1'-0"



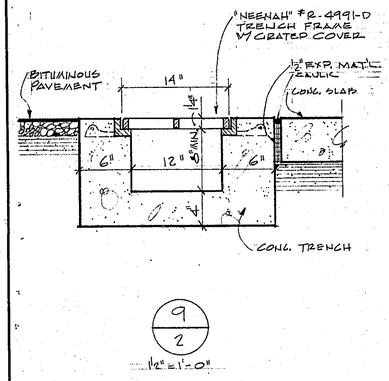
3/2
1½"=1'-0"



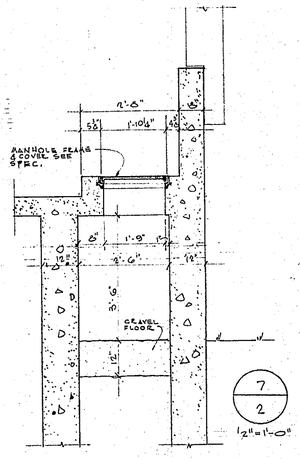
2/2
1½"=1'-0"



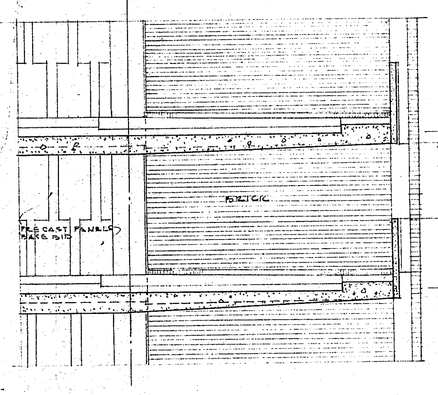
1/2
1½"=1'-0"



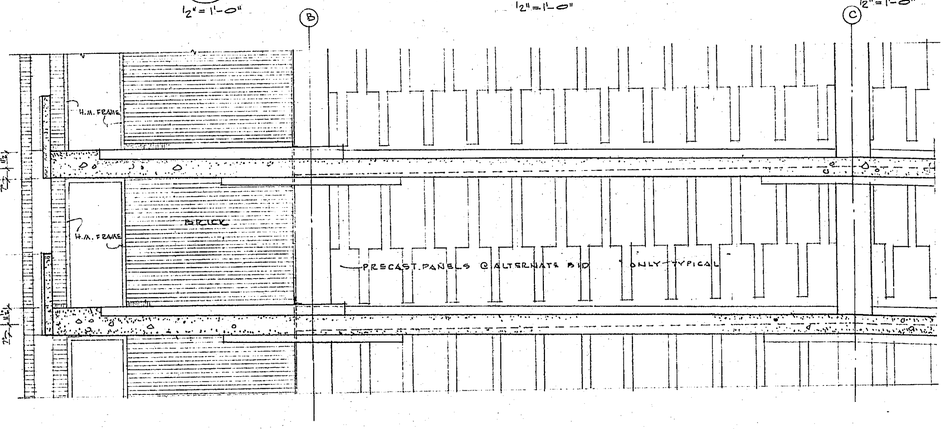
9/2
1½"=1'-0"



7/2
1½"=1'-0"



SECTION "E"
SCALE 1/4" = 1'-0"



SECTION "D"
SCALE 1/4" = 1'-0"

BLUE PRINT PAPER CO. SC 2-65 FORM 103

STATE OF MICHIGAN
OWEN A. LUCKENBACH
ARCHITECT
NO. 21097
REGISTERED

DATE	REVISIONS
	ISSUED FOR CONST. BIDS 12-16-65

DATE 12-16-65
JC. R.T.
DR. C.P.
CHK. R.V.P.
APR. O.A.L.

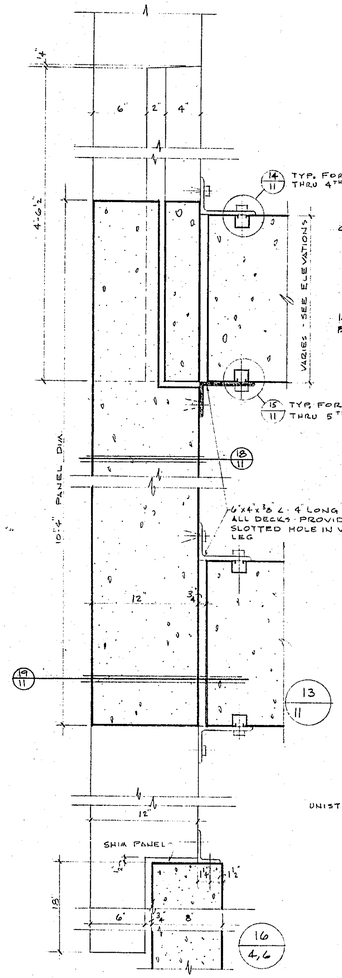
PARKING STRUCTURE
LOT NO. 5
BIRMINGHAM MICHIGAN

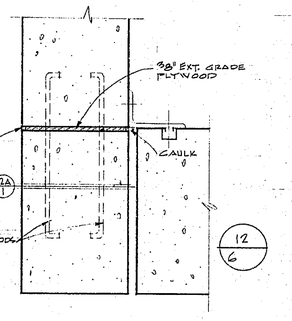
O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES
ARCHITECTS
950 N. HUNTER BOULEVARD
BIRMINGHAM, MICHIGAN

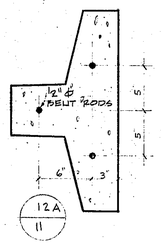
SECTIONS-DETAILS
SECTION 1/4"=1'-0" DETAILS 1½"=1'-0" & 1½"=1'-0"

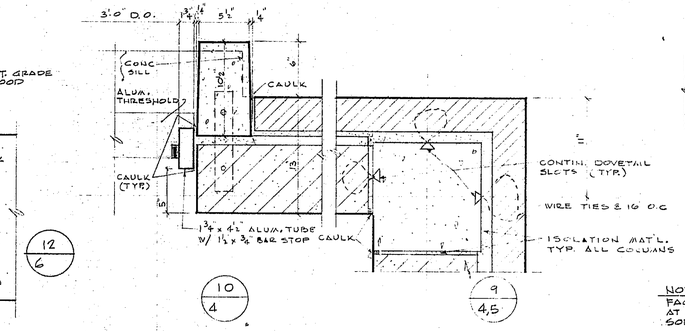
JOB NO. 65-19

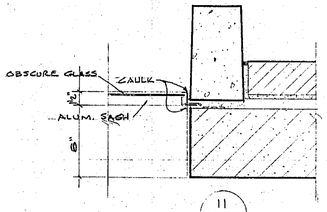
SHEET NO. 10

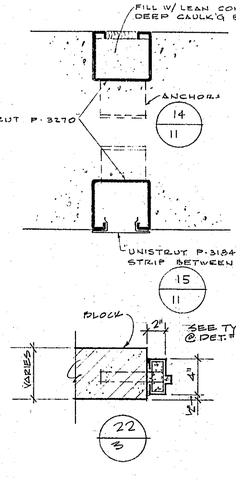


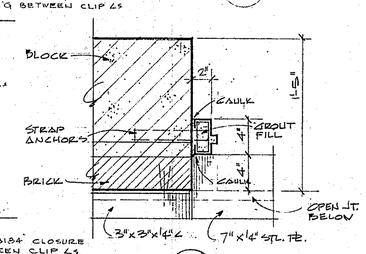


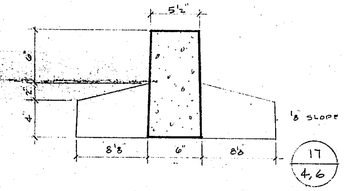


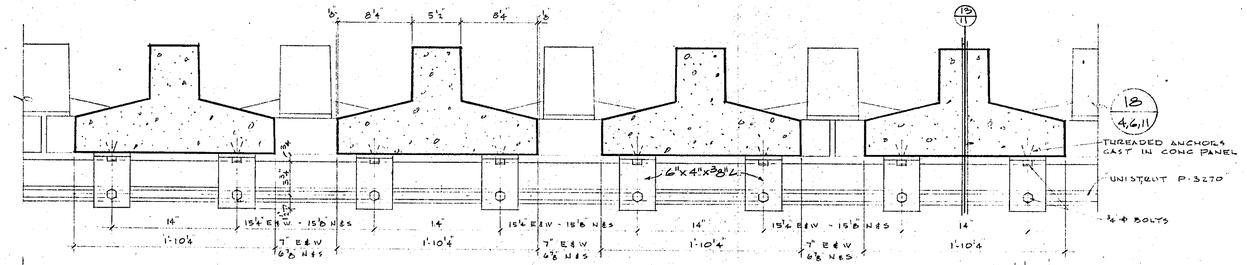


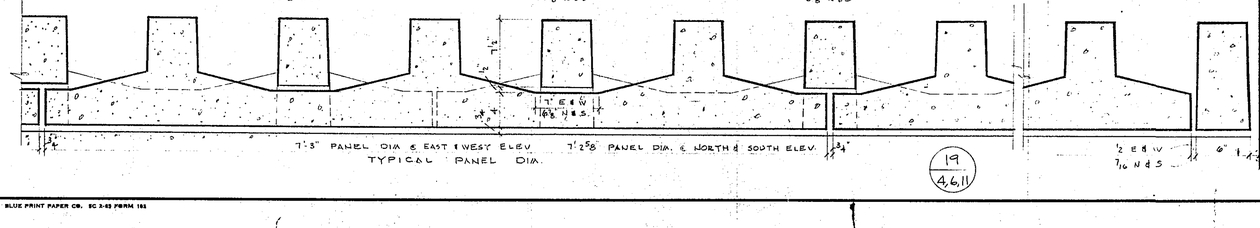


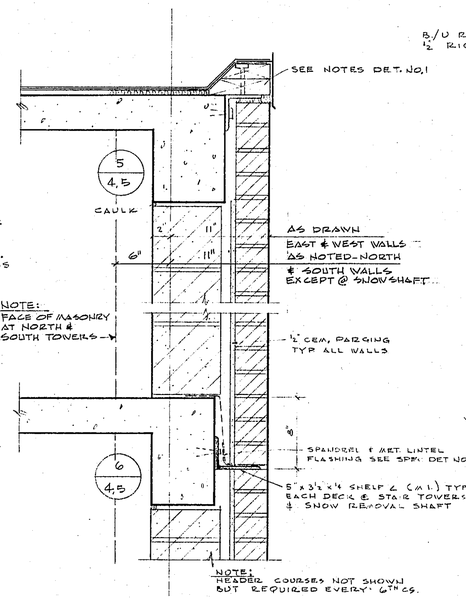


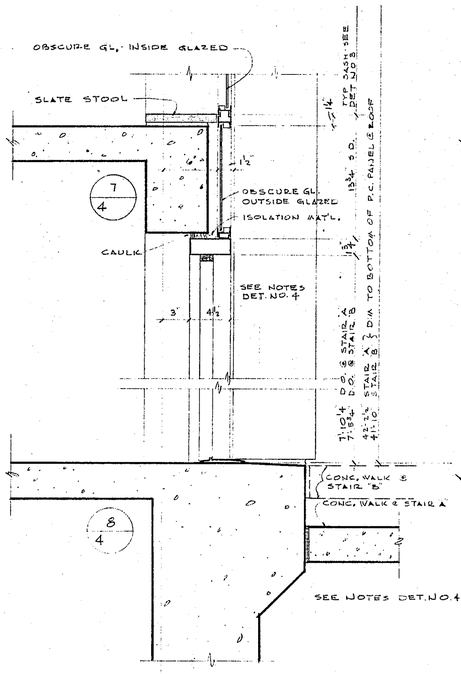


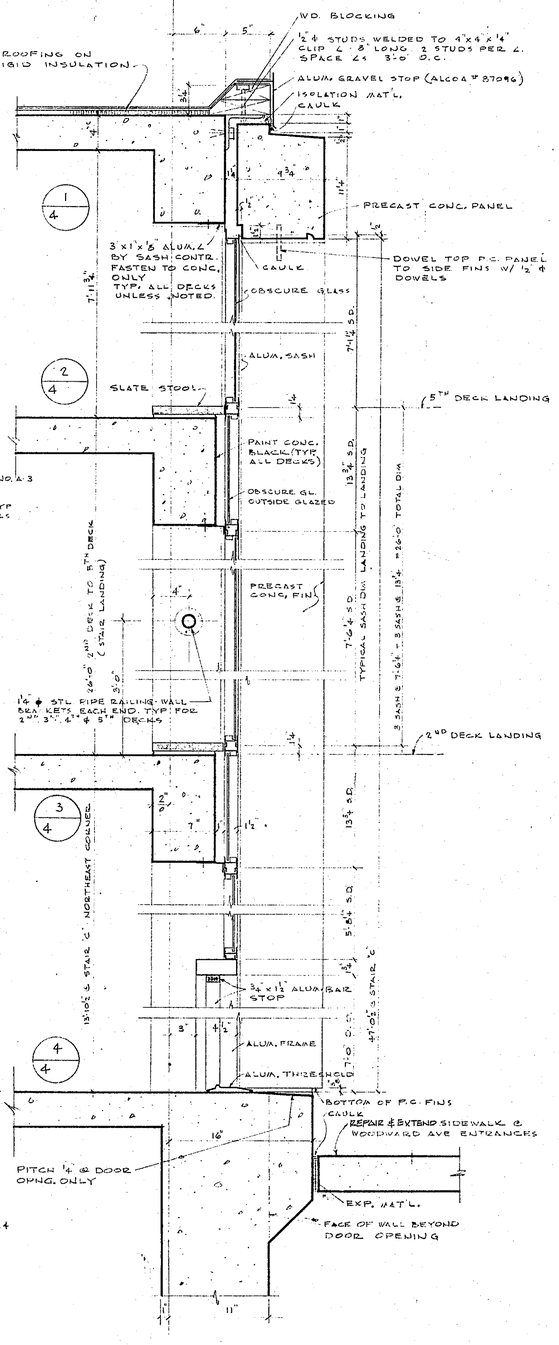


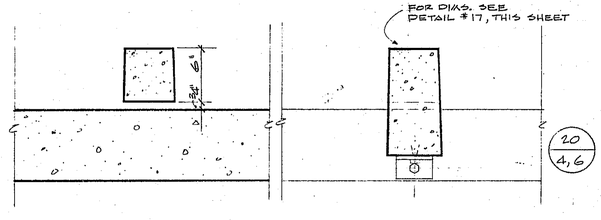












STATE OF MICHIGAN
OWEN B. LUCKENBACH
ARCHITECT
2067
REGISTERED ARCHITECT

DATE	DR.	CHK'D	APR.
12-16-65	R.F.	R.V.D.	O.A.L.
J.C. E.T.			

REVISIONS	ISSUED FOR CONSTR.
	12-16-65

STRUCTURE
MICHIGAN

ASSOCIATES
&
ARCHITECTS

O'DELL, HEWLETT & LUCKENBACH
BIRMINGHAM, MICHIGAN

LOT NO 5 PARKING
BIRMINGHAM

950 N. HUNTER BOULEVARD

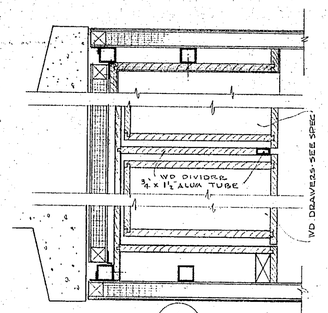
DETAILS

SCALE 1'-1"=1'-0

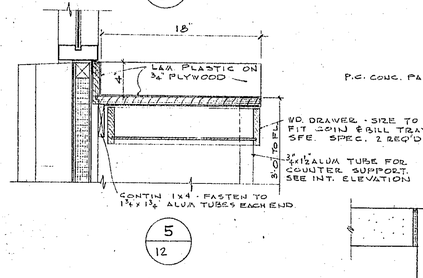
JOB NO.
65-19

SHEET NO.
11

BLUE PRINT PAPER CO. SC 2-53 FORM 181



6/12



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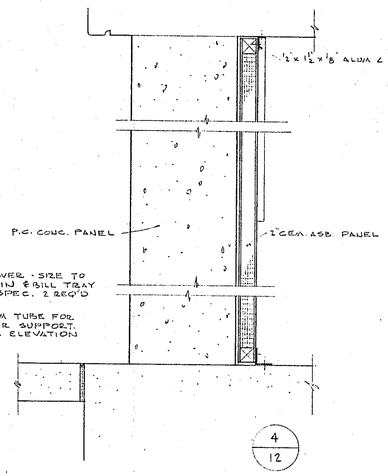

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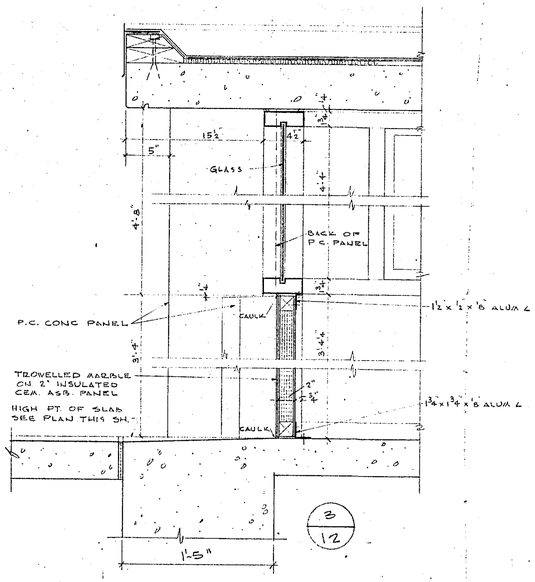

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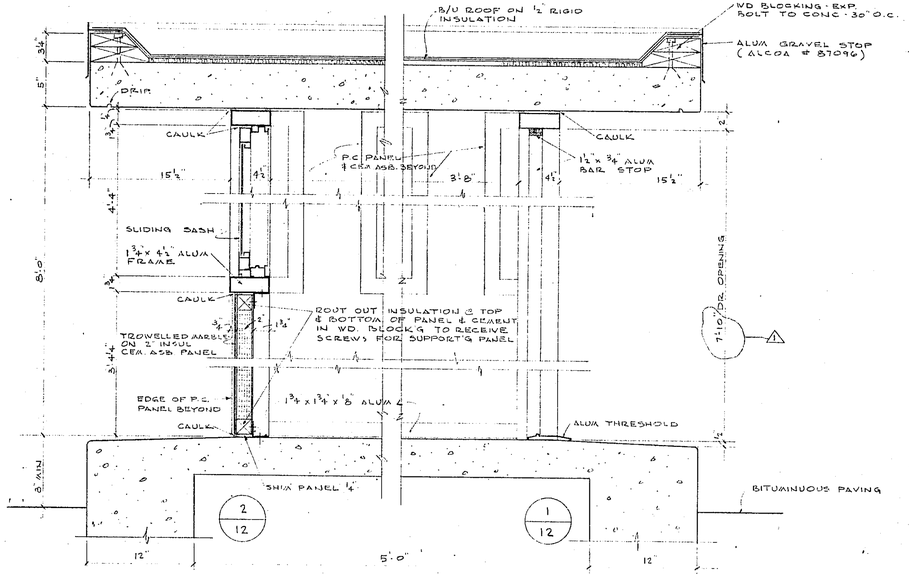
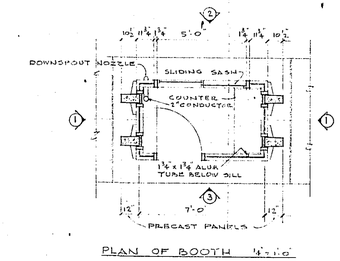


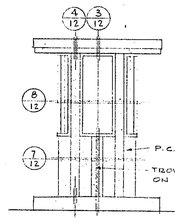
2/12 1/12

7/12

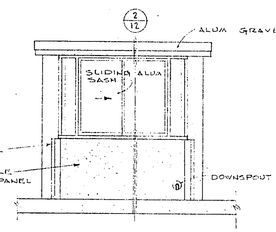
8/12



PLAN OF BOOTH 1/2"=1'-0"

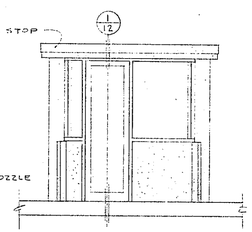


ELEVATION ①

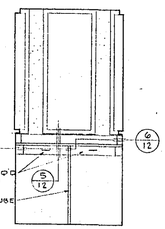


ELEVATION ②

SCALE 1/4" = 1'-0"



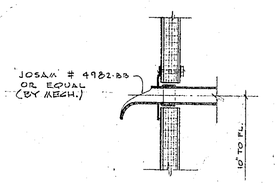
ELEVATION ③



5/12 6/12

INTERIOR ELEVATION

SCALE ¾"=1'-0"



DOWNSPOUT NOZZLE DETAIL

1½" = 1'-0"

MAGNETIC COIL DETECTOR BASE

SCALE ½"=1'-0"

PLAN @ BATES ENTRANCE

SCALE 1/8"=1'-0"

NOTE: GATE AND SPITTER ARE TO BE RELOCATED FROM PRESENT POSITION OFF BATES ST. TO NEW POSITION BY OWNER

PLAN @ WOODWARD ENTRANCE

SCALE 1/8" = 1'-0"

NOTE: GATE AND SPITTER ARE TO BE RE-LOCATED FROM PRESENT POSITION OFF WOODWARD AVE. TO NEW POSITION BY OWNER

EXIST ELEV. TO REMAIN SHOWN THUS T-63.02

NEW ELEV SHOWN THUS T-63.02

RECEIVED
NOV 28 1966
A. J. ETKIN CONSTRUCTION CO.

STATE OF MICHIGAN · OWEN A. LUCKENBACH · ARCHITECT NO. 2087 · REGISTERED ARCHITECT

REVISIONS	DATE
ISSUED FOR GRD. CONTR. BID.	12-16-66
⚠2 BULLETIN NO 3	11-16-66
⚠1	11-16-66

DATE 12-16-66
J.C. A.T.
DR. A.T.
CHK. R.V.D.
APR. O.A.L.

O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES & ARCHITECTS
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

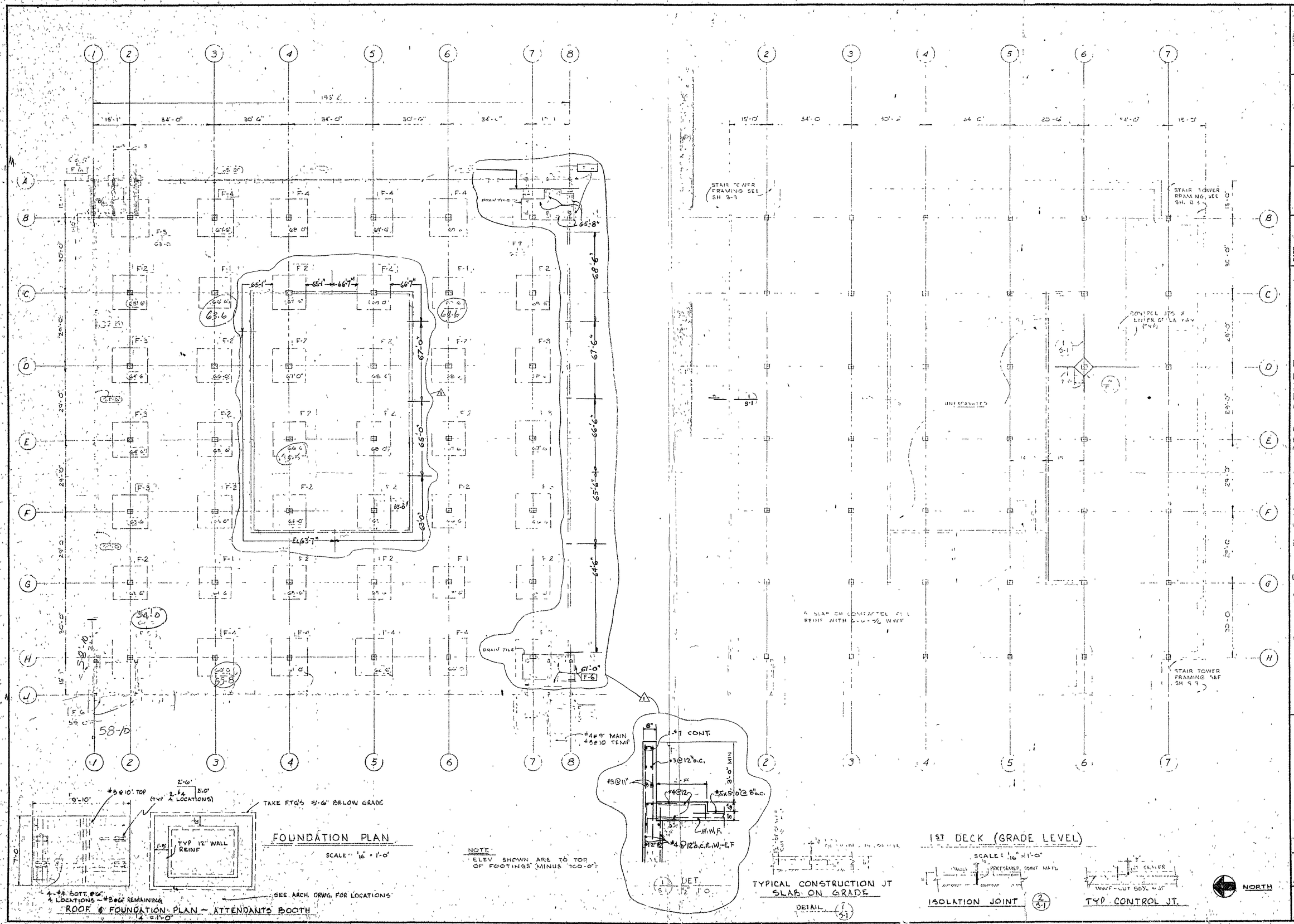
LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

TRAFFIC CONTROL BOOTH & ATTENDANT'S BOOTH DETAILS

JOB NO. 65-19

SHEET NO. 12

BLUE PRINT PAPER CO. SC 2-66 FORM 103



LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN
ASSOCIATES & ARCHITECTS

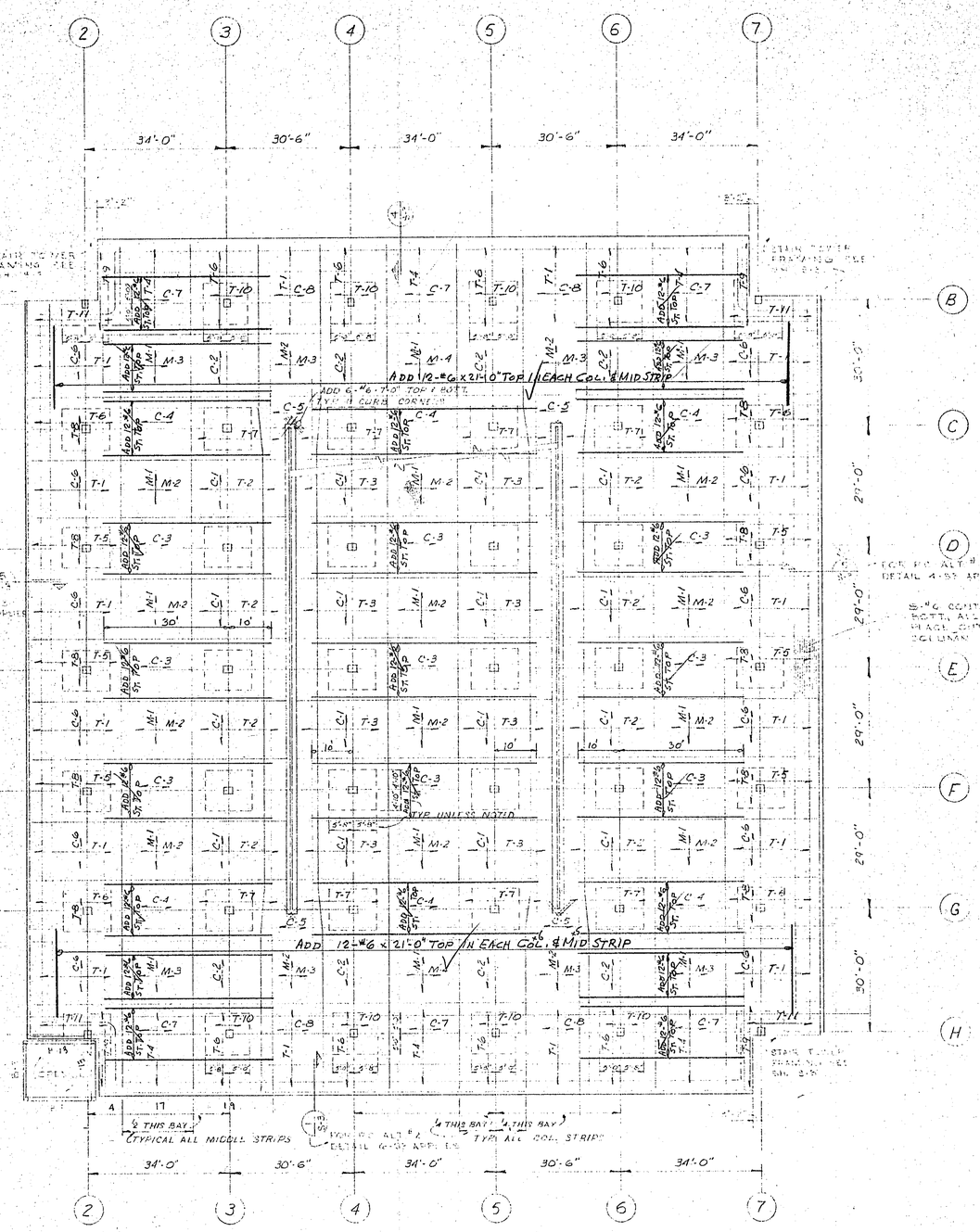
FOUNDATION PLAN & 1ST DECK (GRADE LEVEL)

DATE	DEC 16, 1965
JC	OJN
DR	OJN
CHK	OJN
APR	TEN W
REVISIONS	
2-18-66	JOB CLASSIFICATION ORDER NO. 1 2-18-66
	GEN CONTRACT BID DEC 16, 1965
	ISSUED FOR

JOB NO 65-19

SHEET NO S-1

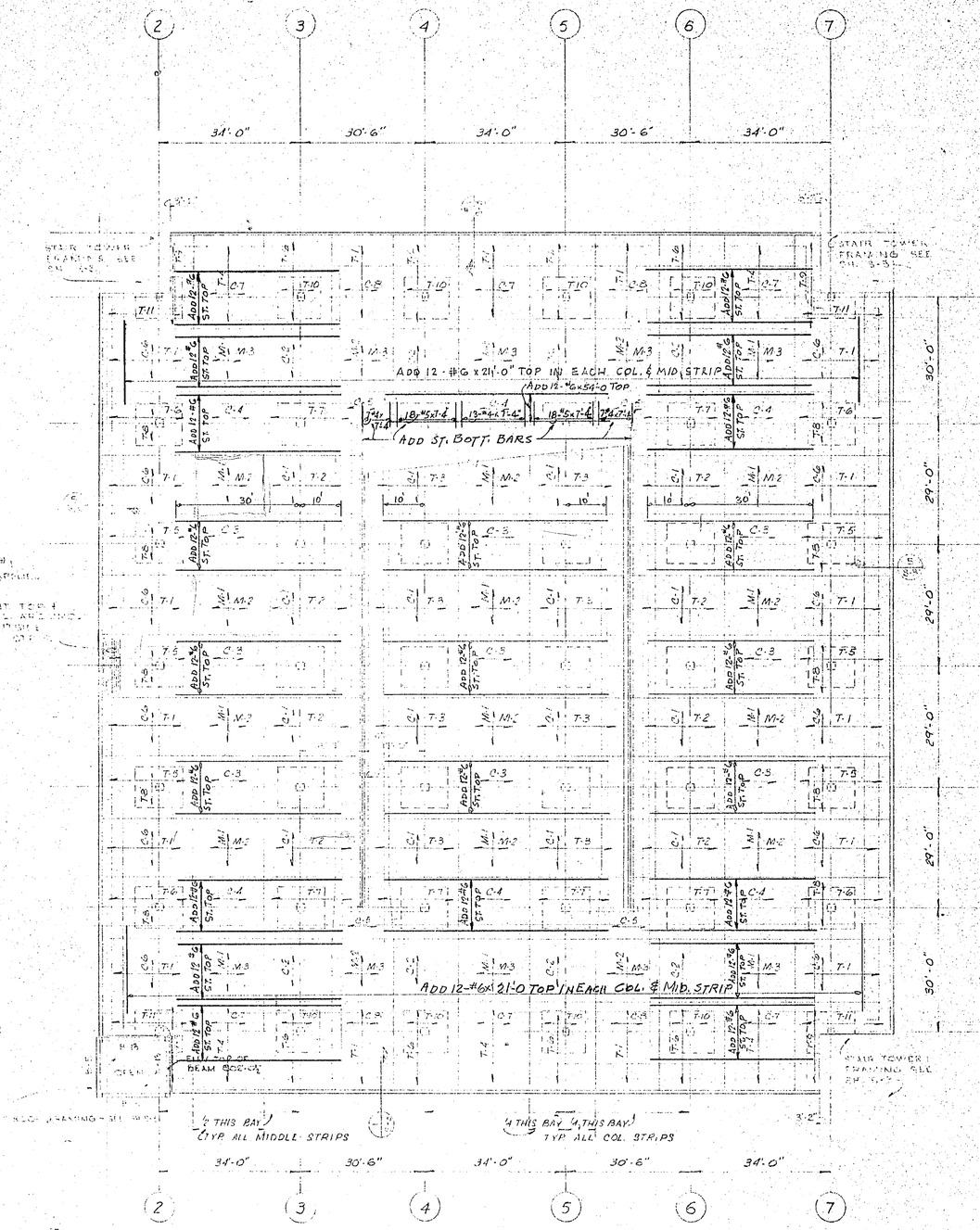
FEB 18 1965



TYPICAL DECK

SCALE 1/16" = 1'-0"

NOTE:
SEE PARTIAL PLAN OF 2ND DECK SH. A-3



5TH DECK (ROOF)

SCALE 1/16" = 1'-0"

NORTH

DATE	DEC. 16, 1965
J.C.	OJN
DR.	OJN
CHK.	OJN
APP.	TEMW
GEN. CONTRACT BIDS	DEC. 16, 1965
ISSUED FOR	
REVISIONS	

LOT NO 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

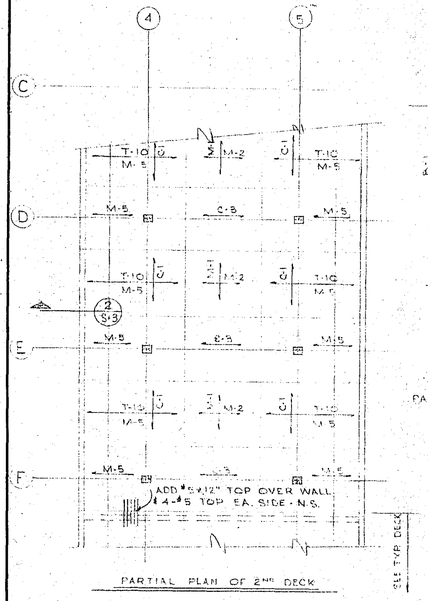
ASSOCIATES & ARCHITECTS

TYPICAL DECK & 5TH DECK (ROOF)

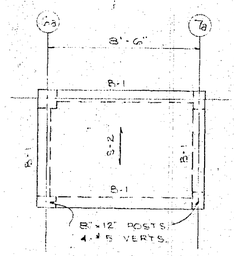
JOB NO. 65-19

SHEET NO. S-2

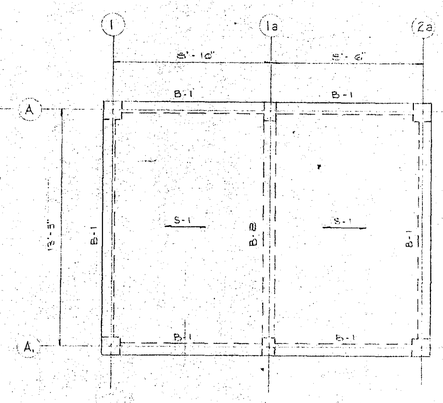
BLUE PRINT PAPER CO. SC 3-69 FORM 103



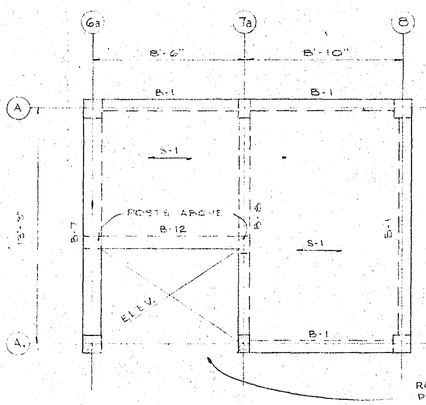
PARTIAL PLAN OF 2ND DECK



ROOF OVER ELEV. (STAIR A SHOWN)

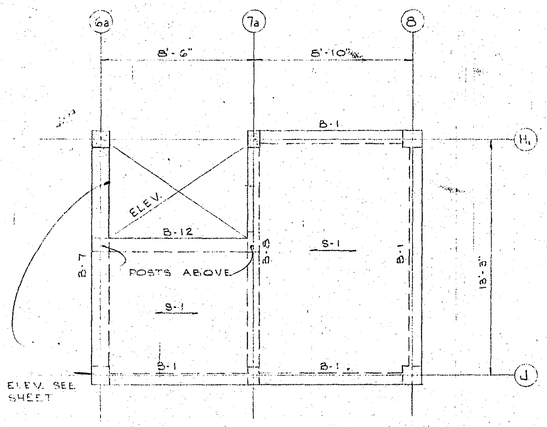


ROOF FRAMING

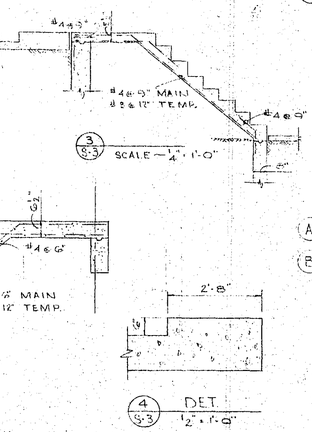


ROOF OVER STAIR

ROOF OVER ELEV. SEE PLAN THIS SHEET



ROOF OVER STAIR



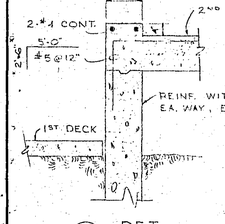
3 S-3 SCALE — 1" = 1'-0"

TYPICAL STAIR SECTION

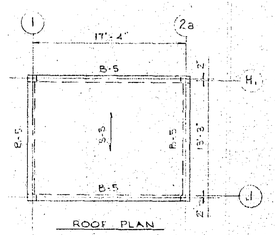
4 S-3 DET. 1/2" = 1'-0"

1 S-3 DET. 1" = 1'-0"

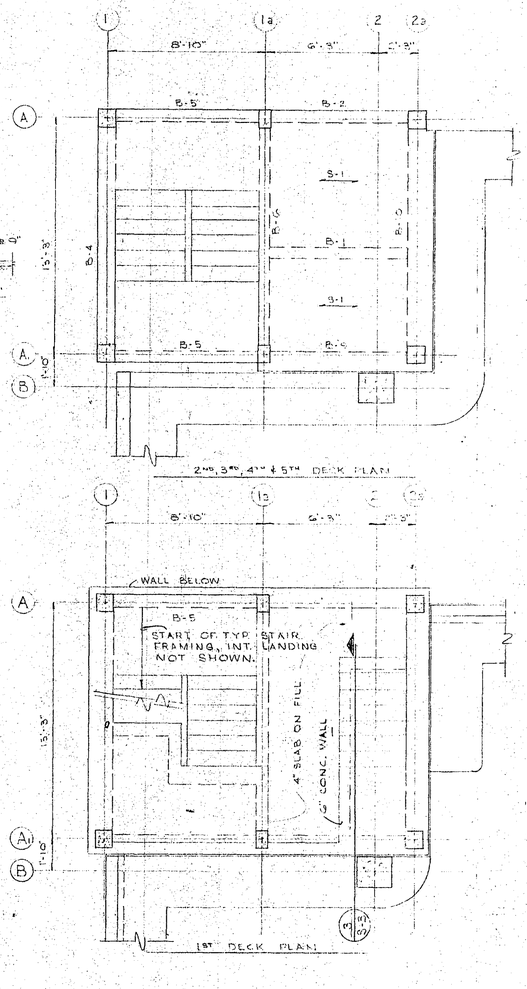
5 S-3 DET. 1/2" = 1'-0"



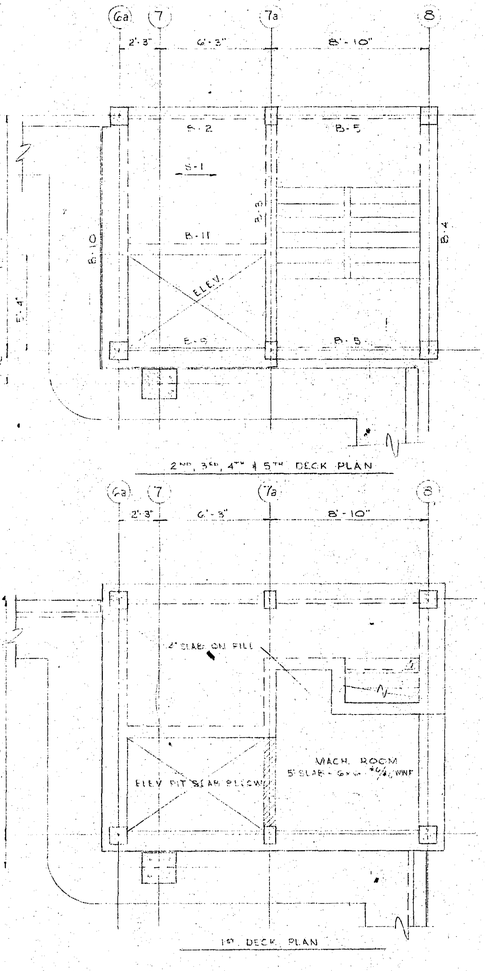
2 S-3 DET. 1/2" = 1'-0"



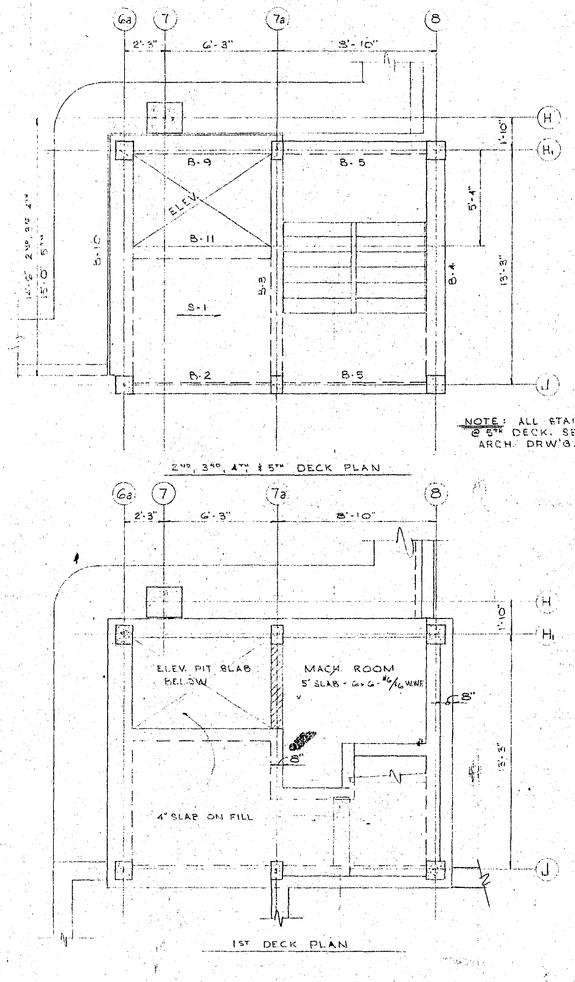
SNOW TOWER — N.W. CORNER
SCALE — 1/8" = 1'-0"



STAIR "C" — NORTHEAST CORNER
SCALE — 1/4" = 1'-0"



STAIR "B" — SOUTHEAST CORNER
SCALE — 1/4" = 1'-0"



STAIR "A" — SOUTHWEST CORNER
SCALE — 1/4" = 1'-0"

NOTE: ALL STAIRS END @ 5TH DECK. SEE ARCH. DRW'G.

NORTH

PARKING STRUCTURE
LOT NO. 5
BIRMINGHAM, MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES & ARCHITECTS
950 N. HUNTER BOULEVARD
BIRMINGHAM, MICHIGAN

E. M. WHEAT ENGINEER NO. 10907 REGISTERED PROFESSIONAL ENGINEER STATE OF MICHIGAN

ISSUED FOR:	REVISIONS	APR. TEMW
GEN. CONTRACT BIDDING DEC. 16, 1965		CHK. OJN
		DR. OJN
		DATE DEC. 16, 1965
		J.C. OJN

STAIR TOWER FRAMING & DETAILS & PARTIAL 2ND DECK

JOB NO. 65-19

SHEET NO. S-3

BLUE PRINT PAPER CO SC 2 45 FORM 103

JOIST SCHEDULE

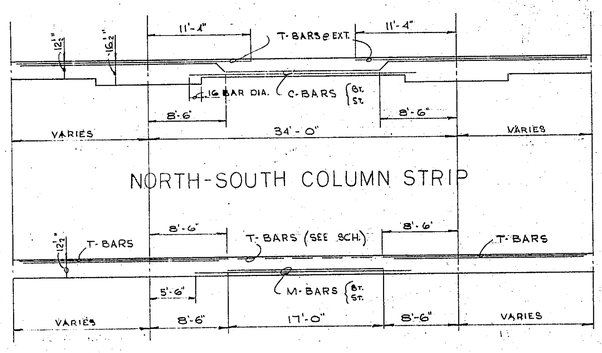
MARK	DEPTH PAN & SLAB	WIDTH JOIST & SPC'G	REINFORCING ST. BOTT.	BENT	TOP	REMARKS

SLAB SCHEDULE

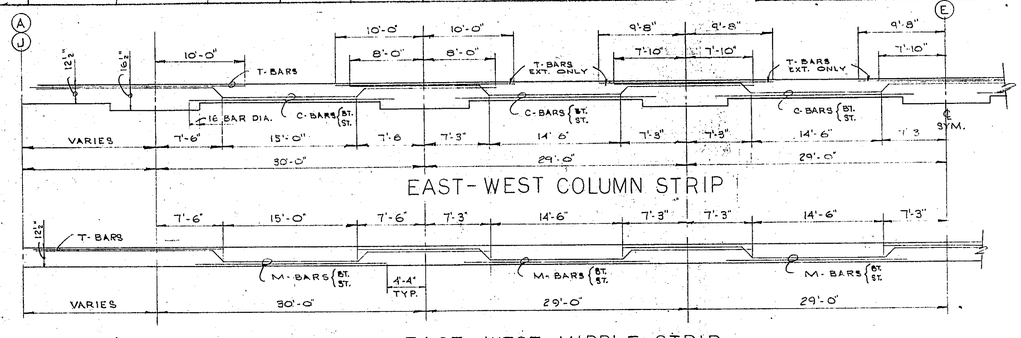
MARK	THICKNESS	REINFORCING ST. BOTT.	BENT	TEMP.	REMARKS
M-1	12½"	13-#4	13-#4		
M-2	do	12-#4	12-#4		
M-3	do	14-#4	14-#4		
M-4	do	11-#4	11-#5		
M-5	do	17-#4			
C-1	12½"	20-#5	20-#6		
C-2	do	18-#5	18-#6		
C-3	do	15-#6	15-#8		
C-4	do	18-#6	18-#6		
C-5	do	14-#8	——		
C-6	do	13-#7	13-#7		
C-7	do	13-#8	13-#8		
C-8	do	10-#8	10-#8		
T-1	12½"				18-#8 TOP
T-2	do				24-#6 TOP (12 AS DETAIL, 12 TO FAR EDGE OF E-W M.S.
T-3	do				24-#6 TOP (12 AS DETAIL) 12 CONT. WITH ADJ. T-3
T-4	do				20-#8 TOP
T-5	do				12-#6 TOP
T-6	do				17-#7 TOP
T-7	do				18-#5 TOP (9 END @ CURB 9 CONT. WITH ADJ T)
T-8	do				26-#4 TOP
T-9	do				20-#4 TOP
T-10	do				15-#4 TOP
T-11	do				17-#6 TOP
S-1	4"	#3@8"	#3@15"		#3@12" TOP EA. END
S-2	4"	#3@10"	#3@15"		do
S-3	6"	#3@6"	#3@12"		#3@9" TOP EA. END

BEAM SCHEDULE

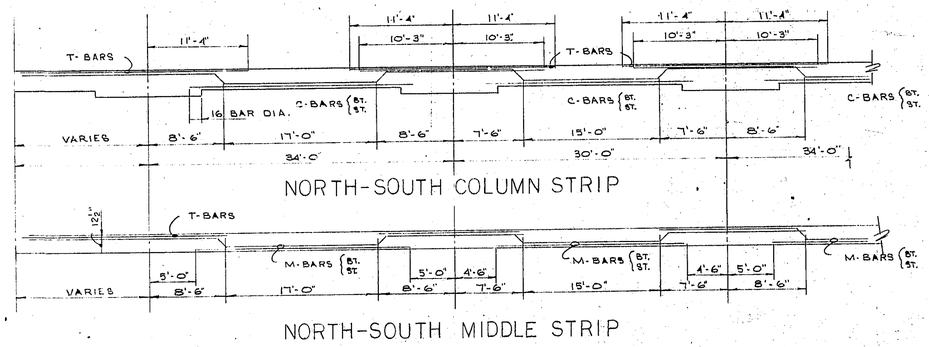
MARK	SIZE WIDTH	SIZE DEPTH	REINFORCING ST. BOTT	BENT	TOP	STIRRUPS NO & SIZE	STIRRUPS SPC'G	REMARKS
B-1	8	12	2-#4			#3 TIES @ 12"	THRUOUT	2-#4 TOP
B-2	7	12	2-#4			do		2-#4 TOP
B-3	7½	17½	2-#6			do		2-#5 TOP
B-4	12	16	2-#7			do		2-#5 TOP
B-5	8	16	2-#6			do		2-#5 TOP
B-6	7½	17½	2-#7			do		2-#6
B-7	12	18½	2-#6			do		2-#5 TOP
B-8	8	18½	2-#8			do		2-#7 TOP
B-9	13	12	3-#4			do		3-#4 TOP (PLACE 2 T&B BARS WITHIN COLUMN
B-10	13	17½	3-#7			do		3-#5 TOP
B-11	8	17½	2-#5			do		2-#4 TOP
B-12	8	13½	2-#4			do		2-#4 TOP
B-13	13	16	3-#6			do		2-#4



NORTH-SOUTH MIDDLE STRIP



EAST-WEST MIDDLE STRIP



NORTH-SOUTH MIDDLE STRIP

T.E.M. WHEAT ENGINEER NO. 7050 REGISTERED PROFESSIONAL ENGINEER STATE OF MICHIGAN

GEN. CONTRACT BIDS DEC. 16, 1965

ISSUED FOR

REVISIONS

DATE DEC. 16, 1965
JC. OJN.
DR. OJN.
CHK. OJN
APP. TEWW

STRUCTURE

O'DELL, HEWLETT & LUCKENBACH ASSOCIATES ARCHITECTS
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

LOT NO. 5 - PARKING
BIRMINGHAM MICHIGAN

BEAM & SLAB SCHEDULES & BAR BENDING DETAILS

JOB NO. 65-15

SHEET NO. S-4

MJ3 PRINT PAPER CO. SC 2 41 FORM 193

COLUMN SCHEDULE

MARK	C-1	C-2	C-3	C-4	C-5	C-6	C-7	C-8	C-9	C-10	C-11	C-12	C-13	C-14	C-15
LOCATION	B-3, B-6 H-3, H-6	C-3,4,5,6 D-3,6 E-3,6 F-3,6 G-3,4,5,6	C-2,7 G-2,7	B-4,5 H-4,5 D-2,7 E-2,7 F-2,7	A-1,2a,6a,8 A,-1,2a,8 H,-8 J-6a,8	A-1a,7a A,-1a, J-7a	A,-6a H,-6a	A,-7a H,-7a	B-2,7 H-2,7	H,-1,2a J-1,2a		D-4,5 E-4,5 F-4,5			
5TH DECK EL. VARIES	24"x20" VERTS=4-#11	24"x24" VERTS=4-#11	20"x24" VERTS=4-#11	B-4,5, H-4,5: 24"x20" VERTS=4-#11 D-2,7, E-2,7, F-2,7: 20"x24" VERTS=4-#11	ROOF OVER STAIRS 12"x12" VERTS=4-#5	12"x12" VERTS=4-#5	ROOF OVER ELEV. 12"x12" VERTS=4-#5	12"x12" VERTS=4-#5	20"x26" VERTS=4-#11	8"x12" VERTS=4-#5	RAMP 4A	20"x24" VERTS=4-#11			
4TH DECK EL. VARIES											RAMP 3A				
3RD DECK EL. VARIES											RAMP 2A				
2ND DECK EL. VARIES	24"x20" VERTS=6-#11	20"x24" VERTS=6-#11	20"x24" VERTS=6-#11	24"x20" 20"x24" VERTS=8-#11					20"x26" VERTS=6-#11		RAMP 1A	20"x24" VERTS=10-#11			
1ST DECK EL. VARIES	26"x22" VERTS=12-#11	20"x24" VERTS=10-#11	20"x24" VERTS=12-#11	24"x20" 20"x24" VERTS=12-#11					20"x26" VERTS=8-#11						
BASE PLATE															
ANCHOR BOLTS															
PIER SIZE	PIER SIZE AND REINFORCEMENT SAME AS SCHEDULED FOR COLUMNS														
PIER VERTS															
PIER TIES															
REMARKS															

FOOTING SCHEDULE

MARK	F-1	F-2	F-3	F-4	F-5	F-6	F-7	F-8	F-9	F-10	F-11	F-12	F-13	F-14	F-15
LOCATION			SEE PLAN												
SIZE	12'-9" x 12'-9"	13'-6" x 13'-6"	13'-9" x 13'-9"	14'-3" x 14'-3"	14'-6" x 14'-6"	3'-9" x 3'-9"	13'-0" x 16'-0"								
DEPTH	36"	39"	39"	42"	42"	12"	42"								
REINF EA WAY	16-#8	17-#8	18-#8	19-#8	20-#8	9-#4	22-#8								
REMARKS															

GENERAL NOTES

FOOTINGS SHALL BE PLACED ON UNDISTURBED SOIL OF 6000 P.S.F. CAPACITY. IF POOR SOIL EXISTS AT THE INDICATED DEPTHS, THE ARCHITECT SHALL BE NOTIFIED AND CORRECTIVE MEASURES ACCOMPLISHED AT HIS DIRECTION.

EXCEPT AS OTHERWISE INDICATED, CONCRETE FOR STRUCTURAL ELEMENTS SHALL DEVELOP THE FOLLOWING 28-DAY COMPRESSIVE STRENGTHS:

SLABS, BEAMS, JOISTS	4000 P.S.I.
COLUMNS, PIERS,	5000 P.S.I.
WALLS, PIERS, FOOTINGS	3000 P.S.I.
UNFRAMED SLABS ON GRADE	2500 P.S.I.

SEE STRUCTURAL SPECIFICATION SHEETS S5-1 AND S5-2 FOR TYPICAL REINFORCING AND DETAILS.

FOR ANGLES, CLIPS, BARS, PLATES, INSERTS AND OTHER SECTIONS OR MATERIALS ATTACHED TO OR CAST WITH STRUCTURAL MEMBERS, SEE ARCHITECTURAL DETAILS.

FOR EXACT SIZE AND LOCATION OF MECHANICAL ROOF OPENINGS, SLEEVES, SPECIAL EQUIPMENT PADS OR FOUNDATIONS, SEE MECHANICAL DRAWINGS AND MECHANICAL CONTRACTOR'S EQUIPMENT SHOP DRAWINGS.

PROVIDE TEMPORARY BRACING AS REQUIRED TO MAINTAIN ALIGNMENT OF STRUCTURAL FRAME.

PLACE NO BACKFILL UNTIL NEXT HIGHER FRAMED LEVEL IS PLACED OR VERTICAL ELEMENTS ARE SECURELY BRACED AGAINST LATERAL LOADING.

ALL BARS TO HAVE DEFORMATIONS MEETING ASTM-305-56T. [illegible]

STRUCTURAL ANALYSIS AND PROPORTIONING OF MEMBERS BASED ON ULTIMATE STRENGTH DESIGN IN ACCORDANCE WITH THE ACI 318-63 BUILDING CODE.

DESIGN LIVE LOADS:

ROOF	30 PSF
PARKING AND DRIVE AREA	[illegible]
STAIRS AND LOBBIES	100 PSF
[illegible]	[illegible]

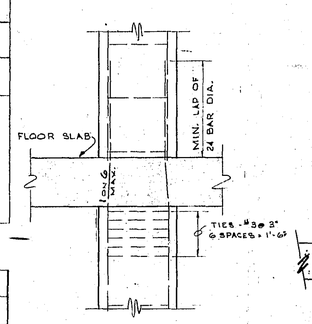
REINFORCING STEEL SHALL BE DETAILED, FABRICATED AND PLACED AS SHOWN ON THE DRAWINGS AND IN ACCORDANCE WITH THE CURRENT A.C.I. BUILDING CODE (ACI-318) AND AND THE CURRENT ACI MANUAL OF STANDARD PRACTICE (ACI-315)

VERIFY ALL DIMENSIONS OF AND BETWEEN FOUNDATION WALLS, PIERS, ETC. WITH ARCHITECTURAL PLANS.

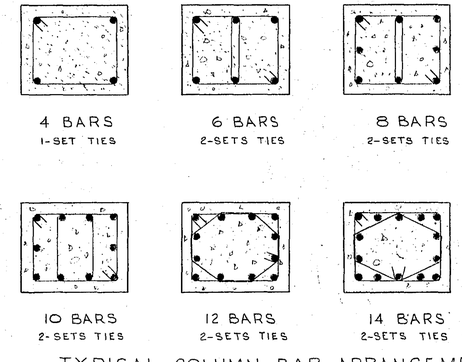
THICKEN ALL SLABS ON GROUND TO A MINIMUM OF 5" WHERE CONDUIT OR OTHER UTILITIES ARE BURIED IN THE SLAB.

ALL MAIN REINFORCING IS TO BE HARD-GRADE BILLET STEEL WITH A MINIMUM YIELD POINT STRENGTH OF 60,000 PSI MEETING ASTM-432-62T. TIES FOR COLUMNS, STIRRUPS FOR BEAMS, OR REINF BARS FOR SLABS ON GRADE MAY BE INTERMEDIATE GRADE BILLET STEEL MEETING ASTM-15-62T. WELDED WIRE FABRIC SHALL COMPLY WITH ASTM-185-61T

EAST-WEST DIMENSION GIVEN 1ST IN COLUMN SCHEDULE.



TYPICAL COLUMN SPLICE — TYPICAL LIGHT BASE



TYPICAL COLUMN BAR ARRANGEMENT
(ALL TIES #3 @ 18" UNLESS NOTED)

T.E.M. WHEAT ENGINEER NO. 10507 STATE OF MICHIGAN REGISTERED PROFESSIONAL ENGINEER

GEN. CONTRACT PKG. DEC. 16, 1965 — ISSUED FOR

REVISIONS

DATE DEC. 16, 1965
J.C. OJN
DR. OJN
CHK. OJN
APR. TEMW

STRUCTURE
MICHIGAN

SMITH, HINCHMAN & GRYLLS ASSOCIATES
ARCHITECTS

O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD
BIRMINGHAM, MICHIGAN

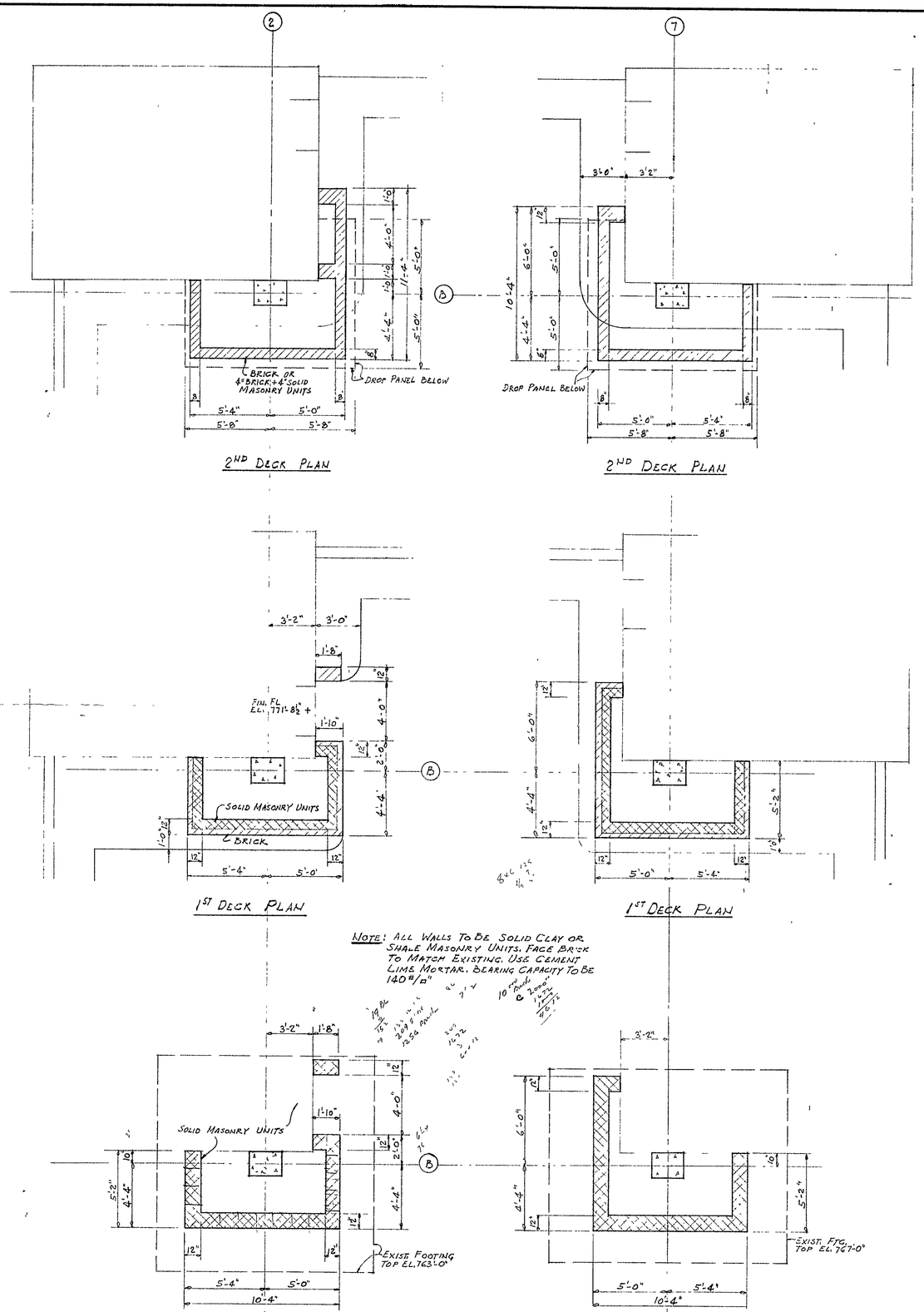
LOT NO. 5 PARKING
BIRMINGHAM

COLUMN; FOOTING SCHEDULES & GENERAL NOTES & DETAILS

JOB NO. 65-19

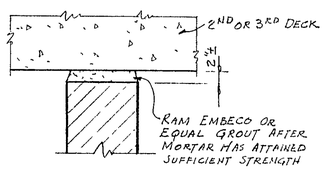
SHEET NO. S-5

BLUE PRINT PAPER CO SC 2 45 FORM 193



NOTE: ALL WALLS TO BE SOLID CLAY OR SHALE MASONRY UNITS. FACE BRICK TO MATCH EXISTING. USE CEMENT LIME MORTAR. BEARING CAPACITY TO BE 140#/□"

NOTE: N.W. AND S.W. CORNERS (H-2 & H-7) SIMILAR TO S.E. CORNER



SECTION THRU WALL AT UNDERSIDE OF 2ND & 3RD DECKS (TYPICAL)

80

STATE OF MICHIGAN JOSEPH L. DELEE CIVIL ENGINEER REGISTERED PROFESSIONAL ENGINEER

DATE	8-30-66
JC	JLD
DR	D
CHK	JLD
APR	JLD

REVISIONS

ISSUED FOR CONSTRUCTION

LOT No. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

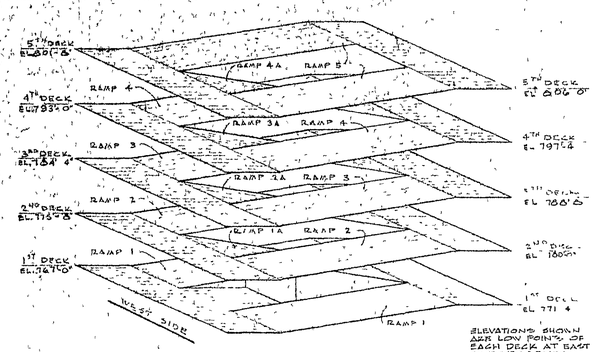
O'DELL, HEWLETT & LUCKENBACH INC.
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN
ARCHITECTS + ENGINEERS

WALL DETAILS

JOB NO. 65-19

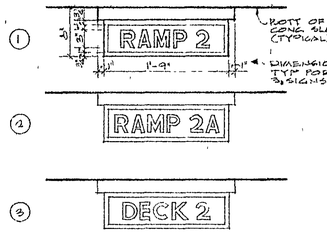
SHEET NO S-6

BLUE PRINT PAPER COMPANY SC-10 65

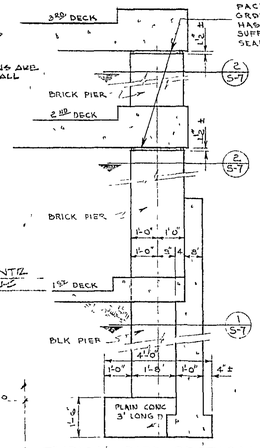


ISOMETRIC DIAGRAM

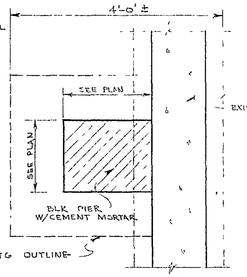
ELEVATIONS SHOWN ARE LOW POINTS OF EACH DECK AT EAST AND WEST ENDS



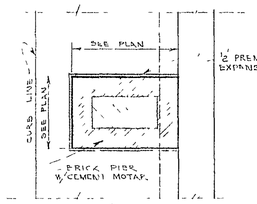
ILLUMINATED SIGNS - BY SIGN CONTR
SEE PLAN THIS SHEET FOR LOCATIONS
SCALE 1"=1'-0"



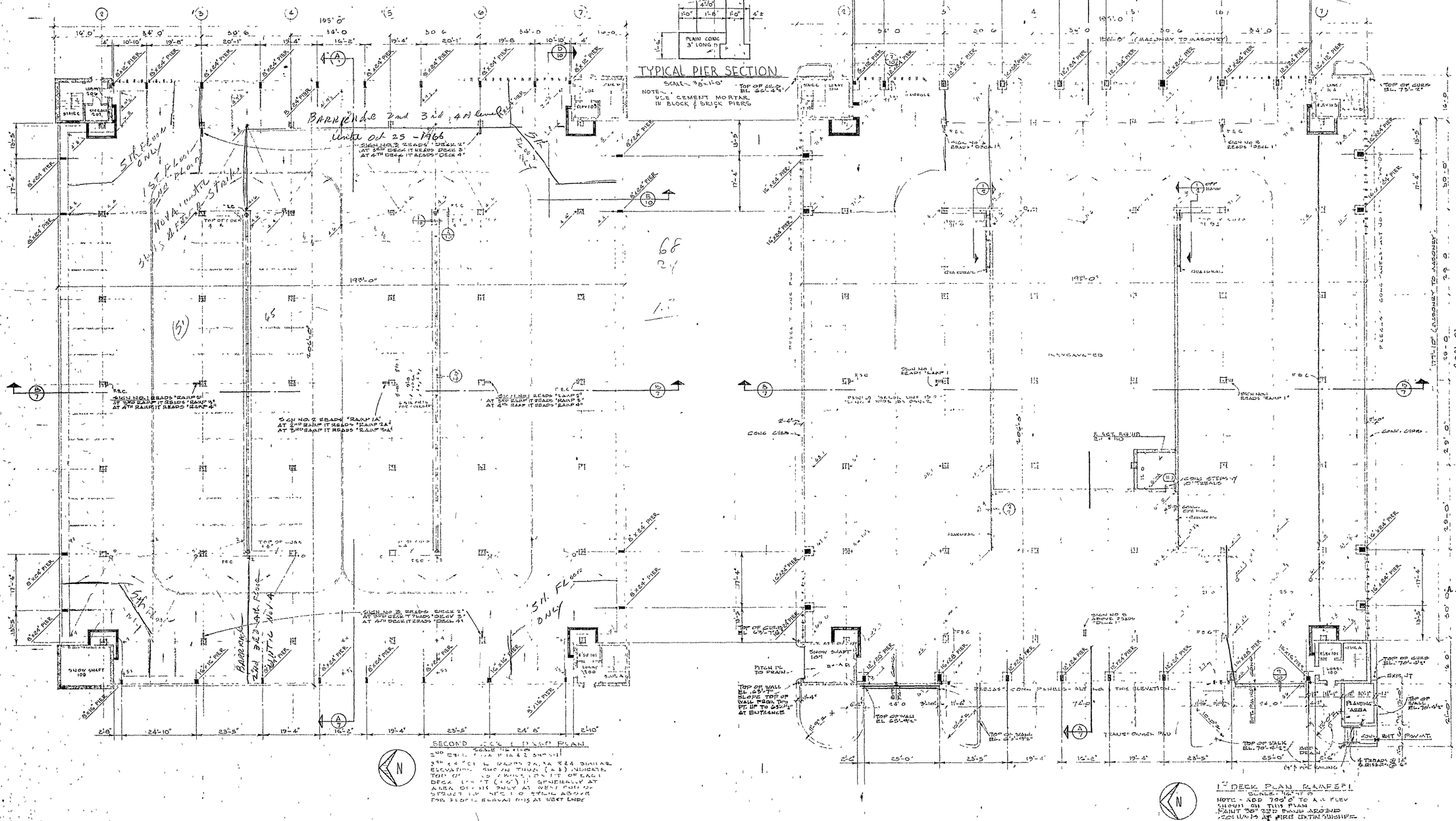
TYPICAL PIER SECTION
SCALE 3/8"=1'-0"
NOTE - USE CEMENT MORTAR IN BLOCK & BRICK PIERS



SECTION (1) S-7
SCALE 3/8"=1'-0"

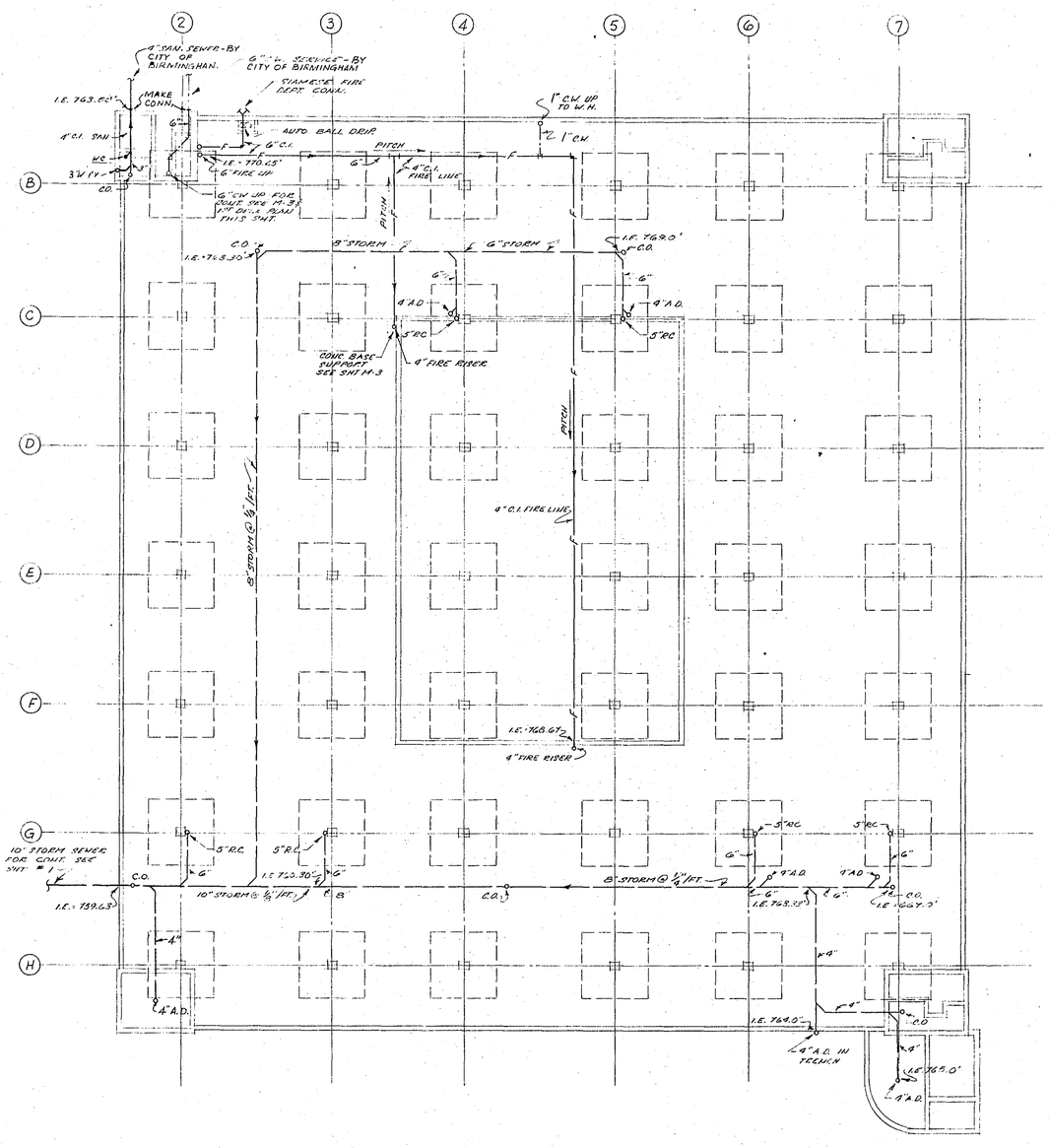


SECTION (2) S-7
SCALE 3/4"=1'-0"


BARRICADE 2nd 3rd 4th Level Until Oct 25 - 1966
SIGN NO 3 READS "DECK 2" AT 3RD DECK IT READS "DECK 3" AT 4TH DECK IT READS "DECK 4"
1ST FLOOR ONLY
NOVA MUNTZ DOOR & STAIR
SIGN NO 2 READS "RAMP 1A" AT 2ND RAMP IT READS "RAMP 2A" AT 3RD RAMP IT READS "RAMP 3A"
SIGN NO 1 READS "RAMP 1" AT 3RD RAMP IT READS "RAMP 2" AT 4TH RAMP IT READS "RAMP 3"
SIGN NO 1 READS "RAMP 1"
SIGN NO 2 READS "RAMP 1A" AT 2ND RAMP IT READS "RAMP 2A" AT 3RD RAMP IT READS "RAMP 3A"
SIGN NO 3 READS "DECK 2" AT 3RD DECK IT READS "DECK 3" AT 4TH DECK IT READS "DECK 4"
5TH FLOOR ONLY
BARRICADE 2nd 3rd 4th Level Until Oct 25 - 1966
SIGN NO 1 READS "RAMP 1"
SIGN NO 2 READS "RAMP 1A"
SIGN NO 3 READS "DECK 2"
SIGN NO 3 READS "DECK 3"

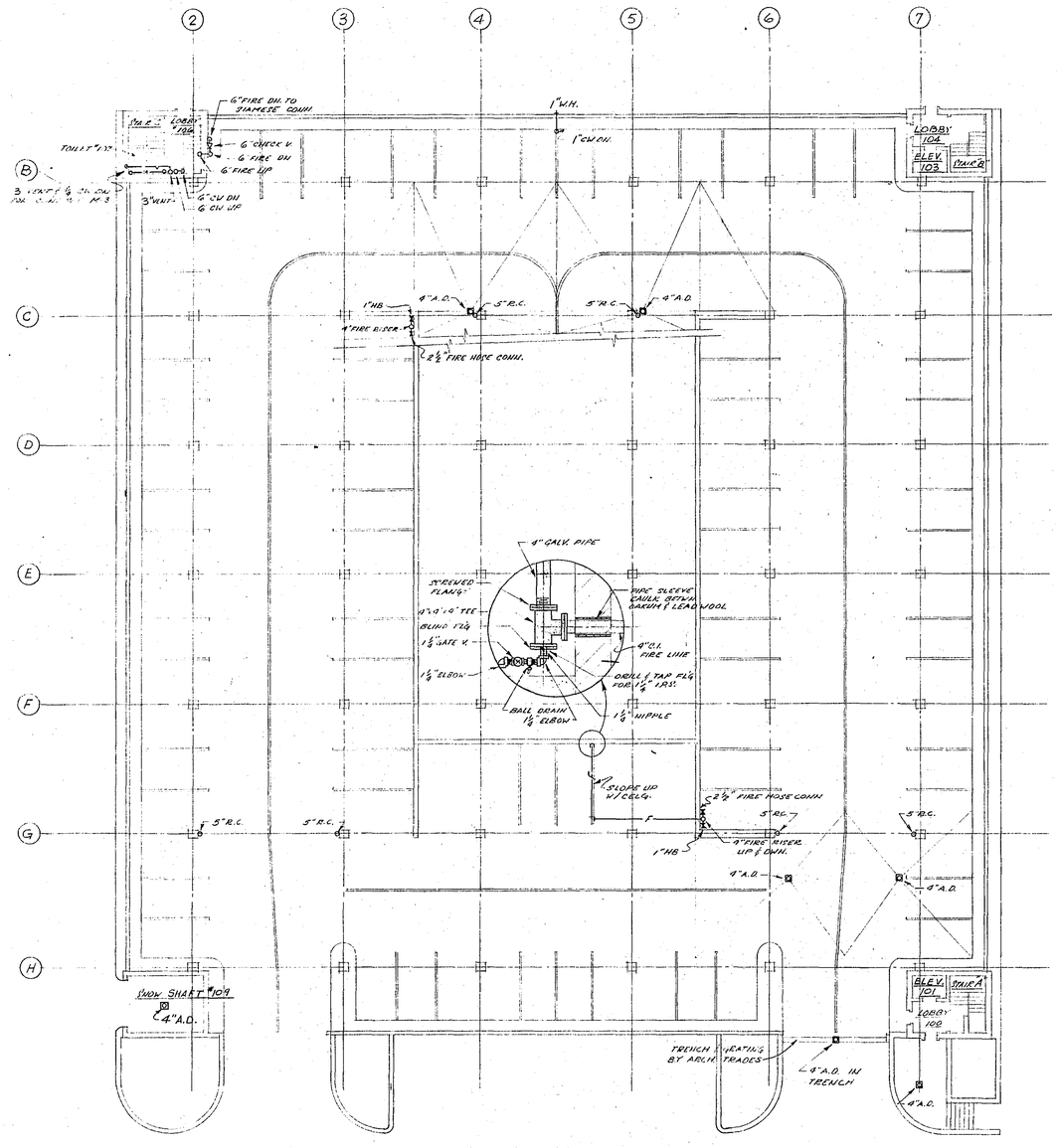
LEGEND

SERVICE	ABBREV.
WATER CLOSET	W.C.
LAVATORY	LAV.
WALL HYDRANT	W.H.
HOSE BIBB	H.B.
COLD WATER	C.W.
WASTE & VENT	W&V
CLEAN OUT	C.O.
AREA DRAIN	A.D.
ROOF SUMP	R.S.
ROOF CONDUCTOR	R.C.
CAST IRON	C.I.
INVERT ELEVATION	I.E.



FOUNDATION PLAN

SCALE 1/16" = 1'-0"



FIRST DECK PLAN

SCALE : 1/16" = 1'-0"

BLUE PRINT PAPER CO. SC 2-65 FORM 103

PAUL W. GROTH MECHANICAL ENGINEER REGISTERED No. 8421

DATE	REVISIONS
12-16-65	ISSUED FOR GEN. CONT. BIDS 12-16-65

J.C. B.N.F. DR. G.C.M. CHK. P.W.G. APR. P.W.G.

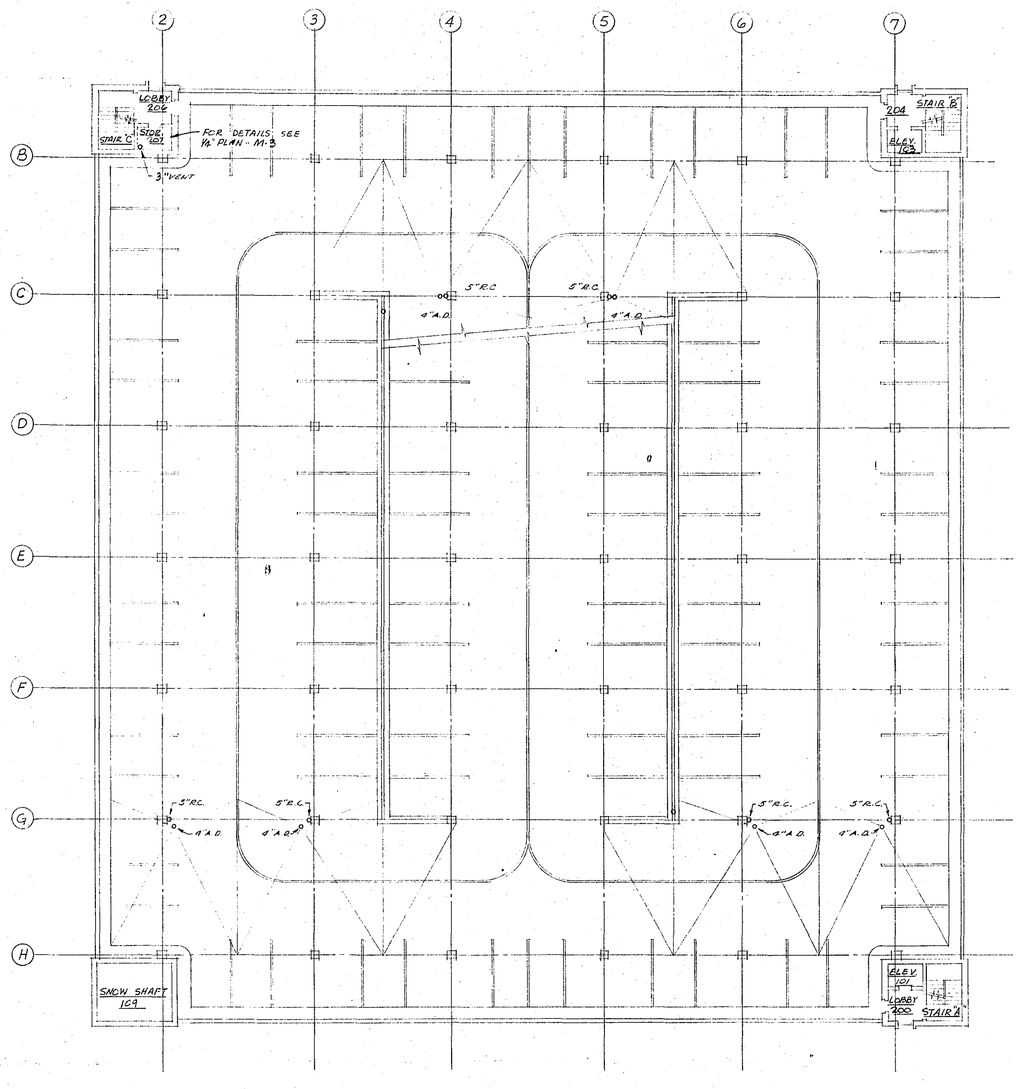
LOT NO.5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES & ARCHITECTS
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

FOUNDATION PLAN & FIRST DECK PLAN
PLUMBING

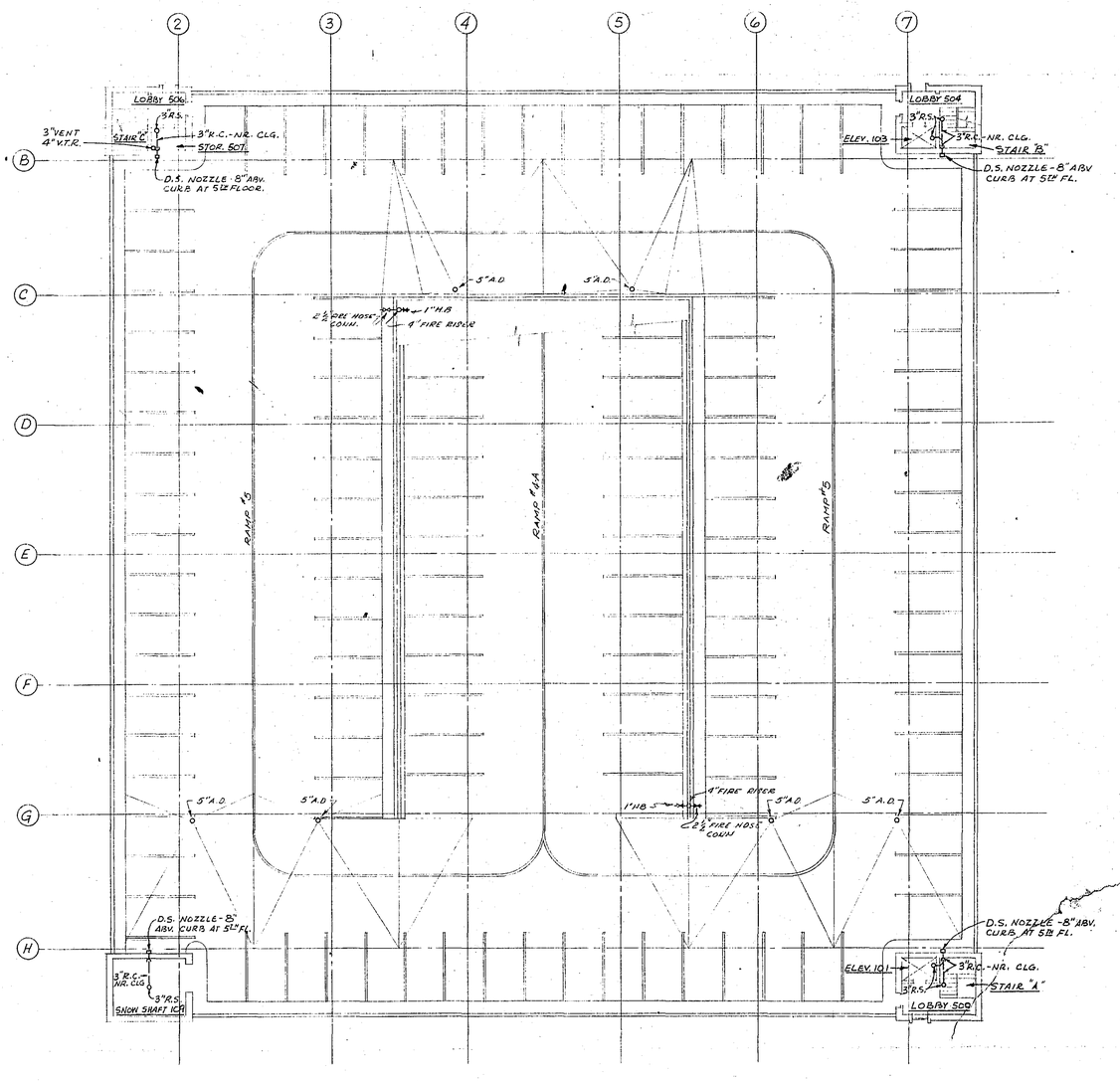
JOB NO. 65-19

SHEET NO. M-1 OF 3



SECOND DECK PLAN - THIRD & FOURTH DECKS SIMILAR

SCALE 1/16" = 1'-0"



FIFTH DECK PLAN - RAMPS # 5 & 4-A

SCALE 1/16" = 1'-0"

DATE	BY	REVISIONS
12-16-65	GCM	ISSUED FOR GEN. CONTR. BIDS 12-16-65

PAUL W. GROTH MECHANICAL ENGINEER NO. 8421 REGISTERED PROFESSIONAL STATE OF MICHIGAN

J.C. BME DR. GCM CHK. PWG APR. PWG

ASSOCIATES & ARCHITECTS

LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

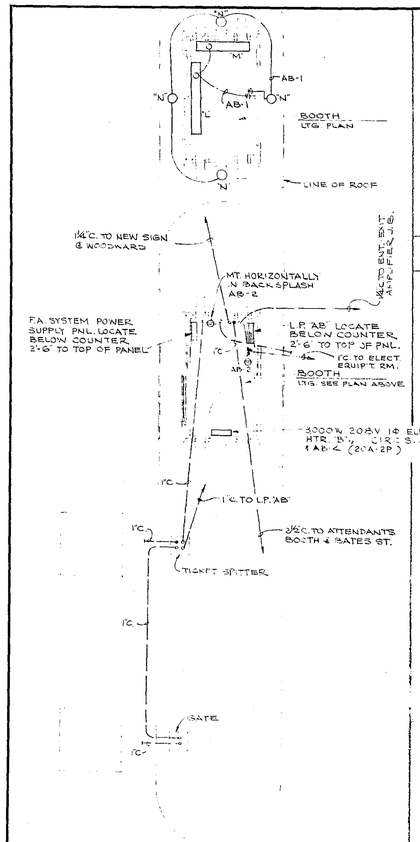
O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

TYPICAL DECK & FIFTH DECK PLANS

JOB NO. 65-19

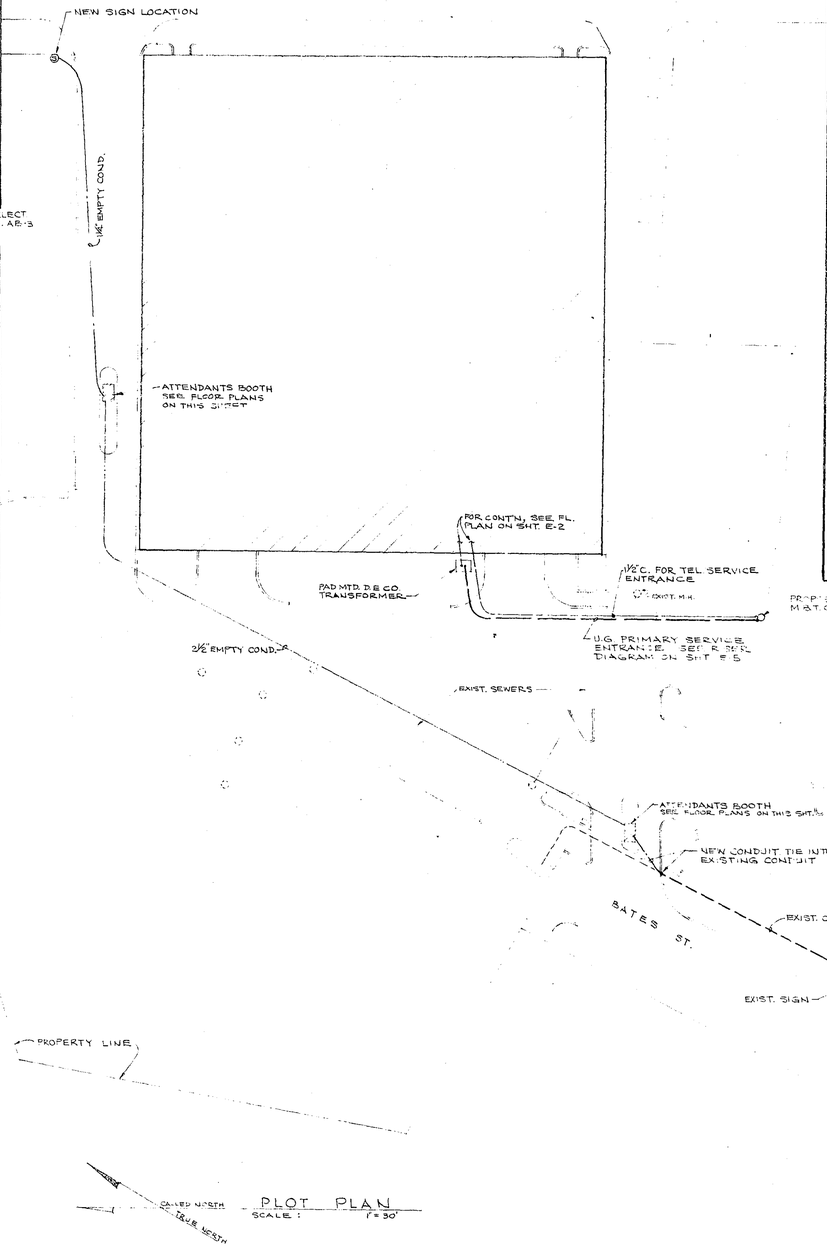
SHEET NO. M-2 OF 3

BLUE PRINT PAPER CO. SC 2-65 FORM 103

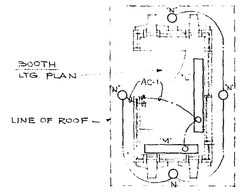


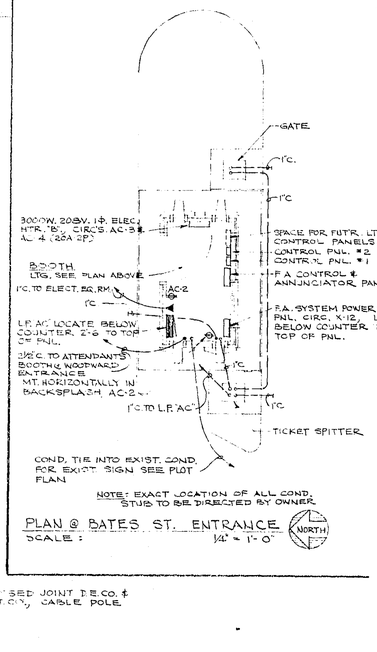
NOTE: EXACT LOCATION OF ALL CONDUIT STUB TO BE DIRECTED BY OWNER.

PLAN @ WOODWARD ENTRANCE
SCALE : 1/4" = 1'-0"



PLOT PLAN
SCALE : 1"=30'





NOTE: EXACT LOCATION OF ALL COND. STUB TO BE DIRECTED BY OWNER.

PLAN @ BATES ST. ENTRANCE
SCALE : 1/4" = 1'-0"

LEGEND

SYMBOL	DESCRIPTION
⊗	EXIT LIGHT
○	INCANDESCENT LIGHTING FIXTURE @ CLG.
○·	INCANDESCENT LIGHTING FIXTURE @ WALL
⌑	POLE MOUNTED OUTDOOR LIGHTING FIXTURE
▭	FLUORESCENT LIGHTING FIXTURE
▭	FLUORESCENT NITE LIGHT
⇥	DUPLEX RECEPTACLE
⇥	SINGLE POLE SWITCH
(H)	DRAIN HEATER, SEE SHT. E-5 FOR DETAIL
J	JUNCTION BOX
J	JUNCTION BOX FOR DECK SIGN (SIGN BY OTHERS)
□ F.E.C.	FIRE EXTINGUISHER CABINET BY OTHERS ELECT. CONTRACTOR TO PROVIDE J.B. & WIRES FINAL CONNECTION BY OTHERS
F	FIRE ALARM STATION
F	FIRE ALARM HORN
R	RELAY
D	DISCONNECT SWITCH
A-1	CIRCUIT NO.1, LIGHTING PANEL 'A'
'A'	TYPE 'A' LIGHTING FIXTURE
W.P.	WEATHER-PROOF

LIGHTING FIXTURE SCHEDULE

TYPE	LAMPS	MANUFACTURERS OR EQUAL	REMARKS
"A"	1-F72T12/CW/HO (800MA 277V. H.P.F. -0°F OPERATION BALLAST)	TRI-PART #100 CP. PLEXIGLASS TRANSLUCENT LENS AND ALUMINUM HOUSING W/G.E. 89 & 928 BALLAST OR EQUAL	SURFACE MTD.
"B"	2-F48T12/CW/HO (800MA 120V. H.P.F. -20°F OPERATION BALLAST)	TRI-PART #200 CP, PLEXIGLASS TRANSLUCENT LENS AND ALUM. HOUSING W/G.E. 89 & 605 BALLAST OR EQUAL	SURFACE MTD.
"C"	1-250W. COLOR CORRECTED MERC. LAMP	PRESCOLITE #5930F SPECIAL COMPLETE WITH 5'DIA. x 10'-0" HIGH ALUMINUM POLE, TRANSFORMER BASE TYPE. COMPLETE WITH 277V. BALLAST	CONC. BASE BY OTHERS
"D"	1-100W	BENJAMIN #5641	SURFACE MTD.
"E"	1-100W	BRYANT #5228	BOX MTD.
"F"	2-60W	ART METAL # 601	SURFACE MTD.
"G"	4-C7 LAMPS	PERFECLITE # PS-371	CLG. MTD.
"H"	4-C7 LAMPS	PERFECLITE # PS-371 T	" "
"J"	4-C7 LAMPS	PERFECLITE # PS-371 E	" "
"K"	4-C7 LAMPS	PERFECLITE # PS-331 (WEATHER-PROOF)	WALL RECESSED
"L"	2-40W RAPID START	ALKCO # 1245	CLG. MTD.
"M"	2-30W RAPID START	ALKCO # 1235	CLG. MTD
"N"	1-100W	PERFECLITE # F385 AL	RECESSED

DATE	12/16/65				
J.C.	K.K.				
DR.	K.K.				
CHK.	J.M.				
APR.	J.M.			REVISIONS	ISSUED FOR GEN'L CONTR. BIDS 12/16/65

LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH ASSOCIATES & ARCHITECTS
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

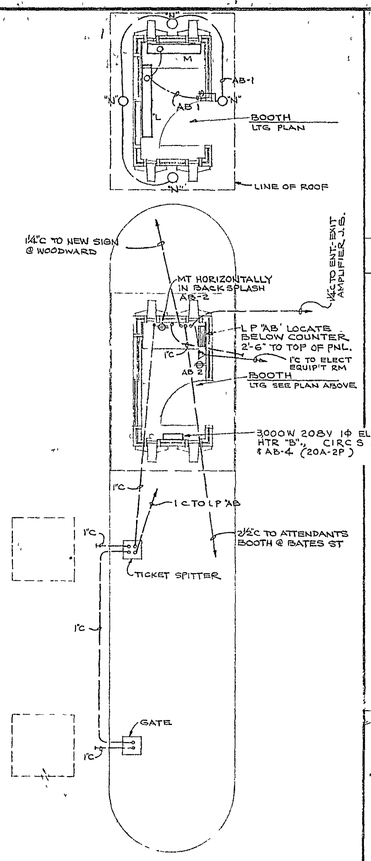
PLOT PLAN, LEGEND & LIGHTING FIXTURE SCHEDULE

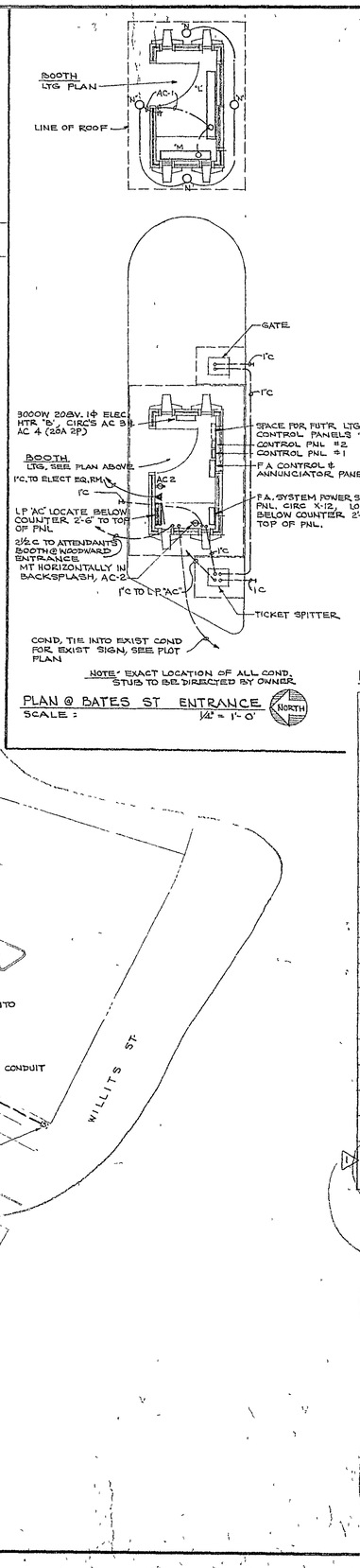
JOB NO. 65-19

SHEET NO. E-1

MIGDAL, LAYNE & SACKS, INC.
CONSULTING ENGINEERS
10150 W. NINE MILE RD.
OAK PARK, MICHIGAN 48237
548-6333

BLUE PRINT PAPER CO. SC 2-65 FORM 103



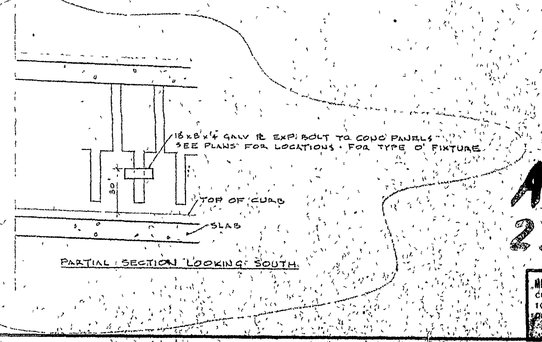


LEGEND

SYMBOL	DESCRIPTION
⊠	EXIT LIGHT.
○	INCANDESCENT LIGHTING FIXTURE @ CLG
○	INCANDESCENT LIGHTING FIXTURE @ WALL
⊡	POLE MOUNTED OUTDOOR LIGHTING FIXTURE
▭	FLUORESCENT LIGHTING FIXTURE
▭	FLUORESCENT NITE LIGHT
⇒01	DUPLEX RECEPTACLE
—H	SINGLE POLE SWITCH
(H)	DRAIN HEATER, SEE SHT E-5 FOR DETAIL
(J)	JUNCTION BOX
(J)	JUNCTION BOX FOR DECK SIGN (SIGN BY OTHERS)
□FEC	FIRE EXTINGUISHER CABINET BY OTHERS ELECT CONTRACTOR TO PROVIDE, J.B. & WIRES FINAL CONNECTION BY OTHERS
(F)	FIRE ALARM STATION
(F)	FIRE ALARM HORN
(R)	RELAY
□	DISCONNECT SWITCH
A-1	CIRCUIT NO 1, LIGHTING PANEL 'A'
'A'	TYPE 'A', LIGHTING FIXTURE
WP	WEATHER-PROOF

LIGHTING FIXTURE SCHEDULE

TYPE	LAMPS	MANUFACTURERS OR EQUAL	REMARKS
'A'	1-F72T12/CW/HO (800MA 277V HPF, 0°F OPERATION BALLAST)	TRI-PART #100 CP, PLEXIGLASS TRANSLUCENT LENS AND ALUMINUM HOUSING W/G.E. 89 & 928 BALLAST OR EQUAL	SURFACE MTD
"B"	2 F48T12/CW/HO (800MA 120V HPF -20°F OPERATION BALLAST)	TRI-PART #200 CP, PLEXIGLASS TRANSLUCENT LENS AND ALUM HOUSING W/G.E 89 & 605 BALLAST OR EQUAL	SURFACE MTD.
"C"	1-250W, COLOR CORRECTED MERC LAMP	PRESCOLITE #5930F SPECIAL COMPLETE WITH 5" DIA. x 10'-0" HIGH ALUMINUM POLE, TRANSFORMER BASE TYPE, COMPLETE WITH 277V. BALLAST	CONC BASE BY OTHERS
"D"	1-100W	BENJAMIN #5641	SURFACE MTD.
"E"	1-100W	BRYANT #5228	BOX MTD.
F	2-60W	ART METAL # 601	SURFACE MTD.
"G"	4-C7 LAMPS	PERFECLITE # PS-371	CLG. MTD.
"H"	4-C7 LAMPS	PERFECLITE # PS-371 T	" "
"J"	4-C7 LAMPS	PERFECLITE # PS-371 E	" "
"K"	4-C7 LAMPS	PERFECLITE # PS-331 (WEATHER-PROOF)	WALL RECESSED
'L'	2-40W RAPID START	ALKCO # 1245	CLG MTD
"M"	2-30W RAPID START	ALKCO # 1235	CLG. MTD
"N"	1-100W	PERFECLITE #PF385 AL	RECESSED
"O"	400 WATTS COLOR CORRECTED MERCURY	HOLOPHANE #456 W/ #0877 CAST ALUMINUM BRACKET (277 VOLT) WITH PHOTO-ELECTRIC CELL	PROVIDE 18"W x 8"H x 1/4" THICK GALV STEEL PLATE TO SPAN BETWEEN CONCRETE FINS - SEE DET BELOW.



		6-24-66	BULLETIN NO. 2
		6-24-66	ISSUED FOR GEN'L CONTR. BIDS 12/16/65
		REVISIONS	
DATE	12/16/65		
JC	KK	DR	KK
		CHK	RM
		APR	AM

BC
BIRMINGHAM CITY PLANNING COMMISSION
APPROVED
DATE 12-16-65

O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES
ARCHITECTS
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

PARKING STRUCTURE
LOT NO. 5
BIRMINGHAM, MICHIGAN

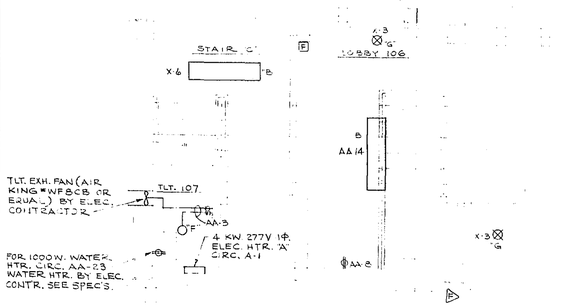
PLOT PLAN, LEGEND & LIGHTING FIXTURE SCHEDULE

JOB NO. 65-10

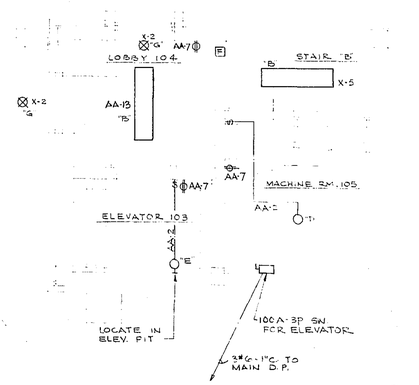
SHEET NO. E-1

A-19
23A

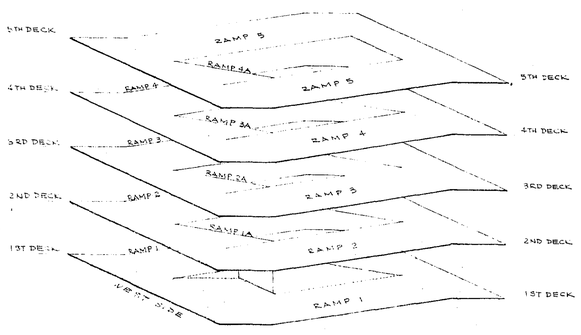
BLUE PRINT PAPER CO. 'BC 2 49 FORM 103



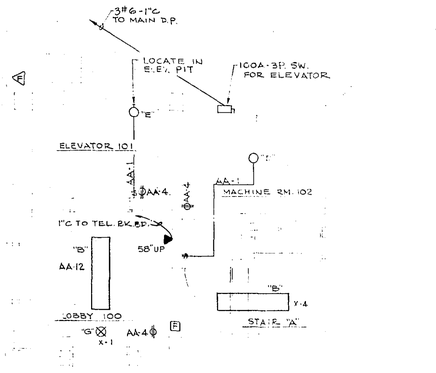
STAIR "C" - NORTHEAST CORNER
1ST DECK PLAN
SCALE 1/4"=1'-0"



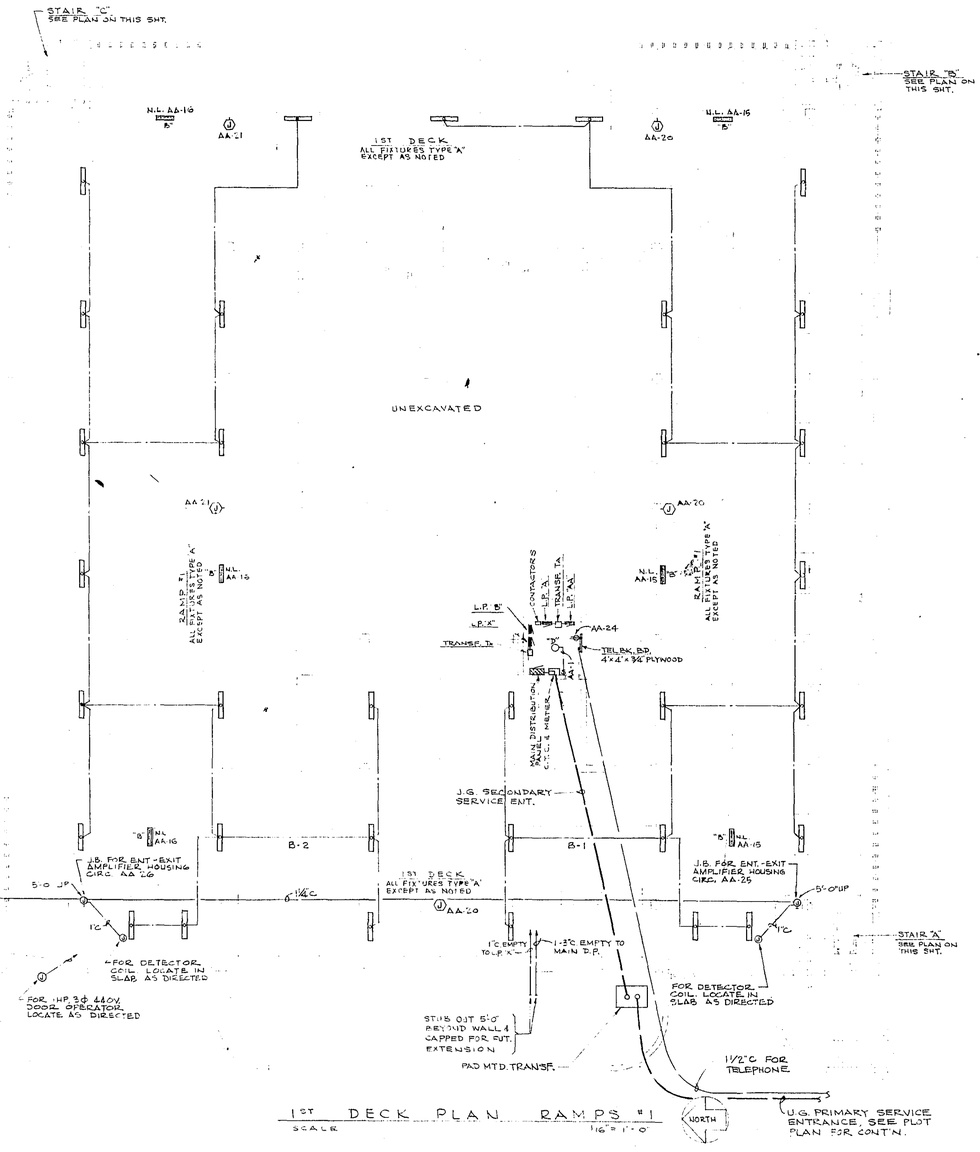
STAIR "B" - SOUTHEAST CORNER
1ST DECK PLAN
SCALE 1/4"=1'-0"



ISOMETRIC DIAGRAM



STAIR "A" - SOUTHWEST CORNER
1ST DECK PLAN
SCALE 1/4"=1'-0"



1ST DECK PLAN RAMPS #1
SCALE 1/8"=1'-0"

DATE	12/16/65		
J.C.	K.K.		
DR.	K.K.		
CHK.	A.M.		
APR.	J.M.	REVISIONS	ISSUED FOR GEN. CONTR. BIDS 12/16/65

LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
ASSOCIATES & ARCHITECTS
950 N. HUNTER BOULEVARD
BIRMINGHAM, MICHIGAN

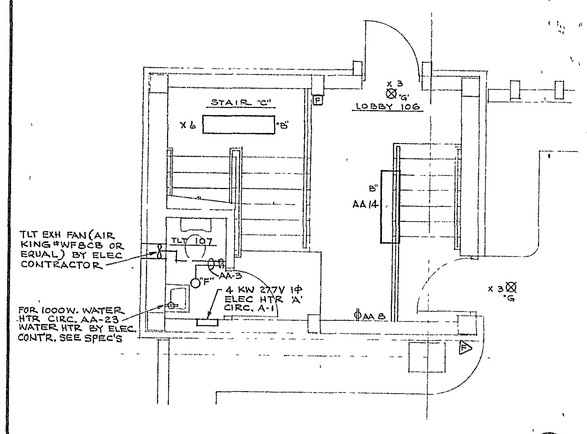
1ST DECK PLAN

JOB NO. 65-19

SHEET NO. E-2

MIGDAL, LAYNE & SACHS, INC.
CONSULTING ENGINEERS
10150 W. NINE MILE RD.
OAK PARK, MICHIGAN 48237
548-6333

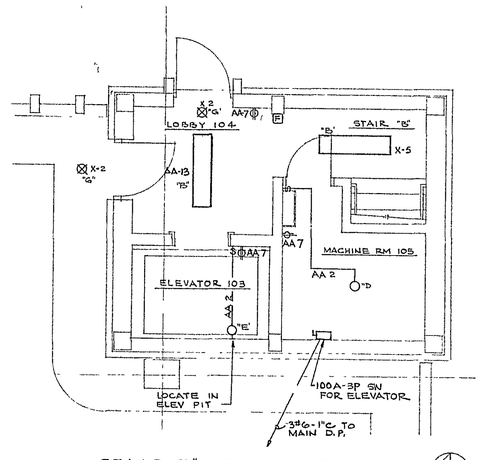
BLUE PRINT PAPER CO. SC 2-65 FORM 103



STAIR "C" - NORTHEAST CORNER

1ST DECK PLAN

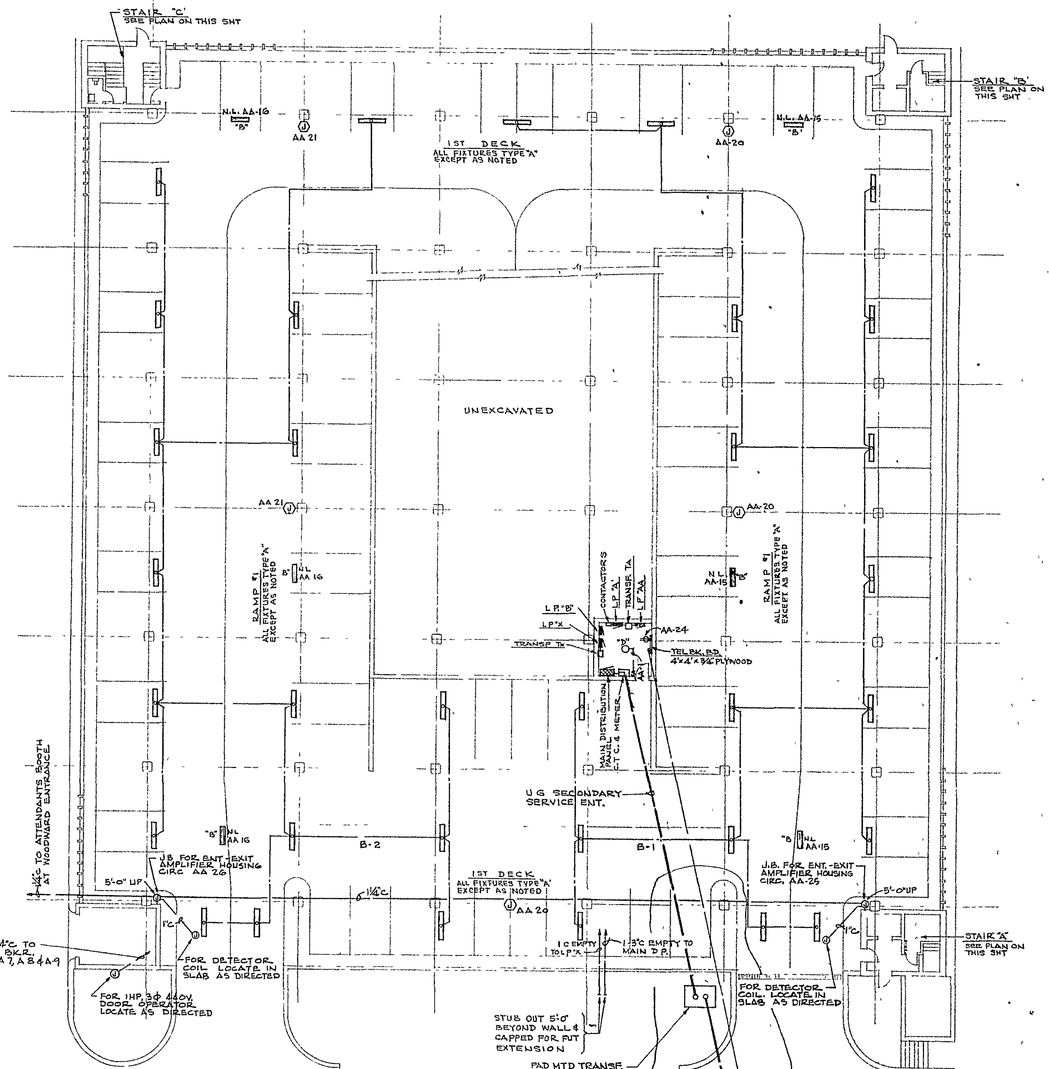
SCALE 1/4" = 1'-0"



STAIR "B" - SOUTHEAST CORNER

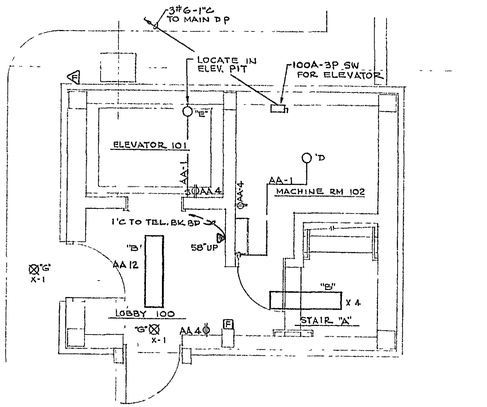
1ST DECK PLAN

SCALE 1/4" = 1'-0"



1ST DECK PLAN RAMPS #1

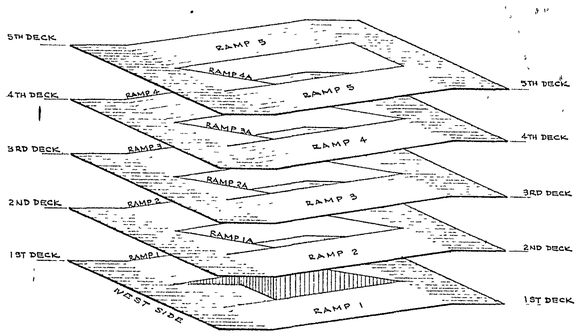
SCALE 1/16" = 1'-0"



STAIR "A" - SOUTHWEST CORNER

1ST DECK PLAN

SCALE 1/4" = 1'-0"



ISOMETRIC DIAGRAM

DATE	12/16/65		
J.C.	K.K.		
DR.	K.K.	6-24-66	BULLETIN NO 2 - 6-22-66
CHK	A.M.		
APR	A.M.	REVISIONS	ISSUED FOR GEN. CONTR. BIDS 12/16/65

LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH ASSOCIATES & ARCHITECTS
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

1ST DECK PLAN

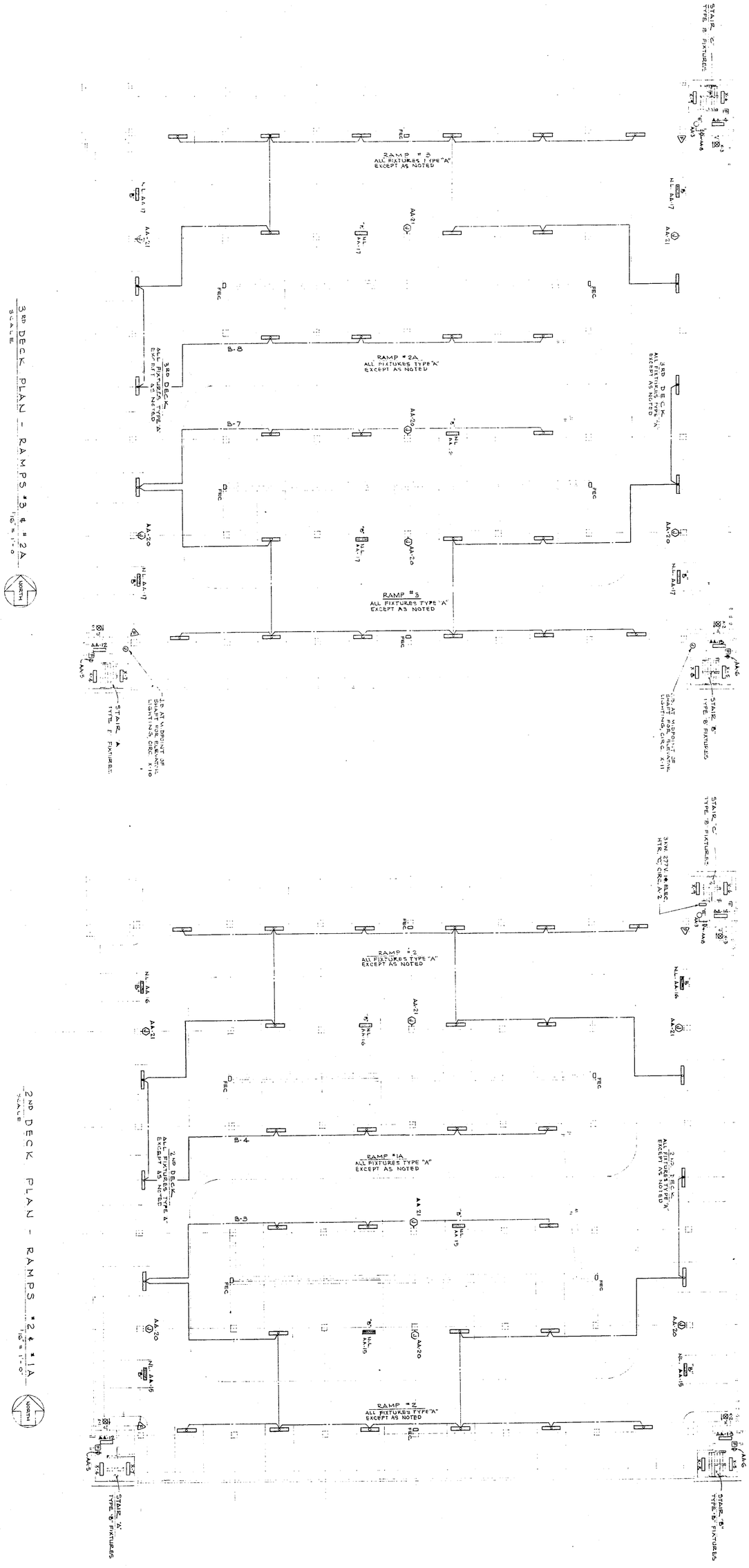
A-19
24A

JOB NO. 65-19.

SHEET NO. E-2A

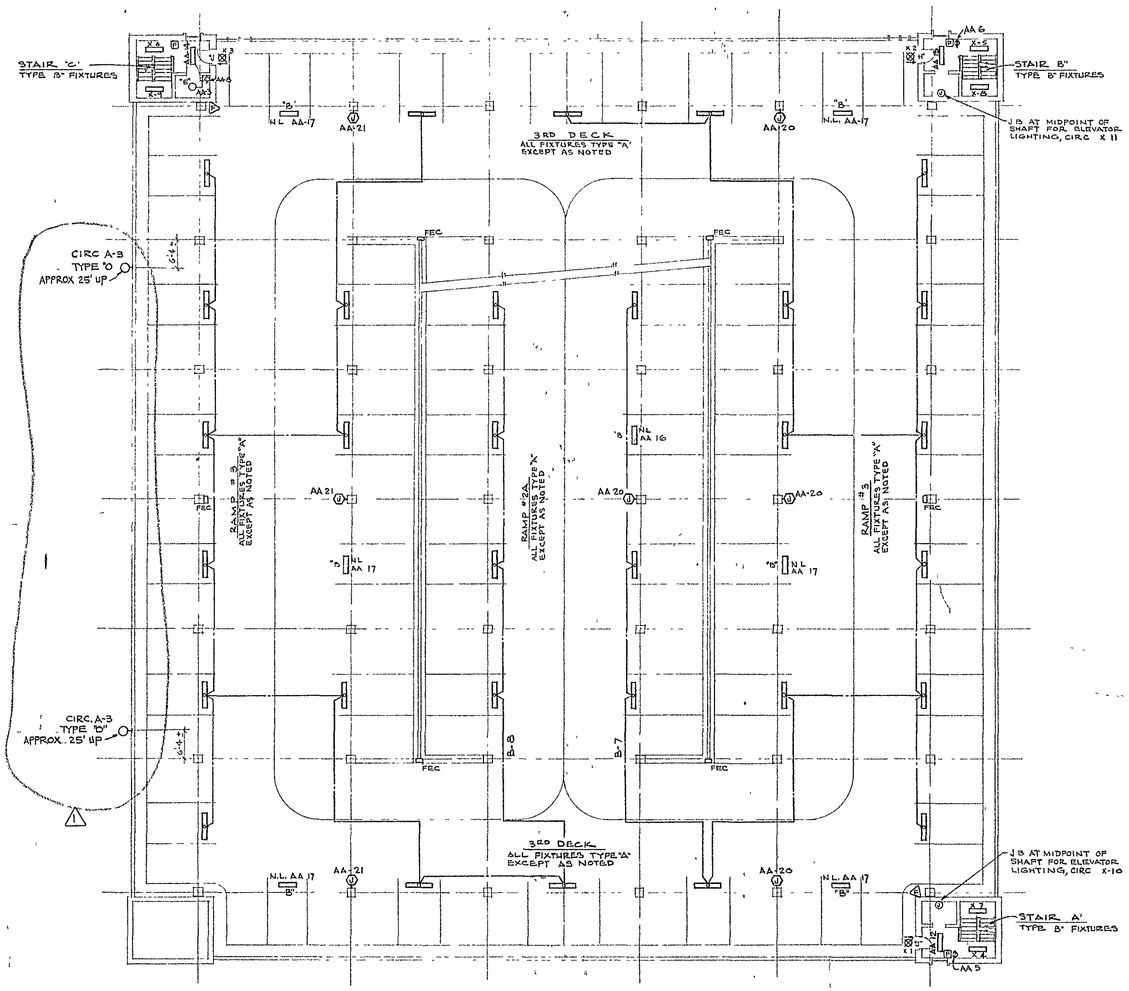
MIGDAL, LAYNE & SACHS, INC
CONSULTING ENGINEERS
10150 W. NINE MILE RD
OAK PARK, MICHIGAN 48237
548-6333

BLUE PRINT PAPER CO SC 3 68 FORM 103

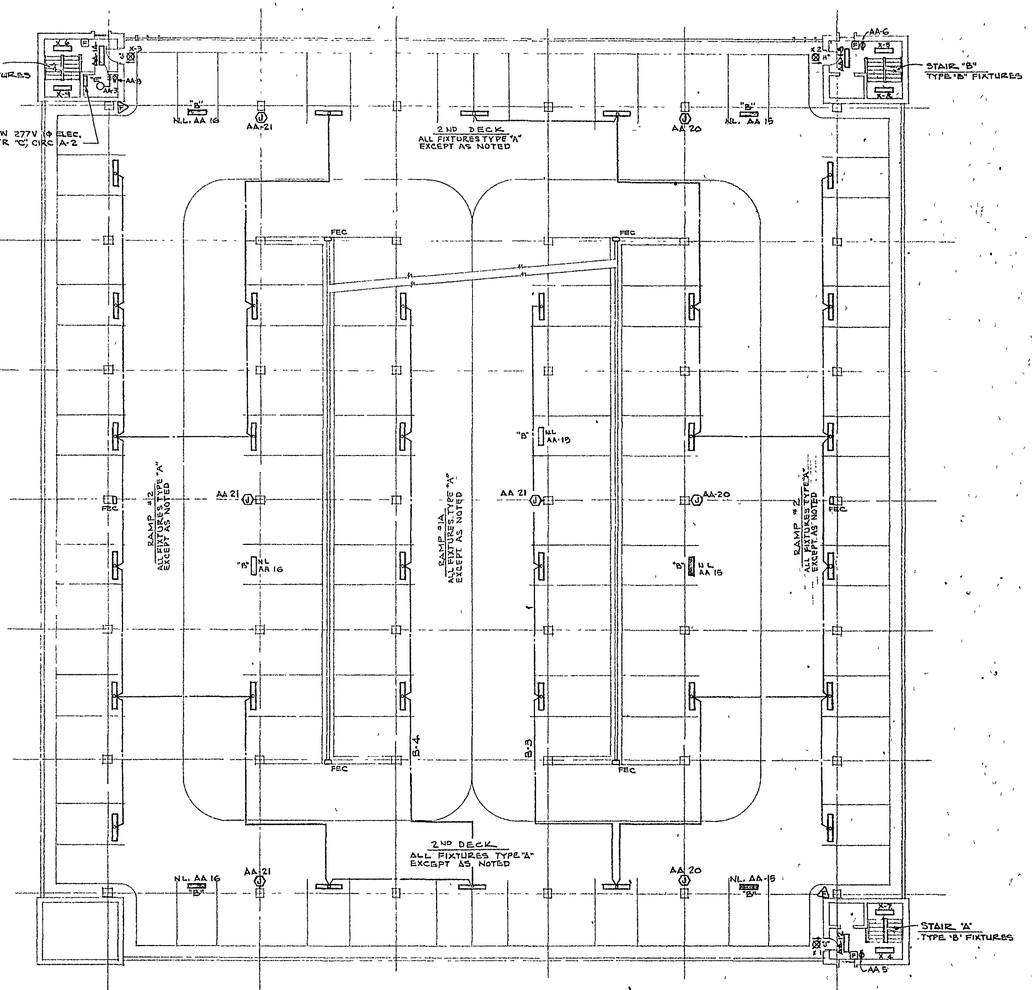


MICHAEL LAVIE & SAGES, INC.
CONSULTING ENGINEERS
10150 W. NINE MILE RD.
OAK PARK, MICHIGAN 48237
548-6333

SHEET NO. E-3	JOB NO. 65-19	2ND DECK & 3RD DECK PLANS	LOT NO. 5 PARKING STRUCTURE BIRMINGHAM MICHIGAN O'DELL, HEWLETT & LUCKENBACH ASSOCIATES & ARCHITECTS 950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN	DATE 12/16/65 J.C. K K DR. K.K. CHK. AM APR. AM	REVISIONS	ISSUED FOR GEN. CONTR. BIDS 12/16/65



3RD DECK PLAN - RAMPS #3 & #2A
SCALE 1/16" = 1'-0"
NORTH



2ND DECK PLAN - RAMPS #2 & #1A
SCALE 1/16" = 1'-0"
NORTH

A-19
25A

DATE 12/16/65			
JC KK			
DR K.K			
CHK	6-24-66	BULLETIN NO 2 6-24-66	
APR	REVISIONS	ISSUED FOR GEN. CONTR. BIDS 12/16/65	

LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN
ASSOCIATES & ARCHITECTS

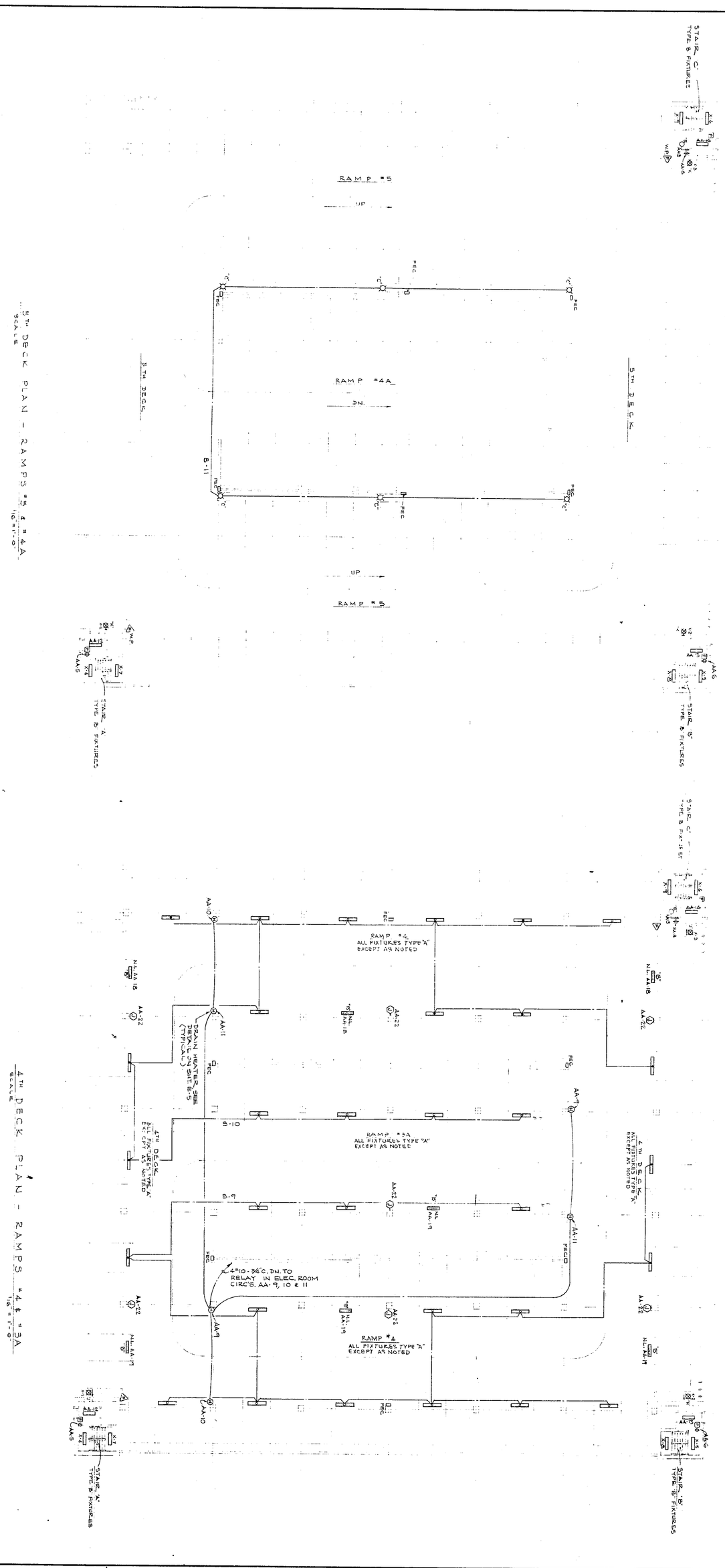
2ND DECK & 3RD DECK PLANS

JOB NO. 65-19

SHEET NO E-3A

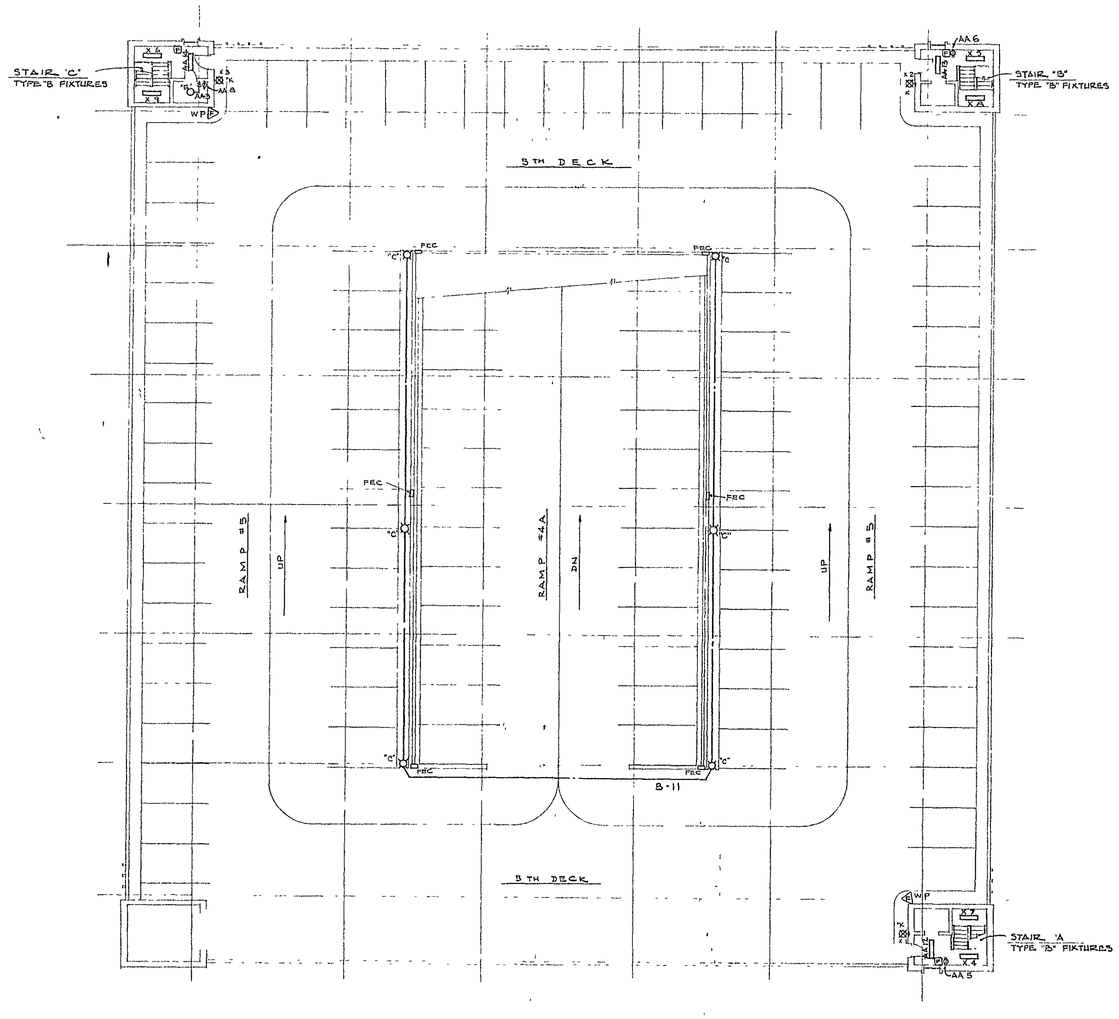
MICHAL, LAYNE & SACHS, INC.
CONSULTING ENGINEERS
10150 W. NINE MILE RD
OAK PARK, MICHIGAN 48237
548-6333

BLUE PRINT PAPER CO SC 2 68 FORM 109

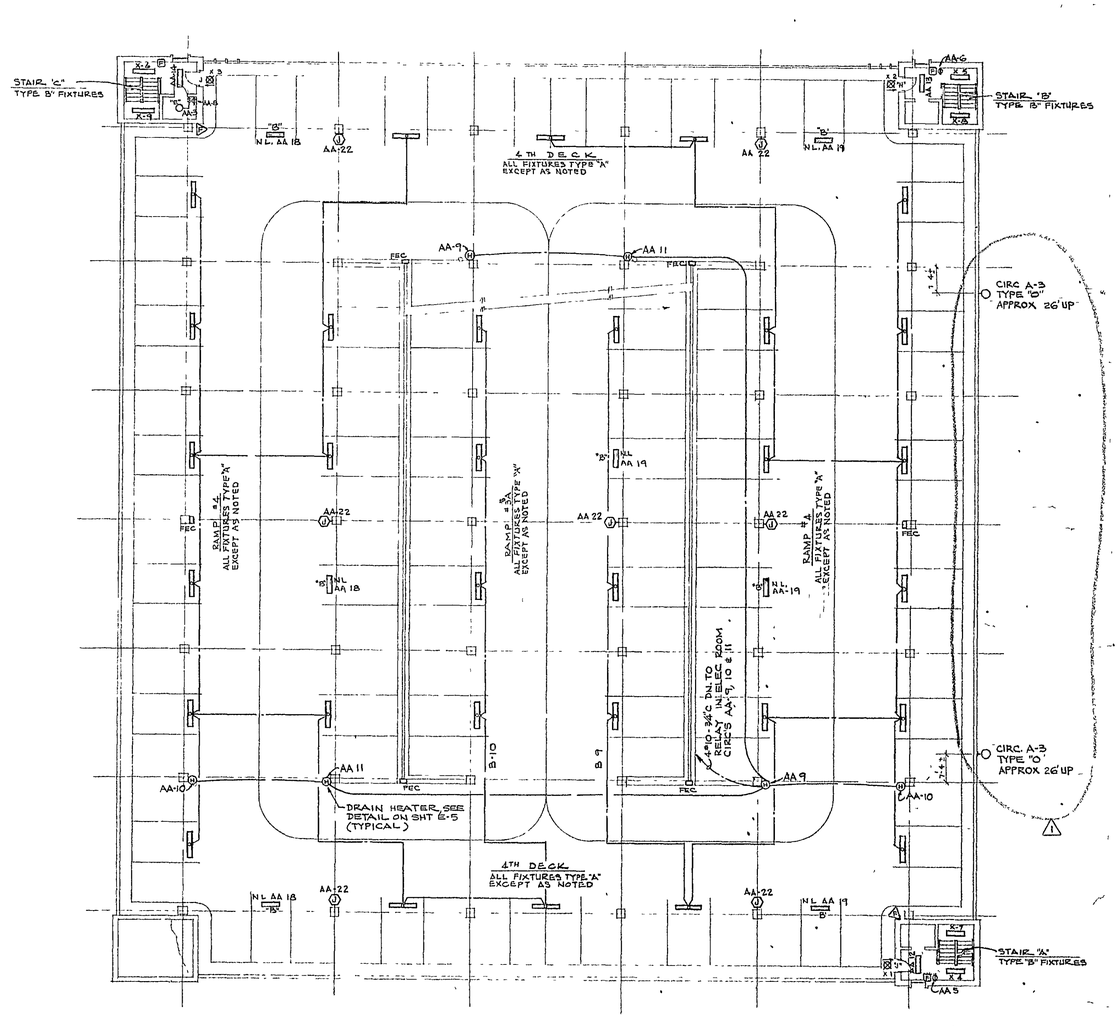


MICHAEL LAWRE & SACKS, INC.
CONSULTING ENGINEERS
10150 W. NINE MILE RD.
OAK PARK, MICHIGAN 48237
548-6333

SHEET NO. E-4	JOB NO. 65-19	4TH DECK & 5TH DECK PLANS	LOT NO. 5 PARKING STRUCTURE BIRMINGHAM MICHIGAN O'DELL, HEWLETT & LUCKENBACH ASSOCIATES & ARCHITECTS 950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN	DATE 12/16/65 J.C. K K DR. K K CHK. a m APR. a m	REVISIONS	ISSUED FOR GEN. CONTR. BIDS 12/16/65



5TH DECK PLAN - RAMPS #5 & #4A
SCALE 1/16" = 1'-0"



4TH DECK PLAN - RAMPS #4 & #3A
SCALE 1/16" = 1'-0"

A-19
26A

MIGDAL, LAYNE & SACHS, INC.
CONSULTING ENGINEERS
10150 W. NINE MILE RD
OAK PARK, MICHIGAN 48237
548-6333

DATE 12/16/65		
JC KK		
DR KK		
CHK AM	6-24-66	BULLETIN NO 2 6-24-66
APR AM	REVISIONS	ISSUED FOR GEN. CONTR. BIDS 12/16/65

LOT NO. 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN
ASSOCIATES & ARCHITECTS

4TH DECK & 5TH DECK PLANS

JOB NO. 65-19

SHEET NO E-4A

BLUE PRINT PAPER CO EC 2 65 FORM 102

LIGHTING PANELS SCHEDULE

L.P. "A" (480/277 V. 3φ. 4 W.)

6 - 20 A - 1P BREAKERS
2 ACTIVE, 4 SPARE
1 - 40A - 3P BREAKER FOR 1HP 3 φ 440V DOOR OPERATOR J.B.
1 - 50A - 3P BREAKER SUB FEED L.P. AA VIA 45 KVA TRANSFORMER

L.P. "B" (480/277V. 3φ 4W) (SPLIT BUS PANEL)

BUS #1: CIRCS B-1 THRU B-6
6 - 20A - 1P BREAKERS:
4 ACTIVE, 2 SPARE.
WITH 30A-3P MAIN BKR.

BUS #2: CIRCS B-7 THRU B-12
6 - 20A - 1P BREAKERS
5 ACTIVE, 1 SPARE
WITH 30A 3P MAIN BKR.

L.P. "X" (208/120V. 3φ 4W. EMERGENCY PANEL)

15 - 20A-1P BREAKERS:
12 ACTIVE, 3 SPARE
1 - 30A-3P BKR.
SPARE FOR FUTURE EMERGENCY LTG.

L.P. "AA" (208/120 V. 3φ. 4W)

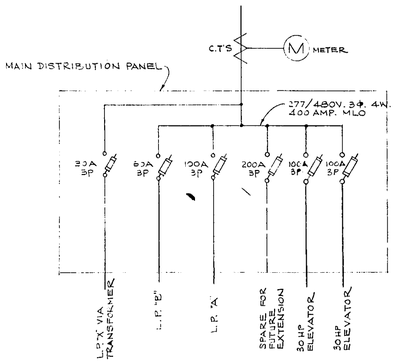
20 - 20A-1P BREAKERS:
2 ACTIVE 4 SPARE
1 - 40A-3P BKR. SUB-FEED L.P. AB
1 - 40A-3P BKR. SUB FEED - P. AC

L.P. "AB" (208/120 V. 3φ. 4W)

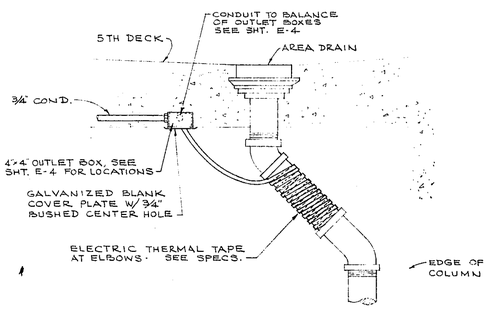
6 - 20A-1P BREAKERS.
2 ACTIVE, 8 SPARE
1 - 20A-2P BREAKER FOR ELECT. HTR.

L.P. "AC" (208/120V 3φ 4W)

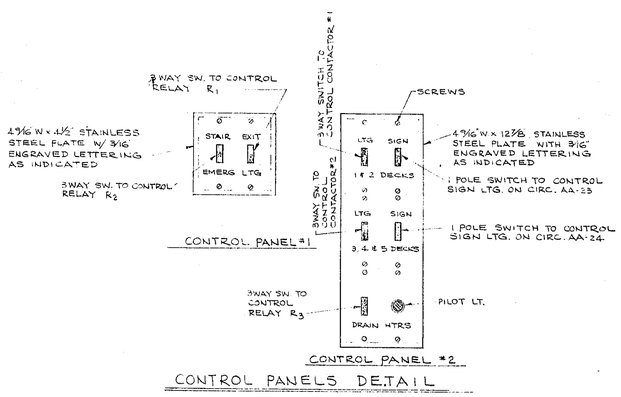
8 - 20A 1P BREAKERS
2 ACTIVE 6 SPARE
1 - 20A-2P BREAKER FOR ELECT HTR.



MAIN DISTRIBUTION PANEL SCHEMATIC DIAGRAM



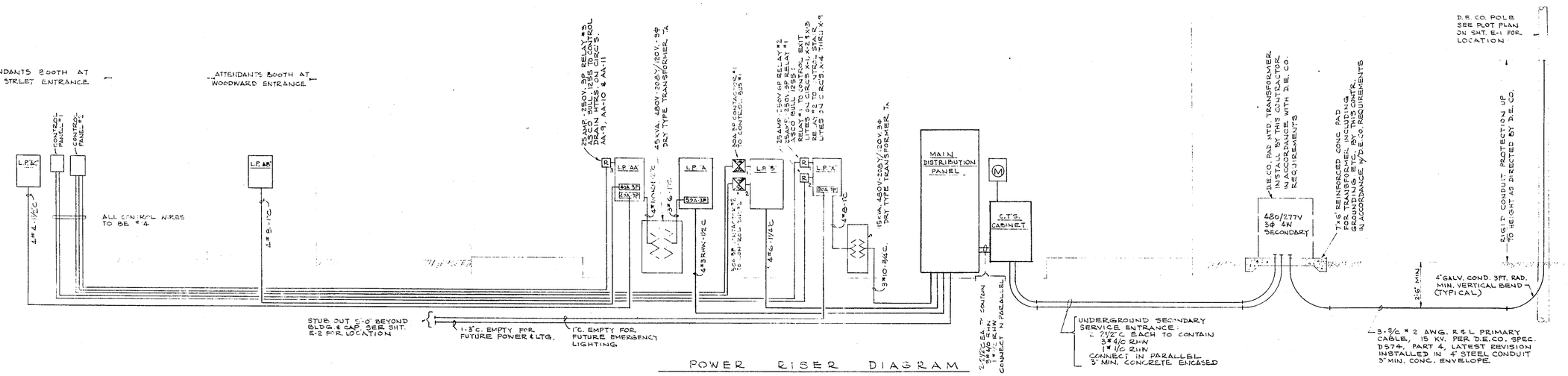
TYPICAL AREA DRAIN HEATING DETAIL
N.T.S.



CONTROL PANEL #1

CONTROL PANEL #2

CONTROL PANELS DETAIL



POWER RISER DIAGRAM

DATE	12/16/65				
J.C.	K K				
DR.	K K				
CHK.	R. M.				
APR.	A. M.	REVISIONS		ISSUED FOR GEN. CONTR.	8:05 12/16/65

STRUCTURE
MICHIGAN

LOT NO 5 PARKING
BIRMINGHAM

O'DELL, HEWLETT & LUCKENBACH ASSOCIATES & ARCHITECTS
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

POWER RISER DIAGRAM & DETAILS

JOB NO. 65-19

SHEET NO. E - 5

MIGDAL, LAYNE & SACHS, INC.
CONSULTING ENGINEERS
10150 W. NINE MILE RD.
OAK PARK, MICHIGAN 48237
548-8333

BLUE PRINT PAPER CO. SC 2-65 FORM 103

LIGHTING PANELS SCHEDULE

L.P. "A" (480/277 V 3φ 4W)
6-20A-1P BREAKERS
5 ACTIVE, 1 SPARE
1-20A-3P BREAKER FOR 1HP, 3φ, 440V DOOR OPERATOR U.B
1-50A-3P BREAKER SUB FEED L.P. "AA" V/A
45 KVA TRANSFORMER

L.P. "B" (480/277V. 3φ 4W.)
3PLIT BUS PANEL

BUS #1: CIRCS B-1 THRU B-6
6-20A-1P BREAKERS
4 ACTIVE 2 SPARE
WITH 30A-3P MAIN BKR.

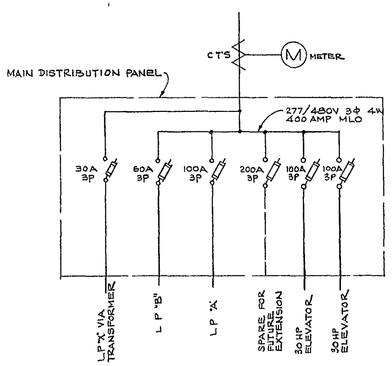
BUS #2: CIRC'S B-7 THRU B-12
6-20A-1P BREAKERS
5 ACTIVE, 1SPARE
WITH 30A-3P MAIN BKR.

L.P. "X" (208/120V 3φ 4W EMERGENCY PANEL)
15-20A-1P BREAKERS
12ACTIVE, 3 SPARE
1-30A-3P BKR
SPARE FOR FUTURE EMERGENCY LTG.

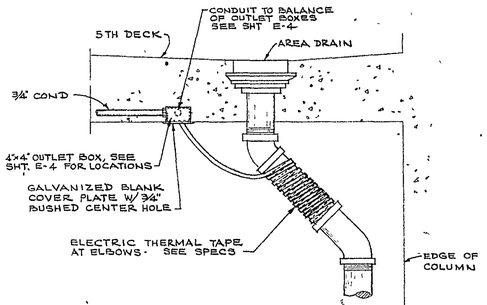
L.P. "AA" (208/120 V 3φ 4W)
30-20A-1P BREAKERS
26 ACTIVE, 4 SPARE
1-40A-3P BKR SUB-FEED L.P. 'AB'
1-40A-3P BKR. SUB FEED L.P. 'AC'

L.P. "AB" (208/120 V. 3φ 4W)
8-20A-1P BREAKERS
2 ACTIVE, 6 SPARE
1-20A-2P BREAKER FOR ELECT. HTR.

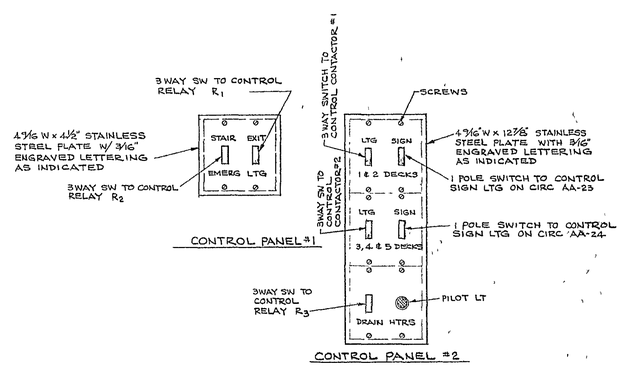
L.P. "AC" (208/120V 3φ 4W.)
8-20A 1P BREAKERS
2 ACTIVE, 6 SPARE
1-20A-2P BREAKER FOR ELECT HTR.



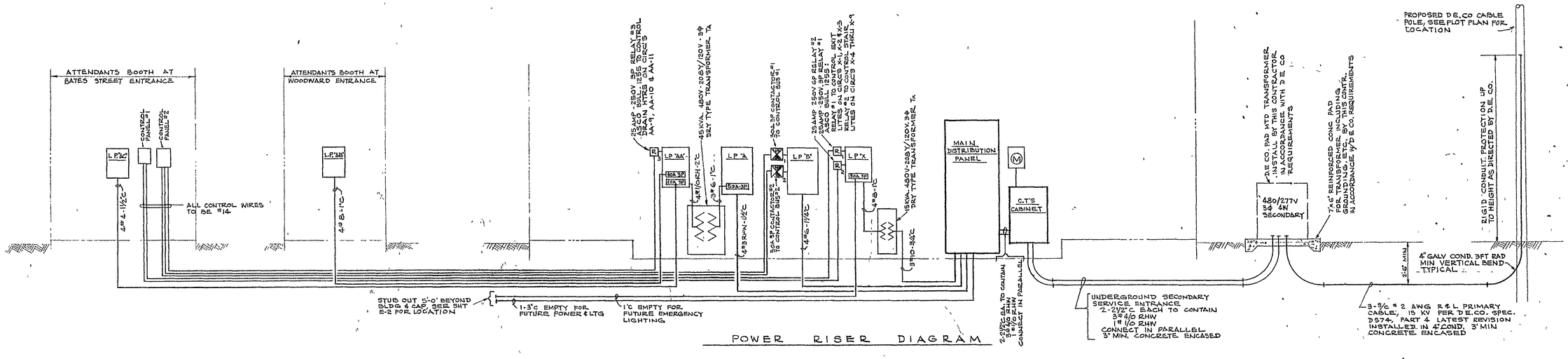
MAIN DISTRIBUTION PANEL
SCHEMATIC DIAGRAM



TYPICAL AREA DRAIN HEATING DETAIL
N.T.S.



CONTROL PANEL #1
CONTROL PANEL #2
CONTROL PANELS DETAIL



POWER RISER DIAGRAM

A-19
2DA

MISSAL, LATRE & SACKS, INC.
CONSULTING ENGINEERS
16250 W. NINE MILE RD.
OAK PARK, MICHIGAN 48237
548-4383

LOT-NO 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH ASSOCIATES & ARCHITECTS.
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN

DATE	12/16/65			6-24-66	BULLETIN NO 2	6-24-66
JC	K.K.	DR	K K	CHK	R.M.	REVISIONS	ISSUED FOR GEN. CONTR BIDS	12/16/65
				APR:	A.M.			

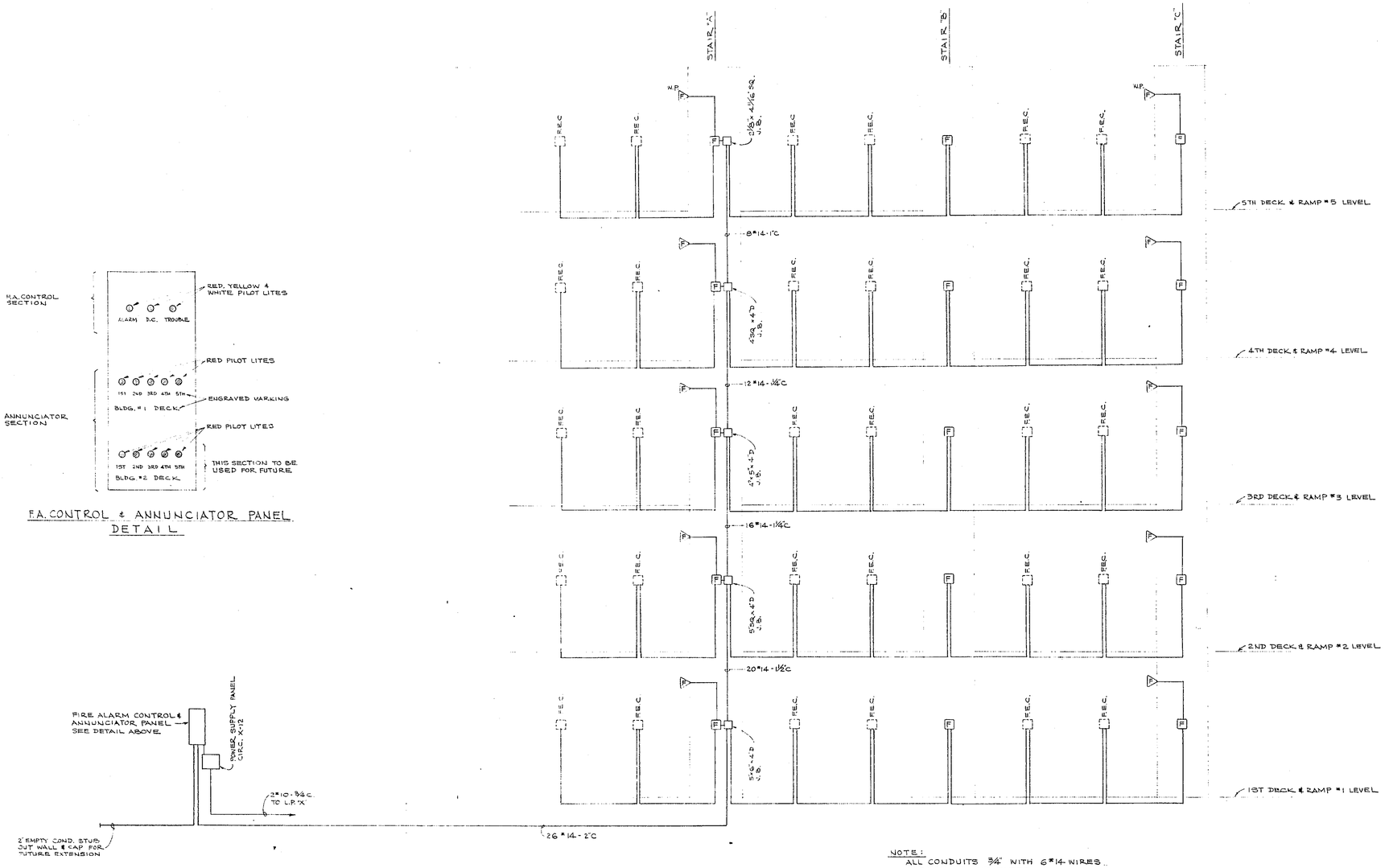
POWER RISER DIAGRAM & DETAILS

JOB NO 65-19

SHEET NO. E-5A

BLUE PRINT PAPER CO BC 8 45 FORM 103

F.A. CONTROL & ANNUNCIATOR PANEL DETAIL



NOTE:
ALL CONDUITS ¾" WITH 6#14 WIRES EXCEPT AS INDICATED

LOT NO 5 PARKING STRUCTURE
BIRMINGHAM MICHIGAN

O'DELL, HEWLETT & LUCKENBACH
950 N. HUNTER BOULEVARD BIRMINGHAM, MICHIGAN
ASSOCIATES & ARCHITECTS

DATE 12/16/65
J.C. K.K.
DR. K.K.
CHK. [illegible]
APR. [illegible]
REVISIONS
ISSUED FOR GEN. CONTR BIDS 12/16/16

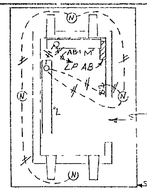
FIRE ALARM SYSTEM RISER DIAGRAM

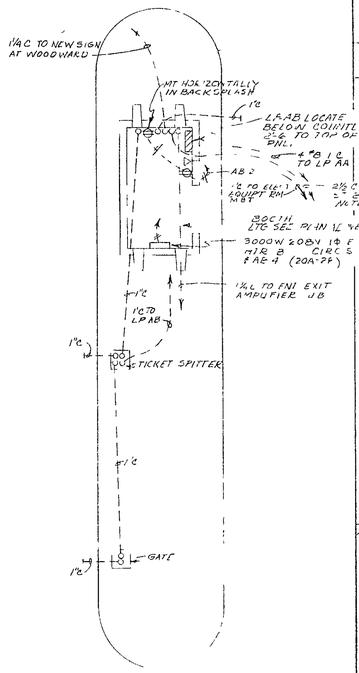
JOB NO. 65-19

SHEET NO. E-6

MIGDAL, LAYNE & SACHS, INC.
CONSULTING ENGINEERS
10150 W. NINE MILE RD.
OAK PARK, MICHIGAN 48237
548-6333

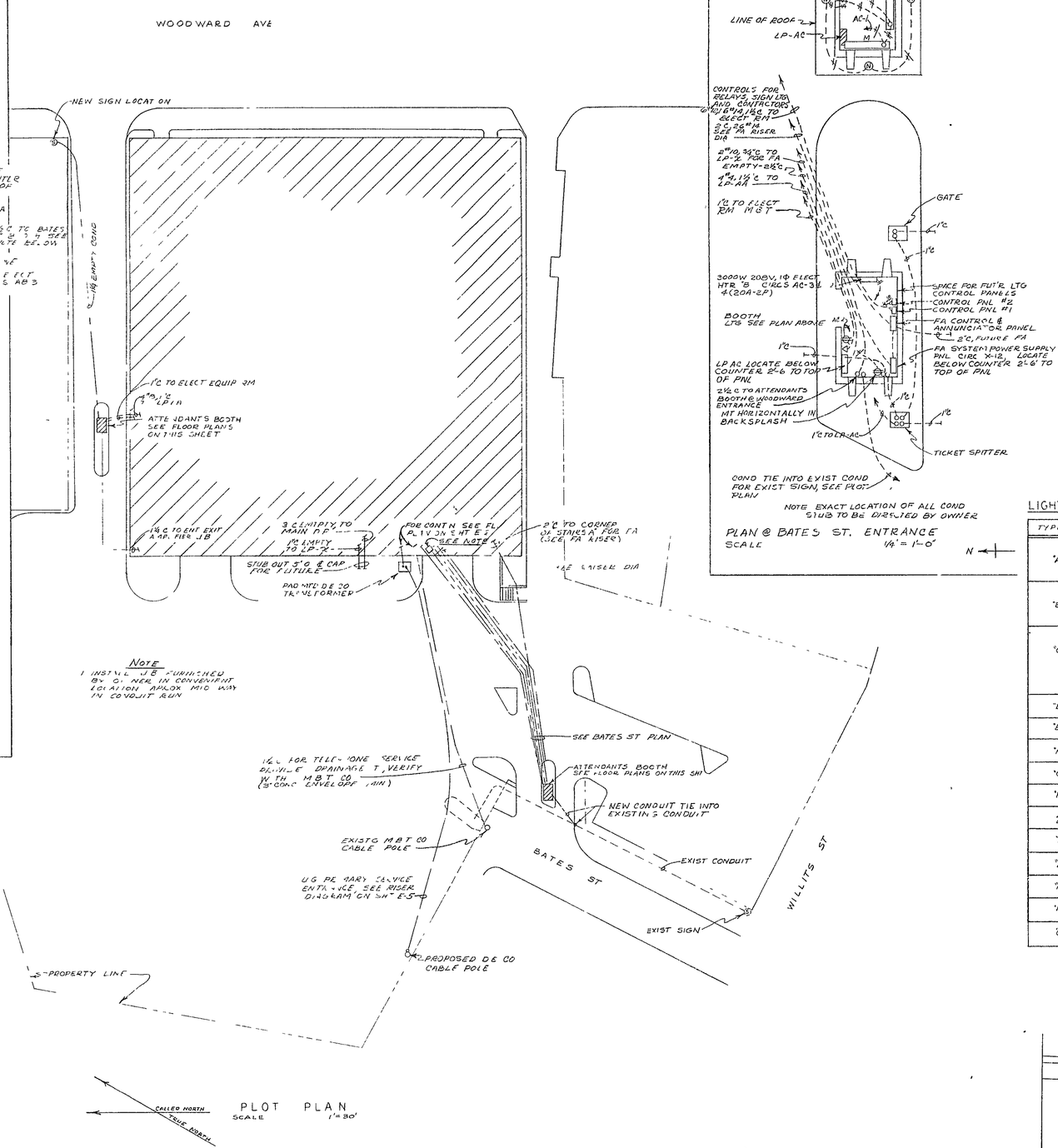
BLUE PRINT PAPER CO. SC 2-65 FORM 185





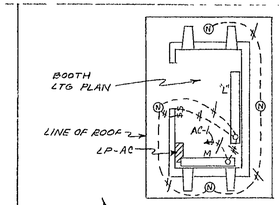
NOTE - EXACT LOCATION OF ALL CONDUIT STUB TO BE DIRECTED BY OWNER

PLAN @ WOODWARD ENTRANCE
SCALE ¼" = 1'-0"



NOTE
1 INSTALLATION FURNISHED BY OWNER IN CONVENIENT LOCATION APPROX MID WAY IN CONDUIT RUN

PLOT PLAN
SCALE 1"=30'



NOTE EXACT LOCATION OF ALL COND STUB TO BE DIRECTED BY OWNER

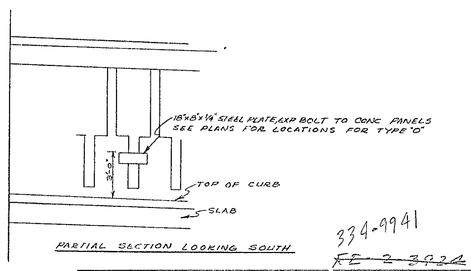
PLAN @ BATES ST. ENTRANCE
SCALE 1/4" = 1'-0"

LEGEND

SYMBOL	DESCRIPTION
⊗	EXIT LIGHT
○	INCANDESCENT LTG
○1	INCANDESCENT LTG.
⊗	POLE MTD OUTDOOR
▭	FLUOR. LTG
▭	FLUOR LTG - NITE LIGHT
⊖	DUPLEX RECEPT
1A	SINGLE POLE SW
H	DRAIN HEATER, SEE SHTS FOR DETAIL
J	JUNCTION BOX
JB	JUNCTION BOX FOR DECK SIGN (SIGN BY OTHERS)
FEC	FIRE EXTINGUISHER CABINET BY OTHERS ELECT CONTRACTOR TO PROVIDE J B & WIRES FINAL CONNECTION BY OTHERS
F	FIRE ALARM STATION
▷	FIRE ALARM HORN
R	RELAY
▭1	DISCONNECT SWITCH
A-1	CKT #1, L P 'A'
"A"	TYPE A LTG FIXTURE
W.P.	WEATHER-PROOF

LIGHTING FIXTURE SCHEDULE

TYPE	LAMPS	MANUFACTURERS	REMARKS
"A"	1-F72T12/CW/HO (800MA 277V HPF OF OPERATION BALLAST)	TRI-PART #100 CP PLEXIGLASS TRANSLUCENT LENS AND ALUMINUM HOUSING W/G.E. B1G 928 BALLAST OR EQUAL # RSA 2172-CPLT	SURFACE MTD.
"B"	2-F48T12/CW/HO (600MA 180V, HPF -20°F OPERATION BALLAST	TRI-PART #300 CP, PLEXIGLASS TRANSLUCENT LENS AND ALUM HOUSING W/G.E. B9G 605 BALLAST OR EQUAL # RSA 2248-CPLT	SURFACE MTD
"C"	1-250W COLOR CORRECTED MERC LAMP	PRESCOLITE #5930F SPECIAL W/3" DIA X 10'-0" HIGH ALUM POLE, TRANS BASE, 277V BALLAST	CONC BASE BY OTHERS
"D	1-100W	WESTINGHOUSE # BPDV	SURFACE MTD
"E	1-100W	BRYANT # 522B	BOX MTD
"F"	2-60W	ART METAL # 601	SURFACE MTD.
"G"	4-C7 LAMPS	PERFECLITE # PS-371	CLG MTD
"H	4-C7 LAMPS	PERFECLITE # PS-371T	"
"J"	4-C7 LAMPS	PERFECLITE # PS-371E	" "
"K"	4-C7 LAMPS	PERFECLITE # PS-331, W.P.	WALL RECESSED
"L"	2-40W, RS	ALKCO #1240	CLG MTD.
"M"	2-30W, RS	ALKCO # 1235	CLG MTD
"N"	1-100W	PERFECLITE # F385 AL	RECESSED
"O	1-400W MERCURY	HOLOPHANE #456 w/#0877 BRKT	MT ON 18"x18"x¾" SEE DET BELOW



PARTIAL SECTION LOOKING SOUTH

A-19
29

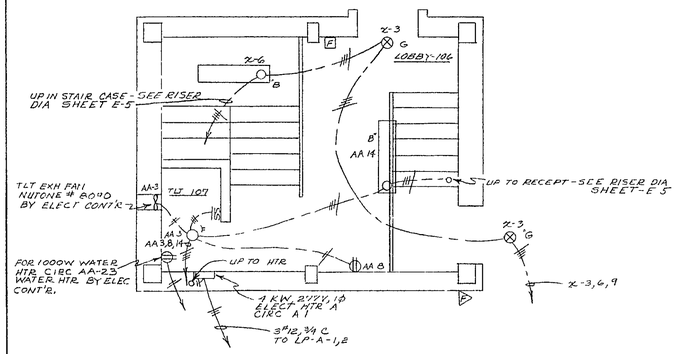
REVISED DRAWING 11-17-66

334-9941
~~FE 2-3924~~

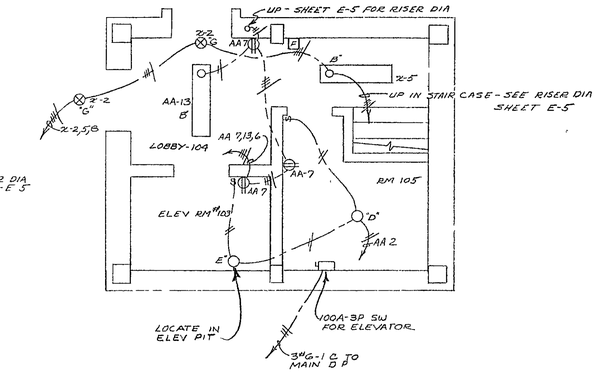
Bill Stitt (owner)

E-1

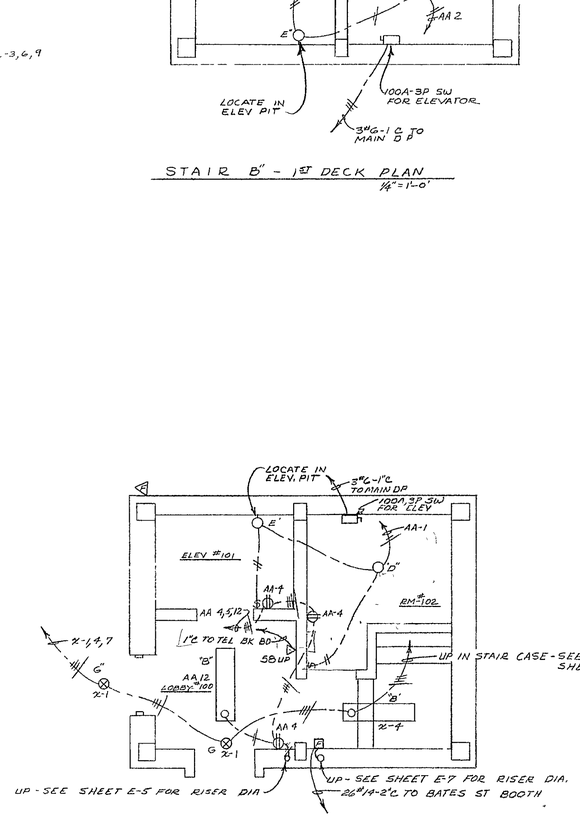
Lot #5 Parking Structure Birmingham	FRED W MOOTE ELECT	SITE & BOOTHS	DATE 3-21-66 DRAWN BY



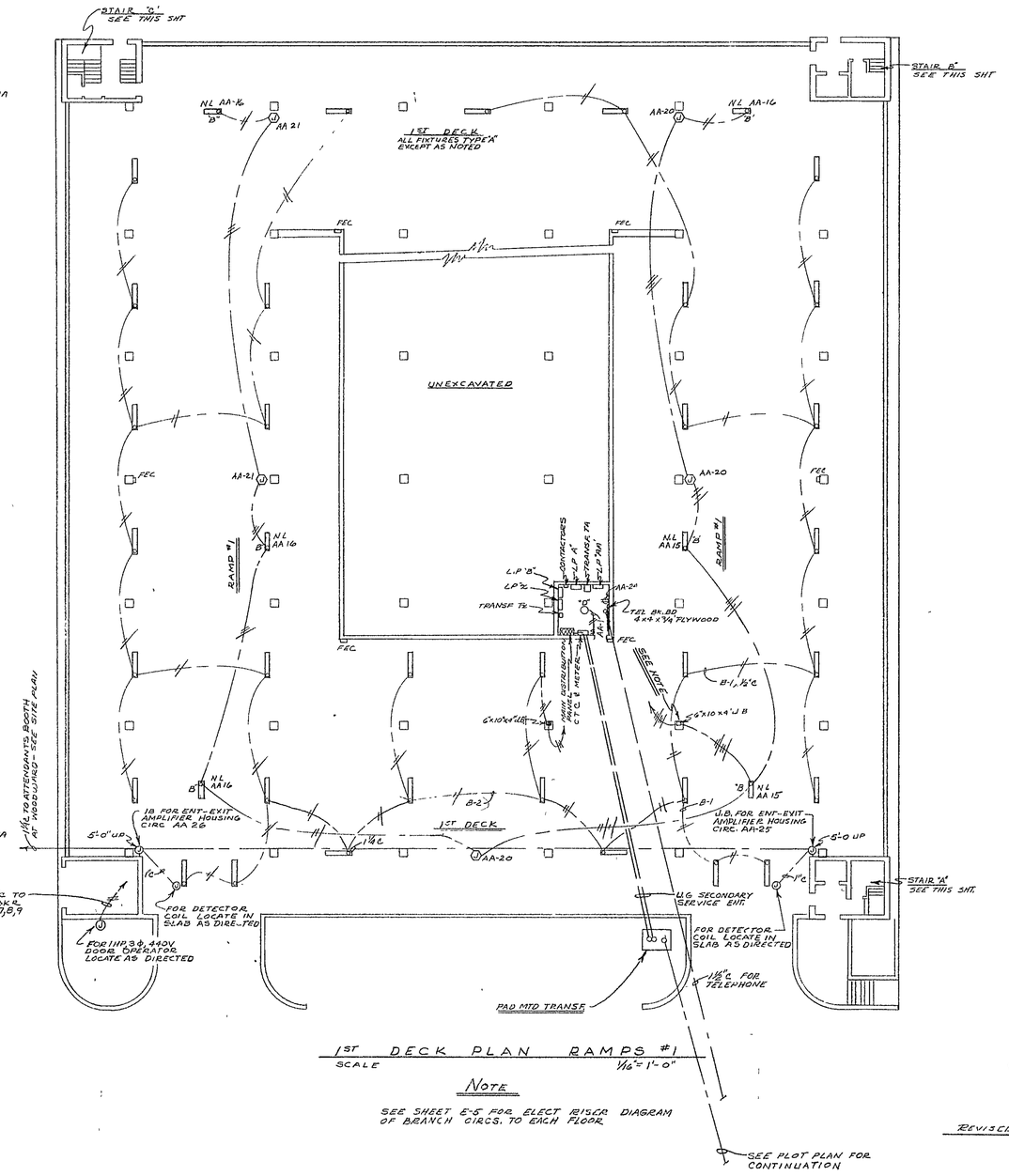
STAIR "C" 1ST DECK PLAN
1/4"=1'-0"



STAIR B" - 1ST DECK PLAN
1/4"=1'-0"



STAIR "A" - 1ST DECK PLAN
1/4"=1'-0"



1ST DECK PLAN RAMPS #1
SCALE 1/16"=1'-0"

NOTE

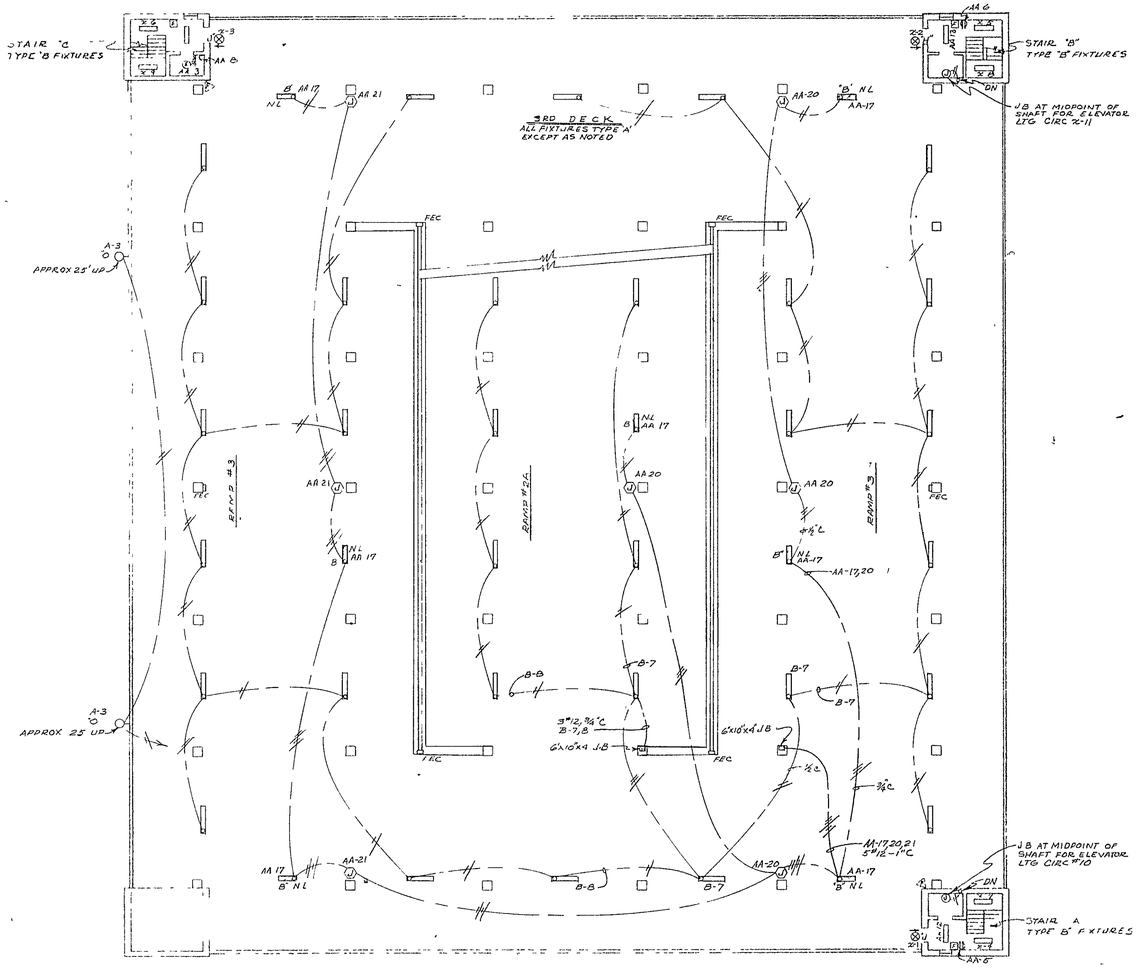
SEE SHEET E-5 FOR ELECT RISER DIAGRAM OF BRANCH CIRCS. TO EACH FLOOR

A-19
30

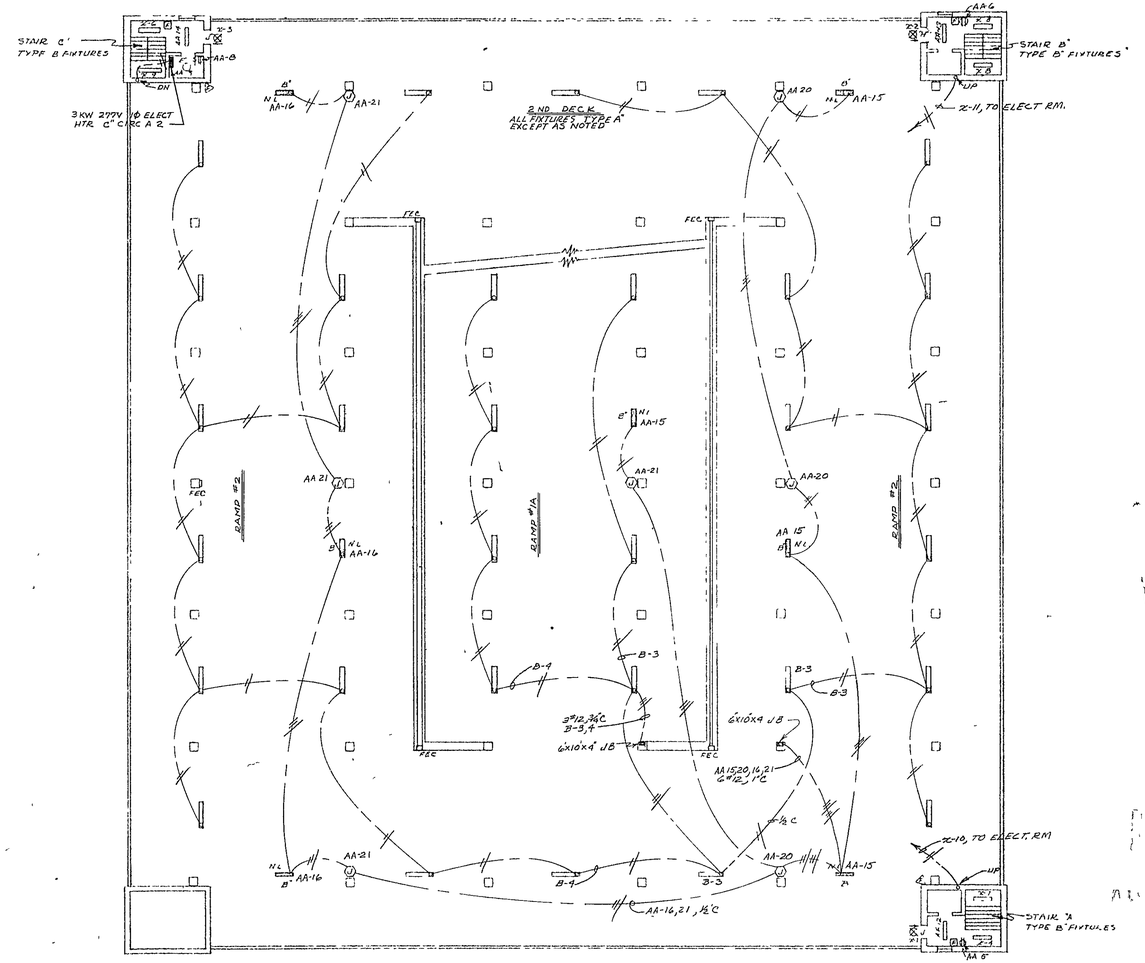
REVISED DRAWING 11-17-66

E-2

Lot #5 Parking Structure Birmingham	FRED W MOOTE ELECT		DATE 3-21-66 DRAWN BY



3RD DECK PLAN - RAMPS #3 & #2A
SCALE 1/16" = 1'-0"

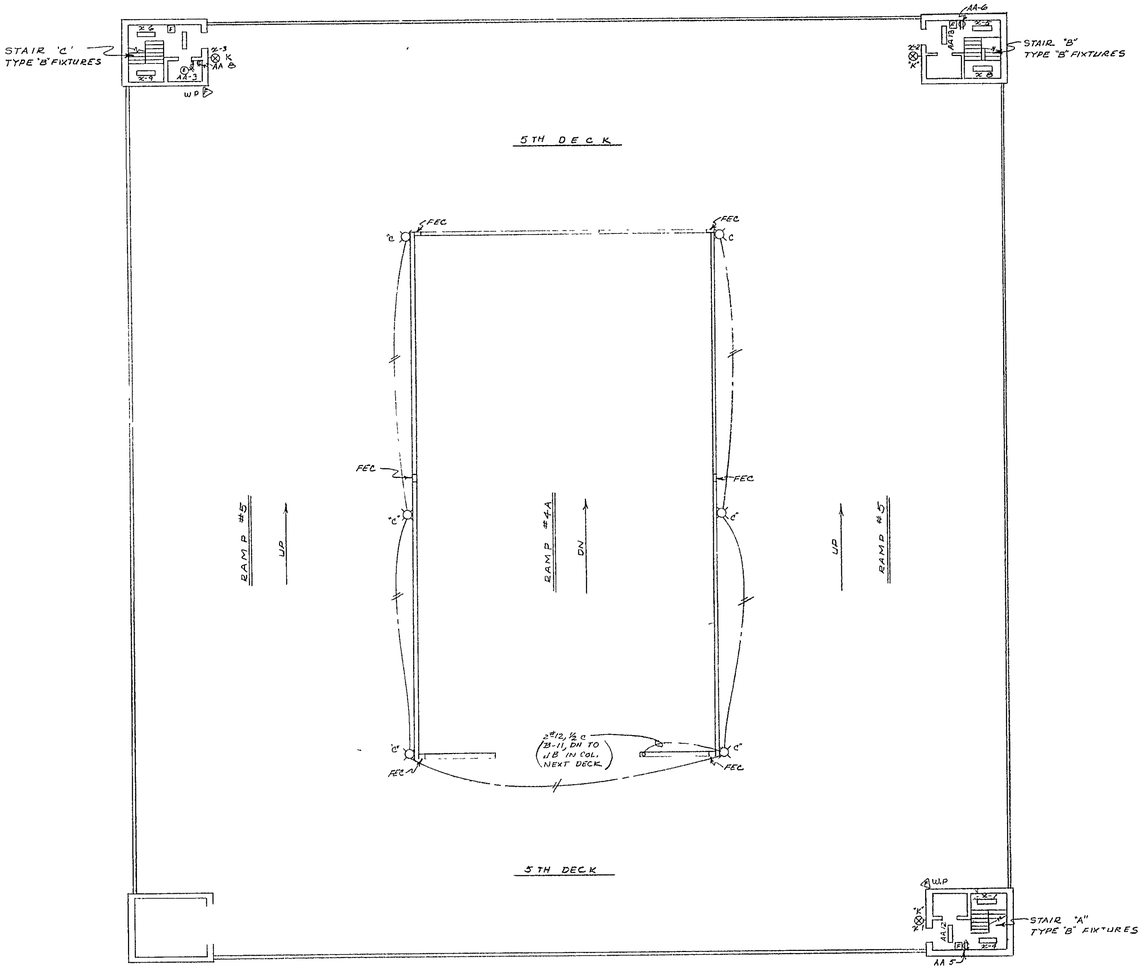


2ND DECK PLAN - RAMPS #2 & #1A
SCALE 1/16" = 1'-0"

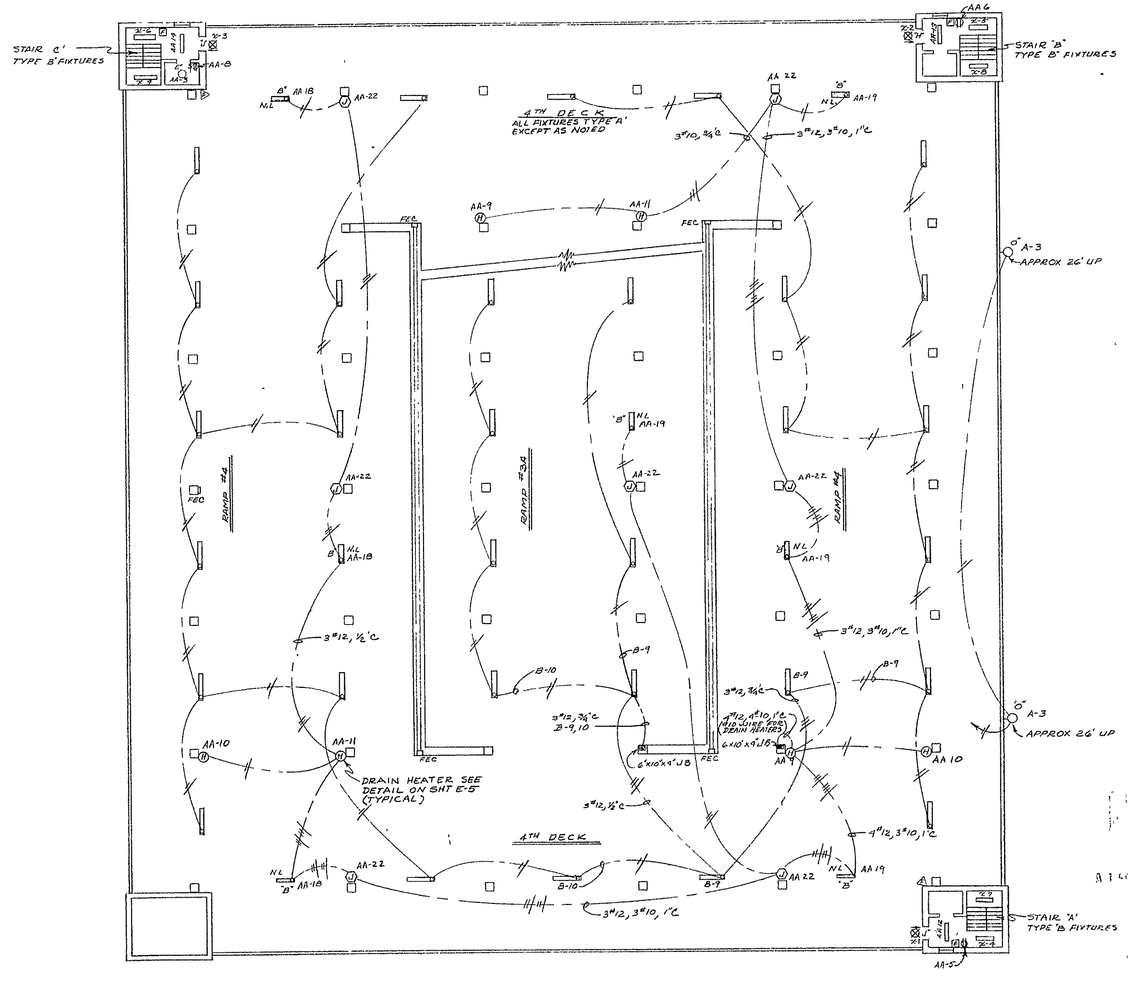
A-19
31
REVISED DRAWING 6-13-66

E-3

Lot #5 Parking Structure Birmingham	FRED W MOOTE ELECT.		DATE 5-21-66 DRAWN BY [illegible]



5TH DECK PLAN RAMPS #5 & #4A
SCALE 1/16"=1'-0"

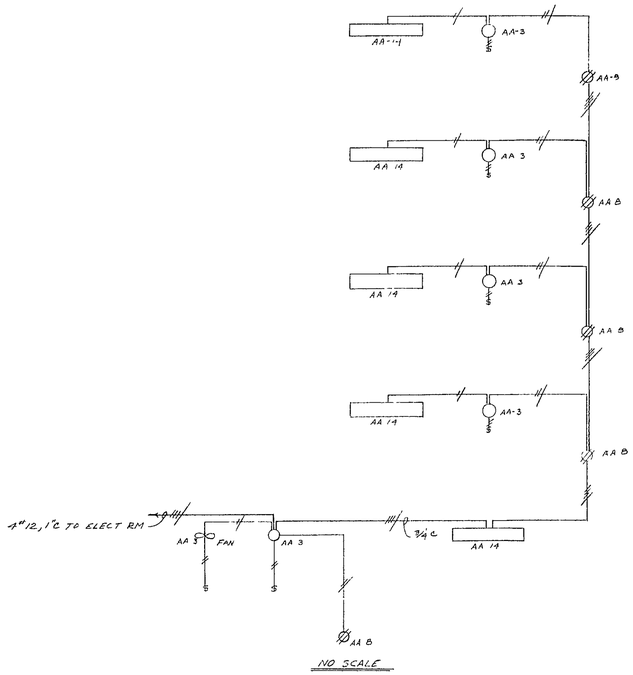


4TH DECK PLAN - RAMPS #4 & #3A
SCALE 1/16" = 1-0"

A-19
32
REVISED DRAWING 6-13-66

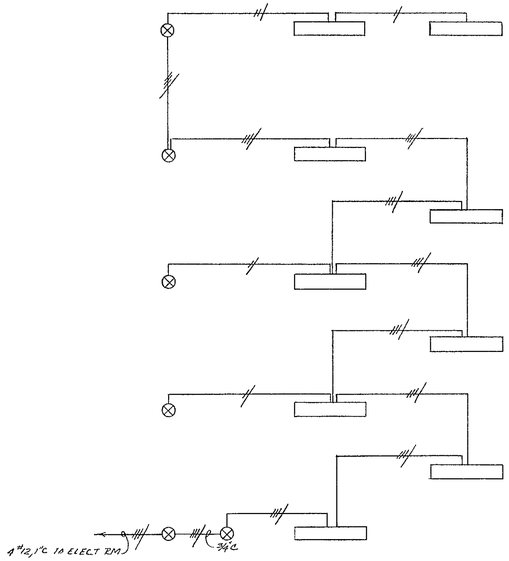
E-4

Lot #5 Parking Structure Birmingham	FRED W MOOTE ELECT.		DATE 3-21-66 DRAWN BY MJ Pollock



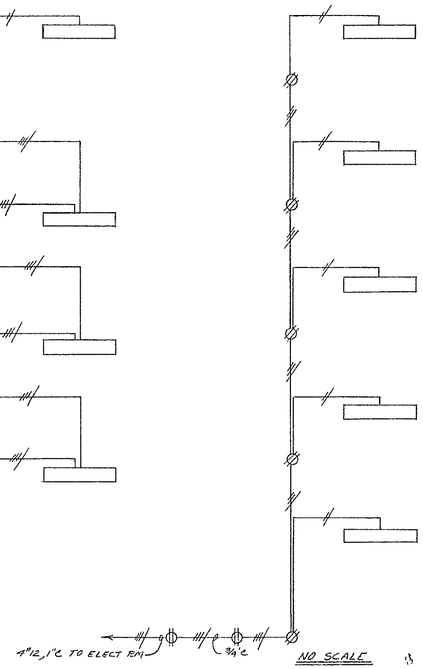
NO SCALE

FAN, RECEPT & LTG
STAIRWAY "C"



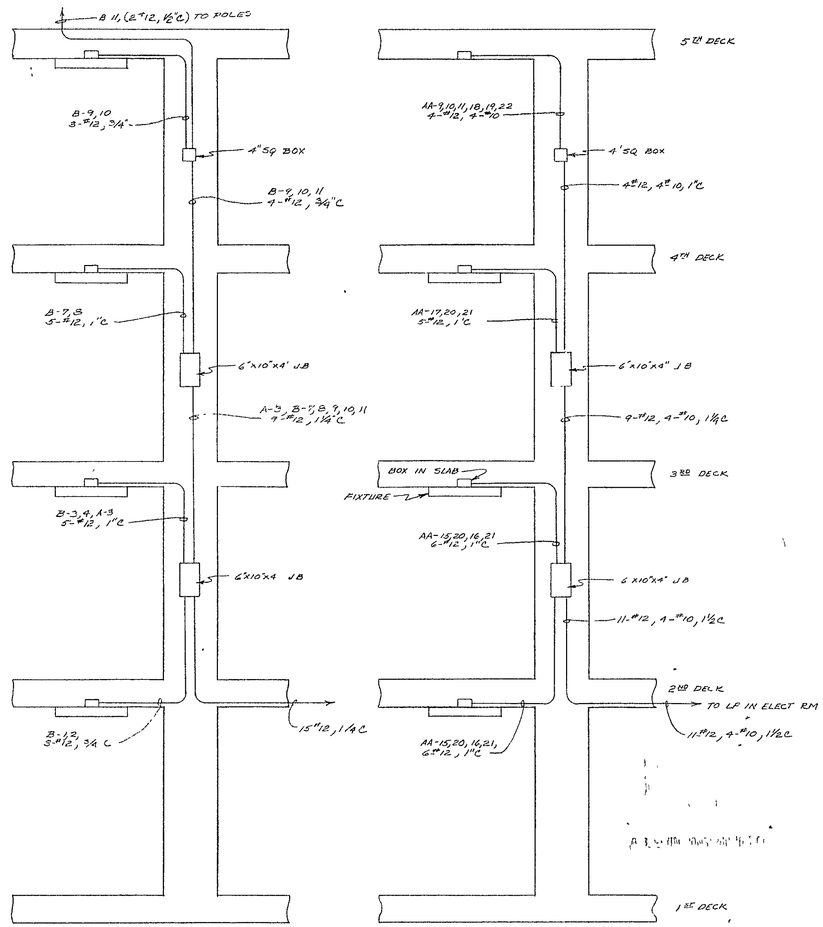
NO SCALE

TYPICAL EXIT & EMERG LTG
STAIRWAY A-B-"C"



NO SCALE

TYPICAL LTG & RECEPT
STAIRWAY A-B"



NO SCALE

RISER DIAGRAM OF HOME RUNS FROM EACH DECK

A-19
33

REVISED DRAWING 6-13-66

E-5

Lot #5 Parking Structure Birmingham	FRED W MOOTE ELECT		DATE 3-21-66 DRAWN BY MJ Hillock

LIGHTING PANELS SCHEDULE

LP 'A' (480/277V 3Φ 4W,)
6-20A-1P BREAKERS
3 ACTIVE, 3 SPARE
1-20A-3P BREAKER FOR 1HP 3Φ 440V DOOR OPERATOR J.B.
1-50A-3P BREAKER SUB FEED LP 'AA' VIA 45 KVA TRANSF.

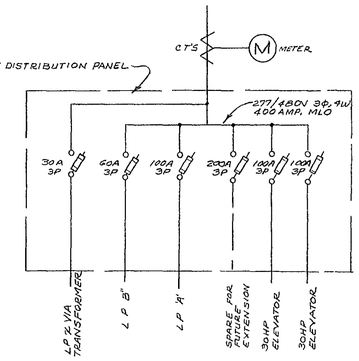
LP B (480/277V 3Φ 4W SPLIT BUS PANEL)
BUS #1 CIRC'S B1 THRU B-6
6-20A-1P BREAKERS
4 ACTIVE, 2 SPARE
WITH 30A-3P MAIN BKR.
BUS #2 CIRC'S B-7 THRU B12
6-20A-1P BKRS.
5 ACTIVE, 1 SPARE
WITH 30A-3P MAIN BKR

LP 'X' (208/120V 3Φ 4W EMER. PANEL)
15-20A-1P BKRS
12 ACTIVE, 3 SPARE
1-30A-3P BKR - SPARE

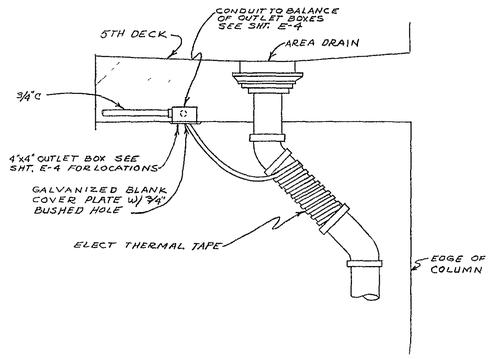
LP 'AA' (208/120V 3Φ, 4W)
30-20A-1P BKRS
26 ACTIVE, 4 SPARE
1-40A-3P BKR SUB-FEED-LP 'AB'
1-40A-3P BKR SUB-FEED-LP 'AC'

LP 'AB' (208/120V 3Φ, 4W)
8-20A-1P BKRS
2 ACTIVE, 6 SPARE
1-20A-2P BKR FOR ELECT HTR.

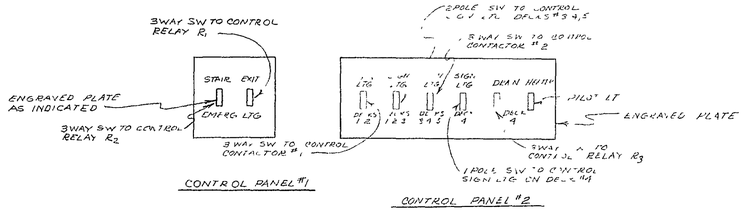
LP 'AC' (208/120V 3Φ 4W)
8-20A-1P BKRS
2 ACTIVE, 6 SPARE
1-20A-2P BKR FOR ELECT HTR



MAIN DISTRIBUTION PANEL.



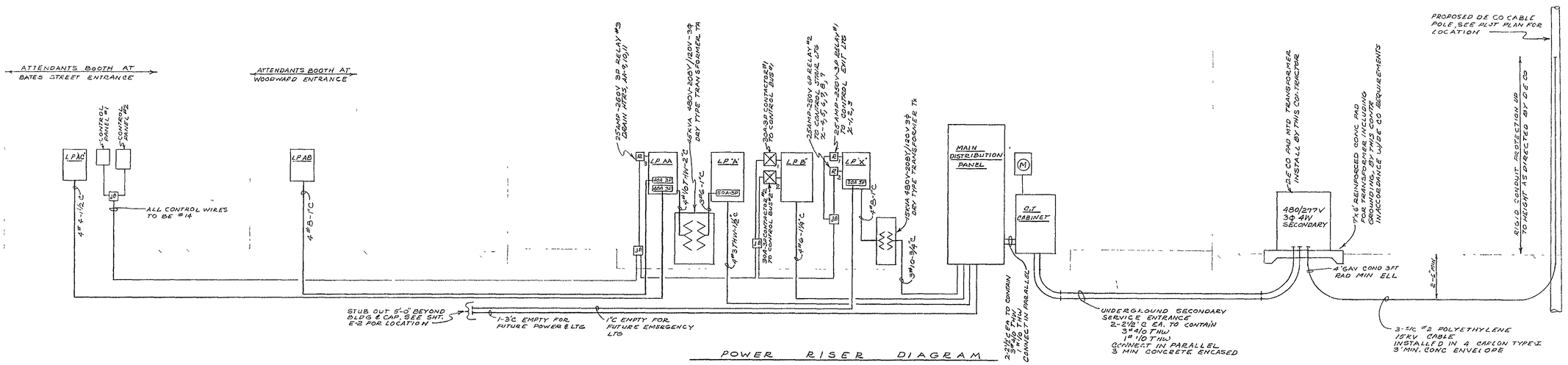
TYPICAL AREA DRAIN HEATING DETAIL
NO SCALE



CONTROL PANEL #1

CONTROL PANEL #2

CONTROL PANELS DETAIL



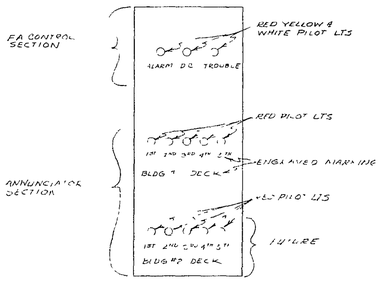
POWER RISER DIAGRAM

A-19
34

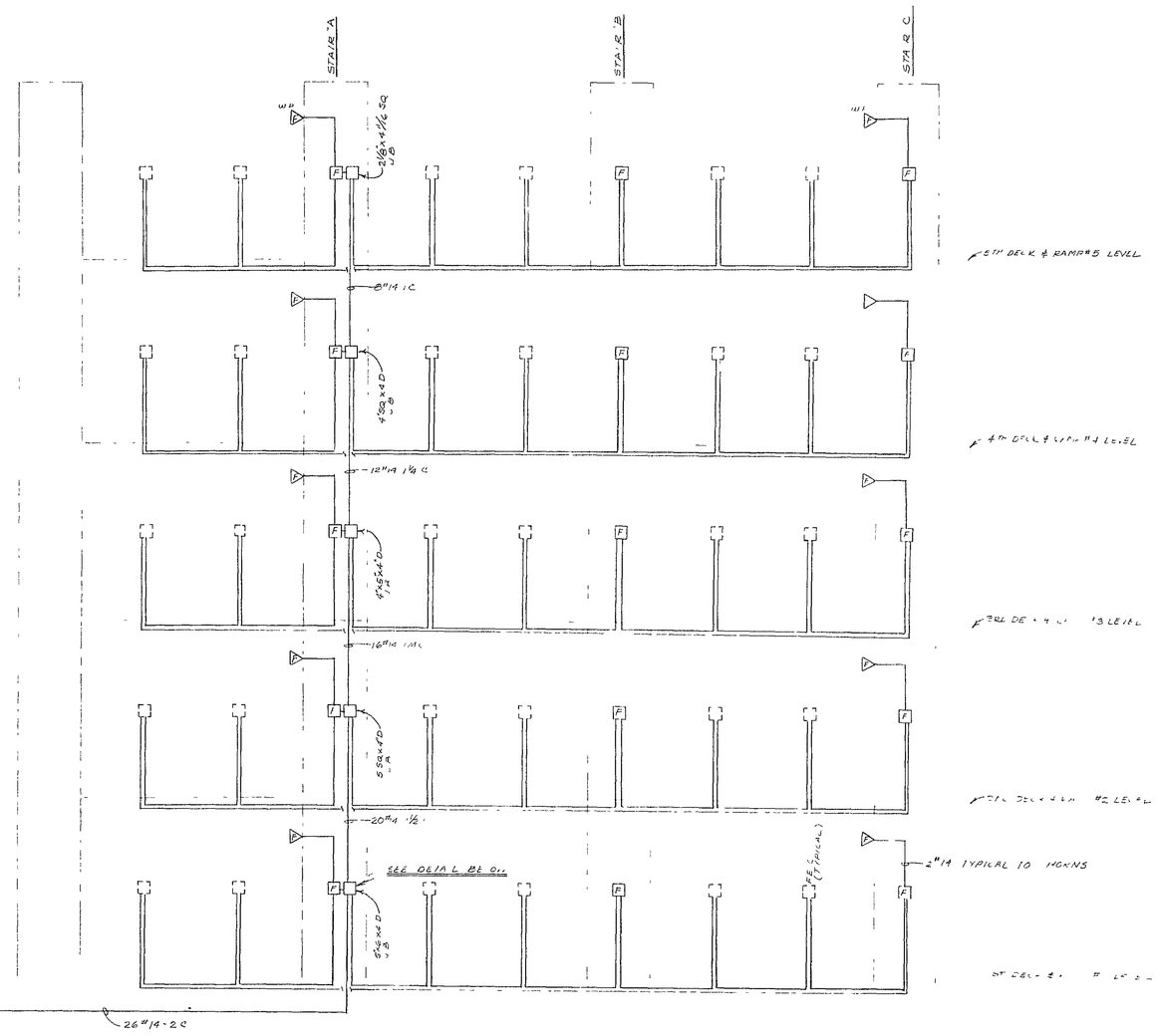
REVISED DRAWING 1-18-66

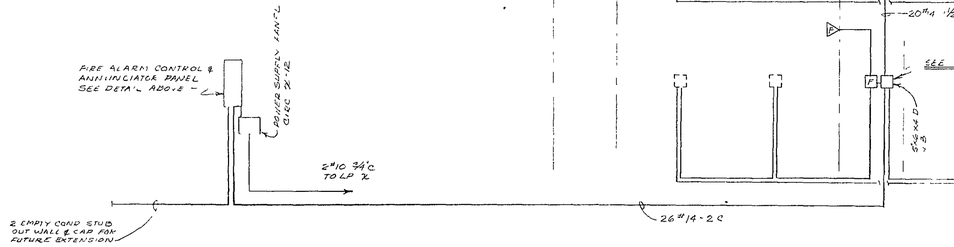
E-6

Lot #5 Parking Structure Birmingham	FRED W MOOTE ELECT		DATE 3-21-66 DRAWN BY M.F. Hullock

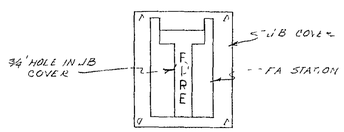


FA CONTROL & ANNUNCIATOR PANEL DETAIL





NOTE
ALL CONDUITS ¾" WITH 4"#14 WIRES EXCEPT AS INDICATED



FA STATION MTD ON FLUSH J.B. COVER (TYPICAL)

A-19
35

REVISED DRAWING 11-17-66

E-7

Lot "5" Parking Structure Birmingham	FRED W MCOTE ELECT	FIRE ALARM RISER DIAGRAM	DATE 3-21-66 DRAWN BY [illegible]

CITY PROPERTY INVENTORY

Quarter Section S.W. 25 Assessor's No. 82-1 75A-11 75A-19 Site No. 60

Name Parking Lot #5 Date of Name

Street Location Woodward - Bates and Willits

Legal Description:

See attached sheet.

Area 3 A

Purpose for Acquisition Parking lot

Reversion

Restrictions

Dedication

Present Use parking lot

Proposed Development

Source of Funds for Acquisition

Miscellaneous Information:

OWNERSHIP DATA SUMMARY

Site No. 60

Parcel	Legal File	Lot	Conveyance	Date	Recorded Liber	Recorded Plat	Consideration	Authority	Remarks
	A-323		W.D.	2-17-61	8	8	33,000		
	A-323		W.D.	5-22-61	6	46			
	A-323	16	Q.C.	5-13-65	6	46			
	A-404		Q.C.	3-18-66	6	46			
	A-323	13	Cond.					R-399-1961	Vacated N 156'
		19	Verdict	1-23-61	6	46	74,500		Bates
	A-404		W.D.	3-7-65	6	46			Sold to Jacobson's

Site No. 60

MUNICIPAL PARKING LOT #5

All or part of Lots 1 through 8 inclusive and a portion of vacated Bates Street of Schlaack's Subdivision, and all or part of Lots 10 through 16 inclusive and part of Lot 19 of Assessor's Plat #27, being further described as follows:

Beginning at the southwest corner of Lot 19 of A. P. #27;

thence N 42° 15' 28" E, 249.46 ft. to a point on the easterly line of said Lot 19, said point located 134.64 ft. from the northeast corner of said Lot 19;

thence S 30° 40' 20" E, 92.00 ft. along said easterly line of Lot 19 to a point;

thence N 59° 30' 13" E, 184.09 ft. to a point on the easterly line of said Lot 16 of A. P. #27, and the westerly line of Woodward Avenue (100 ft. wide), said point located 37.62 ft. from the northeast corner of said Lot 16;

thence S 30° 33' 40" E, 242.36 ft. along said westerly line of Woodward Avenue to a point;

thence S 63° 11' 50" W, 16.19 ft. along a line 10 ft. northerly of and parallel to the southerly line of said Lot 11 of A. P. #27 to a point;

thence S 26° 48' 10" E, 10 ft. to a point on said southerly line of Lot 11;

thence S 63° 11' 50" W, 103.15 ft. along said southerly line of Lot 11 to a point;

thence S 59° 26' 20" W, 99.61 ft. to a point;

thence S 14° 06' E, 159.56 ft. along the east line of said Lot 2 of Schlaack's Subdivision, and extension thereof, to a point on the north line of Willits Street as widened;

thence along said north line of Willits Street on a curve to the right with a radius of 200 ft., an arc distance of 28.03 ft., a chord bearing of S 82° 42' 25" W, and a chord of 28.01 ft. to a point;

thence S 86° 43' 19" W, 95.65 ft. along said north line of Willits Street to a point;

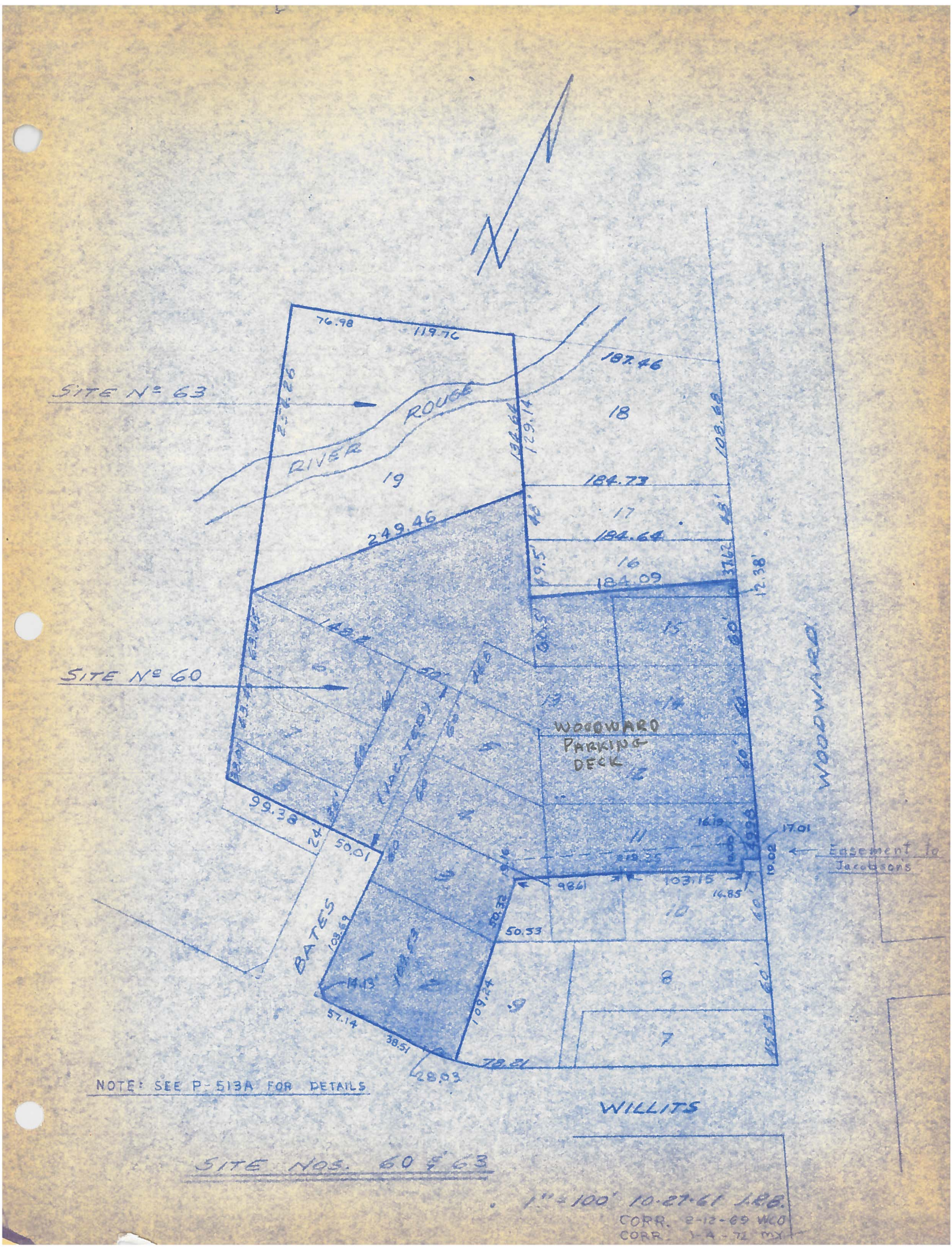
thence N 48° 14' 33" W, 14.13 ft. to a point on the east line of Bates Street (50 ft. wide);

thence N 3° 13' 17" W, 127.69 ft. along said east line of Bates Street to a point;

thence S 87° 53' 23" W, 149.39 ft. along a line parallel to and 36 ft. southerly of the north line of said Lot 8 of Schlaack's Subdivision to a point on the west line of said Lot 8;

thence N 20° 17' 27" W, 164.97 ft. along a west line of said Schlaack's Subdivision to the point of beginning of this description.

WTK/sf
11-18-69



SITE NOS. 60 & 63

1" = 100' 10-27-61 J.R.B.
CORR. 2-12-69 WCO
CORR. 1-4-72 MX

CITY PROPERTY INVENTORY

Quarter Section S.W. 25 Assessor's No. 75A-19 Site No. 63

Name _____ Date of Name _____

Street Location Rouge River - N of Oakland, W of Woodward

Legal Description:

"Assessor's Plat No. 27"

North portion of Lot 19 measuring 254.26 on west lot line and 134.64 ft. on east lot line

Area 1 A

Purpose for Acquisition _____

Reversion _____

Restrictions _____

Dedication _____

Present Use Flood plain

Proposed Development _____

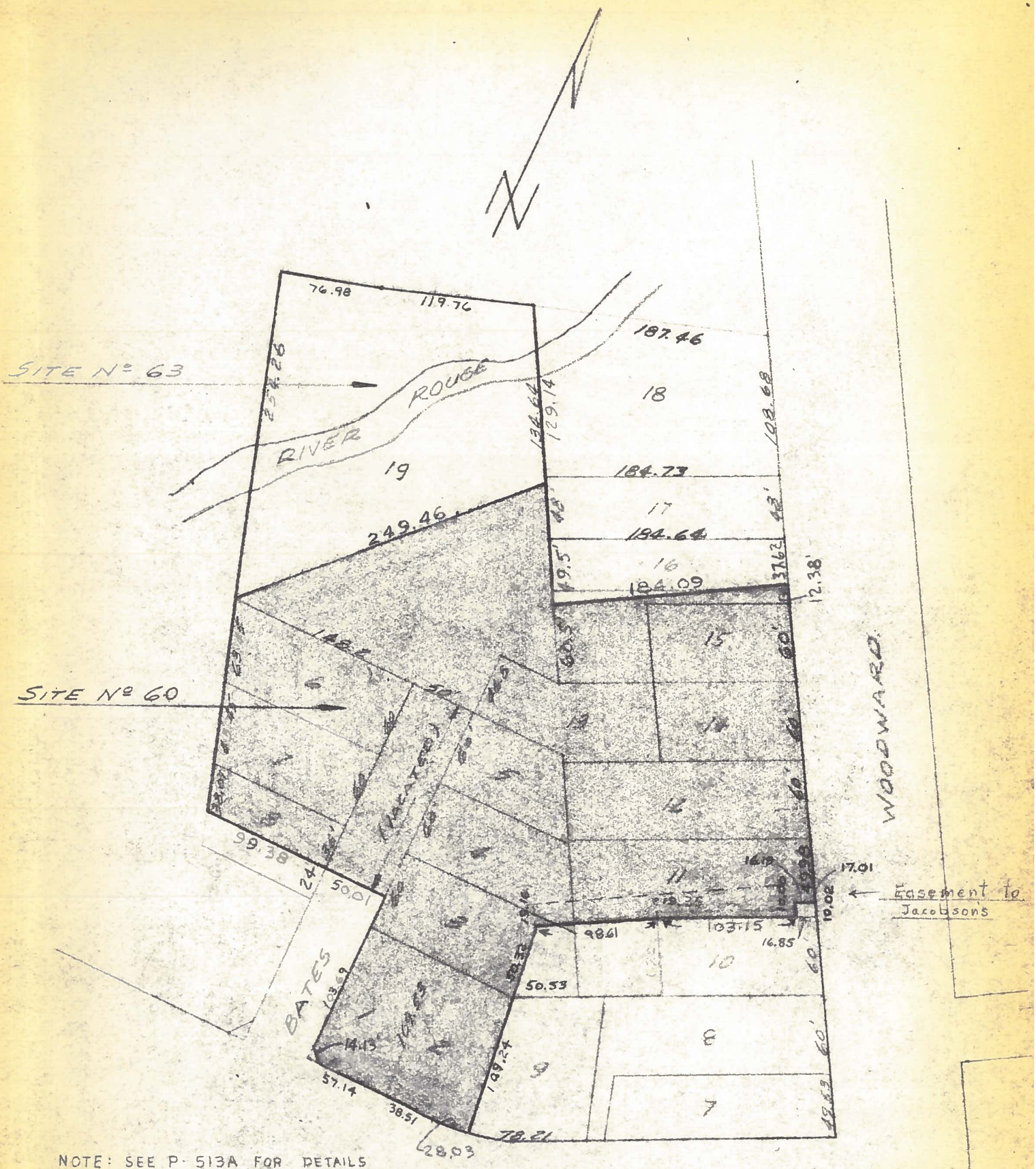
Source of Funds for Acquisition _____

Miscellaneous Information:

OWNERSHIP DATA SUMMARY

Site No. 63

Parcel	Legal File	Lot	Conveyance	Date	Recorded Liber	Recorded Page	Consideration	Authority	Remarks
	A-323	13 & 19	Condemn. Verdict	1-23-61	6	46	74,500		

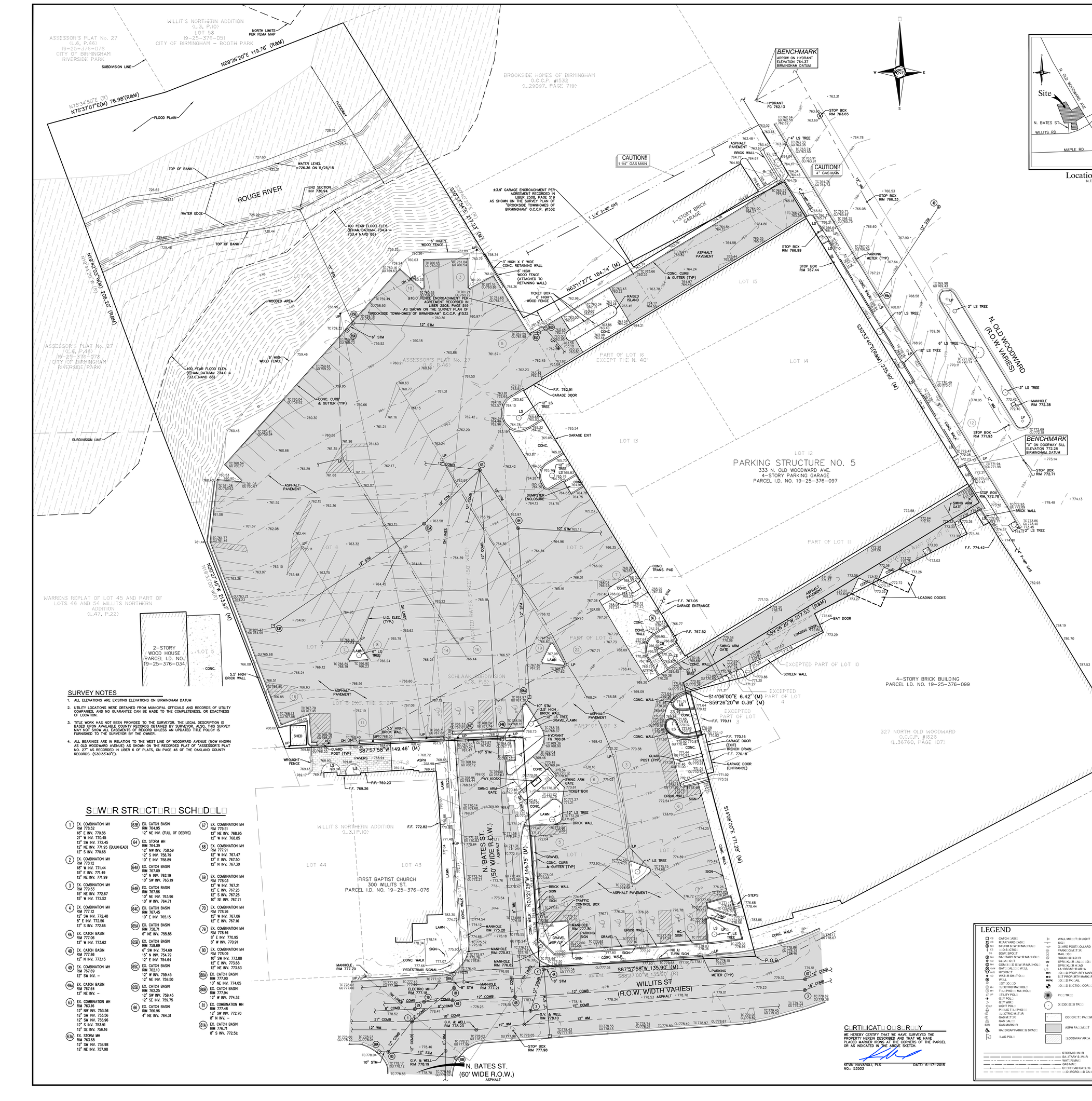


SITE NOS. 60 & 63

1" - 100' 10-27-61 J.R.B.

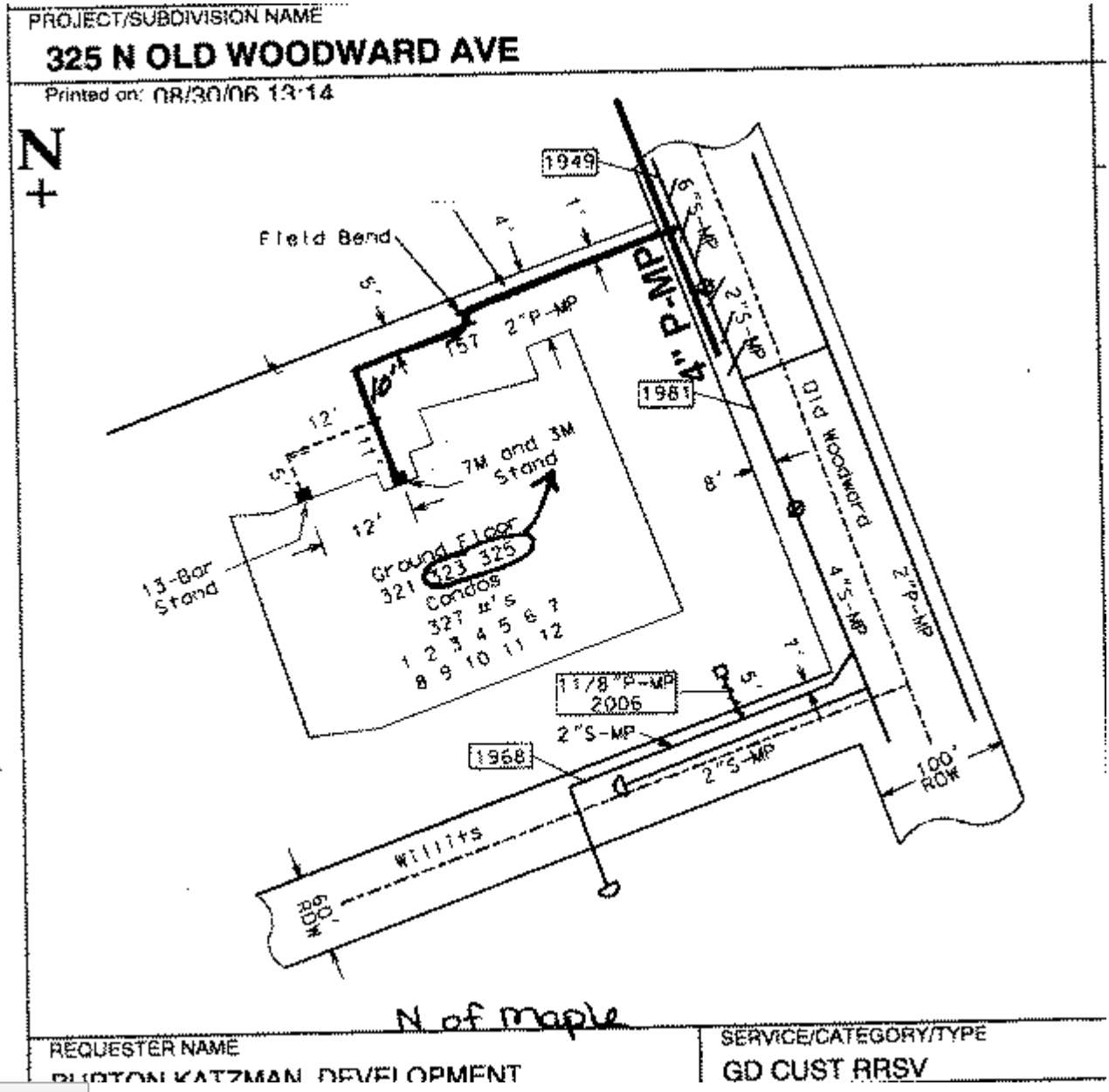
CORR. 2-12-69 WCO

CORR. 1-4-72 MY


BENCHMARK
ARROW ON HYDRANT
ELEVATION 764.37
BIRMINGHAM DATUM
HYDRANT
FD 762.13
STOP BOX
RIM 763.65
CAUTION!!
1 1/4" GAS MAIN
CAUTION!!
4" GAS MAIN
±3.9' GARAGE ENCROACHMENT PER AGREEMENT RECORDED IN LIBER 2508, PAGE 519 AS SHOWN ON THE SURVEY PLAN OF "BROOKSIDE TOWNHOMES OF BIRMINGHAM" O.C.C.P. #1532
1 1/4" S-MP GAS
1-STORY BRICK GARAGE
ASPHALT PAVEMENT
BRICK WALL
STOP BOX
RIM 766.33
STOP BOX
RIM 766.99
STOP BOX
RIM 767.44
PARKING METER (TYP)
N. OLD WOODWARD (R.O.W. VARIES)
S30°33'40"E(R&M) 235.90' (M)
N69°26'20"E 119.76' (R&M)
N75°34'50"E (R)
N75°37'07"E(M) 76.98'(R&M)
S30°37'54"E 217.23' (M)
N19°42'03"W(M) 208.20' (R&M)
N19°44'20"W (R)
N6°11'27"E 184.74' (M)
S87°57'58"W 149.46' (M)
N0°27'45"W 215.67' (M)
N0°33'30"W(R)
S1°40'00"E 6.42' (M)
S59°26'20"W 0.39' (M)
S59°26'20"W 217.53' (R&M)
S1°40'00"E 171.28' (M)
N0°33'29"W 144.75' (M)
S87°57'58"W 135.90' (M)
S88°37'00"W 135.90' (R)
PARKING STRUCTURE NO. 5
333 N. OLD WOODWARD AVE.
4-STORY PARKING GARAGE
PARCEL I.D. NO. 19-25-376-097
4-STORY BRICK BUILDING
PARCEL I.D. NO. 19-25-376-099
327 NORTH OLD WOODWARD
O.C.C.P. #1828
L.36760, PAGE 107
ASSESSOR'S PLAT No. 27
L.6, P.46
19-25-376-078
CITY OF BIRMINGHAM
RIVERSIDE PARK
WILLIT'S NORTHERN ADDITION
L.3, P.10
LOT 58
19-25-376-051
CITY OF BIRMINGHAM - BOOTH PARK
BROOKSIDE HOMES OF BIRMINGHAM
O.C.C.P. #1532
L.29097, PAGE 719
WARRENS REPLAT OF LOT 45 AND PART OF LOTS 46 AND 54 WILLITS NORTHERN ADDITION
L.47, P.22
2-STORY WOOD HOUSE
PARCEL I.D. NO. 19-25-376-034
FIRST BAPTIST CHURCH
300 WILLITS ST.
PARCEL I.D. NO. 19-25-376-076
N. BATES ST.
(50' WIDE R.O.W.)
ASPHALT
WILLITS ST
(R.O.W. WIDTH VARIES)
ASPHALT
N. BATES ST.
(60' WIDE R.O.W.)
ASPHALT
SCHLAACK SUBDIVISION
L.5, P.8
DEDICATED BATES STREET (50' WIDE)
ROUGE RIVER
FLOODWAY
FLOOD PLAIN
100 YEAR FLOOD ELEV. (BHAM DATUM= 734.4 = 733.4 NAVD 88)
TOP OF BANK
WATER LEVEL =726.36 ON 5/25/15
END SECTION INV 730.94
WATER EDGE
SUBDIVISION LINE
NORTH LIMITS PER FEMA MAP
WOODED AREA
6' HIGH WOOD FENCE
3' HIGH X 1' WIDE CONC. RETAINING WALL
6' HIGH WOOD FENCE (ATTACHED TO RETAINING WALL)
TICKET BOX
6' HIGH WOOD FENCE
±10.0' FENCE ENCROACHMENT PER AGREEMENT RECORDED IN LIBER 2508, PAGE 519 AS SHOWN ON THE SURVEY PLAN OF "BROOKSIDE TOWNHOMES OF BIRMINGHAM" O.C.C.P. #1532
12" STM
6" STM
15" STM
OH LINES
CONC. CURB & GUTTER (TYP)
RAISED ISLAND
CONC. WALK
F.F. 762.91
GARAGE DOOR
12" LS TREE
GARAGE EXIT
CONC.
DUMPSTER ENCLOSURE
12" COMB.
10" STM
ASPHALT PAVEMENT
F.F. 767.05
GARAGE ENTRANCE
F.F. 767.52
LOADING DOCKS
BAY DOOR
SWING ARM GATE
SCREEN WALL
EXCEPTED PART OF LOT 10
EXCEPTED PART OF LOT 4
EXCEPTED PART OF LOT 3
F.F. 770.11
F.F. 770.16
GARAGE DOOR (EXIT)
TRENCH DRAIN
F.F. 770.18
GARAGE DOOR (ENDOMINIUM)
F.F. 769.23
F.F. 769.26
PAY KIOSK
TICKET BOX
SWING ARM GATE
WROUGHT FENCE
PAVERS
GUARD POST (TYP)
10" STM
3.5' HIGH BRICK WALL
12" LS TREE
GRAVEL/LAWN
HYDRANT FG 768.81
F.F. 772.82
GRAVEL
CONC. CURB & GUTTER (TYP)
BRICK WALL
4" LS TREE
ASPHALT PAVEMENT
TRAFFIC CONTROL BOX
HC. SIGN
MANHOLE RIM 777.30 PARKING
GRAVEL
RAMP
4" LS TREE
NO U TURN SIGN
PARKING METER (TYP)
P.O.B.
MANHOLE RIM 777.70
PEDESTRIAN SIGNAL
ELECTRIC MH RIM 777.18
MANHOLE RIM 777.21
MANHOLE RIM 775.28
MANHOLE RIM 775.87
MANHOLE RIM 776.82
G.V. & WELL RIM 778.23
G.V. & WELL RIM 778.10
G.V. & WELL RIM 778.19
STOP BOX RIM 777.98
2" LS TREE
10" LS TREE
6" LS TREE
3" LS TREE
MANHOLE RIM 772.38
STOP BOX RIM 771.93
BENCHMARK
"X" ON DOORWAY SILL
ELEVATION 772.28
BIRMINGHAM DATUM
STOP BOX RIM 772.71
STOP BOX RIM 772.78
SWING ARM GATE
BRICK WALL
12" LS TREE
F.F. 774.42
2'-6" R.WALL
CONC. WALL
CONC. TRANS. PAD
STEPS
8" LS TREE
CONC. WALL
SWING ARM GATE
TICKET BOX
BRICK WALL
12" LS TREE
SIGN
STEPS
RAMP
4" LS TREE
CONC. WALK
LOT 15
LOT 14
LOT 13
LOT 12
LOT 11
LOT 10
LOT 9
LOT 8
LOT 7
LOT 6
LOT 5
LOT 4
LOT 3
LOT 2
LOT 1
LOT 18
LOT 17
LOT 16
LOT 44
LOT 43
PART OF LOT 16 EXCEPT THE N. 40'
PART OF LOT 11
PART OF LOT 9
PART OF LOT 3
LOT BELOW THE S.24'
SHED
GUARD POST (TYP)
PAVERS
LAWN
SIGN
GRAVEL
LAWN
BRICK WALL
SIGN
LAWN
SIGN
LAWN
SIGN
LAWN

Consumers Energy

Address: **325 N OLD WOODWARD AVE, BIRMINGHAM**
Gas Service Extension: **2" P** , Inserted: **N** , Year Installed: **2006**



Previous

Notice: **This information is for design purposes only and is not reliable for construction. All locations are approximate, facilities may have been added and/or altered after any revision or as-printed date, and service lines may not be shown. Field staking is available at no charge by calling MISS DIG (800-482-7171) three working days in advance of the digging, and the precise location and depth of all underground facilities must be identified in accordance with the MISS DIG Act, PA 174 of 2013 as amended, and any other applicable law or ordinance. Use of these maps does not relieve the user of any legal duty to comply with all applicable laws or ordinances. Consumers Energy shall be consulted before any action is taken on the basis of this map, and the map must be destroyed when no longer needed.**

ISSUED BY Gas Information Management
ON 06-19-18. FACILITIES MAY HAVE BEEN ADDED
AFTER MAP PRINTED DATE THEREFORE,
CONSUMERS ENERGY SHALL BE CONSULTED
BEFORE ANY ACTION IS TAKEN ON THE BASIS
OF THIS MAP. THIS MAP TO BE DESTROYED
WHEN NO LONGER NEEDED.

CONSUMERS ENERGY
UNDERGROUND PLANT

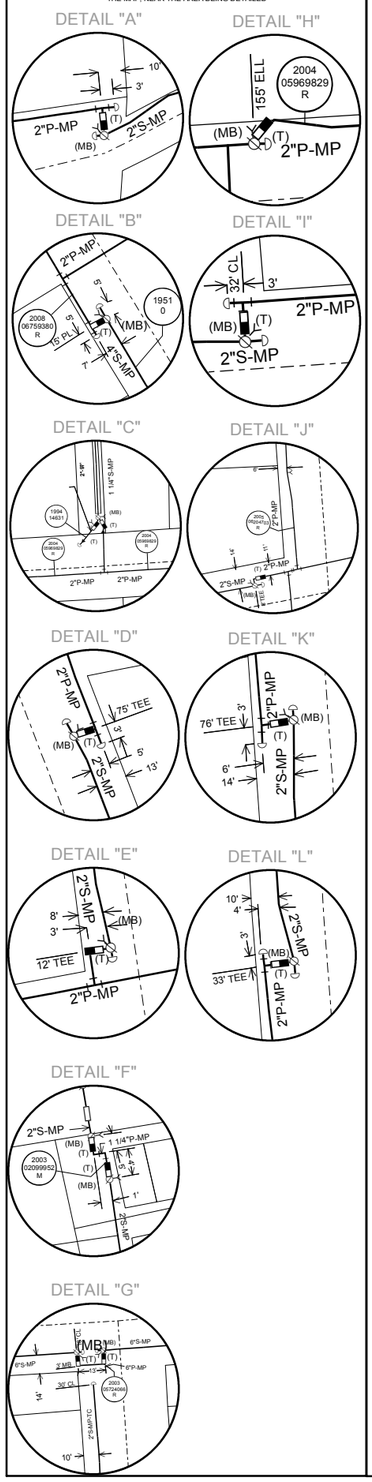
ALL LOCATIONS ARE APPROXIMATE.
SERVICES ARE NOT SHOWN. LOCATIONS
WILL BE VERIFIED BY STAKING UPON REQUEST.

72 HOURS
(3 WORKING DAYS)
BEFORE YOU DIG
CALL MISS DIG
800-482-7171
(TOLL FREE)

FOR QUESTIONS CONCERNING THIS MAP
PLEASE CALL 1-877-240-9602

DETAILS

ELEVATIONAL DETAILS ARE NOT TO BE SHOWN IN THIS SPACE. THEY WILL BE SHOWN ON THE MAP, NEAR THE AREA BEING DETAILED



02-60-25-2

02-60-26-4



02-60-25-4

02-60-36-2

ALL MEASUREMENTS ARE TAKEN FROM ACTUAL PROPERTY LINES UNLESS OTHERWISE NOTED. CENTER LINE MEASUREMENTS ARE TAKEN FROM CENTER LINE OF EXISTING ROADWAY, UNLESS OTHERWISE NOTED, AND MAY NOT BE CENTER LINE OF R.O.W.

Caution: Some locations are approximated for exact location of Gas Transmission Facilities (CPCO, MGS, T&S, CMS, MCV, NOMECO & Jackson pipelines & foreign gas main (PEPL), contact Gas Control in Jackson.

NINE PATTERNS/SECTIONS					
6	5	4	3	2	1
7	2	9	10	1	12
18	17	16	15	14	13
19	20	21	22	23	24
30	3	28	27	4	25
31	32	33	34	35	36

Consumers Energy

Gas Information Management — GAS DISTRIBUTION MAP

QUARTER SECTION MAP
TOWN - RANGE - SECTION - 1/4
02-60-25-3

TOWNSHIP: BLOOMFIELD
COUNTY: OAKLAND
HEADQUARTERS: OAKLAND

SCALE: Varies
EXCEPT FOR DETAILS

REQUEST DATE: 06-19-18
REQUESTED BY: JLF

This map has been plotted and approved by the GIM Conversion Team: by

JAN 14 1994

2N-10E-25A

OAK ST

ABANDONED 4" 53.23D ABAN DONED 4" 3' to 14'

ABANDONED 4" 13' S/N R 53.23D

ABANDONED 2" 13' TO 20' E/W 2.57.18

ABANDONED 2" 50-14-2-102 3' TO 20' E/W

HAZELWOOD AVE

VINEWOOD AVE

LAKEVIEW CT

BALDWIN AVE

ABANDONED 2" 50-14-2-115

ABANDONED 2" 2-56-136 2-56 134.57

ABANDONED 2" 52-54D

WOODLAND AVE

ATEN CT.

WOODWARD AVE

10' TO 15' S/W 51-238 ABANDONED 2"

ISLE VIEW DR

HUNTER BROOKSIDE BLVD

PARK

DRIVE

ABANDONED 2" 45-9-6-12

ABANDONED 2" 9' N/S R 2-59-38

RAVINE

ABANDONED 4" EUCLID

ABANDONED 4" 51-244

TERNDALE AVE

OAKLAND AVE

ABANDONED 4" 58-N-2 LOC W E/W

2N-10E-25C

HARMON

10' TO 15' S/W ABANDONED 2" 51-238

14' S/W ABANDONED 2" 49-2-14-128

VACATED

LANE

BONNIE BRIER

ABANDONED 19' W/E R 1¼ 51-239

DEWEY ST

TOOTING

ABANDONED 2" 48-14-2-198

GREENWOOD AVE

2N-10E-26C

OVERBROOK DR.

RANDALL ST

ABANDONED 16" TILE 52.18D

15" N/S 2" GAS 21.22.23D

VACATED

WILLITS ST

WILLITS

WARREN CT. (PRIVATE DRIVE)

CHESTER

BATES

PART OF LOT 59

RETIRED 2770' OF 4"S-MP LOC 9' WE R '47 NO.# 13116.5

Retired 4"S-MP W.O.# 13109

MAPLE AVE

RETIRED 4"S-MP LOC 6' E/W R '47 NO.# 13115.5

WOODWARD

EUCLID

DETAIL "A"

2N-10E-36A

A-5

Retraced Due To Changes In Section By N.D.L. 3-5-51

DATE REVISED			
1-1-51	L.E.C.	A.S.&S.	R.B.S.
1-1-52	T.F.	J.E.S.	S.S.S.
1-1-53	T.F.		
1-1-54	T.F.		
1-1-55	T.F.		
1-1-56	T.F.		
1-1-57	T.F.		
1-1-58	T.F.		
1-1-59	T.F.		
1-1-60	T.F.		
1-1-61	T.F.		
1-1-62	T.F.		
1-1-63	T.F.		
1-1-64	T.F.		
1-1-65	T.F.		
1-1-66	T.F.		
1-1-67	T.F.		
1-1-68	T.F.		
1-1-69	T.F.		
1-1-70	T.F.		
1-1-71	T.F.		
1-1-72	T.F.		
1-1-73	T.F.		
1-1-74	T.F.		
1-1-75	T.F.		
1-1-76	T.F.		
1-1-77	T.F.		
1-1-78	T.F.		
1-1-79	T.F.		
1-1-80	T.F.		
1-1-81	T.F.		
1-1-82	T.F.		
1-1-83	T.F.		
1-1-84	T.F.		
1-1-85	T.F.		
1-1-86	T.F.		
1-1-87	T.F.		
1-1-88	T.F.		
1-1-89	T.F.		
1-1-90	T.F.		
1-1-91	T.F.		
1-1-92	T.F.		
1-1-93	T.F.		
1-1-94	T.F.		

CONSUMERS POWER CO.
ENGR. DEPT. METRO REGION

Gas Distribution Map of
S.W. 1/4 Sec. 25 Bloomfield Twp

Scale 1"=100'

Drawn By R.M.B.
Traced By V.J.
Date 4-32-

28-05-5.1

Freedom of Information Act (FOIA) Request :: F004028-091018

Oakland County Record Center

Fri 9/14/2018 9:50 AM

To:Scott Wasielewski <WasielewskiS@aktpeerless.com>;

--- Please respond above this line ---

09/14/2018

Scott Wasielewski
AKT Peerless

22725 Orchard LakeRoad
Farmington, MI 48336
wasielewskis@aktpeerless.com

RE: FOIA REQUEST
39 ADDRESSES
BIRMINGHAM, OAKLAND COUNTY, MI
PARCEL #: 19-25-376-097 AND 19-25-378-028
REFERENCE NUMBER: F004028-091018

Dear Scott Wasielewski:

Per your request and a review of our records, the Oakland County Health Division (OCHD) has denied your request because the records understood to be requested do not exist. No information regarding landfills, on-site sewage disposal permits, water well permits, or well logs were found for the captioned properties. OCHD is not conducting ongoing monitoring of any groundwater pollutants for the properties, nor are there files for historical monitoring on these sites.

If you wish to modify your request by providing a complete list of specific concerns and properties, with date ranges for the information you desire, OCHD will provide available information in compliance with the FOIA.

It is recommended that you contact the Michigan Department of Environmental Quality as the agency has regulatory authority over certain environmental pollutants and monitoring activities. It is advised that you contact the local water supply and sewer agencies as they may have authority over certain aspects of the captioned properties. If

you have any questions, please contact this Division at (248) 858-1312.

YOUR FURTHER LEGAL RIGHTS

To the extent that this response, in your opinion, constitutes a denial of your Freedom of Information Act (FOIA) rights, your statutory remedies are as follows:

For FOIA denials, you may submit to the head of the public body a written appeal that specifically states the word "appeal" and identifies the reason or reasons for reversal of the denial. Within 10 business days after the head of the public body receives a written appeal he or she will do one of the following:
1. Reverse the denial.
2. Issue a written notice to you upholding the denial.
3. Reverse the denial in part and issue a written notice to you upholding the denial in part.
4. Under unusual circumstances, issue a notice extending for not more than 10 business days the time to respond.

You may begin a civil action in circuit court to compel the public body's disclosure of the public records within 180 days after a public body's final determination to deny a request.
You have the right to receive attorneys' fees and damages as provided in MCL 15.240 if, after judicial review, the court determines that the public body has not complied with MCL 15.235 and orders disclosure of all or a portion of a public record.

For fee appeals, if the public body requires a fee that, in your opinion, exceeds the amount permitted under its procedures and guidelines or MCL 15.234, you may submit to the head of the public body a written fee appeal for a fee reduction that specifically states the word "appeal" and identifies how the required fee exceeds the amount permitted. Within 10 business days after the head of the public body receives a written fee appeal, he or she will do one of the following:
1. Waive the fee.
2. Reduce the fee and issue a written determination to the requesting person indicating the basis for the remaining fee.
3. Uphold the fee and issue a written determination to the requesting person indicating the basis for upholding the fee.
4. If necessary, issue a notice extending for not more than 10 business days the time to respond.

Within 45 days after the head of the public body issues a written determination on the fee appeal or if the head of the public body failed to respond to the fee appeal, you may begin a civil action in circuit court.

Oakland County's FOIA Procedures and Guidelines, and its Public Summary, can be found at www.oakgov.com/FOIA.

Sincerely,

OAKLAND COUNTY HEALTH DIVISION
Department of Health and Human Services

Richard Peresky
Public Health Senior Sanitarian
Environmental Health Services

To monitor the progress or update this request please log into the FOIA Record Center.

From:	DEQFOIA
To:	Scott Wasielewski
Subject:	7243-18 RDE DWMAD
Date:	Wednesday, September 12, 2018 10:08:24 AM

Mr. Scott Wasielewski
AKT Peerless Environmental Services
22725 Orchard Lake Road
Farmington, Michigan 48336

Dear Mr. Wasielewski:

SUBJECT: **FOIA 7243-18:** Response from the Drinking Water and Municipal Assistance Division (DWMAD)
This notice is issued in response to your request for information under the Freedom of Information Act, 1976 PA 442, as amended (FOIA), received on September 7, 2018.

You requested information on the following site(s) described by you as: 280, 322, 333 N. Old Woodward Avenue, Birmingham; 155 Henrietta Street, Birmingham.

Denied: The purpose of the FOIA is to provide the public with access to existing, nonexempt public records of public bodies. After a search, to the best of this public body's knowledge, information, and belief, the public record(s) do not exist (RDE) as described by you, or by another name or description reasonably known to the public body; therefore, your request to examine or receive a copy of the documents described above is denied.

Under section 10 of the FOIA, the Department of Environmental Quality (DEQ) is obligated to inform you of the following:

1) You may appeal this decision in writing to the Administration Deputy Director, Department of Environmental Quality (DEQ), P.O. Box 30473, Lansing, Michigan 48909-7973. The writing must specifically state the word "appeal" and identify the basis for which the disclosure determination should be reversed. The Administration Deputy Director, or her delegated designee, must respond to the appeal within 10 business days of its receipt. Under unusual circumstances, the time for response to the appeal may be extended by 10 business days.

2) You may commence a civil action in the Court of Claims within 180 days after the date of the final determination to deny the request. If you prevail in such an action, the court is to award reasonable attorney fees, costs, and disbursements, and possible damages.

You may access the DEQ's website that contains information about our FOIA policy and procedure, public written summary, and several online databases at www.michigan.gov/deqfoia.

If you have any questions regarding the results of your request, you may contact DEQ FOIA at 800-662-9278; deqfoia@michigan.gov; or by U.S. Mail at Department of Environmental Quality, Attention: FOIA Coordinator, P.O. Box 30473, Lansing, Michigan 48909-7973.

Leigh M. Copen, FOIA Coordinator
Michigan Department of Environmental Quality
800-662-9278
www.michigan.gov/deqfoia

From: DEQFOIA
To: Scott Wasielewski
Subject: 7243-18 RDE AQD WMRPD WRD
Date: Thursday, September 13, 2018 3:30:48 PM

Mr. Scott Wasielewski
AKT Peerless Environmental Services
22725 Orchard Lake Road
Farmington, Michigan 48336

Dear Mr. Wasielewski:

SUBJECT: **FOIA 7243-18:** Response from the Air Quality Division (AQD); Waste Management and Radiological Protection Division (WMRPD); Water Resources Division (WRD)

This notice is issued in response to your request for information under the Freedom of Information Act, 1976 PA 442, as amended (FOIA), received on September 7, 2018.

You requested information on the following site(s) described by you as: 280, 322, 333 N. Old Woodward Avenue, Birmingham; 155 Henrietta Street, Birmingham.

Denied: The purpose of the FOIA is to provide the public with access to existing, nonexempt public records of public bodies. After a search, to the best of this public body's knowledge, information, and belief, the public record(s) do not exist (RDE) as described by you, or by another name or description reasonably known to the public body; therefore, your request to examine or receive a copy of the documents described above is denied.

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2) You may commence a civil action in the Court of Claims within 180 days after the date of the final determination to deny the request. If you prevail in such an action, the court is to award reasonable attorney fees, costs, and disbursements, and possible damages.

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48909-7973.

Leigh M. Copen, FOIA Coordinator
Michigan Department of Environmental Quality
800-662-9278
www.michigan.gov/deqfoia

Scott Wasielewski

From: DEQFOIA <DEQFOIA@michigan.gov>
Sent: Monday, September 17, 2018 11:37 AM
To: Scott Wasielewski
Subject: 7243-18 RDE RRD

Mr. Scott Wasielewski
AKT Peerless Environmental Services
22725 Orchard Lake Road
Farmington, Michigan 48336

Dear Mr. Wasielewski:

SUBJECT: **FOIA 7243-18:** Response from the Remediation and Redevelopment Division (RRD)

This notice is issued in response to your request for information under the Freedom of Information Act, 1976 PA 442, as amended (FOIA), received on September 7, 2018.

You requested information on the following site(s) described by you as: 280, 322, 333 N. Old Woodward Avenue, Birmingham; 155 Henrietta Street, Birmingham.

Denied: The purpose of the FOIA is to provide the public with access to existing, nonexempt public records of public bodies. After a search, to the best of this public body's knowledge, information, and belief, the public record(s) do not exist (RDE) as described by you, or by another name or description reasonably known to the public body; therefore, your request to examine or receive a copy of the documents described above is denied.

Under section 10 of the FOIA, the Department of Environmental Quality (DEQ) is obligated to inform you of the following:

1) You may appeal this decision in writing to the Administration Deputy Director, Department of Environmental Quality (DEQ), P.O. Box 30473, Lansing, Michigan 48909-7973. The writing must specifically state the word "appeal" and identify the basis for which the disclosure determination should be reversed. The Administration Deputy Director, or her delegated designee, must respond to the appeal within 10 business days of its receipt. Under unusual circumstances, the time for response to the appeal may be extended by 10 business days.

2) You may commence a civil action in the Court of Claims within 180 days after the date of the final determination to deny the request. If you prevail in such an action, the court is to award reasonable attorney fees, costs, and disbursements, and possible damages.

You may access the DEQ's website that contains information about our FOIA policy and procedure, public written summary, and several online databases at www.michigan.gov/deqfoia.

If you have any questions regarding the results of your request, you may contact DEQ FOIA at 800-662-9278; deqfoia@michigan.gov; or by U.S. Mail at Department of Environmental Quality, Attention: FOIA Coordinator, P.O. Box 30473, Lansing, Michigan 48909-7973.

Leigh M. Copen, FOIA Coordinator
Michigan Department of Environmental Quality
800-662-9278
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AKTPEERLESS

PHASE II ENVIRONMENTAL SITE ASSESSMENT

333 N. Old Woodward Avenue, Birmingham, Michigan

PREPARED FOR **City of Birmingham**
151 Martin Street
Birmingham, Michigan 48009

PROJECT # 13661F-2-20

DATE November 15, 2018

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AKTPEERLESS

PHASE II ENVIRONMENTAL SITE ASSESSMENT

333 N. Old Woodward Avenue, Birmingham, Michigan
AKT Peerless Project No. 13661F-2-20

1.0 Introduction

City of Birmingham retained AKT Peerless to conduct a Phase II Environmental Site Assessment (ESA) of the property located at 333 N. Old Woodward Avenue in Birmingham, Oakland County, Michigan (the subject property). This Phase II ESA was conducted in accordance with AKT Peerless' Proposal for a Phase II ESA (Proposal Number PF-23369), dated October 4, 2018, and is based on ASTM International (ASTM) Designation E 1903-11, "Standard Practice for Environmental Site Assessments: Phase II Environmental Site Assessment Process."

This Phase II ESA scope of work is intended to evaluate the recognized environmental conditions (RECs) presented in Section 2.4.

AKT Peerless' Phase II ESA report documents the field activities, sampling protocols, and laboratory results associated with this assessment. AKT Peerless' Phase II ESA was performed for the benefit of its Client, City of Birmingham, who may rely on the contents and conclusions of this report.

2.0 Background

2.1 Site Description and Physical Setting

The subject property is located in the southwest ¼ of Section 25 in Birmingham (T.2N./R.10E.), Oakland County, Michigan. The subject property is located on the west side of N. Old Woodward Avenue, north of Willits Street and consists of one tax identification parcel zoned Public Property (PP). See the following table for additional subject property details:

Subject Property Identifiers

Address	Tax Identification Number	Owner of Record	Approximate Acreage
333 N. Old Woodward Avenue*	08-19-25-376-097	City of Birmingham	3.9 acres

***Note**: According to Oakland County Equalization Division, the subject property lacks a legal address.

The subject property is improved with one approximately 40,000-square foot (footprint), five-deck parking deck (the subject building). The exterior of the subject property consists of asphalt street-level parking areas and wooded areas within the Rouge River floodplain. Block/brick walls and/or fencing surround the street-level parking area. Vehicular access to the subject property is restricted by traffic control gates.

Refer to Figure 1 for a topographic site location map. See Figure 2 for a site map.

2.2 Subject Property History and Land Use

The subject property is used for street-level parking and the subject building consists of a five-deck parking deck. The subject property is accessible to vehicular traffic by traffic control gates fronting N. Old Woodward Avenue and N. Bates Street. The undeveloped floodplain on the northwestern portion of the subject property is not used for a significant or obvious purpose.

The following table summarizes the general historical development and use of the subject property, as identified by AKT Peerless based on the referenced data sources:

Subject Property Historical Use Summary

Time Period	Improvements	Use	Owner / Occupant	Data Source(s)
1893-1952	Residential and/or commercial structures (up to 12 main structures)	Residential and/or commercial	Unknown / residential and/or commercial occupants	Fire insurance maps Aerial photographs City directories Municipal records
1956-1960	Residential and/or commercial structures (up to three main structures) Parking lot	Residential and/or commercial; parking	Unknown / residential and/or commercial occupants	Fire insurance maps Aerial photographs City directories Municipal records
1963-1965	Parking lot	Parking	Unknown / National Garages Inc.	Aerial photographs City directories Municipal records
1966-2018	Parking deck (subject building); parking lot	Parking	Unknown; City of Birmingham / National Garages Inc.; Municipal Parking	Aerial photographs City directories Municipal records Interviews Site reconnaissance

2.3 Adjacent Property Land Use

The following table describes the current uses and/or occupants of the adjoining properties, as identified by AKT Peerless:

Adjoining Property Data

Direction	Address	Current Use / Occupant
North	No address identified	Recreation / Booth Park
Northeast	No address identified	Undeveloped land
	369 N. Old Woodward Avenue	Condominiums / Brookside Residences (under construction)

Direction	Address	Current Use / Occupant
East	380 N. Old Woodward Avenue	Commercial / Steinhardt Pesick & Cohen, P.C.; The Law Firm of John F. Schaefer
	350 N. Old Woodward Avenue	Commercial / Strength Capital Partners
	344 N. Old Woodward Avenue	Commercial / Morganroth & Morganroth, PLLC
	320 N. Old Woodward Avenue	Commercial / SAIC USA
Southeast	325 N. Old Woodward Avenue and 108-114 Willits Street	Commercial / UBS; Fleming's Prime Steakhouse & Wine Bar; Beal Bank; Poggen Pohl; Centigrade; Tilt; Google Inc.
South	111-117 Willits Street	Commercial / Cameron's Steakhouse; other street level and commercial office space occupants not identified
Southwest	336 W. Maple Road	Commercial / McCann Detroit
	300 Willits Street	First Baptist Church
	No address identified	Undeveloped land
West	300 Warren Court	Single-family residential / not identified
Northwest	No address identified	Recreation / Booth Park

2.4 Previous Environmental Investigations

On September 28, 2018, AKT Peerless prepared a Phase I ESA for the subject property on behalf of City of Birmingham in accordance with United States Environmental Protection Agency (USEPA) Standards and Practices for All Appropriate Inquiries (AAI) and ASTM Standard Practice E 1527-13, "Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process." At the time of the assessment, the subject property consisted of one tax identification parcel improved with one approximately 40,000-square foot (footprint), five-deck parking deck and associated exterior features as described in Section 2.1.

AKT Peerless identified the following RECs in connection with the subject property:

REC 1 - According to fire insurance maps, the subject property formerly included 12 developed lots, in addition to one undeveloped lot, an apparent alley, and a portion of an adjoining developed lot. Between approximately 1915 and 1960, up to 12 residential and/or commercial structures were located entirely on the subject property. Municipal records and fire insurance maps indicate that at least three of these structures, located at 244 and 292 Willits Street and 248 N. Bates Street, may have included basements. The origin of the fill material used to fill basements of former structures at the subject property, if any, prior to conversion of the southern portion of the subject property to a street level parking lot in the mid-1950s to early-1960s is unknown. The unknown origin of such fill material represents an REC.

REC 2 - According to fire insurance maps and city directories, a dry cleaner operated on an eastern adjoining property located at 324-332 N. Old Woodward Avenue from at least 1944 until at least 1960. Historical dry-cleaning operations typically involved the use of petroleum and/or chlorinated solvents. In addition, the eastern adjoining property located at historical address 322 N. Old Woodward Avenue (located near current address 320 N. Old Woodward Avenue) was identified as a Part 201 site in the regulatory database report. Part 201 sites are Michigan sites at which contamination has been identified at concentrations exceeding Michigan Department of Environmental Quality (MDEQ) Generic Cleanup Criteria. No further information regarding the Part 201 site status of the eastern adjoining property was identified. The subject property is located at an inferred hydraulically down-gradient position relative to the eastern adjoining property. Therefore, the potential for migration of contamination from the eastern adjoining property toward the subject property represents an REC.

It is important to note that, under Part 201 of the Natural Resources and Environmental Protection Act (NREPA) Section 20126(4)(c), a property owner is not liable for contamination migrating from an off-site source, unless the owner is responsible for an activity causing the release that is the source of the contamination. However, if contamination is identified on the subject property, the subject property owner may be required to comply with certain Due Care obligations pursuant to Section 20107a(1).

3.0 Phase II Environmental Site Assessment Activities

The following sections summarize the site assessment activities conducted by AKT Peerless.

3.1 Scope of Assessment

To further evaluate the RECs identified in AKT Peerless' September 2018 Phase I ESA, AKT Peerless conducted a subsurface investigation at the subject property that included: (1) the advancement of five soil borings; (2) the installation of one temporary groundwater monitoring well; and (3) the collection of six soil samples and one groundwater sample for laboratory analyses. The following samples were submitted for laboratory analyses:

- Six soil samples for volatile organic compounds (VOCs), polynuclear aromatic hydrocarbons (PNAs), Michigan Ten Metals,[1] and/or polychlorinated biphenyls (PCBs); and
- One groundwater sample for VOCs.

The following table summarizes each REC, the site investigation activities performed to address each REC, and the laboratory parameters used to address each REC.

[1] The Michigan Ten Metals include arsenic, barium, cadmium, chromium (total), copper, lead, mercury, selenium, silver, and zinc.

Summary of Investigation Activity

REC #	Environmental Concern	Investigation Activity	Analytical Parameters
1	Use of fill material of unknown origin to fill potential former basements	AKT-1, AKT-2, AKT-3	VOCs, PNAs, Michigan Ten Metals, PCBs
2	Historical dry cleaner/Part 201 site located on an eastern adjoining property	AKT-4, AKT-4W, AKT-5	VOCs

3.1.1 Soil Evaluation

On October 23, 2018, AKT Peerless advanced five soil borings at the subject property. AKT Peerless used hydraulic drive/direct-push (Geoprobe®) sampling techniques and followed the guidance outlined in ASTM publication E1903-11, "Standard Practice for Environmental Site Assessments: Phase II Environmental Site Assessment Process." AKT Peerless collected continuous soil samples from the soil borings in four-foot intervals to the maximum depth explored of 15 feet below ground surface (bgs). AKT Peerless personnel inspected, field-screened, and logged the samples collected at each soil boring location.

Refer to Figure 2 for a site map with soil boring locations. Boring logs are provided in Appendix A.

3.1.2 Groundwater Evaluation

AKT Peerless encountered groundwater in one soil boring (AKT-4) advanced at the subject property. AKT Peerless installed a temporary groundwater monitoring well at this location. A one-inch PVC riser with a five-foot screen was utilized for this temporary groundwater monitoring well.

Refer to Figure 2 for a site map with the temporary groundwater monitoring well location.

3.2 Quality Assurance/Quality Control

To ensure the accuracy of data collected during on-site activities, AKT Peerless implemented proper quality assurance/quality control (QA/QC) measures. The QA/QC procedures included, but were not limited to, (1) decontamination of sampling equipment before and between sampling events, (2) calibration of field equipment, (3) documentation of field activities, and (4) sample preservation techniques.

3.2.1 Decontamination of Equipment

During sample collection, AKT Peerless adhered to proper decontamination procedures. Sampling equipment was decontaminated using the following methods to minimize potential cross-contamination of soil samples:

- Steam-cleaning or washing and scrubbing the equipment with non-phosphate detergent
- Rinsing the equipment
- Air-drying the equipment

3.2.2 Calibration of Field Equipment

During AKT Peerless' subsurface investigation activities, a photoionization detector (PID) was used to screen all soil samples. The PID was maintained in a calibrated condition using 100 parts per million (ppm) isobutylene span gas prior to subsurface investigations.

3.2.3 Documentation of Activities

During AKT Peerless' subsurface investigation activities, subject property conditions (i.e., soil boring locations, weather conditions) were documented. AKT Peerless visually inspected the soil and groundwater samples and prepared a geologic log for each soil boring. The logs include soil characteristics such as (1) color, (2) composition (e.g., sand, clay, or gravel), (3) soil moisture and water table depth, and (4) signs of possible contamination (i.e., stained or discolored soil, odors). Soil types were classified in accordance with ASTM publication D-2488, "Unified Soil Classification System." All soil and groundwater samples were delivered to Fibertec Environmental Services' analytical laboratory in Holt, Michigan under chain-of-custody documentation.

Refer to Figure 2 for a site map with soil boring locations. Boring logs are provided in Appendix A.

3.2.4 Sample Preservation Techniques

AKT Peerless collected soil samples according to USEPA Publication SW-846, "Test Methods for Evaluating Solid Waste." Soil and groundwater samples were collected into laboratory-supplied containers, stored on ice or at approximately four degrees Celsius, and submitted under chain-of-custody documentation.

Soil samples collected for VOCs analyses were field preserved with methanol in accordance with USEPA Method 5035. Soil samples collected for PNAs, metals, and PCBs analyses were stored in unpreserved eight-ounce wide-mouth jars.

Groundwater samples collected from temporary groundwater monitoring wells were collected with a peristaltic pump and dedicated tubing. Groundwater samples for VOCs analyses were collected with zero headspace into 40-milliliter (mL) glass vials and preserved with hydrochloric acid.

3.3 Laboratory Analyses and Methods

AKT Peerless submitted six soil samples and one groundwater sample for laboratory analyses. The following table summarizes the location, depth, matrix, and laboratory analyses for each sample.

Sample Collection Summary

Sample Identification	Sample Matrix	Soil Sample Interval (feet bgs)	Laboratory Analytical Parameter(s)
AKT-1	Soil	2'-4'	VOCs, PNAs, Michigan Ten Metals, PCBs
AKT-2	Soil	2'-4'	VOCs, PNAs, Michigan Ten Metals, PCBs

Sample Identification	Sample Matrix	Soil Sample Interval (feet bgs)	Laboratory Analytical Parameter(s)
AKT-3	Soil	2'-4'	VOCs, PNAs, Michigan Ten Metals, PCBs
AKT-3	Soil	4'-6'	VOCs, PNAs, Michigan Ten Metals, PCBs
AKT-4	Soil	9'-10'	VOCs
AKT-4W	Groundwater	4'-9' (well screen depth interval)	VOCs
AKT-5	Soil	5'-6'	VOCs

The laboratory analyzed the samples for: (1) VOCs in accordance with USEPA Method 8260B; (2) PNAs in accordance with USEPA Method 8270E; (3) Michigan Ten Metals in accordance with USEPA Methods 6020A and 7471B; and 4) PCBs in accordance with USEPA Method 8082A.

4.0 Evaluation and Presentation of Results

4.1 Subsurface Conditions

The following sections summarize the physical soil and groundwater conditions at the subject property.

4.1.1 Soil and Groundwater Conditions based on Published Material

According to the United States Department of Agriculture (USDA) Soil Conservation Service's (SCS's) publication, *Soil Survey of Oakland County, Michigan,* the soil in the area of the subject property is classified as the Urban land-Marlette-Capac association, described as "urban land and nearly level to hilly, well drained to somewhat poorly drained loamy soils; on till plains and moraines." Photo Sheet 106 of the soil survey depicts the subject property within an area described as "urban land" and "Cohoctah-Fox association."

According to the Michigan Department of Natural Resources (MDNR) Geological Survey Division's publication, *Quaternary Geology of Southern Michigan*, the soil in the area of the subject property is lacustrine clay and silt. This soil is described as gray to dark reddish brown and varved in some localities. The soil chiefly underlies extensive, flat, low-lying areas formerly inundated by glacial Great Lakes. Soil thickness ranges from ten to 30 feet. Typically, lacustrine clay and silt are associated with low hydraulic permeability and restrict the movement of groundwater.

Site-specific groundwater information was not identified in published material.

4.1.2 Soil and Groundwater Conditions based on Field Observations

During drilling activities, AKT Peerless encountered the following soil types:

- GRAVEL BASE from below the asphalt pavement to a depth of approximately two feet bgs.
- FILL from below the gravel base to a depth of approximately four feet bgs, except at soil boring location AKT-5, where the gravel base was underlaid by clay. The fill material encountered at soil

boring locations AKT-1, AKT-2, and AKT-3, which were advanced within the footprints of former structures that may have included basements, was dark brown to black in color and consisted of a sandy to clayey matrix containing gravel, red brick, and/or masonry debris. The fill material encountered at soil boring location AKT-4, which was not advanced within the footprint of a former building potentially including a basement, was brown in color and consisted of sand and gravel.

- SAND from below the fill to a depth of approximately eight feet bgs, except at soil boring locations AKT-3 and AKT-5, where the fill or gravel base was underlaid by clay. This sand was reddish brown to light brown in color and fine- to medium-grained. Perched groundwater was observed within this sand layer at soil boring location AKT-4.
- CLAY from below the gravel base, fill, or sand to a depth of 15 feet bgs, the maximum depth explored. This clay was brown to gray in color and soft to stiff.

AKT Peerless encountered groundwater at soil boring location AKT-4 at a depth of seven feet bgs. The groundwater appeared to be perched on the clay layer encountered at nine feet bgs at this soil boring location. Shallow groundwater is not continuous across the site and is not used as a drinking water source.

With the exception of the gravel base and fill material encountered, subsurface soils at the subject property are consistent with the description of lacustrine clay and silt as described in MDNR Geological Survey Division's publication, *Quaternary Geology of Southern Michigan.*

Refer to Figure 2 for a site map with soil boring locations. Boring logs are provided in Appendix A.

4.2 Analytical Laboratory Results

AKT Peerless collected soil and groundwater samples for the purpose of evaluating general subsurface environmental conditions at the subject property and to support potential future soil management planning. Analytical results were compared to MDEQ Generic Residential Cleanup Criteria (RCC) for soil and groundwater (Michigan Administrative Rules 299.46 and 299.44, respectively).

4.2.1 Soil Analytical Results

AKT Peerless submitted six soil samples for laboratory analyses of VOCs, PNAs, Michigan Ten Metals, and/or PCBs. The results of the laboratory analyses of the soil samples are summarized in the table below:

Summary of Soil Analytical Results

Parameter	Chemical Abstract Service (CAS) Number	Sample Identification with Criteria Exceedance (depth)	MDEQ Part 201 Generic RCC Exceeded/Established Criteria (µg/kg)	Maximum Concentration (µg/kg)/Sample Location
Arsenic	7440-38-2	AKT-1 (2'-4') AKT-2 (2'-4') AKT-3 (2'-4') AKT-3 (4'-6')	DWP / 4,600 GSIP / 4,600 DC / 7,600	11,000 / AKT-3 (4'-6')

Parameter	Chemical Abstract Service (CAS) Number	Sample Identification with Criteria Exceedance (depth)	MDEQ Part 201 Generic RCC Exceeded/Established Criteria (µg/kg)	Maximum Concentration (µg/kg)/Sample Location
Chromium (total)	7440-47-3	AKT-1 (2'-4') AKT-2 (2'-4') AKT-3 (2'-4') AKT-3 (4'-6')	DWP / 30,000 GSIP / 3,300	47,000 / AKT-3 (2'-4')
Mercury	7439-97-6	AKT-1 (2'-4')	GSIP / 50	110 / AKT-1 (2'-4')

Notes:
Sample identification: AKT-# indicates soil boring identification and (#-#) indicates sample depth interval in feet bgs.
µg/kg – micrograms per kilogram
DWP – Drinking Water Protection Criteria
GSIP – Groundwater to Surface Water Interface Protection Criteria
DC – Direct Contact Criteria

In addition to the target parameters identified in the table above, various other metals (including barium, cadmium, copper, lead, selenium, and zinc) and PNAs [including benzo(a)anthracene, benzo(a)pyrene, benzo(b)fluoranthene, benzo(g,h,i)perylene, fluoranthene, phenanthrene, and pyrene] were detected in soil samples collected from the subject property at concentrations above analytical laboratory method detection limits (MDLs), but below MDEQ Part 201 Generic RCC. VOC constituents were not detected in soil samples collected from the subject property at concentrations above analytical laboratory MDLs or MDEQ Part 201 Generic RCC.

Refer to Figure 3 for a site map with soil analytical results exceeding MDEQ Part 201 Generic RCC. Refer to Table 1 for a summary of soil analytical results. Refer to Appendix B for a complete analytical laboratory report.

4.2.2 Groundwater Analytical Results

AKT Peerless submitted one groundwater sample for laboratory analyses of VOCs. Target parameters were not detected in the groundwater sample at concentrations above analytical laboratory MDLs or MDEQ Part 201 Generic RCC.

Refer to Table 2 for a summary of groundwater analytical results. Refer to Appendix B for a complete analytical laboratory report.

5.0 Summary, Conclusions, and Recommendations

The following sections summarize the investigation conducted by AKT Peerless at the subject property.

5.1 Summary of Environmental Concerns

AKT Peerless identified the following RECs in connection with the subject property during its September 2018 Phase I ESA:

- Use of fill material of uknown origin to fill potential former basements.
- Historical dry cleaner/Part 201 site located on an eastern adjoining property.

5.2 Summary of Subsurface Investigation

On October 23, 2018, AKT Peerless conducted a subsurface investigation at the subject property to further evaluate the above-identified RECs. During the subsurface investigation, AKT Peerless (1) advanced five soil borings; (2) installed one temporary groundwater monitoring well; and (3) collected soil and groundwater samples for laboratory analyses. AKT Peerless submitted soil and groundwater samples for laboratory analyses of select parameters, including: VOCs, PNAs, Michigan Ten Metals, and PCBs.

5.3 Conclusions

AKT Peerless conducted soil and groundwater sampling in areas most likely to be impacted by contaminants based on the past use of the subject property and an eastern adjoining property. The results of the investigation indicate the following:

- Arsenic, chromium (total), and/or mercury were detected in soil samples collected from suspect fill material or native material directly underlying suspect fill material at concentrations exceeding MDEQ Part 201 Generic RCC for DWP, GSIP, and/or DC. Various other metals and PNAs were also detected in the suspect fill material at concentrations above analytical laboratory MDLs, but below MDEQ Part 201 Generic RCC. VOC constituents were not detected in soil samples collected from the subject property at concentrations above analytical laboratory MDLs or MDEQ Part 201 Generic RCC.
- VOC constituents were not detected in the groundwater sample collected from the subject property at concentrations above analytical laboratory MDLs or MDEQ Part 201 Generic RCC. Shallow groundwater was encountered at only one soil boring location and does not appear to be continuous across the subject property.

5.4 Recommendations

AKT Peerless recommends the current subject property owner conduct a Section 20107(a) Compliance Analysis to assure compliance with Due Care obligations in advance of construction/demolition activities associated with the potential redevelopment of the subject property and again following such activities. Due Care obligations include:

- Undertaking measures to prevent exacerbation of existing contamination.
- Exercising due care by undertaking response activities to mitigate unacceptable exposure to hazardous substances, mitigate fire and explosion hazards due to hazardous substances, and allow for the intended use of the subject property in a manner that protects health and safety.
- Taking reasonable precautions against the reasonably foreseeable acts or omissions of a third party and the consequences that could result from those acts or omissions.
- Provide notifications to the MDEQ and others in regard to mitigating fire and explosions hazards, discarded or abandoned containers, contamination migrating beyond property boundaries, as applicable.
- Comply with any land use or resource use restrictions established or relied on in connection with the response activities at the facility.
- Not impede the effectiveness or integrity of any land use or resource use restriction employed at the facility in connection with response activities.

6.0 Limitations

The information and opinions obtained in this report are for the exclusive use of City of Birmingham. No distribution to or reliance by other parties may occur without the express written permission of AKT Peerless. AKT Peerless will not distribute this report without your written consent or as required by law or by a Court order. The information and opinions contained in the report are given in light of that assignment. The report must be reviewed and relied upon only in conjunction with the terms and conditions expressly agreed upon by the parties and as limited therein. Any third parties who have been extended the right to rely on the contents of this report by AKT Peerless (which is expressly required prior to any third-party release), expressly agrees to be bound by the original terms and conditions entered into by AKT Peerless and City of Birmingham.

Subject to the above and the terms and conditions, AKT Peerless accepts responsibility for the competent performance of its duties in executing the assignment and preparing reports in accordance with the normal standards of the profession, but disclaims any responsibility for consequential damages. Although AKT Peerless believes that results contained herein are reliable, AKT Peerless cannot warrant or guarantee that the information provided is exhaustive or that the information provided by City of Birmingham or third parties is complete or accurate.

7.0 Signatures of Environmental Professionals

The following individuals contributed to the completion of this report.

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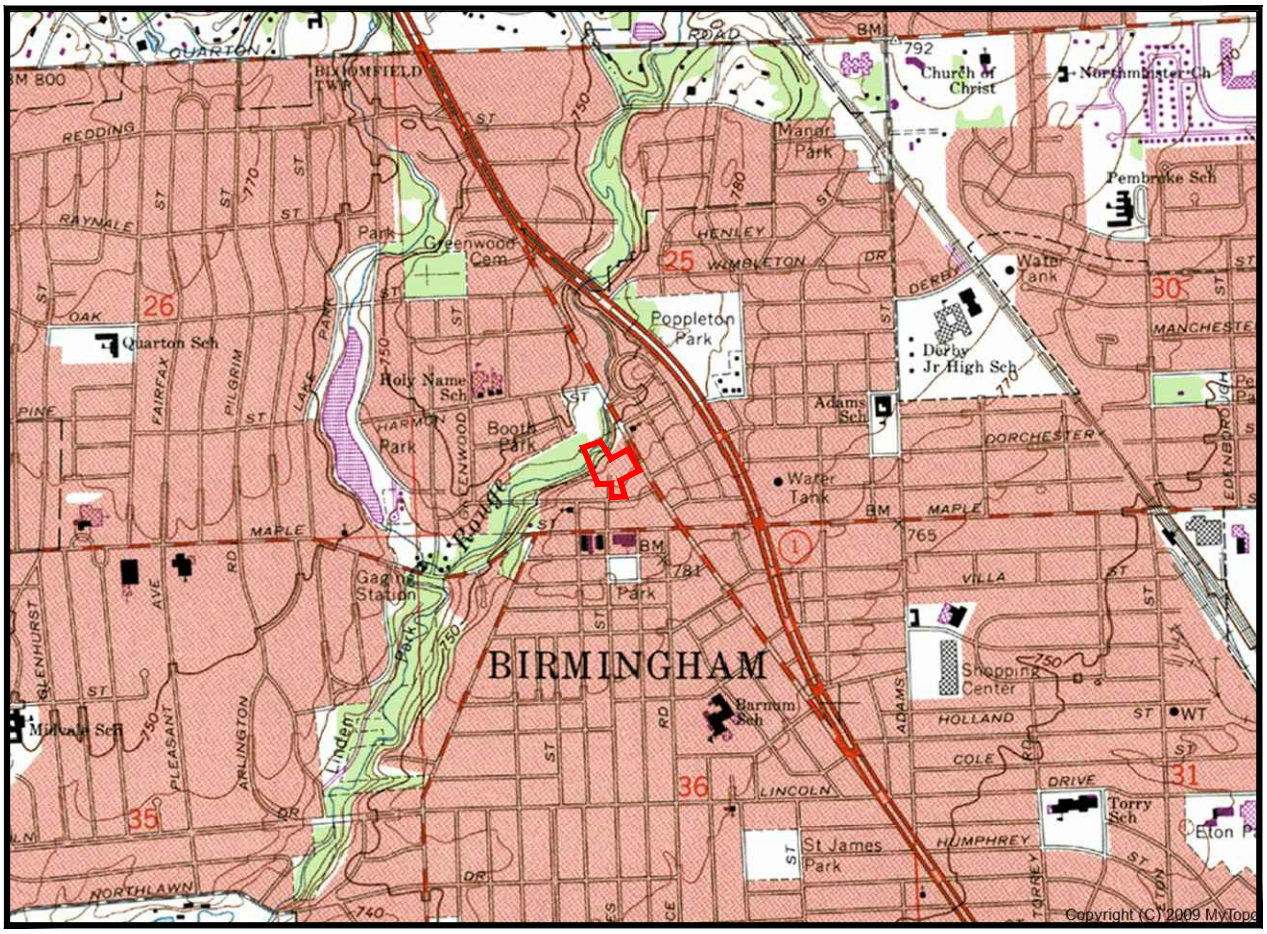
AKTPEERLESS

FIGURES

BIRMINGHAM QUADRANGLE

MICHIGAN - OAKLAND COUNTY

7.5 MINUTE SERIES (TOPOGRAPHIC)



T.2 N.-R.10 E.

1 0 1 MILE

1000 0 1000 2000 3000 4000 5000 6000 7000 FEET

1 0 1 KILOMETER

MICHIGAN
QUADRANGLE LOCATION

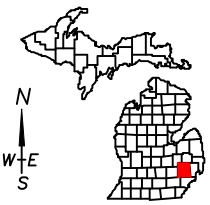


IMAGE TAKEN FROM 1968 U.S.G.S. TOPOGRAPHIC MAP
PHOTOREVISED 1981

AKTPEERLESS

www.aktpeerless.com

TOPOGRAPHIC LOCATION MAP

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN
PROJECT NUMBER: 13661F-2-20

DRAWN BY: OGO/MST
DATE: 11/12/2018

FIGURE 1

BOOTH PARK

UNDEVELOPED LAND

RIVER ROUGE

BROOKSIDE RESIDENCES
(UNDER CONSTRUCTION)
369 N. OLD WOODWARD AVENUE

STEINHARDT PESICK & COHEN, P.C.;
THE LAW FIRM OF JOHN F. SCHAEFER
380 N. OLD WOODWARD AVENUE

STRENGTH CAPITAL PARTNERS
350 N. OLD WOODWARD AVENUE

STAIR TOWER; RESTROOM AT LEVEL 1;
FIRE SUPPRESSION PUMP ROOM AT LEVEL 2

AKT-5

N. OLD WOODWARD AVENUE

WOODED LAND

MORGANROTH & MORGANROTH, PLLC
344 N. OLD WOODWARD AVENUE

BOOTH PARK

SUBJECT BUILDING
333 N. OLD WOODWARD AVENUE

SAIC USA
320 N. OLD WOODWARD AVENUE
(INVENTORY; FORMER DRY CLEANERS, c. 1944-1960)

SNOW CHUTE TOWER

STAIR/ELEVATOR TOWER;
ELEVATOR PIT WITH HYDRAULIC EQUIPMENT
ACCESSIBLE AT LEVEL 1

ASPHALT PARKING LOT

AKT-4/AKT-4W

APPROXIMATE LOCATION OF
ELECTRIC ROOM, LEVEL 1

SINGLE- FAMILY RESIDENTIAL
300 WARREN COURT

STAIR/ELEVATOR TOWER;
ELEVATOR PIT WITH HYDRAULIC EQUIPMENT AND SUMP,
AND STORAGE CLOSET WITH OIL SEPARATOR, ACCESSIBLE AT LEVEL 1

OAKLAND AVENUE

FORMER FLATS WITH BASEMENT (c.1926-1954)

AKT-3

UBS; FLEMING'S PRIME STEAKHOUSE & WINE BAR; BEAL BANK;
POGGEN POHL; CENTIGRADE; TILT; GOOGLE INC.
325 N. OLD WOODWARD AVENUE
AND 108-114 WILLITS STREET

FORMER DWELLING WITH BASEMENT (c.1915-1940)

FORMER DWELLING WITH BASEMENT (c.1915-1954)

FIRST BAPTIST CHURCH
300 WILLITS STREET

AKT-1

AKT-2

WILLITS STREET

MCCANN DETROIT
336 W. MAPLE ROAD

CAMERON'S STEAKHOUSE;
OTHER STREET LEVEL AND COMMERCIAL OFFICE SPACE
OCCUPANTS NOT IDENTIFIED
111-117 WILLITS STREET

N
W E
S

LEGEND

- = PROPERTY LINE
- T = PAD MOUNTED TRANSFORMER
- = SOIL BORING
- = SOIL BORING/MONITOR WELL

DRAWN BY: OGO/MST
DATE: 11/12/2018

0 40 80
SCALE: 1" = 80'

FIGURE 2

SUBJECT PROPERTY MAP WITH SAMPLING LOCATIONS

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN
PROJECT NUMBER: 13661F-2-20

AKTPEERLESS
www.aktpeerless.com

BOOTH PARK

UNDEVELOPED LAND

RIVER ROUGE

BROOKSIDE RESIDENCES
(UNDER CONSTRUCTION)
369 N. OLD WOODWARD AVENUE

STEINHARDT PESICK & COHEN, P.C.;
THE LAW FIRM OF JOHN F. SCHAEFER
380 N. OLD WOODWARD AVENUE

STRENGTH CAPITAL PARTNERS
350 N. OLD WOODWARD AVENUE

STAIR TOWER; RESTROOM AT LEVEL 1;
FIRE SUPPRESSION PUMP ROOM AT LEVEL 2

AKT-5

WOODED LAND

N. OLD WOODWARD AVENUE

MORGANROTH & MORGANROTH, PLLC
344 N. OLD WOODWARD AVENUE

BOOTH PARK

SUBJECT BUILDING
333 N. OLD WOODWARD AVENUE

SNOW CHUTE TOWER

SAIC USA
320 N. OLD WOODWARD AVENUE
(INVENTORY; FORMER DRY CLEANERS, c. 1944-1960)

STAIR/ELEVATOR TOWER;
ELEVATOR PIT WITH HYDRAULIC EQUIPMENT
ACCESSIBLE AT LEVEL 1

ASPHALT PARKING LOT

AKT-4/AKT-4W

APPROXIMATE LOCATION OF
ELECTRIC ROOM, LEVEL 1

SINGLE- FAMILY RESIDENTIAL
300 WARREN COURT

STAIR/ELEVATOR TOWER;
ELEVATOR PIT WITH HYDRAULIC EQUIPMENT AND SUMP,
AND STORAGE CLOSET WITH OIL SEPARATOR, ACCESSIBLE AT LEVEL 1

OAKLAND AVENUE

FORMER FLATS WITH BASEMENT (c.1926-1954)

AKT-3

UBS; FLEMING'S PRIME STEAKHOUSE & WINE BAR; BEAL BANK;
POGGEN POHL; CENTIGRADE; TILT; GOOGLE INC.
325 N. OLD WOODWARD AVENUE
AND 108-114 WILLITS STREET

FORMER DWELLING WITH BASEMENT (c.1915-1940)

FORMER DWELLING WITH BASEMENT (c.1915-1954)

FIRST BAPTIST CHURCH
300 WILLITS STREET

AKT-1

AKT-2

WILLITS STREET

MCCANN DETROIT
336 W. MAPLE ROAD

CAMERON'S STEAKHOUSE;
OTHER STREET LEVEL AND COMMERCIAL OFFICE SPACE
OCCUPANTS NOT IDENTIFIED
111-117 WILLITS STREET

N
W E
S

AKT-1 (2-4')	
10/23/2018	
Arsenic	5,300 ug/Kg (1,2)
Chromium, Total	7,900 ug/Kg (2)
Mercury, Total	110 ug/Kg (2)

AKT-2 (2-4')	
10/23/2018	
Arsenic	5,400 ug/Kg (1,2)
Chromium, Total	9,600 ug/Kg (2)

AKT-3 (2-4')	
10/23/2018	
Arsenic	6,400 ug/Kg (1,2)
Chromium, Total	47,000 ug/Kg (1,2)

AKT-3 (4-6')	
10/23/2018	
Arsenic	11,000 ug/Kg (1,2,3)
Chromium, Total	20,000 ug/Kg (2)

CRITERIA NOTE

(1) - Exceeds Residential Drinking Water Protection Criteria
(2) - Exceeds Groundwater Surface Water Interface Protection Criteria
(3) - Exceeds Residential Direct Contact Criteria

LEGEND

= PROPERTY LINE
= PAD MOUNTED TRANSFORMER
= SOIL BORING
= SOIL BORING/MONITOR WELL

DRAWN BY: OGO/MST
DATE: 11/12/2018

0 40 80
SCALE: 1" = 80'

FIGURE 3

SUBJECT PROPERTY MAP WITH SOIL RESULTS EXCEEDING MDEQ CRITERIA

333 N. OLD WOODWARD AVENUE
BIRMINGHAM, MICHIGAN
PROJECT NUMBER: 13661F-2-20

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TABLES

AKT PEERLESS

Table 1: Summary of Soil Analytical Results
333 N. Old Woodward Avenue
Birmingham, Michigan
AKT Peerless Project No. 13661F-2-20

Parameters (Refer to detailed laboratory report for method reference data)	Chemical Abstract Service Number	Statewide Default Background Levels	Residential Drinking Water Protection Criteria	Groundwater Surface Water Interface Protection Criteria	Residential Soil Volatilization to Indoor Air Inhalation Criteria	Residential Infinite Source Volatile Soil Inhalation Criteria (VSIC)	Residential Particulate Soil Inhalation Criteria	Residential Direct Contact Criteria	Residential Soil Saturation Concentration Screening Levels	Maximum Concentration Detected	Sample Identification	AKT-1	AKT-2	AKT-3	AKT-3	AKT-4	AKT-5
											Collection Date	10/23/18	10/23/18	10/23/18	10/23/18	10/23/18	10/23/18
											Sample Depth Interval	(2' - 4')	(2' - 4')	(2' - 4')	(4' - 6')	(9' - 10')	(5' - 6')
Metals		µg/kg	µg/kg	µg/kg	µg/kg	µg/kg	µg/kg	µg/kg	µg/kg	µg/kg		µg/kg	µg/kg	µg/kg	µg/kg	µg/kg	µg/kg
Arsenic	7440-38-2	5,800	**4,600**	**4,600**	NLV	NLV	7.2E+5	**7,600**	NA	11,000		**5,300**	**5,400**	**6,400**	**11,000**	NS	NS
Barium (B)	7440-39-3	75,000	1.3E+6	(G)	NLV	NLV	3.3E+8	3.7E+7	NA	300,000		32,000	55,000	300,000	55,000	NS	NS
Cadmium (B)	7440-43-9	1,200	6,000	(G,X)	NLV	NLV	1.7E+6	5.5E+5	NA	1,000		150	260	1,000	130	NS	NS
Chromium, Total	7440-47-3	18,000 (total)	**30,000**	**3,300**	NLV	NLV	2.6E+5	2.5E+6	NA	47,000		**7,900**	**9,600**	**47,000**	**20,000**	NS	NS
Copper (B)	7440-50-8	32,000	5.8E+6	(G)	NLV	NLV	1.3E+8	2.0E+7	NA	22,000		7,500	12,000	22,000	17,000	NS	NS
Lead (B)	7439-92-1	21,000	7.0E+5	(G,X)	NLV	NLV	1.0E+8	4.0E+5	NA	57,000		32,000	32,000	57,000	10,000	NS	NS
Mercury, Total	7439-97-6	130	1,700	**50 (M); 1.2**	48,000	52,000	2.0E+7	1.6E+5	NA	110		**110**	<50	<50	<50	NS	NS
Selenium (B)	7782-49-2	410	4,000	400	NLV	NLV	1.3E+8	2.6E+6	NA	240		<200	240	<200	<200	NS	NS
Silver (B)	7440-22-4	1,000	4,500	100 (M); 27	NLV	NLV	6.7E+6	2.5E+6	NA	<100		<100	<100	<100	<100	NS	NS
Zinc (B)	7440-66-6	47,000	2.4E+6	(G)	NLV	NLV	ID	1.7E+8	NA	220,000		40,000	52,000	220,000	51,000	NS	NS
PCBs																	
Polychlorinated biphenyls (PCBs) (J,T)	1336-36-3	NA	NLL	NLL	3.0E+6	2.4E+5	5.2E+6	(T)	NA	<100		<100	<100	<100	<100	NS	NS
Semivolatiles, PNAs																	
Benzo(a)anthracene (Q)	56-55-3	NA	NLL	NLL	NLV	NLV	ID	20,000	NA	350		<330	350	330	<330	NS	NS
Benzo(a)pyrene (Q)	50-32-8	NA	NLL	NLL	NLV	NLV	1.5E+6	2,000	NA	390		<330	<330	390	<330	NS	NS
Benzo(b)fluoranthene (Q)	205-99-2	NA	NLL	NLL	ID	ID	ID	20,000	NA	550		<330	340	550	<330	NS	NS
Benzo(g,h,i)perylene	191-24-2	NA	NLL	NLL	NLV	NLV	8.0E+8	2.5E+6	NA	480		<330	<330	480	<330	NS	NS
Fluoranthene	206-44-0	NA	7.3E+5	5,500	1.0E+9 (D)	7.4E+8	9.3E+9	4.6E+7	NA	920		<330	360	920	<330	NS	NS
Phenanthrene	85-01-8	NA	56,000	2,100	2.8E+6	1.6E+5	6.7E+6	1.6E+6	NA	500		<330	<330	500	<330	NS	NS
Pyrene	129-00-0	NA	4.8E+5	ID	1.0E+9 (D)	6.5E+8	6.7E+9	2.9E+7	NA	770		<330	<330	770	<330	NS	NS
Remaining PNAs	Various	-	-	-	-	-	-	-	-	BDL		BDL	BDL	BDL	BDL	NS	NS
Volatiles (VOCs)																	
VOCs	Various	-	-	-	-	-	-	-	-	BDL		BDL	BDL	BDL	BDL	BDL	BDL

AKT PEERLESS

Table 2: Summary of Groundwater Analytical Results
333 N. Old Woodward Avenue
Birmingham, Michigan
AKT Peerless Project No. 13661F-2-20

Parameters *(Refer to detailed laboratory report for method reference data)*	Chemical Abstract Service Number	Residential Drinking Water Criteria	Groundwater Surface Water Interface Criteria	Residential Groundwater Volatilization to Indoor Air Inhalation Criteria	Water Solubility	Flammability and Explosivity Screening Level	Maximum Concentration Detected	Sample Identificaiton	AKT-4W
								Collection Date	10/23/18
								Well Screen Depth Interval	4'-9'
Volatiles, VOCs		µg/L	µg/L	µg/L	µg/L	µg/L	µg/L		µg/L
VOCs	Various	-	-	-	-	-	BDL		BDL

R 299.49 FOOTNOTES
(as last revised by MDEQ on December 30, 2013)
FOR GENERIC CLEANUP CRITERIA TABLES
Cleanup Criteria Requirements for Response Activity (formerly the Part 201 Generic Cleanup Criteria and Screening Levels)

(A) Criterion is the state of Michigan drinking water standard established pursuant to Section 5 of 1976 PA 399, MCL 325.1005.
(B) Background, as defined in R 299.1(b), may be substituted if higher than the calculated cleanup criterion. Background levels may be less than criteria for some inorganic compounds.
(C) The criterion developed under R 299.20 to R 299.26 exceeds the chemical-specific soil saturation screening level (C_{sat}). The person proposing or implementing response activity shall document whether additional response activity is required to control free-phase liquids or NAPL to protect against risks associated with free-phase liquids by using methods appropriate for the free-phase liquids present. Development of a site-specific C_{sat} or methods presented in R 299.22, R 299.24(5), and R 299.26(8) may be conducted for the relevant exposure pathways.
(D) Calculated criterion exceeds 100 percent, hence it is reduced to 100 percent or 1.0E+9 parts per billion (ppb).
(E) Criterion is the aesthetic drinking water value, as required by Section 20120a(5) of the Natural Resources and Environmental Protection Act, 1994 PA 451, as amended (NREPA). A notice of aesthetic impact may be employed as an institutional control mechanism if groundwater concentrations exceed the aesthetic drinking water criterion, but do not exceed the applicable health-based drinking water value [as provided in the table in Footnote (E) in R 299.49].
(F) Criterion is based on adverse impacts to plant life and phytotoxicity.
(G) Groundwater surface water interface (GSI) criterion depends on the pH or water hardness, or both, of the receiving surface water. The final chronic value (FCV) for the protection of aquatic life shall be calculated based on the pH or hardness of the receiving surface water. Where water hardness exceeds 400 mg $CaCO_3$/L, use 400 mg $CaCO_3$/L for the FCV calculation. The FCV formula provides values in units of ug/L or ppb. The generic GSI criterion is the lesser of the calculated FCV, the wildlife value (WV), and the surface water human non-drinking water value (HNDV). The soil GSI protection criteria for these hazardous substances are the greater of 20 times the GSI criterion or the GSI soil-water partition values using the GSI criteria developed with the procedure described in this footnote. [See table in Footnote (G) in R 299.49].
(H) Valence-specific chromium data (Cr III and Cr VI) shall be compared to the corresponding valence-specific cleanup criteria. If both Cr III and Cr VI are present in groundwater, the total concentration of both cannot exceed the drinking water criterion of 100 ug/L. If analytical data are provided for total chromium only, they shall be compared to the cleanup criteria for Cr VI. Cr III soil cleanup criterion for protection of drinking water can only be used at sites where groundwater is prevented from being used as a public water supply, currently and in the future, through an approved land or resource use restriction.

(I) Hazardous substance may exhibit the characteristic of ignitability as defined in 40 C.F.R. §261.21 (revised as of July 1, 2001), which is adopted by reference in these rules.
(J) Hazardous substance may be present in several isomer forms. Isomer-specific concentrations shall be added together for comparison to criteria.
(K) Hazardous substance may be flammable or explosive, or both.
(L) Criteria for lead are derived using a biologically based model, as allowed for under Section 20120a(9) of the NREPA, and are not calculated using the algorithms and assumptions specified in pathway-specific rules. The generic residential drinking water criterion of 4 ug/L is linked to the generic residential soil direct contact criterion of 400 mg/kg. A higher concentration in the drinking water, up to the state action level of 15 ug/L, may be allowed as a site-specific remedy and still allow for drinking water use, under Section 20120a(2) of the NREPA if soil concentrations are appropriately lower than 400 mg/kg. If a site-specific criterion is approved based on this subdivision, a notice shall be filed on the deed for all property where the groundwater concentrations will exceed 4 ug/L to provide notice of the potential for unacceptable risk if soil or groundwater concentrations increase. Acceptable concentrations of site-specific soil and drinking water concentrations are presented in the [table in Footnote (L) in R 299.49].

(M) Calculated criterion is below the analytical target detection limit, therefore, the criterion defaults to the target detection limit.
(N) The concentrations of all potential sources of nitrate-nitrogen (e.g., ammonia-N, nitrite-N, nitrate-N) in groundwater that is used as a source of drinking water shall not, when added together, exceed the nitrate drinking water criterion of 10,000 ug/L. Where leaching to groundwater is a relevant pathway, soil concentrations of all potential sources of nitrate-nitrogen shall not, when added together, exceed the nitrate drinking water protection criterion of 2.0E+5 ug/kg.
(O) The concentration of all polychlorinated and polybrominated dibenzodioxin and dibenzofuran isomers present at a facility, expressed as an equivalent concentration of 2,3,7,8-tetrachlorodibenzo-p-dioxin based upon their relative potency, shall be added together and compared to the criteria for 2,3,7,8-tetrachlorodibenzo-p-dioxin. The generic cleanup criteria for 2,3,7,8-tetrachlorodibenzo-p-dioxin are not calculated according to the algorithms presented in R 299.14 to R 299.26. The generic cleanup criteria are being held at the values that the DEQ has used since August 1998, in recognition of the fact that national efforts to reassess risks posed by dioxin are not yet complete. Until these studies are complete, it is premature to select a revised slope factor and/or reference dose for calculation of generic cleanup criteria.
(P) Amenable cyanide methods or method OIA-1677 shall be used to quantify cyanide concentrations for compliance with all groundwater criteria. Total cyanide methods or method OIA-1677 shall be used to quantify cyanide concentrations for compliance with soil criteria. Nonresidential direct contact criteria may not be protective of the potential for release of hydrogen cyanide gas. Additional land or resource use restrictions may be necessary to protect for the acute inhalation concerns associated with hydrogen cyanide gas.
(Q) Criteria for carcinogenic polycyclic aromatic hydrocarbons were developed using relative potential potencies to benzo(a)pyrene.
(R) Hazardous substance may exhibit the characteristic of reactivity as defined in 40 C.F.R. §261.23 (revised as of July 1, 2001), which is adopted by reference in these rules.
(S) Criterion defaults to the hazardous substance-specific water solubility limit.
(T) Refer to the federal Toxic Substances Control Act (TSCA), 40 C.F.R. §761, subpart D and 40 C.F.R. §761, Subpart G, to determine the applicability of TSCA cleanup standards. Subpart D and subpart G of 40 C.F.R. §761 (July 1, 2001) are adopted by reference in these rules. Alternatives to compliance with the TSCA standards listed below are possible under 40 C.F.R. §761 Subpart D. New releases may be subject to the standards identified in 40 C.F.R. §761, Subpart G. Use Part 201 soil direct contact cleanup criteria in the following table if TSCA standards are not applicable. [See table in Footnote (T) in R 299.49].

(U) Hazardous substance may exhibit the characteristic of corrosivity as defined in 40 C.F.R. §261.22 (revised as of July 1, 2001), which is adopted by reference in these rules.
(V) Criterion is the aesthetic drinking water value as required by Section 20120(a)(5) of the NREPA. Concentrations up to 200 ug/L may be acceptable, and still allow for drinking water use, as part of a site-specific cleanup under Section 20120a(2) and 20120b of the NREPA.
(W) Concentrations of trihalomethanes in groundwater shall be added together to determine compliance with the Michigan drinking water standard of 80 ug/L. Concentrations of trihalomethanes in soil shall be added together to determine compliance with the drinking water protection criterion of 1,600 ug/kg.
(X) The GSI criterion shown in the generic cleanup criteria tables is not protective for surface water that is used as a drinking water source. For a groundwater discharge to the Great Lakes and their connecting waters or discharge in close proximity to a water supply intake in inland surface waters, the generic GSI criterion shall be the surface water human drinking water value (HDV) listed in the [table in Footnote (X) in R 299.49], except for those HDV indicated with an asterisk. For HDV with an asterisk, the generic GSI criterion shall be the lowest of the HDV, the WV, and the calculated FCV. See formulas in [the table in Footnote (G) in R 299.49]. Soil protection criteria based on the HDV shall be as listed in the [table in Footnote (X) in R 299.49], except for those values with an asterisk. Soil GSI protection criteria based on the HDV shall be as listed in the [table in Footnote (X) in R 299.49], except for those values with an asterisk. Soil GSI protection criteria for compounds with an asterisk shall be the greater of 20 times the GSI criterion or the GSI soil-water partition values using the GSI criteria developed with the procedure described in this footnote.

(Y) Source size modifiers shown in the [table in Footnote (Y) in R 299.49] shall be used to determine soil inhalation criteria for ambient air when the source size is not one-half acre. The modifier shall be multiplied by the generic soil inhalation criteria shown in the table of generic cleanup criteria to determine the applicable criterion. See Footnote (C) [in R 299.49].
(Z) Mercury is typically measured as total mercury. The generic cleanup criteria, however, are based on data for different species of mercury. Specifically, data for elemental mercury, chemical abstract service (CAS) number 7439976, serve as the basis for the soil volatilization to indoor air criteria, groundwater volatilization to indoor air, and soil inhalation criteria. Data for methyl mercury, CAS number 22967926, serve as the basis for the GSI criterion; and data for mercuric chloride, CAS number 7487947, serve as the basis for the drinking water, groundwater contact, soil direct contact, and the groundwater protection criteria. Comparison to criteria shall be based on species-specific analytical data only if sufficient facility characterization has been conducted to rule out the presence of other species of mercury.

(AA) Use 10,000 ug/L where groundwater enters a structure through the use of a water well, sump or other device. Use 28,000 ug/L for all other uses.
(BB) The state drinking water standard for asbestos (fibers greater than 10 micrometers in length) is in units of a million fibers per liter of water (MFL). Soil concentrations of asbestos are determined by polarized light microscopy.
(CC) Groundwater: The generic GSI criteria are based on the toxicity of unionized ammonia (NH_3); the criteria are 29 ug/L and 53 ug/L for cold water and warm water surface water, respectively. As a result, the GSI criterion shall be compared to the percent of the total ammonia concentration in the groundwater that will become NH_3 in the surface water. This percent NH_3 is a function of the pH and temperature of the receiving surface water and can be estimated using the [table in Footnote (CC) in R 299.49], taken from Emerson, et al., (Journal of the Fisheries Research Board of Canada, Volume 32(12):2382, 1975). The generic approach for estimating NH_3 assumes a default pH of 8 and default temperatures of 68 °F and 85 °F for cold water and warm water surface water, respectively. The resulting NH_3 is 3.8 percent and 7.2 percent for cold water and warm water, respectively. This default percentage shall be multiplied by the total ammonia-nitrogen (NH_3-N) concentration in the groundwater and the resulting NH_3 concentration compared to the applicable GSI criterion. As an alternative, the maximum pH and temperature data from the specific receiving surface water can be used to estimate, from the [table in Footnote (CC) in R 299.49], a lower percent unionized ammonia concentration for comparison to the generic GSI.
Soil: The generic soil GSI protection criteria for unionized ammonia are 580 ug/kg and 1,100 ug/kg for cold water and warm water surface water, respectively.
(DD) Hazardous substance causes developmental effects. Residential direct contact criteria are protective of both prenatal and postnatal exposure. Nonresidential direct contact criteria are protective for a pregnant adult receptor.
(EE) The [values listed in the table in Footnote (EE) in 299.49] are applicable generic GSI criteria as required by Section 20120e of the NREPA.
(FF) The chloride GSI criterion shall be 125 mg/L when the discharge is to surface waters of the state designated as public water supply sources or 50 mg/L when the discharge is to the Great Lakes or connecting waters. Chloride GSI criteria shall not apply for surface waters of the state that are not designated as a public water supply source, however, the total dissolved solids criterion is applicable.

(GG) Risk-based criteria are not available for methane due to insufficient toxicity data. An acceptable soil gas concentration (presented for both residential and nonresidential land uses) was derived utilizing 25 percent of the lower explosive level for methane. This equates to 1.25 percent or 8.4E+6 ug/m^3.
(HH) The residential criterion for sodium is 230,000 ug/L in accordance with the Sodium Advisory Council recommendation and revised Groundwater Discharge Standards.
ID Insufficient data to develop criterion.
NA A criterion or value is not available or, in the case of background and CAS numbers, not applicable.
NLL Hazardous substance is not likely to leach under most soil conditions.
NLV Hazardous substance is not likely to volatilize under most conditions.
ug/kg Micrograms per kilogram
ug/L Micrograms per liter
NS Not sampled
BDL Below Laboratory Method Detection Limits
BOLD Exceeds highlighted criteria.

Appendix A

Soil Boring Logs

AKTPEERLESS

BORING LOG

333 N. Old Woodward Avenue
Birmingham, Michigan
AKT Peerless Project No: 13661F-2-20

AKT-1

Drawn By: S. Wasielewski
Date: 11/9/2018

DRILLING COMPANY:	AKT Peerless	WEATHER:	Sunny, 40 °F
TECHNICIAN:	B. Fox	BORING DEPTH:	11 feet bgs
DATE DRILLED:	10/23/2018	DEPTH TO GW:	Not encountered
DRILLING METHOD:	Geoprobe	SCREEN INTERVAL:	Not applicable
FIELD GEOLOGIST:	S. Wasielewski; M. Marguin	SCREEN MATERIAL:	Not applicable

DEPTH FEET	SAMPLE INTERVAL	% RECOVERY	PID VALUE	USCS SOIL CLASS.	COLOR	GEOLOGIC DESCRIPTION	MOISTURE	TEMPORARY WELL DIAGRAM
						ASPHALT		
			<0.1		Gray	**GRAVEL BASE**		
2		60			Dark brown	**FILL**: Sand matrix with clay and masonry debris	M	
			<0.1				M	
4				SP	Reddish brown	**SAND**: Medium-grained, with gravel	M	
			<0.1					
6		80			Light brown	Medium-grained		
			<0.1				M	
8				CL	Brown to Gray	**CLAY**: Mottled, medium stiff to stiff	M	
			<0.1					
10		80						
			<0.1				M	
12						**End of Boring at 11 feet bgs**		
14								
16								
18								
20								

AKTPEERLESS

BORING LOG

333 N. Old Woodward Avenue
Birmingham, Michigan
AKT Peerless Project No: 13661F-2-20

AKT-2

Drawn By: S. Wasielewski
Date: 11/9/2018

DRILLING COMPANY:	AKT Peerless	WEATHER:	Sunny, 40 °F
TECHNICIAN:	B. Fox	BORING DEPTH:	11 feet bgs
DATE DRILLED:	10/23/2018	DEPTH TO GW:	Not encountered
DRILLING METHOD:	Geoprobe	SCREEN INTERVAL:	Not applicable
FIELD GEOLOGIST:	S. Wasielewski; M. Marguin	SCREEN MATERIAL:	Not applicable

DEPTH FEET	SAMPLE INTERVAL	% RECOVERY	PID VALUE	USCS SOIL CLASS.	COLOR	GEOLOGIC DESCRIPTION	MOISTURE	TEMPORARY WELL DIAGRAM
						ASPHALT		
			<0.1		Gray	**GRAVEL BASE**		
2		50			Dark brown	**FILL**: Sand matrix with clay, gravel, red brick and masonry debris	M	
			<0.1					
4				SP	Reddish brown	**SAND**: Medium-grained, with gravel	M	
			<0.1					
6		80			Light brown	Medium-grained		
			<0.1					
8							M	
				CL	Brown to Gray	**CLAY**: Mottled, medium stiff to stiff	M	
		100	<0.1					
10							M	
			<0.1					
12						**End of Boring at 11 feet bgs**		
14								
16								
18								
20								

AKTPEERLESS

BORING LOG

333 N. Old Woodward Avenue
Birmingham, Michigan
AKT Peerless Project No: 13661F-2-20

AKT-3

Drawn By: S. Wasielewski
Date: 11/9/2018

DRILLING COMPANY:	AKT Peerless	WEATHER:	Sunny, 40 °F
TECHNICIAN:	B. Fox	BORING DEPTH:	8 feet bgs
DATE DRILLED:	10/23/2018	DEPTH TO GW:	Not encountered
DRILLING METHOD:	Geoprobe	SCREEN INTERVAL:	Not applicable
FIELD GEOLOGIST:	S. Wasielewski; M. Marguin	SCREEN MATERIAL:	Not applicable

DEPTH FEET	SAMPLE INTERVAL	% RECOVERY	PID VALUE	USCS SOIL CLASS.	COLOR	GEOLOGIC DESCRIPTION	MOISTURE	TEMPORARY WELL DIAGRAM
						ASPHALT		
			<0.1		Gray	**GRAVEL BASE**		
2		60	<0.1		Dark brown / black	**FILL**: Clay matrix with gravel, red brick and masonry debris	M	
4			<0.1	CL	Gray	**CLAY**: Soft to stiff	M	
6		100	<0.1				M	
8						**End of Boring at 8 feet bgs**		
10								
12								
14								
16								
18								
20								

AKTPEERLESS

BORING LOG

333 N. Old Woodward Avenue
Birmingham, Michigan
AKT Peerless Project No: 13661F-2-20

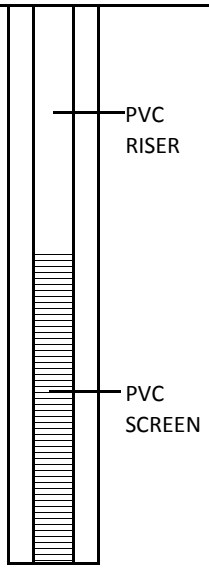
AKT-4

Drawn By: S. Wasielewski
Date: 11/9/2018

DRILLING COMPANY:	AKT Peerless	WEATHER:	Sunny, 40 °F
TECHNICIAN:	B. Fox	BORING DEPTH:	15 feet bgs
DATE DRILLED:	10/23/2018	DEPTH TO GW:	7 feet bgs
DRILLING METHOD:	Geoprobe	SCREEN INTERVAL:	4-9 feet bgs
FIELD GEOLOGIST:	S. Wasielewski; M. Marguin	SCREEN MATERIAL:	PVC

DEPTH FEET	SAMPLE INTERVAL	% RECOVERY	PID VALUE	USCS SOIL CLASS.	COLOR	GEOLOGIC DESCRIPTION	MOISTURE
						ASPHALT	
			<0.1		Gray	**GRAVEL BASE**	
2		50			Brown	**FILL**: Sand and gravel	M
			<0.1				
4							
			<0.1				M
				SP	Brown	**SAND**: Medium-grained, with gravel	M
6		80					M
			<0.1				▽
8						Fine- to medium-grained, with clay	S
			<0.1				S
				CL	Gray	**CLAY**: Medium stiff to stiff	M
10		80					
			<0.1				
12							
		100	<0.1				
14							
			<0.1				M
						End of Boring at 15 feet bgs	
16							
18							
20							

TEMPORARY WELL DIAGRAM



AKTPEERLESS

BORING LOG

333 N. Old Woodward Avenue
Birmingham, Michigan
AKT Peerless Project No: 13661F-2-20

AKT-5

Drawn By: S. Wasielewski
Date: 11/9/2018

DRILLING COMPANY:	AKT Peerless	WEATHER:	Sunny, 40 °F
TECHNICIAN:	B. Fox	BORING DEPTH:	11 feet bgs
DATE DRILLED:	10/23/2018	DEPTH TO GW:	Not encountered
DRILLING METHOD:	Geoprobe	SCREEN INTERVAL:	Not applicable
FIELD GEOLOGIST:	S. Wasielewski; M. Marguin	SCREEN MATERIAL:	Not applicable

DEPTH FEET	SAMPLE INTERVAL	% RECOVERY	PID VALUE	USCS SOIL CLASS.	COLOR	GEOLOGIC DESCRIPTION	MOISTURE	TEMPORARY WELL DIAGRAM
						ASPHALT		
			<0.1		Gray	**GRAVEL BASE**		
2		80						
			<0.1	CL	Brown to Gray	**CLAY**: Mottled, medium stiff to stiff	M	
4								
			<0.1			Sandy seam		
6		100				Stiff		
			<0.1					
8								
			<0.1					
		100						
10								
			<0.1				M	
						End of Boring at 11 feet bgs		
12								
14								
16								
18								
20								

AKTPEERLESS

Appendix B

Analytical Laboratory Report and Chain of Custody Documentation

Fibertec
environmental
services

Wednesday, October 31, 2018

Fibertec Project Number: 87419
Project Identification: 13661F-2-20 /13661F-2-20
Submittal Date: 10/24/2018

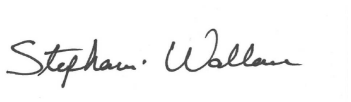
Mr. Scott Wasielewski
AKT Peerless Environ. Svcs, Inc. - Farm. Hills
22725 Orchard Lake Road
Farmington Hills, MI 48336

Dear Mr. Wasielewski,

Thank you for selecting Fibertec Environmental Services as your analytical laboratory. The samples you submitted have been analyzed in accordance with NELAC standards and the results compiled in the attached report. Any exceptions to NELAC compliance are noted in the report. These results apply only to those samples submitted. Please note TO-15 samples will be disposed of 10 calendar days after the reporting date. All other samples will be disposed of 30 days after the reporting date.

If you have any questions regarding these results or if we may be of further assistance to you, please contact me at (517) 699-0345.

Sincerely,



By Stephannie Wallace at 12:04 PM, Oct 31, 2018

For Daryl P. Strandbergh
Laboratory Director

Enclosures

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-1 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**09:50**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Water (Moisture) Content Dried at 105 ± 5°C — **Aliquot ID: 87419-001** — **Matrix: Soil/Solid**
Method: ASTM D2216-10 — **Description: AKT-1 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
‡ 1. Percent Moisture (Water Content)	**9**		%	1	1.0	10/26/18	MC181026	10/29/18	MC181026	DW

Michigan 10 Elements by ICP/MS — **Aliquot ID: 87419-001** — **Matrix: Soil/Solid**
Method: EPA 0200.2/EPA 6020A — **Description: AKT-1 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Arsenic	**5300**		µg/kg	100	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
2. Barium	**32000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
3. Cadmium	**150**		µg/kg	50	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
4. Chromium	**7900**		µg/kg	500	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
5. Copper	**7500**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
6. Lead	**32000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
7. Selenium	U		µg/kg	200	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
8. Silver	U		µg/kg	100	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
9. Zinc	**40000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH

Mercury by CVAAS — **Aliquot ID: 87419-001** — **Matrix: Soil/Solid**
Method: EPA 7471B — **Description: AKT-1 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Mercury	**110**		µg/kg	50	9.7	10/26/18	PM18J26B	10/26/18	M718J26A	NRV

Polychlorinated Biphenyls (PCBs) — **Aliquot ID: 87419-001** — **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8082A — **Description: AKT-1 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Aroclor-1016	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
2. Aroclor-1221	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
3. Aroclor-1232	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
4. Aroclor-1242	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
5. Aroclor-1248	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
6. Aroclor-1254	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
7. Aroclor-1260	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
‡ 8. Aroclor-1262	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
‡ 9. Aroclor-1268	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-1 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**09:50**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-001A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-1 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acetone	U		µg/kg	1000	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 2. Acrylonitrile	U		µg/kg	120	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
3. Benzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
4. Bromobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
5. Bromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
6. Bromodichloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
7. Bromoform	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
8. Bromomethane	U		µg/kg	200	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
9. 2-Butanone	U		µg/kg	750	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
10. n-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
11. sec-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
12. tert-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
13. Carbon Disulfide	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
14. Carbon Tetrachloride	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
15. Chlorobenzene	U		µg/kg	61	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
16. Chloroethane	U		µg/kg	300	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
17. Chloroform	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
18. Chloromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
19. 2-Chlorotoluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 20. 1,2-Dibromo-3-chloropropane (SIM)	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
21. Dibromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
22. Dibromomethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
23. 1,2-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
24. 1,3-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
25. 1,4-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
26. Dichlorodifluoromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
27. 1,1-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
28. 1,2-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
29. 1,1-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
30. cis-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
31. trans-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
32. 1,2-Dichloropropane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
33. cis-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
34. trans-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
35. Ethylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
36. Ethylene Dibromide	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
37. 2-Hexanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-1 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**09:50**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-001A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-1 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
38. Isopropylbenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
39. 4-Methyl-2-pentanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
40. Methylene Chloride	U		µg/kg	120	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 41. 2-Methylnaphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
42. MTBE	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
43. Naphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
44. n-Propylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
45. Styrene	U		µg/kg	61	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
46. 1,1,1,2-Tetrachloroethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
47. 1,1,2,2-Tetrachloroethane	U		µg/kg	61	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
48. Tetrachloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
49. Toluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
50. 1,2,4-Trichlorobenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
51. 1,1,1-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
52. 1,1,2-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
53. Trichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
54. Trichlorofluoromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
55. 1,2,3-Trichloropropane	U		µg/kg	120	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 56. 1,2,3-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
57. 1,2,4-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
58. 1,3,5-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
59. Vinyl Chloride	U		µg/kg	43	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
60. m&p-Xylene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
61. o-Xylene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 62. Xylenes	U		µg/kg	150	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Polynuclear Aromatic Hydrocarbons (PNAs) **Aliquot ID: 87419-001** **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8270E **Description: AKT-1 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acenaphthene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
2. Acenaphthylene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
3. Anthracene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
4. Benzo(a)anthracene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
5. Benzo(a)pyrene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
6. Benzo(b)fluoranthene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-1 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**09:50**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Polynuclear Aromatic Hydrocarbons (PNAs) **Aliquot ID: 87419-001** **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8270E **Description: AKT-1 (2-4)**

						Preparation		Analysis		
Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	P. Date	P. Batch	A. Date	A. Batch	Init.
7. Benzo(ghi)perylene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
8. Benzo(k)fluoranthene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
9. Chrysene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
10. Dibenzo(a,h)anthracene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
11. Fluoranthene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
12. Fluorene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
13. Indeno(1,2,3-cd)pyrene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
14. 2-Methylnaphthalene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
15. Naphthalene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
16. Phenanthrene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
17. Pyrene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-2 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**10:00**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Water (Moisture) Content Dried at 105 ± 5°C — **Aliquot ID:** 87419-002 — **Matrix: Soil/Solid**
Method: ASTM D2216-10 — **Description:** AKT-2 (2-4)

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
‡ 1. Percent Moisture (Water Content)	**9**		%	1	1.0	10/26/18	MC181026	10/29/18	MC181026	DW

Michigan 10 Elements by ICP/MS — **Aliquot ID:** 87419-002 — **Matrix: Soil/Solid**
Method: EPA 0200.2/EPA 6020A — **Description:** AKT-2 (2-4)

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Arsenic	**5400**		µg/kg	100	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
2. Barium	**55000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
3. Cadmium	**260**		µg/kg	50	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
4. Chromium	**9600**		µg/kg	500	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
5. Copper	**12000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
6. Lead	**32000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
7. Selenium	**240**		µg/kg	200	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
8. Silver	U		µg/kg	100	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
9. Zinc	**52000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH

Mercury by CVAAS — **Aliquot ID:** 87419-002 — **Matrix: Soil/Solid**
Method: EPA 7471B — **Description:** AKT-2 (2-4)

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Mercury	U		µg/kg	50	8.7	10/26/18	PM18J26B	10/26/18	M718J26A	NRV

Polychlorinated Biphenyls (PCBs) — **Aliquot ID:** 87419-002 — **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8082A — **Description:** AKT-2 (2-4)

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Aroclor-1016	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
2. Aroclor-1221	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
3. Aroclor-1232	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
4. Aroclor-1242	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
5. Aroclor-1248	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
6. Aroclor-1254	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
7. Aroclor-1260	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
‡ 8. Aroclor-1262	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
‡ 9. Aroclor-1268	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-2 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**10:00**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-002A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-2 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acetone	U		µg/kg	1000	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 2. Acrylonitrile	U		µg/kg	120	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
3. Benzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
4. Bromobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
5. Bromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
6. Bromodichloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
7. Bromoform	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
8. Bromomethane	U		µg/kg	200	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
9. 2-Butanone	U		µg/kg	750	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
10. n-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
11. sec-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
12. tert-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
13. Carbon Disulfide	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
14. Carbon Tetrachloride	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
15. Chlorobenzene	U		µg/kg	59	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
16. Chloroethane	U		µg/kg	290	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
17. Chloroform	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
18. Chloromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
19. 2-Chlorotoluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 20. 1,2-Dibromo-3-chloropropane (SIM)	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
21. Dibromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
22. Dibromomethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
23. 1,2-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
24. 1,3-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
25. 1,4-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
26. Dichlorodifluoromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
27. 1,1-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
28. 1,2-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
29. 1,1-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
30. cis-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
31. trans-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
32. 1,2-Dichloropropane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
33. cis-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
34. trans-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
35. Ethylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
36. Ethylene Dibromide	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
37. 2-Hexanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-2 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**10:00**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-002A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-2 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
38. Isopropylbenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
39. 4-Methyl-2-pentanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
40. Methylene Chloride	U		µg/kg	120	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 41. 2-Methylnaphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
42. MTBE	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
43. Naphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
44. n-Propylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
45. Styrene	U		µg/kg	59	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
46. 1,1,1,2-Tetrachloroethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
47. 1,1,2,2-Tetrachloroethane	U		µg/kg	59	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
48. Tetrachloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
49. Toluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
50. 1,2,4-Trichlorobenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
51. 1,1,1-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
52. 1,1,2-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
53. Trichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
54. Trichlorofluoromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
55. 1,2,3-Trichloropropane	U		µg/kg	120	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 56. 1,2,3-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
57. 1,2,4-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
58. 1,3,5-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
59. Vinyl Chloride	U		µg/kg	41	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
60. m&p-Xylene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
61. o-Xylene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 62. Xylenes	U		µg/kg	150	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Polynuclear Aromatic Hydrocarbons (PNAs) **Aliquot ID: 87419-002** **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8270E **Description: AKT-2 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acenaphthene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
2. Acenaphthylene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
3. Anthracene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
4. Benzo(a)anthracene (SIM)	**350**		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
5. Benzo(a)pyrene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
6. Benzo(b)fluoranthene (SIM)	**340**		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-2 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**10:00**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Polynuclear Aromatic Hydrocarbons (PNAs) **Aliquot ID: 87419-002** **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8270E **Description: AKT-2 (2-4)**

						Preparation		Analysis		
Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	P. Date	P. Batch	A. Date	A. Batch	Init.
7. Benzo(ghi)perylene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
8. Benzo(k)fluoranthene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
9. Chrysene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
10. Dibenzo(a,h)anthracene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
11. Fluoranthene (SIM)	**360**		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
12. Fluorene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
13. Indeno(1,2,3-cd)pyrene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
14. 2-Methylnaphthalene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
15. Naphthalene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
16. Phenanthrene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP
17. Pyrene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/26/18	SG18J26A	GJP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-3 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:00**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Water (Moisture) Content Dried at 105 ± 5°C — **Aliquot ID: 87419-003** — **Matrix: Soil/Solid**
Method: ASTM D2216-10 — **Description: AKT-3 (2-4)**

	Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
‡	1. Percent Moisture (Water Content)	**9**		%	1	1.0	10/26/18	MC181026	10/29/18	MC181026	DW

Michigan 10 Elements by ICP/MS — **Aliquot ID: 87419-003** — **Matrix: Soil/Solid**
Method: EPA 0200.2/EPA 6020A — **Description: AKT-3 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Arsenic	**6400**		µg/kg	100	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
2. Barium	**300000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
3. Cadmium	**1000**		µg/kg	50	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
4. Chromium	**47000**		µg/kg	500	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
5. Copper	**22000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
6. Lead	**57000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
7. Selenium	U		µg/kg	200	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
8. Silver	U		µg/kg	100	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
9. Zinc	**220000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH

Mercury by CVAAS — **Aliquot ID: 87419-003** — **Matrix: Soil/Solid**
Method: EPA 7471B — **Description: AKT-3 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Mercury	U		µg/kg	50	9.7	10/26/18	PM18J26B	10/26/18	M718J26A	NRV

Polychlorinated Biphenyls (PCBs) — **Aliquot ID: 87419-003** — **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8082A — **Description: AKT-3 (2-4)**

	Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
	1. Aroclor-1016	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
	2. Aroclor-1221	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
	3. Aroclor-1232	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
	4. Aroclor-1242	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
	5. Aroclor-1248	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
	6. Aroclor-1254	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
	7. Aroclor-1260	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
‡	8. Aroclor-1262	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
‡	9. Aroclor-1268	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-3 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:00**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-003A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-3 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acetone	U		µg/kg	2400	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 2. Acrylonitrile	U		µg/kg	480	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
3. Benzene	U		µg/kg	59	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
4. Bromobenzene	U		µg/kg	240	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
5. Bromochloromethane	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
6. Bromodichloromethane	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
7. Bromoform	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
8. Bromomethane	U		µg/kg	480	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
9. 2-Butanone	U		µg/kg	2400	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
10. n-Butylbenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
11. sec-Butylbenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
12. tert-Butylbenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
13. Carbon Disulfide	U		µg/kg	250	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
14. Carbon Tetrachloride	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
15. Chlorobenzene	U		µg/kg	240	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
16. Chloroethane	U		µg/kg	1200	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
17. Chloroform	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
18. Chloromethane	U		µg/kg	250	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
19. 2-Chlorotoluene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 20. 1,2-Dibromo-3-chloropropane (SIM)	U		µg/kg	250	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
21. Dibromochloromethane	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
22. Dibromomethane	U		µg/kg	250	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
23. 1,2-Dichlorobenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
24. 1,3-Dichlorobenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
25. 1,4-Dichlorobenzene	U		µg/kg	240	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
26. Dichlorodifluoromethane	U		µg/kg	480	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
27. 1,1-Dichloroethane	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
28. 1,2-Dichloroethane	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
29. 1,1-Dichloroethene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
30. cis-1,2-Dichloroethene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
31. trans-1,2-Dichloroethene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
32. 1,2-Dichloropropane	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
33. cis-1,3-Dichloropropene	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
34. trans-1,3-Dichloropropene	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
35. Ethylbenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
36. Ethylene Dibromide	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
37. 2-Hexanone	U		µg/kg	2500	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-3 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:00**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-003A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-3 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
38. Isopropylbenzene	U		µg/kg	250	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
39. 4-Methyl-2-pentanone	U		µg/kg	2500	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
40. Methylene Chloride	U		µg/kg	480	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 41. 2-Methylnaphthalene	U		µg/kg	950	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
42. MTBE	U		µg/kg	250	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
43. Naphthalene	U		µg/kg	330	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
44. n-Propylbenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
45. Styrene	U		µg/kg	240	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
46. 1,1,1,2-Tetrachloroethane	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
47. 1,1,2,2-Tetrachloroethane	U		µg/kg	240	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
48. Tetrachloroethene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
49. Toluene	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
50. 1,2,4-Trichlorobenzene	U		µg/kg	900	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
51. 1,1,1-Trichloroethane	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
52. 1,1,2-Trichloroethane	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
53. Trichloroethene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
54. Trichlorofluoromethane	U		µg/kg	240	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
55. 1,2,3-Trichloropropane	U		µg/kg	480	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 56. 1,2,3-Trimethylbenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
57. 1,2,4-Trimethylbenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
58. 1,3,5-Trimethylbenzene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
59. Vinyl Chloride	U		µg/kg	170	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
60. m&p-Xylene	U		µg/kg	240	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
61. o-Xylene	U		µg/kg	120	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 62. Xylenes	U		µg/kg	360	4.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Polynuclear Aromatic Hydrocarbons (PNAs) **Aliquot ID: 87419-003** **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8270E **Description: AKT-3 (2-4)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acenaphthene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
2. Acenaphthylene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
3. Anthracene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
4. Benzo(a)anthracene (SIM)	**330**		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
5. Benzo(a)pyrene (SIM)	**390**		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
6. Benzo(b)fluoranthene (SIM)	**550**		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-3 (2-4)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:00**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Polynuclear Aromatic Hydrocarbons (PNAs) **Aliquot ID: 87419-003** **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8270E **Description: AKT-3 (2-4)**

						Preparation		Analysis		
Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	P. Date	P. Batch	A. Date	A. Batch	Init.
7. Benzo(ghi)perylene (SIM)	**480**		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
8. Benzo(k)fluoranthene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
9. Chrysene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
10. Dibenzo(a,h)anthracene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
11. Fluoranthene (SIM)	**920**		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
12. Fluorene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
13. Indeno(1,2,3-cd)pyrene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
14. 2-Methylnaphthalene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
15. Naphthalene (SIM)	U		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
16. Phenanthrene (SIM)	**500**		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP
17. Pyrene (SIM)	**770**		µg/kg	330	20	10/26/18	PS18J26C	10/29/18	S618J29A	GJP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-3 (4-6)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:05**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Water (Moisture) Content Dried at 105 ± 5°C — **Aliquot ID: 87419-004** — **Matrix: Soil/Solid**
Method: ASTM D2216-10 — **Description: AKT-3 (4-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
‡ 1. Percent Moisture (Water Content)	**15**		%	1	1.0	10/26/18	MC181026	10/29/18	MC181026	DW

Michigan 10 Elements by ICP/MS — **Aliquot ID: 87419-004** — **Matrix: Soil/Solid**
Method: EPA 0200.2/EPA 6020A — **Description: AKT-3 (4-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Arsenic	**11000**		µg/kg	100	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
2. Barium	**55000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
3. Cadmium	**130**		µg/kg	50	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
4. Chromium	**20000**		µg/kg	500	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
5. Copper	**17000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
6. Lead	**10000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
7. Selenium	U		µg/kg	200	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
8. Silver	U		µg/kg	100	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH
9. Zinc	**51000**		µg/kg	1000	20	10/30/18	PT18J30A	10/30/18	T418J30A	JLH

Mercury by CVAAS — **Aliquot ID: 87419-004** — **Matrix: Soil/Solid**
Method: EPA 7471B — **Description: AKT-3 (4-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Mercury	U		µg/kg	50	0.93	10/26/18	PM18J26B	10/26/18	M718J26A	NRV

Polychlorinated Biphenyls (PCBs) — **Aliquot ID: 87419-004** — **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8082A — **Description: AKT-3 (4-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Aroclor-1016	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
2. Aroclor-1221	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
3. Aroclor-1232	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
4. Aroclor-1242	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
5. Aroclor-1248	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
6. Aroclor-1254	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
7. Aroclor-1260	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
‡ 8. Aroclor-1262	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK
‡ 9. Aroclor-1268	U		µg/kg	100	5.0	10/26/18	PS18J26C	10/26/18	SF18J26A	RDK

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-3 (4-6)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:05**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-004A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-3 (4-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acetone	U		µg/kg	1000	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 2. Acrylonitrile	U		µg/kg	130	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
3. Benzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
4. Bromobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
5. Bromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
6. Bromodichloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
7. Bromoform	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
8. Bromomethane	U		µg/kg	200	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
9. 2-Butanone	U		µg/kg	750	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
10. n-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
11. sec-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
12. tert-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
13. Carbon Disulfide	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
14. Carbon Tetrachloride	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
15. Chlorobenzene	U		µg/kg	67	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
16. Chloroethane	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
17. Chloroform	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
18. Chloromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
19. 2-Chlorotoluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 20. 1,2-Dibromo-3-chloropropane (SIM)	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
21. Dibromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
22. Dibromomethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
23. 1,2-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
24. 1,3-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
25. 1,4-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
26. Dichlorodifluoromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
27. 1,1-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
28. 1,2-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
29. 1,1-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
30. cis-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
31. trans-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
32. 1,2-Dichloropropane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
33. cis-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
34. trans-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
35. Ethylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
36. Ethylene Dibromide	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
37. 2-Hexanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-3 (4-6)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:05**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-004A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-3 (4-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
38. Isopropylbenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
39. 4-Methyl-2-pentanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
40. Methylene Chloride	U		µg/kg	130	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 41. 2-Methylnaphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
42. MTBE	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
43. Naphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
44. n-Propylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
45. Styrene	U		µg/kg	67	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
46. 1,1,1,2-Tetrachloroethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
47. 1,1,2,2-Tetrachloroethane	U		µg/kg	67	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
48. Tetrachloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
49. Toluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
50. 1,2,4-Trichlorobenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
51. 1,1,1-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
52. 1,1,2-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
53. Trichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
54. Trichlorofluoromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
55. 1,2,3-Trichloropropane	U		µg/kg	130	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 56. 1,2,3-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
57. 1,2,4-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
58. 1,3,5-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
59. Vinyl Chloride	U		µg/kg	47	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
60. m&p-Xylene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
61. o-Xylene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 62. Xylenes	U		µg/kg	150	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Polynuclear Aromatic Hydrocarbons (PNAs) **Aliquot ID: 87419-004** **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8270E **Description: AKT-3 (4-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acenaphthene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
2. Acenaphthylene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
3. Anthracene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
4. Benzo(a)anthracene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
5. Benzo(a)pyrene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
6. Benzo(b)fluoranthene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-3 (4-6)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:05**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Polynuclear Aromatic Hydrocarbons (PNAs) **Aliquot ID: 87419-004** **Matrix: Soil/Solid**
Method: EPA 3546/EPA 8270E **Description: AKT-3 (4-6)**

						Preparation		Analysis		
Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	P. Date	P. Batch	A. Date	A. Batch	Init.
7. Benzo(ghi)perylene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
8. Benzo(k)fluoranthene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
9. Chrysene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
10. Dibenzo(a,h)anthracene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
11. Fluoranthene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
12. Fluorene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
13. Indeno(1,2,3-cd)pyrene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
14. 2-Methylnaphthalene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
15. Naphthalene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
16. Phenanthrene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP
17. Pyrene (SIM)	U		µg/kg	330	1.0	10/26/18	PS18J26C	10/26/18	SG18J26A	RKP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-4 (9-10)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:45**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Water (Moisture) Content Dried at 105 ± 5°C **Aliquot ID: 87419-005** **Matrix: Soil/Solid**
Method: ASTM D2216-10 **Description: AKT-4 (9-10)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
‡ 1. Percent Moisture (Water Content)	**15**		%	1	1.0	10/26/18	MC181026	10/29/18	MC181026	DW

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-005A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-4 (9-10)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acetone	U		µg/kg	1000	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 2. Acrylonitrile	U		µg/kg	130	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
3. Benzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
4. Bromobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
5. Bromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
6. Bromodichloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
7. Bromoform	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
8. Bromomethane	U		µg/kg	200	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
9. 2-Butanone	U		µg/kg	750	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
10. n-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
11. sec-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
12. tert-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
13. Carbon Disulfide	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
14. Carbon Tetrachloride	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
15. Chlorobenzene	U		µg/kg	66	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
16. Chloroethane	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
17. Chloroform	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
18. Chloromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
19. 2-Chlorotoluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 20. 1,2-Dibromo-3-chloropropane (SIM)	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
21. Dibromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
22. Dibromomethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
23. 1,2-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
24. 1,3-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
25. 1,4-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
26. Dichlorodifluoromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
27. 1,1-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
28. 1,2-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
29. 1,1-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
30. cis-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-4 (9-10)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**11:45**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-005A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-4 (9-10)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
31. trans-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
32. 1,2-Dichloropropane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
33. cis-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
34. trans-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
35. Ethylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
36. Ethylene Dibromide	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
37. 2-Hexanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
38. Isopropylbenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
39. 4-Methyl-2-pentanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
40. Methylene Chloride	U		µg/kg	130	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 41. 2-Methylnaphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
42. MTBE	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
43. Naphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
44. n-Propylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
45. Styrene	U		µg/kg	66	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
46. 1,1,1,2-Tetrachloroethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
47. 1,1,2,2-Tetrachloroethane	U		µg/kg	66	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
48. Tetrachloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
49. Toluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
50. 1,2,4-Trichlorobenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
51. 1,1,1-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
52. 1,1,2-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
53. Trichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
54. Trichlorofluoromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
55. 1,2,3-Trichloropropane	U		µg/kg	130	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 56. 1,2,3-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
57. 1,2,4-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
58. 1,3,5-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
59. Vinyl Chloride	U		µg/kg	47	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
60. m&p-Xylene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
61. o-Xylene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 62. Xylenes	U		µg/kg	150	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-4W**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Ground Water**	Collect Time:	**11:40**

Sample Comments:

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS **Aliquot ID: 87419-006** **Matrix: Ground Water**
Method: EPA 5030C/EPA 8260B **Description: AKT-4W**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acetone	U		µg/L	50	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
‡ 2. Acrylonitrile	U		µg/L	2.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
3. Benzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
4. Bromobenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
5. Bromochloromethane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
6. Bromodichloromethane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
7. Bromoform	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
8. Bromomethane	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
9. 2-Butanone	U		µg/L	25	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
10. n-Butylbenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
11. sec-Butylbenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
12. tert-Butylbenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
13. Carbon Disulfide	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
14. Carbon Tetrachloride	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
15. Chlorobenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
16. Chloroethane	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
17. Chloroform	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
18. Chloromethane	U	L+	µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
19. 2-Chlorotoluene	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
‡ 20. 1,2-Dibromo-3-chloropropane (SIM)	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
21. Dibromochloromethane	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
22. Dibromomethane	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
23. 1,2-Dichlorobenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
24. 1,3-Dichlorobenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
25. 1,4-Dichlorobenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
26. Dichlorodifluoromethane	U	L+	µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
27. 1,1-Dichloroethane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
28. 1,2-Dichloroethane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
29. 1,1-Dichloroethene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
30. cis-1,2-Dichloroethene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
31. trans-1,2-Dichloroethene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
32. 1,2-Dichloropropane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
33. cis-1,3-Dichloropropene	U		µg/L	0.50	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
34. trans-1,3-Dichloropropene	U		µg/L	0.50	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
35. Ethylbenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
36. Ethylene Dibromide	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
37. 2-Hexanone	U		µg/L	50	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-4W**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Ground Water**	Collect Time:	**11:40**

Sample Comments:

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS **Aliquot ID: 87419-006** **Matrix: Ground Water**
Method: EPA 5030C/EPA 8260B **Description: AKT-4W**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
38. Isopropylbenzene	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
39. 4-Methyl-2-pentanone	U		µg/L	50	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
40. Methylene Chloride	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
‡ 41. 2-Methylnaphthalene	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
42. MTBE	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
43. Naphthalene	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
44. n-Propylbenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
45. Styrene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
46. 1,1,1,2-Tetrachloroethane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
47. 1,1,2,2-Tetrachloroethane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
48. Tetrachloroethene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
49. Toluene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
50. 1,2,4-Trichlorobenzene	U		µg/L	5.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
51. 1,1,1-Trichloroethane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
52. 1,1,2-Trichloroethane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
53. Trichloroethene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
54. Trichlorofluoromethane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
55. 1,2,3-Trichloropropane	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
‡ 56. 1,2,3-Trimethylbenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
57. 1,2,4-Trimethylbenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
58. 1,3,5-Trimethylbenzene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
59. Vinyl Chloride	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
60. m&p-Xylene	U		µg/L	2.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
61. o-Xylene	U		µg/L	1.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP
‡ 62. Xylenes	U		µg/L	3.0	1.0	10/29/18	VM18J29A	10/29/18	VM18J29A	MJP

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-5 (5-6)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**12:15**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Water (Moisture) Content Dried at 105 ± 5°C **Aliquot ID: 87419-007** **Matrix: Soil/Solid**
Method: ASTM D2216-10 **Description: AKT-5 (5-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
‡ 1. Percent Moisture (Water Content)	**14**		%	1	1.0	10/26/18	MC181026	10/29/18	MC181026	DW

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-007A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-5 (5-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
1. Acetone	U		µg/kg	1000	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 2. Acrylonitrile	U		µg/kg	130	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
3. Benzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
4. Bromobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
5. Bromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
6. Bromodichloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
7. Bromoform	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
8. Bromomethane	U		µg/kg	200	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
9. 2-Butanone	U		µg/kg	750	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
10. n-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
11. sec-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
12. tert-Butylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
13. Carbon Disulfide	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
14. Carbon Tetrachloride	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
15. Chlorobenzene	U		µg/kg	64	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
16. Chloroethane	U		µg/kg	320	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
17. Chloroform	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
18. Chloromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
19. 2-Chlorotoluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 20. 1,2-Dibromo-3-chloropropane (SIM)	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
21. Dibromochloromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
22. Dibromomethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
23. 1,2-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
24. 1,3-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
25. 1,4-Dichlorobenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
26. Dichlorodifluoromethane	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
27. 1,1-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
28. 1,2-Dichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
29. 1,1-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
30. cis-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Client Identification:	**AKT Peerless Environ. Svcs, Inc. - Farm. Hills**	Sample Description:	**AKT-5 (5-6)**	Chain of Custody:	**169728**
Client Project Name:	**13661F-2-20**	Sample No:		Collect Date:	**10/23/18**
Client Project No:	**13661F-2-20**	Sample Matrix:	**Soil/Solid**	Collect Time:	**12:15**

Sample Comments: **Soil results have been calculated and reported on a dry weight basis unless otherwise noted.**

Definitions: Q: Qualifier (see definitions at end of report) NA: Not Applicable ‡: Parameter not included in NELAC Scope of Analysis.

Volatile Organic Compounds (VOCs) by GC/MS, 5035 **Aliquot ID: 87419-007A** **Matrix: Soil/Solid**
Method: EPA 5035A/EPA 8260B **Description: AKT-5 (5-6)**

Parameter(s)	Result	Q	Units	Reporting Limit	Dilution	Preparation P. Date	Preparation P. Batch	Analysis A. Date	Analysis A. Batch	Init.
31. trans-1,2-Dichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
32. 1,2-Dichloropropane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
33. cis-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
34. trans-1,3-Dichloropropene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
35. Ethylbenzene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
36. Ethylene Dibromide	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
37. 2-Hexanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
38. Isopropylbenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
39. 4-Methyl-2-pentanone	U		µg/kg	2500	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
40. Methylene Chloride	U		µg/kg	130	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 41. 2-Methylnaphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
42. MTBE	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
43. Naphthalene	U		µg/kg	330	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
44. n-Propylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
45. Styrene	U		µg/kg	64	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
46. 1,1,1,2-Tetrachloroethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
47. 1,1,2,2-Tetrachloroethane	U		µg/kg	64	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
48. Tetrachloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
49. Toluene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
50. 1,2,4-Trichlorobenzene	U		µg/kg	250	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
51. 1,1,1-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
52. 1,1,2-Trichloroethane	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
53. Trichloroethene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
54. Trichlorofluoromethane	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
55. 1,2,3-Trichloropropane	U		µg/kg	130	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 56. 1,2,3-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
57. 1,2,4-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
58. 1,3,5-Trimethylbenzene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
59. Vinyl Chloride	U		µg/kg	45	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
60. m&p-Xylene	U		µg/kg	100	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
61. o-Xylene	U		µg/kg	50	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR
‡ 62. Xylenes	U		µg/kg	150	1.0	10/25/18	VJ18J25A	10/25/18	VJ18J25A	DAR

Definitions/ Qualifiers:

A: Spike recovery or precision unusable due to dilution.
B: The analyte was detected in the associated method blank.
E: The analyte was detected at a concentration greater than the calibration range, therefore the result is estimated.
J: The concentration is an estimated value.
M: Modified Method
U: The analyte was not detected at or above the reporting limit.
X: Matrix Interference has resulted in a raised reporting limit or distorted result.
W: Results reported on a wet-weight basis.
***:** Value reported is outside QC limits

Exception Summary:

L+ : Recovery in the associated laboratory sample (LCS) exceeds the upper control limit. Results may be biased high.

Analysis Locations:

Accreditation Number(s):

T104704518-18-7 (TX)

Fibertec environmental services

Analytical Laboratory
1914 Holloway Drive
Holt, MI 48842
Phone: 517 699 0345
Fax: 517 699 0388
email: lab@fibertec.us

8660 S. Mackinaw Trail
Cadillac, MI 49601
Phone: 231 775 8368
Fax: 231 775 8584

Industrial Hygiene Services, Inc.
1914 Holloway Drive
Holt, MI 48842
Phone: 517 699 0345
Fax: 517 699 0382
email: asbestos@fibertecihs.com

Geoprobe
11766 E. Grand River Rd.
Brighton, MI 48116
Phone: 810 220 3300
Fax: 810 220 3311

Chain of Custody # **169728**
PAGE 1 of 1

Client Name: AKT Peerless
Contact Person: Scott Wasielewski, Megan Marquin
Project Name/ Number: 13661F-2-20
Email distribution list: Megan: marquinm@aktpeerless.com
Quote#
Purchase Order#

Date	Time	Sample #	Client Sample Descriptor	MATRIX (SEE RIGHT CORNER FOR CODE)	# OF CONTAINERS	PARAMETERS: VOCs	PNAs	Michigan Ten Metals	PCBs	HOLD SAMPLE
10/23/18	9:50		AKT-1 (2-4)	S	2	X	X	X	X	
10/23/18	10:10		AKT-2 (2-4)	S	2	X	X	X	X	
10/23/18	11:00		AKT-3 (2-4)	S	2	X	X	X	X	
10/23/18	11:05		AKT-3 (4-6)	S	2	X	X	X	X	
10/23/18	11:45		AKT-4 (9-10)	S	2	X				
10/23/18	11:40		AKT-4W	GW	3	X				
10/23/18	12:15		AKT-5 (5-6)	S	2	X				

Matrix Code: S Soil; A Air; O Oil; P Wipe; GW Ground Water; SW Surface Water; WW Waste Water; X Other: Specify

Deliverables: Level 2; Level 3; Level 4; EDD

Remarks:

RCVD BY LAB
OCT 24 2018
Initial: DC

Comments:

Sampled/Relinquished By: Scott Wasielewski — Date/ Time 10/24/18 10:10
Relinquished By: — Date/ Time
Relinquished By: Nicole Chase — Date/ Time

Received By: Nicole Chase FiberTec
Received By:
Received By Laboratory: Date of Shade 10/24/18 3:00

Turnaround Time ALL RESULTS WILL BE SENT BY THE END OF THE BUSINESS DAY

_____1 bus. day _____2 bus. days _____3 bus. days _____4 bus. days
X 5-7 bus. days (standard) Other (specify time/date requirement): _____

LAB USE ONLY
Fibertec project number: 87419
Temperature upon receipt at Lab: 4.8°C
RCV'D ON ICE

Please see back for terms and conditions

Date of Shade 10/24/18 4:30

Development of Public Parking



Planning for Future Public Parking Needs

March 16, 2015

SUMMER, 2013 Parking demand exceeded capacity.

SUMMER, 2014 City Commission authorizes Parking Study

AD HOC PARKING STUDY COMMITTEE

MEMBERS:

RICHARD ASTREIN – PRINCIPAL SHOPPING DISTRICT
JC CATALDO – CORRIDOR IMPROVEMENT AUTHORITY
GILIAN LAZAR – PLANNING BOARD
SUSAN PEABODY – ADVISORY PARKING COMMITTEE
JOHANNA SLANGA – MULTI-MODAL TRANSPORTATION BOARD

STAFF LIASIONS:

JANA ECKER, PLANNING DIRECTOR
PAUL O'MEARA, CITY ENGINEER

AD HOC PARKING STUDY COMMITTEE

MISSION:

STUDY THE CURRENT AND FUTURE PARKING ENVIRONMENTS FOR THE CENTRAL BUSINESS DISTRICT AND THE TRIANGLE DISTRICT, AND MAKE RECOMMENDATIONS FOR FUTURE PARKING IMPROVEMENTS, IF NEEDED.

AD HOC PARKING STUDY COMMITTEE

METHOD:

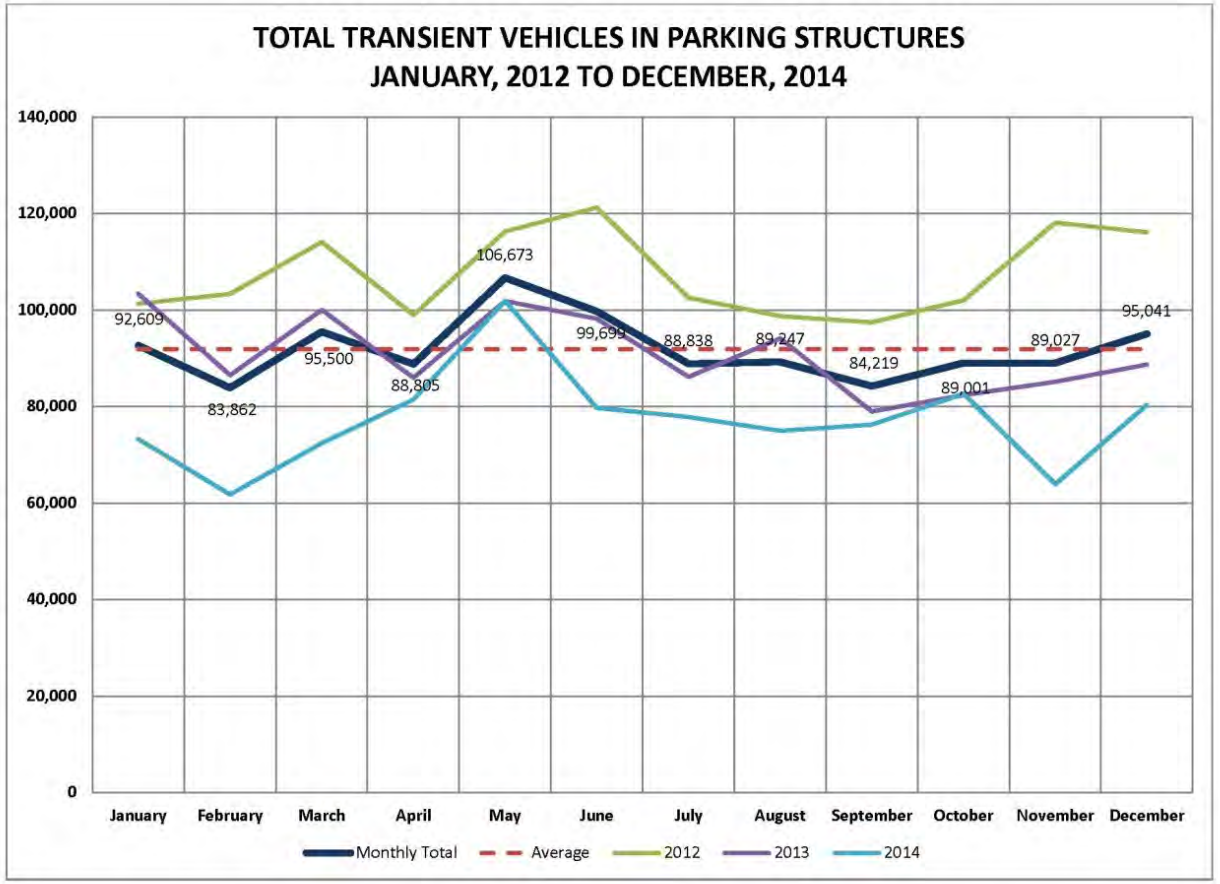
1.A. GATHER DATA
B. DETERMINE PARKING GENERATION FACTOR
C. CALCULATE SHORT AND LONG TERM NEEDS

2. REVIEW OPPORTUNITIES FOR PARKING EXPANSION AND PRIORITIZE

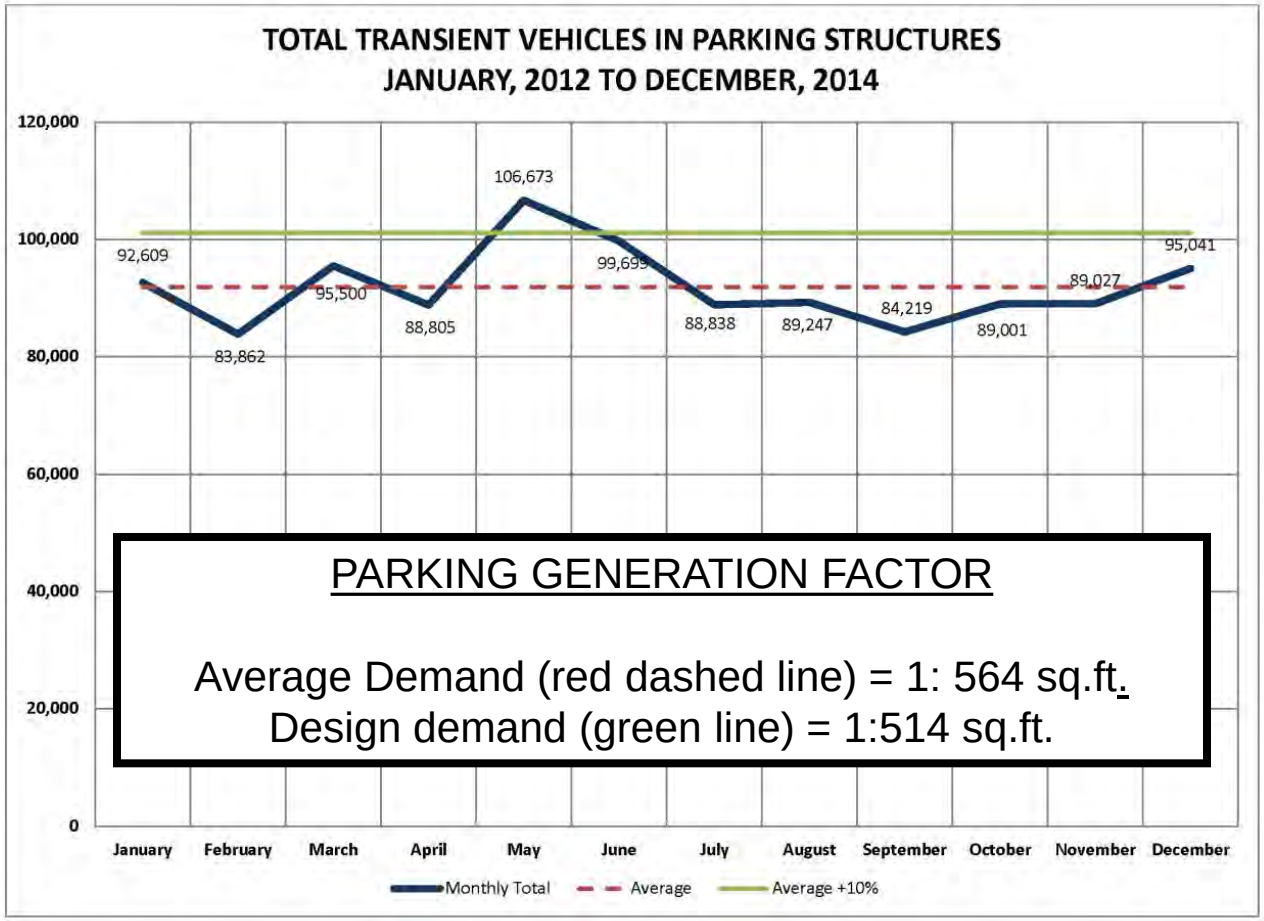
CENTRAL BUSINESS DISTRICT

- Counts taken in late May, early June.
- Park St. Parking Structure under construction closed up to 200 parking spaces – results were skewed.
- New counts taken in late October, early November to observe more “normal” operation.
- Counts focused on peak hours of the week – T, W, Th between noon and 2 PM.
- Based on usage data, seasonal adjustment not needed.

AD HOC PARKING STUDY COMMITTEE



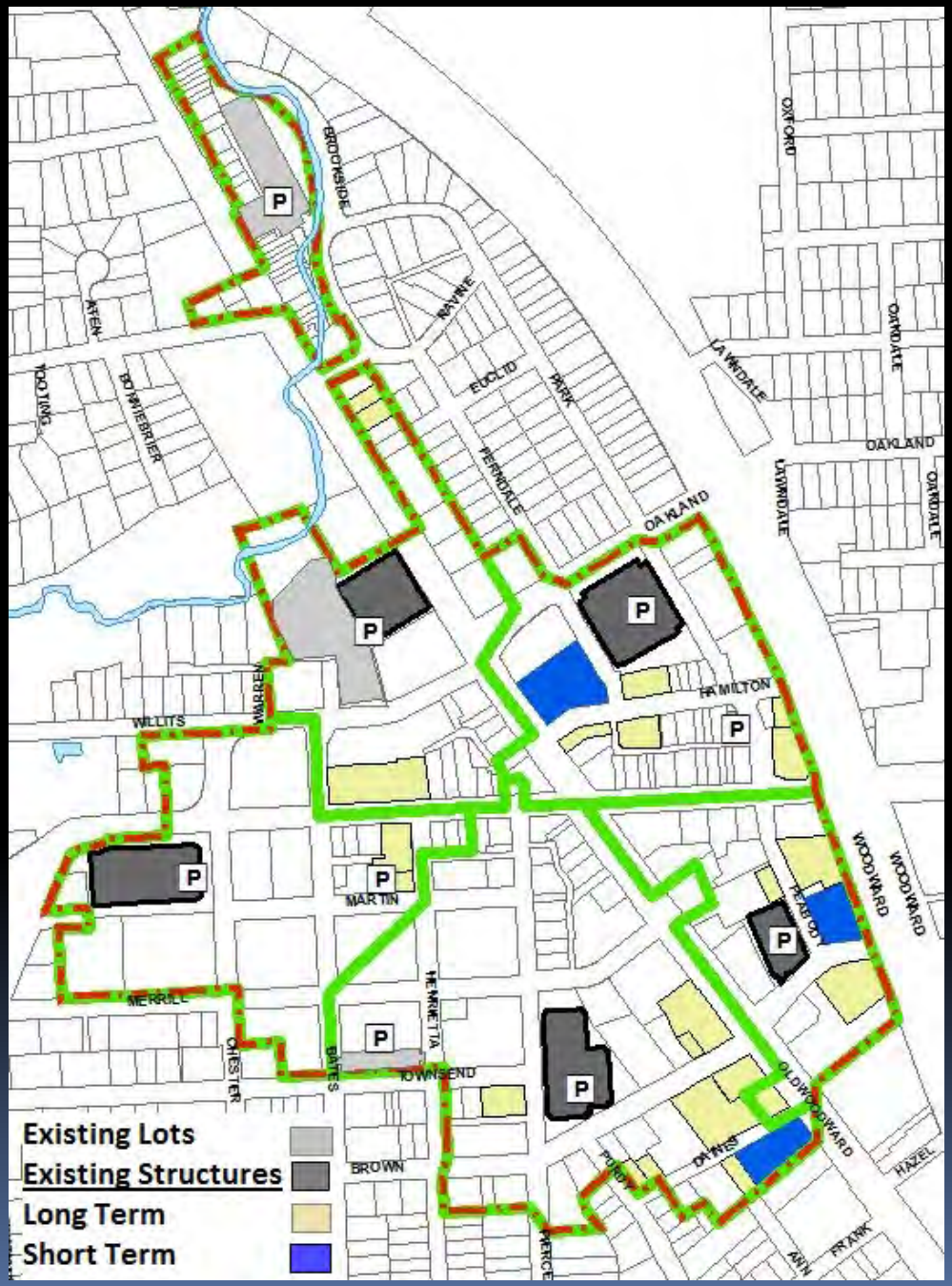
AD HOC PARKING STUDY COMMITTEE



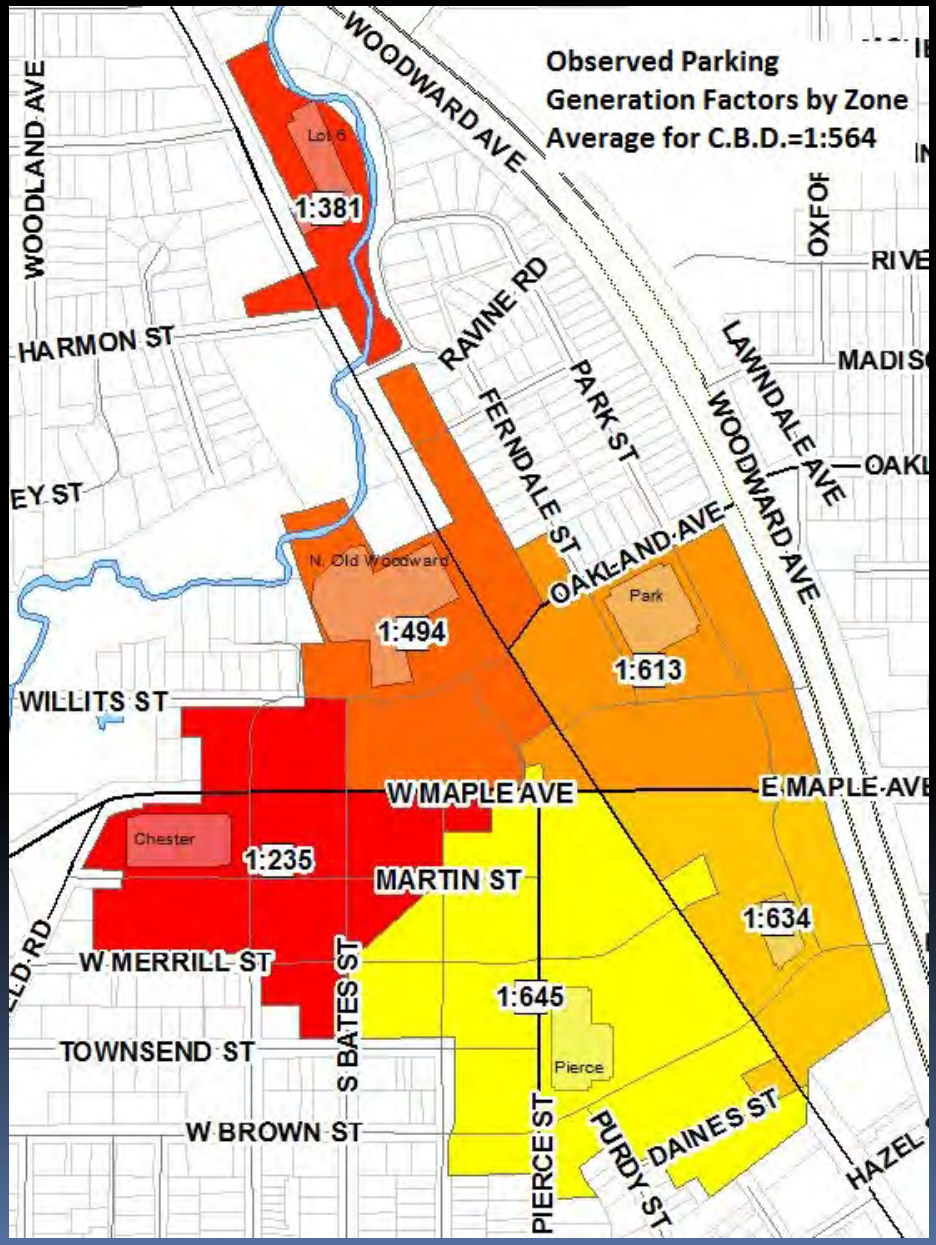
PARKING GENERATION FACTOR

Average Demand (red dashed line) = 1: 564 sq.ft.
Design demand (green line) = 1:514 sq.ft.

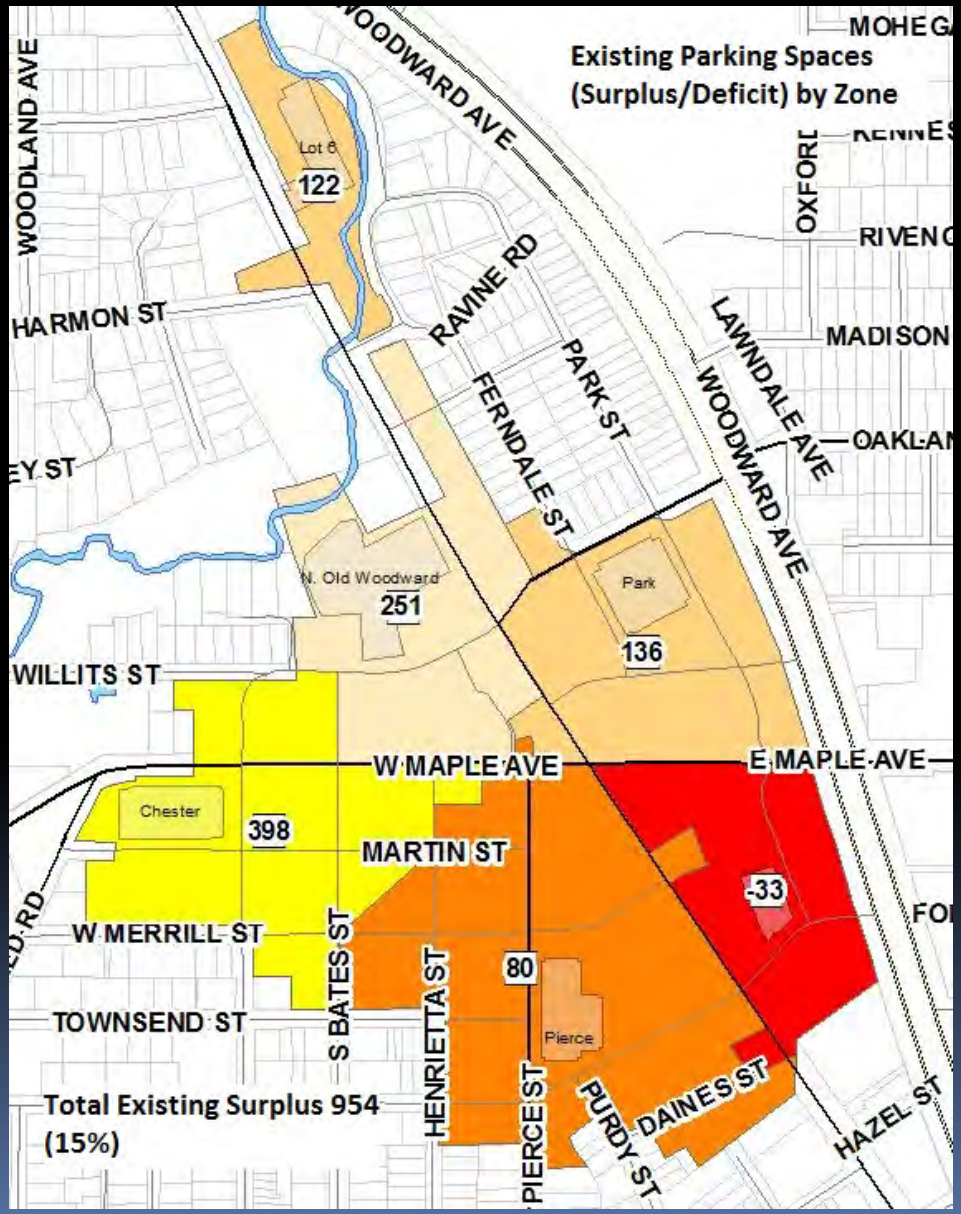
SHORT TERM & LONG TERM DEVELOPMENT PROJECTIONS



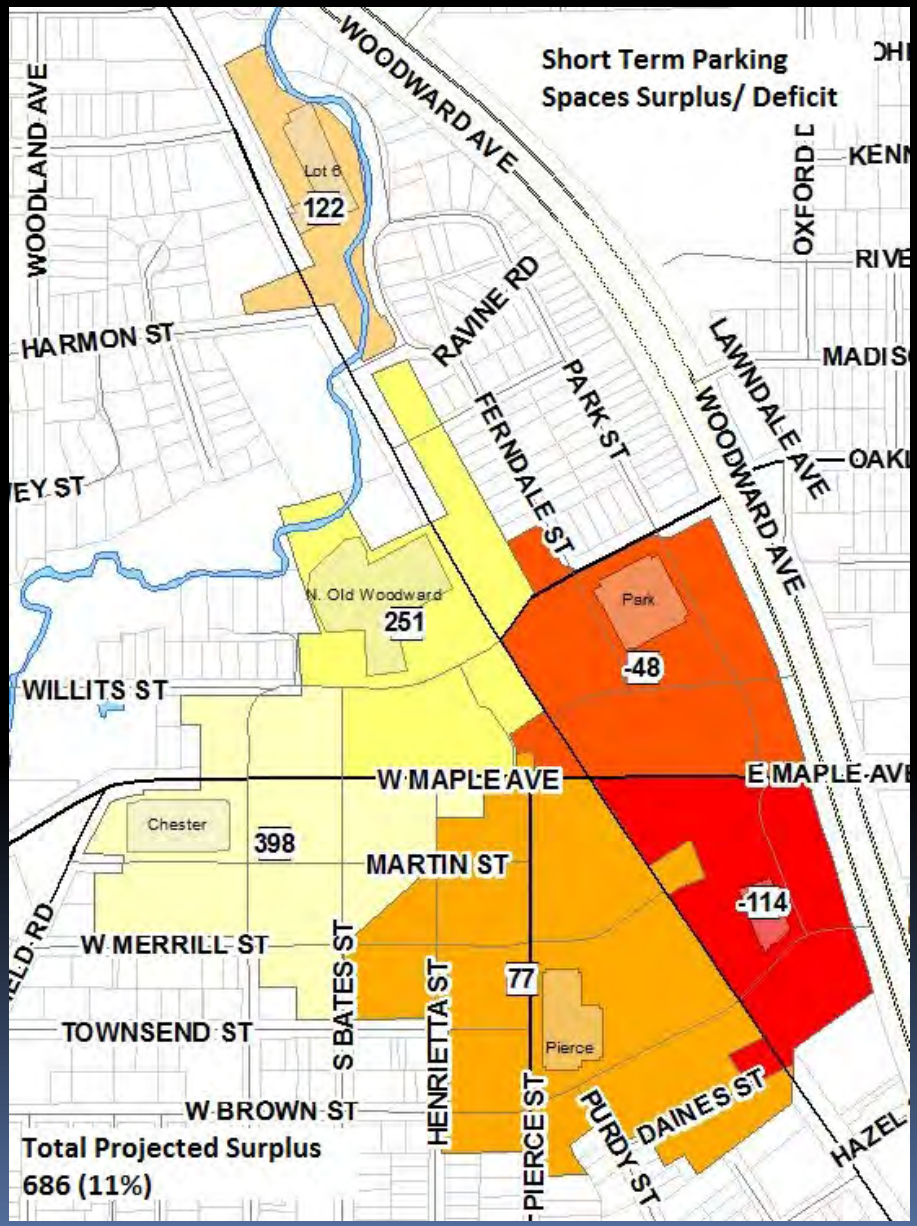
OBSERVED PARKING GENERATION FACTORS BY ZONE
AVERAGE FOR ENTIRE DISTRICT = 1 VEHICLE PER 564 GROSS SQ.FT.



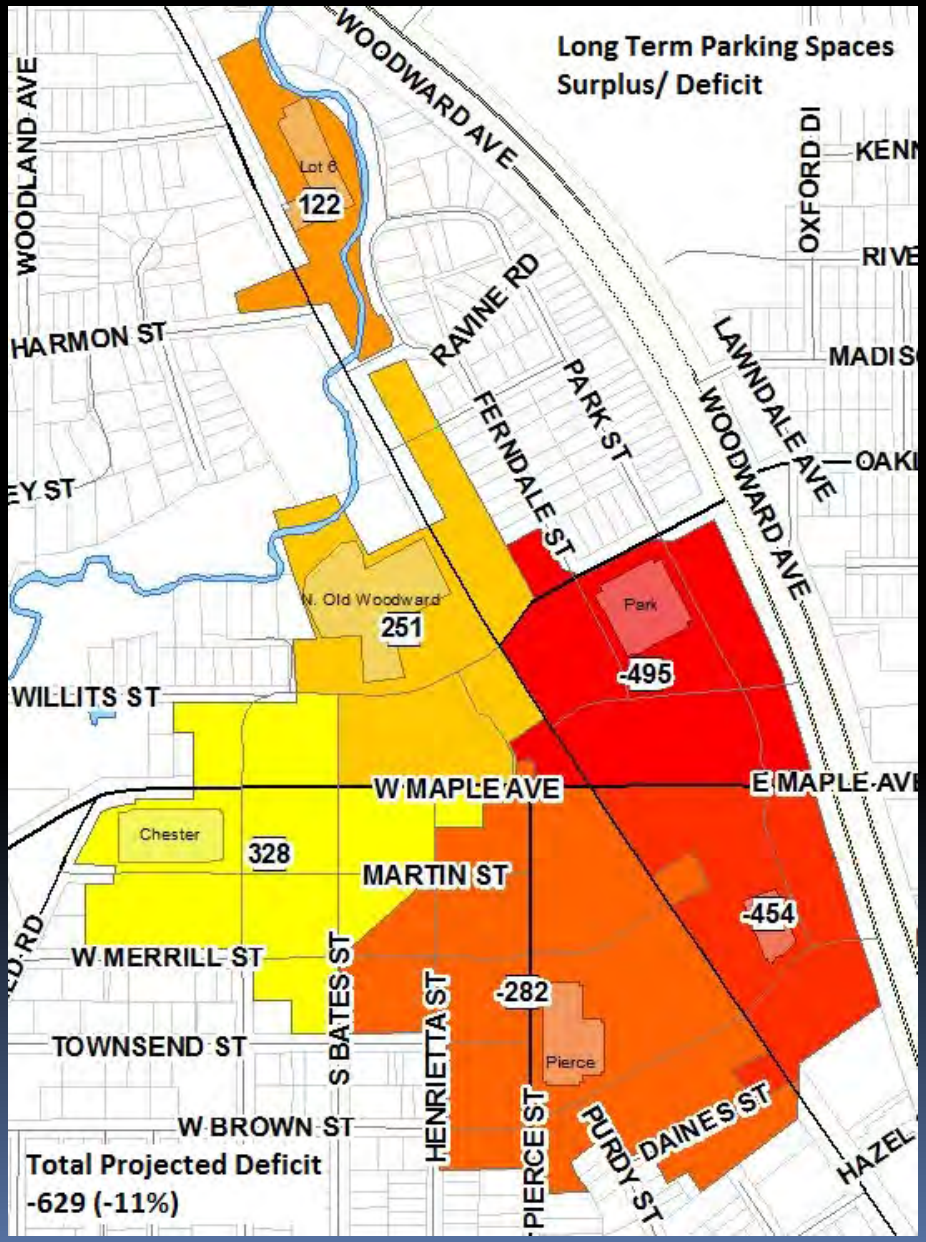
EXISTING PARKING SPACES SURPLUS/DEFICIT BY ZONE



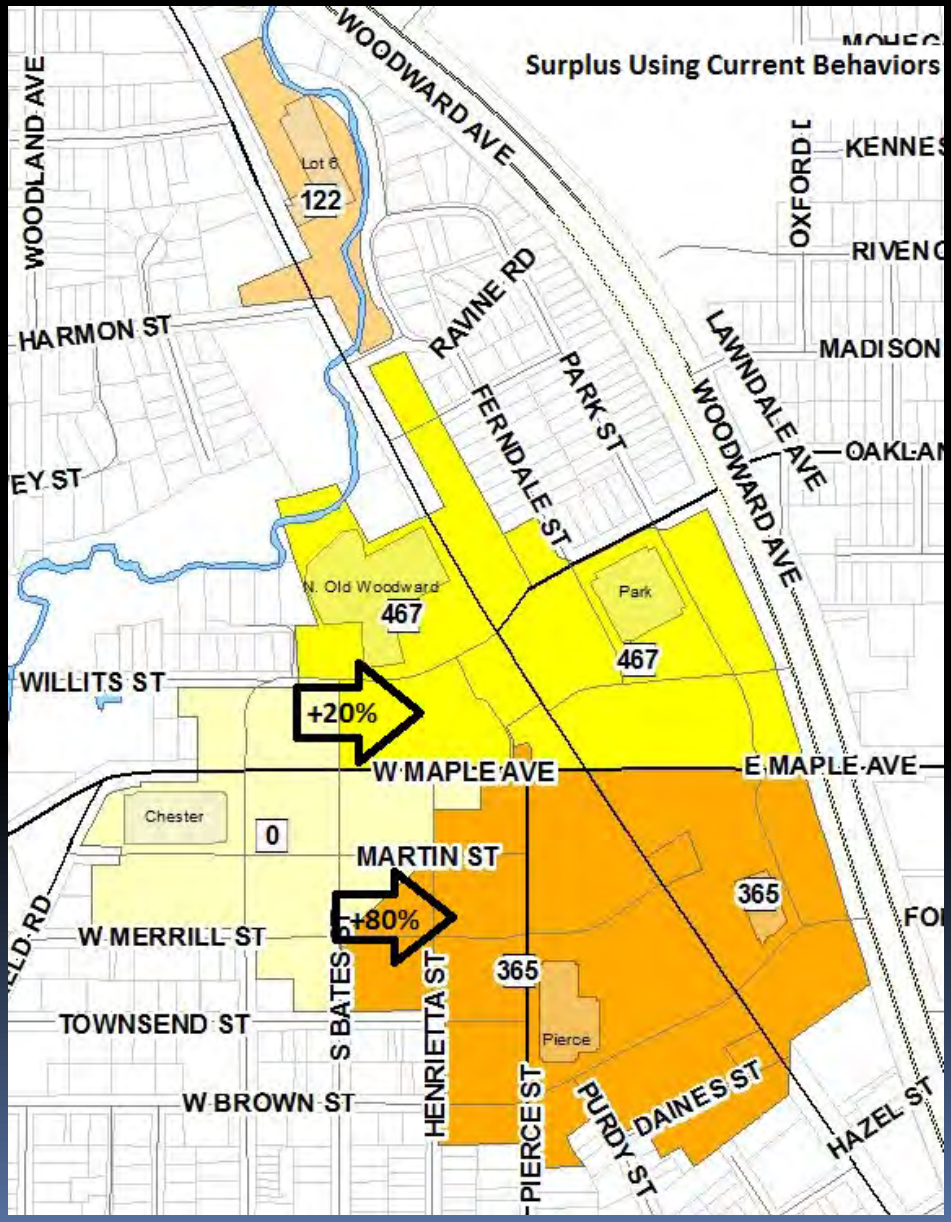
FUTURE PARKING SPACES (SHORT TERM) SURPLUS/DEFICIT



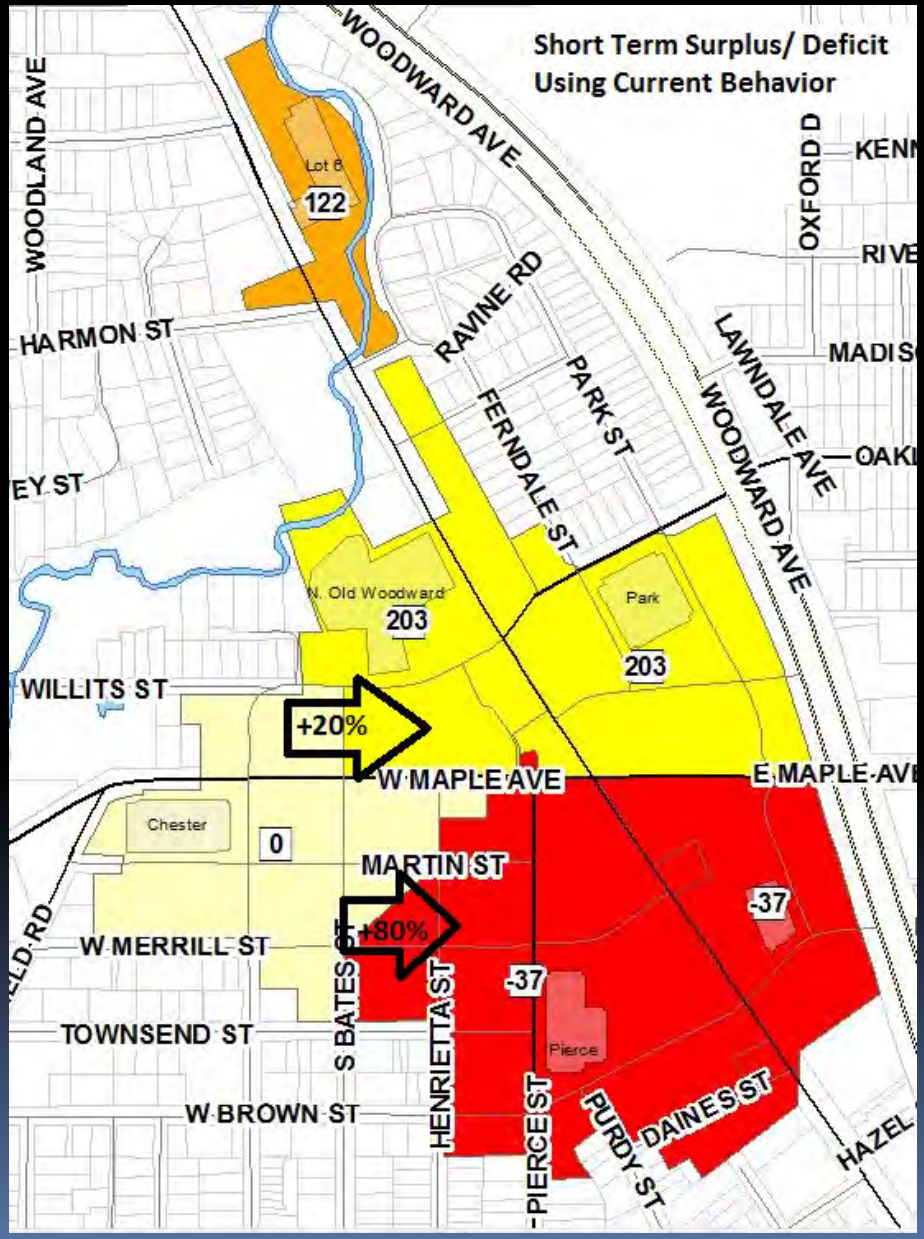
FUTURE PARKING SPACES (LONG TERM) SURPLUS/DEFICIT



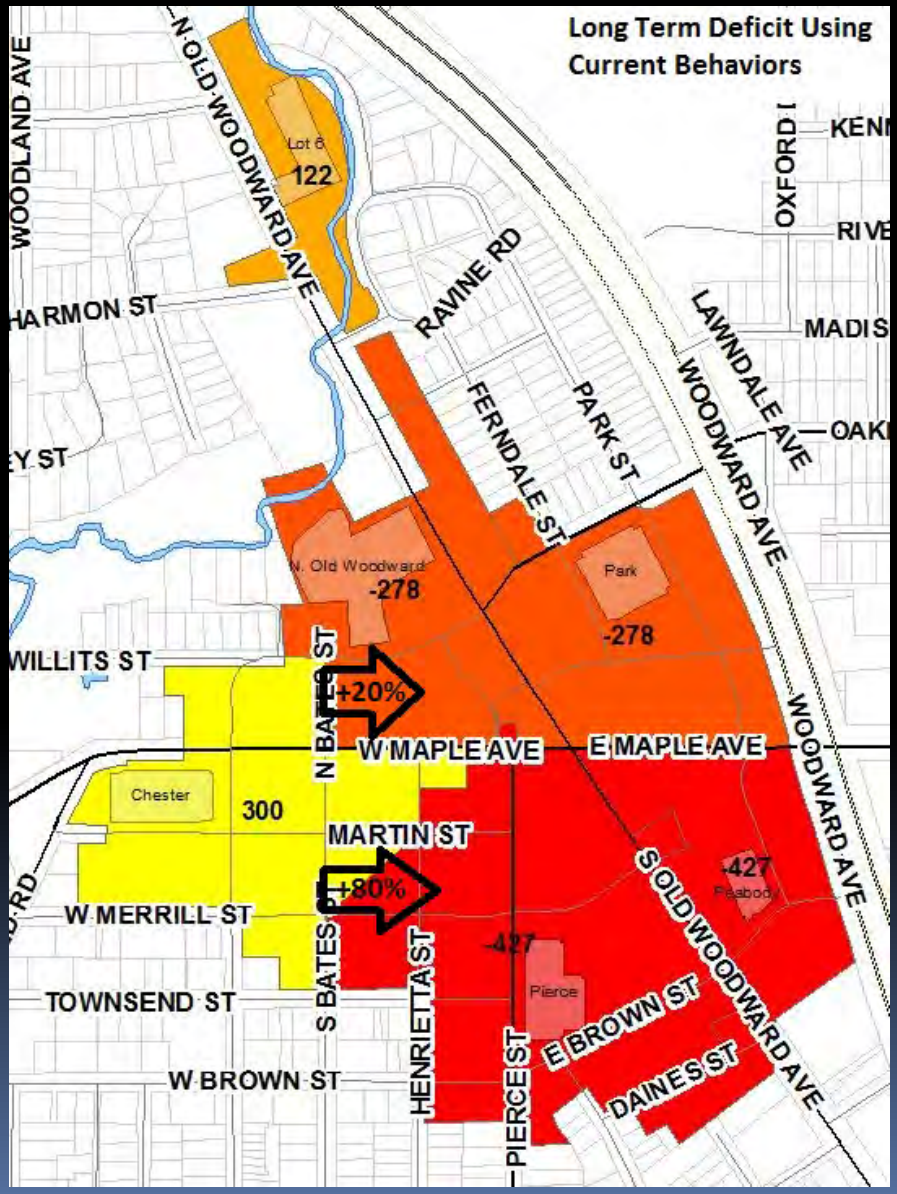
EXISTING PARKING SPACE SURPLUS USING CURRENT BEHAVIORS



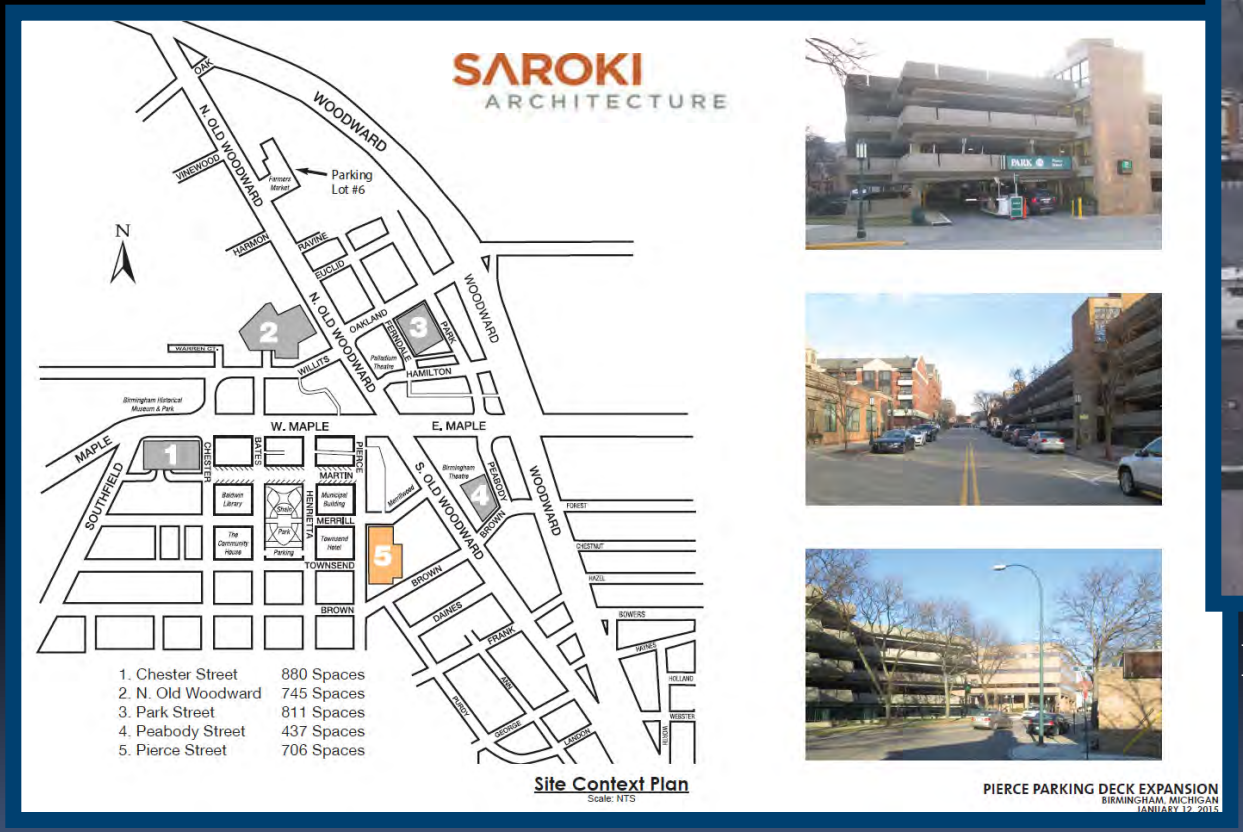
FUTURE PARKING SPACES SURPLUS/DEFICIT (SHORT TERM) USING CURRENT BEHAVIORS

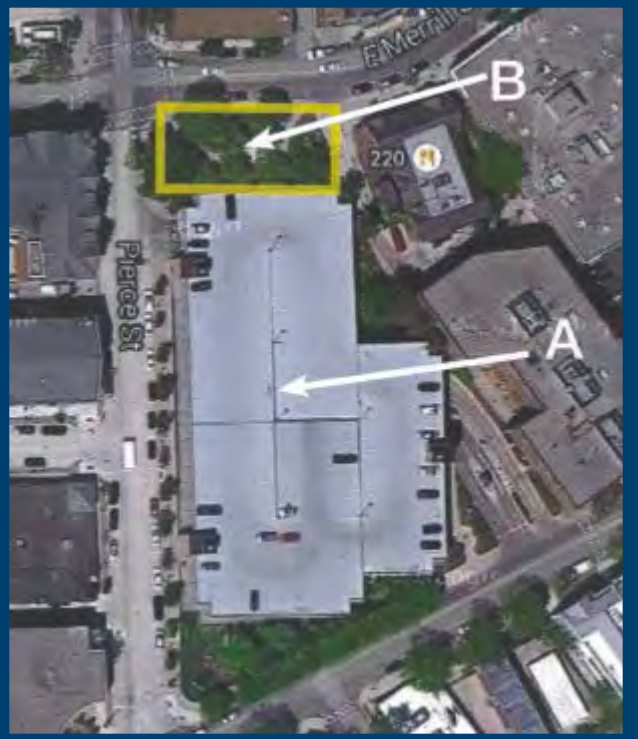


FUTURE PARKING SPACES SURPLUS/DEFICIT (LONG TERM) USING CURRENT BEHAVIORS



Option: Expand Pierce Street Structure





DPZ 2014



View at Pierce and Brown

Existing View



Proposed 2 Story Addition



SAROKI ARCHITECTURE

View from Townsend Street

Existing View



Proposed 2 Story Addition



SAROKI ARCHITECTURE

View at Pierce and Merrill

Existing View



Proposed 2 Story Addition



SAROKI ARCHITECTURE

View from Merrill Street

Existing View



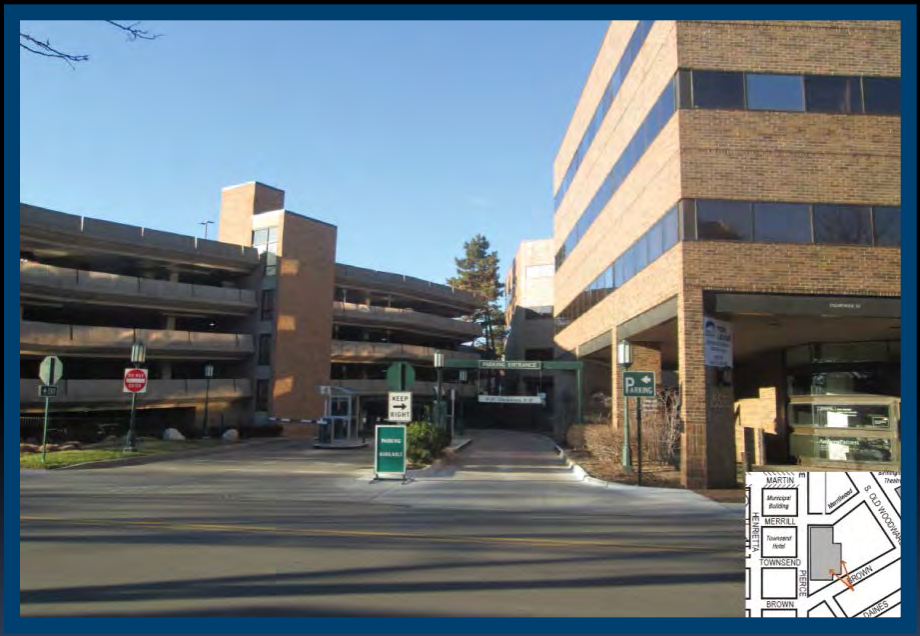
Proposed 2 Story Addition



SAROKI ARCHITECTURE

View from Brown Street

Existing View



Proposed 2 Story Addition



SAROKI ARCHITECTURE

Aerial View


City of Birmingham
A Walkable Community
City of Birmingham
Pierce St. Parking Structure
Pierce Street Parking Structure
N
Miles
0 0.005 0.01 0.02 0.03 0.04

Option: Parking Lot #5
N. Old Woodward Ave. Structure

SPECIFIC PROJECT 6:
THE WILLITS BLOCK

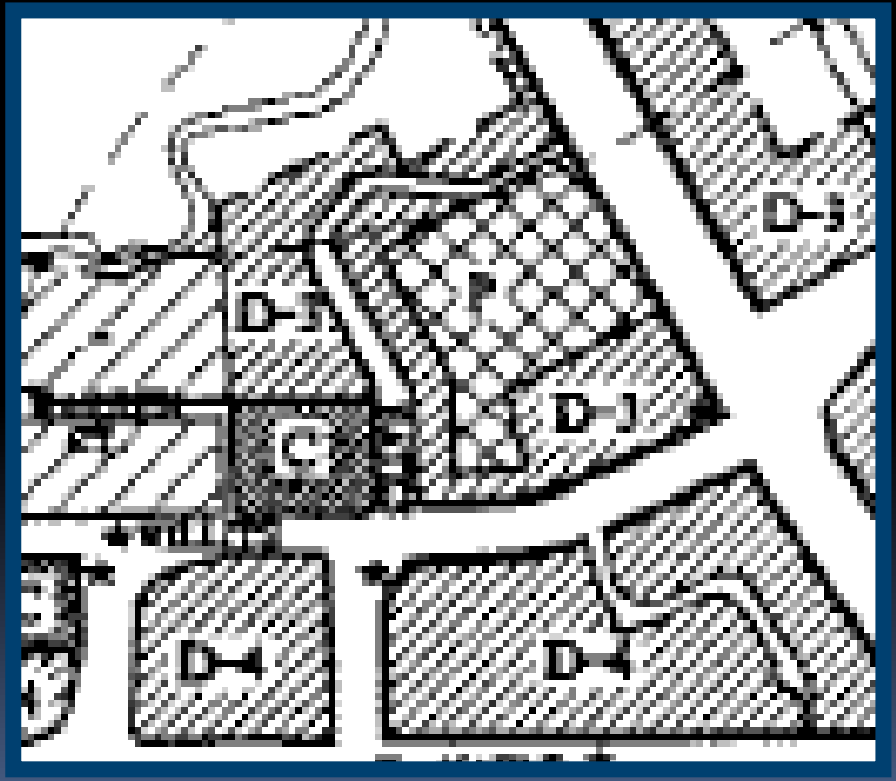
Finding: The superblock behind the North Woodward Garage has development potential.

Discussion: Behind the North Woodward Garage is a large site overlooking the Rouge River Park that is now used as a surface parking lot. It has the potential for expanding the existing parking deck by a contiguous addition (avoiding the need for additional ramps). But it is too beautiful a site, facing the park as it does, to reserve entirely for parking.

The site could be edged with apartments or townhouses facing the park, facing the Baptist Church, and facing Willits Street, masking the parking deck in the process. This housing could be built before the parking expansion, because the Woodward Garage is under-utilized.

The street formed by the new housing would be an extension of Bates Street and would continue on to Old Woodward by occupying the deck's north-side service road. The sale of these edge parcels for housing would create a one-time fund for the City (perhaps to be used for the Shain Park and Martin Street Specific Projects.)

Recommendation: Sell the edges of the Willits site, perhaps no deeper than 30 feet, to a housing developer, and retain the rest for the parking deck expansion. When sold for development, this special project has the potential of



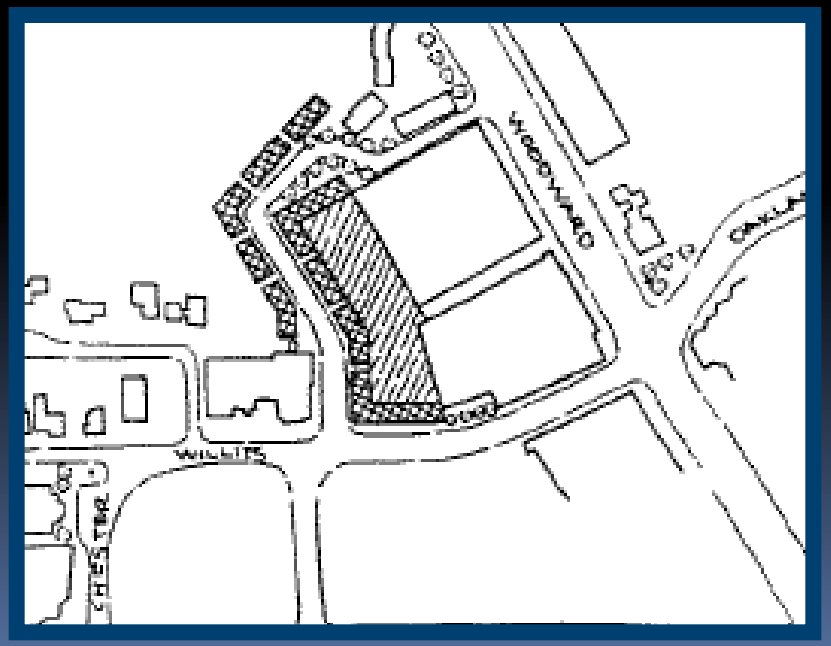


Option: Parking Lot #5
N. Old Woodward Ave. Structure

New Parking Structure

New Mixed Use Building

New Residential Units





AD HOC PARKING STUDY RECOMMENDATIONS
CENTRAL BUSINESS DISTRICT

TO ACCEPT THE REPORT OF THE AD HOC PARKING STUDY COMMITTEE ESTIMATING THAT A LONG TERM DEFICIT OF 278 PARKING SPACES IS EXPECTED IN THE LONG TERM FOR THE NORTH PORTION OF THE CENTRAL BUSINESS DISTRICT. FURTHER, TO DIRECT STAFF TO CONDUCT FURTHER PLANNING STUDIES FOR THE N. OLD WOODWARD AVENUE PARKING STRUCTURE AND LOT THAT WILL MAXIMIZE THE CREATION OF PARKING SPACES WHILE ADHERING TO THE ORIGINAL CONCEPTS PRESENTED IN THE DOWNTOWN BIRMINGHAM 2016 PLAN.

AND, AS A SECONDARY PRIORITY, TO ACCEPT THE REPORT OF THE AD HOC PARKING STUDY COMMITTEE ESTIMATING THAT A LONG TERM DEFICIT OF 427 PARKING SPACES IS EXPECTED IN THE LONG TERM FOR THE SOUTH PORTION OF THE CENTRAL BUSINESS DISTRICT. FURTHER, TO ENDORSE THE EXPANSION OF THE PIERCE STREET PARKING STRUCTURE BY TWO LEVELS, THEREBY CREATING AN ADDITIONAL 280 PUBLIC PARKING SPACES IN THE PARKING SYSTEM.

MOTION PASSED 4-0.

ATTACHMENT J

COVER SHEET

In submitting this proposal, as herein described, the Consultant agrees that:

1. They have carefully examined the specifications and terms of the Request for Proposal and all other provisions of this form and understand the meaning, intent, and requirement of it.

2. They will enter into written contract and furnish the item or items in the time specified in conformance with the specifications and conditions contained therein for the price quoted by the proponent on this proposal.

BID PREPARED BY **DATE SUBMITTED**
(Print Name)

AUTHORIZED SIGNATURE **DATE**

TITLE

COMPANY

ADDRESS **PHONE**

NAME OF PARENT COMPANY

ADDRESS **PHONE**

ATTACHMENT K - BIDDER'S AGREEMENT

In submitting this proposal, as herein described, the Contractor agrees that:

1. They have carefully examined the specifications, terms and Agreement of the Request for Proposal and all other provisions of this document and understand the meaning, intent, and requirement of it.

2. They will enter into a written contract and furnish the item or items in the time specified in conformance with the specifications and conditions contained therein for the price quoted by the proponent on this proposal.

PREPARED BY (Print Name)	**DATE**
TITLE	**DATE**
AUTHORIZED SIGNATURE	**E-MAIL ADDRESS**
COMPANY	
ADDRESS	**PHONE**
NAME OF PARENT COMPANY	**PHONE**
ADDRESS	

ATTACHMENT L - COST PROPOSAL

In order for the bid to be considered valid, this form must be completed in its entirety. The cost for the Scope of Work as stated in the Request for Proposal documents shall be itemized as follows:

Project Elements **1. Review of existing conditions, planning documents and prior studies** **2. Identification of Infill Best Practices** **3. Prepare & implement Detailed Conmmunity Engagement Plan** **4. Attendance at Meetings** **5. Preparation of Strategic Vision Plan**	$ $ $ $ $ $ $
TOTAL AMOUNT	$
Additional Meeting Charge	$ per meeting
Additional Services Recommended (if any):	$ / hour $ / hour $ / hour $ / hour $ / hour $ / hour $ / hour

Firm Name_____

Authorized signature_____ Date_____

ATTACHMENT M - IRAN SANCTIONS ACT VENDOR CERTIFICATION FORM

Pursuant to Michigan Law and the Iran Economic Sanction Act, 2012 PA 517 ("Act"), prior to the City accepting any bid or proposal, or entering into any contract for goods or services with any prospective Vendor, the Vendor must certify that it is not an "Iran Linked Business", as defined by the Act.

By completing this form, the Vendor certifies that it is not an "Iran Linked Business", as defined by the Act and is in full compliance with all provisions of the Act and is legally eligible to submit a bid for consideration by the City.

PREPARED BY (Print Name)	**DATE**
TITLE	**DATE**
AUTHORIZED SIGNATURE	**E-MAIL ADDRESS**
COMPANY	
ADDRESS	**PHONE**
NAME OF PARENT COMPANY	**PHONE**
ADDRESS	
TAXPAYER I.D.#	

ATTACHMENT N - AGREEMENT FOR STRATEGIC VISION PLAN

This AGREEMENT, made this _____day of _____, 2020, by and between CITY OF BIRMINGHAM, having its principal municipal office at 151 Martin Street, Birmingham, MI (hereinafter sometimes called "City"), and _____, Inc., having its principal office at _____ (hereinafter called "Contractor"), provides as follows:

WITNESSETH:

WHEREAS, the City has heretofore advertised for bids for the procurement and performance of services required to prepare a strategic vision plan, and in connection therewith has prepared a request for sealed proposals ("RFP"), which includes certain instructions to bidders, specifications, terms and conditions.

WHEREAS, the Contractor has professional qualifications that meet the project requirements and has made a bid in accordance with such request for cost proposals to prepare a strategic vision plan for public property at Willits and N. Old Woodward.

NOW, THEREFORE, for and in consideration of the respective agreements and undertakings herein contained, the parties agree as follows:

1. It is mutually agreed by and between the parties that the documents consisting of the Request for Proposal to complete a strategic vision plan and the Contractor's cost proposal dated _____, 2020 shall be incorporated herein by reference and shall become a part of this Agreement, and shall be binding upon both parties hereto. If any of the documents are in conflict with one another, this Agreement shall take precedence, then the RFP.

2. The City shall pay the Contractor for the performance of this Agreement in an amount not to exceed _____, as set forth in the Contractor's _____, 2020 cost proposal.

3. This Agreement shall commence upon execution by both parties, unless the City exercises its option to terminate the Agreement in accordance with the Request for Proposals.

4. The Contractor shall employ personnel of good moral character and fitness in performing all services under this Agreement.

5. The Contractor and the City agree that the Contractor is acting as an independent contractor with respect to the Contractor's role in providing services to the City pursuant to this Agreement, and as such, shall be liable for its own actions and neither the Contractor nor its employees shall be construed as employees of the

City. Nothing contained in this Agreement shall be construed to imply a joint venture or partnership and neither party, by virtue of this Agreement, shall have any right, power or authority to act or create any obligation, express or implied, on behalf of the other party, except as specifically outlined herein. Neither the City nor the Contractor shall be considered or construed to be the agent of the other, nor shall either have the right to bind the other in any manner whatsoever, except as specifically provided in this Agreement, and this Agreement shall not be construed as a contract of agency. The Contractor shall not be entitled or eligible to participate in any benefits or privileges given or extended by the City, or be deemed an employee of the City for purposes of federal or state withholding taxes, FICA taxes, unemployment, workers' compensation or any other employer contributions on behalf of the City.

6. The Contractor acknowledges that in performing services pursuant to this Agreement, certain confidential and/or proprietary information (including, but not limited to, internal organization, methodology, personnel and financial information, etc.) may become involved. The Contractor recognizes that unauthorized exposure of such confidential or proprietary information could irreparably damage the City. Therefore, the Contractor agrees to use reasonable care to safeguard the confidential and proprietary information and to prevent the unauthorized use or disclosure thereof. The Contractor shall inform its employees of the confidential or proprietary nature of such information and shall limit access thereto to employees rendering services pursuant to this Agreement. The Contractor further agrees to use such confidential or proprietary information only for the purpose of performing services pursuant to this Agreement. The Contractor agrees that it will require all subcontractors to sign a Non-Disclosure Agreement satisfactory to the City Attorney.

7. This Agreement shall be governed by and performed, interpreted and enforced in accordance with the laws of the State of Michigan. The Contractor agrees to perform all services provided for in this Agreement in accordance with and in full compliance with all local, state and federal laws and regulations.

8. If any provision of this Agreement is declared invalid, illegal or unenforceable, such provision shall be severed from this Agreement and all other provisions shall remain in full force and effect.

9. This Agreement shall be binding upon the successors and assigns of the parties hereto, but no such assignment shall be made by the Contractor without the prior written consent of the City. Any attempt at assignment without prior written consent shall be void and of no effect.

10. The Contractor agrees that neither it nor its subcontractors will discriminate against any employee or applicant for employment with respect to hire, tenure, terms, conditions or privileges of employment, or a matter directly or indirectly related to

employment because of race, color, religion, national origin, age, sex, height, weight or marital status. The Contractor shall inform the City of all claims or suits asserted against it by the Contractor's employees who work pursuant to this Agreement. The Contractor shall provide the City with periodic status reports concerning all such claims or suits, at intervals established by the City.

11. The Contractor shall not commence work under this Agreement until it has, at its sole expense, obtained the insurance required under this paragraph. All coverages shall be with insurance companies licensed and admitted to do business in the State of Michigan. All coverages shall be with carriers acceptable to the City of Birmingham.

12. The Contractor shall maintain during the life of this Agreement the types of insurance coverage and minimum limits as set forth below:

    A. Workers' Compensation Insurance: Contractor shall procure and maintain during the life of this Agreement, Workers' Compensation Insurance, including Employers Liability Coverage, in accordance with all applicable statutes of the State of Michigan.

    B. Commercial General Liability Insurance: Contractor shall procure and maintain during the life of this Agreement, Commercial General Liability Insurance on an "Occurrence Basis" with limits of liability not less than **$1,000,000** per occurrence combined single limit, Personal Injury, Bodily Injury and Property Damage. Coverage shall include the following extensions: (A) Contractual Liability; (B) Products and Completed Operations; (C) Independent Contractors Coverage; (D) Broad Form General Liability Extensions or equivalent; (E) Deletion of all Explosion, Collapse and Underground (XCU) Exclusions, if applicable.

    C. Motor Vehicle Liability: Contractor shall procure and maintain during the life of this Agreement Motor Vehicle Liability Insurance, including all applicable no-fault coverages, with limits of liability of not less than $1,000,000 per occurrence combined single limit Bodily Injury and Property Damage. Coverage shall include all owned vehicles, all non-owned vehicles, and all hired vehicles.

    D. Additional Insured: Commercial General Liability and Motor Vehicle Liability Insurance, as described above, shall include an endorsement stating the following shall be *Additional Insureds*: The City of Birmingham, including all elected and appointed officials, all employee and volunteers, all boards, commissions and/or authorities and board members, including employees and volunteers thereof. This coverage shall be primary to any other coverage that may be available to the additional insured, whether any other available coverage by primary, contributing or excess.

E. Cancellation Notice: Workers' Compensation Insurance, Commercial General Liability Insurance and Motor Vehicle Liability Insurance (and Professional Liability Insurance, if applicable), as described above, shall include an endorsement stating the following: "Thirty (30) days Advance Written Notice of Cancellation or Non-Renewal, shall be sent to: Finance Director, City of Birmingham, PO Box 3001, 151 Martin Street, Birmingham, MI 48012-3001.

F. Proof of Insurance Coverage: Contractor shall provide the City of Birmingham, at the time the Agreement is returned for execution, Certificates of Insurance and/or policies, acceptable to the City of Birmingham, as listed below.
    1) Two (2) copies of Certificate of Insurance for Workers' Compensation Insurance;
    2) Two (2) copies of Certificate of Insurance for Commercial General Liability Insurance;
    3) Two (2) copies of Certificate of Insurance for Vehicle Liability Insurance;
    4) Two (2) copies of Certificate of Insurance for Professional Liability Insurance;
    5) If so requested, Certified Copies of all policies mentioned above will be furnished.

G. Coverage Expiration: If any of the above coverages expire during the term of this Agreement, Contractor shall deliver renewal certificates and/or policies to the City of Birmingham at least (10) days prior to the expiration date.

H. Maintaining Insurance: Upon failure of the Contractor to obtain or maintain such insurance coverage for the term of the Agreement, the City of Birmingham may, at its option, purchase such coverage and subtract the cost of obtaining such coverage from the Agreement amount. In obtaining such coverage, the City of Birmingham shall have no obligation to procure the most cost-effective coverage but may contract with any insurer for such coverage.

13. To the fullest extent permitted by law, the Contractor and any entity or person for whom the Contractor is legally liable, agrees to be responsible for any liability, defend, pay on behalf of, indemnify, and hold harmless the City of Birmingham, its elected and appointed officials, employees and volunteers and others working on behalf of the City of Birmingham against any and all claims, demands, suits, or loss, including all costs and reasonable attorney fees connected therewith, and for any damages which may be asserted, claimed or recovered against or from and the City of Birmingham, its elected and appointed officials, employees, volunteers or others working on behalf of the City of Birmingham, by reason of personal injury, including bodily injury and death and/or property damage, including loss of use thereof, which arises out of or is in any way connected or associated with this Agreement. Such responsibility shall

not be construed as liability for damage caused by or resulting from the sole act or omission of its elected or appointed officials, employees, volunteers or others working on behalf of the City of Birmingham.

14. If, after the effective date of this Agreement, any official of the City, or spouse, child, parent or in-law of such official or employee shall become directly or indirectly interested in this Agreement or the affairs of the Contractor, the City shall have the right to terminate this Agreement without further liability to the Contractor if the disqualification has not been removed within thirty (30) days after the City has given the Contractor notice of the disqualifying interest. Ownership of less than one percent (1%) of the stock or other equity interest in a corporation or partnership shall not be a disqualifying interest. Employment shall be a disqualifying interest.
15. If Contractor fails to perform its obligations hereunder, the City may take any and all remedial actions provided by the general specifications or otherwise permitted by law.

16. All notices required to be sent pursuant to this Agreement shall be mailed to the following addresses:

City of Birmingham Attn: Jana L. Ecker 151 Martin Street Birmingham, MI 48009 248-530-1841	CONTRACTOR

17. Any controversy or claim arising out of or relating to this Agreement, or the breach thereof, shall be settled either by commencement of a suit in Oakland County Circuit Court, the 48th District Court or by arbitration. If both parties elect to have the dispute resolved by arbitration, it shall be settled pursuant to Chapter 50 of the Revised Judicature Act for the State of Michigan and administered by the American Arbitration Association with one arbitrator being used, or three arbitrators in the event any party's claim exceeds $1,000,000. Each party shall bear its own costs and expenses and an equal share of the arbitrator's and administrative fees of arbitration. Such arbitration shall qualify as statutory arbitration pursuant to MCL§600.5001 et. seq., and the Oakland County Circuit Court or any court having jurisdiction shall render judgment upon the award of the arbitrator made pursuant to this Agreement. The laws of the State of Michigan shall govern this Agreement, and the arbitration shall take place in Oakland County, Michigan. In the event that the parties elect not to have the matter in dispute arbitrated, any dispute between the parties may be resolved by the filing of a suit in the Oakland County Circuit Court or the 48th District Court.
18. FAIR PROCUREMENT OPPORTUNITY: Procurement for the City of Birmingham will be handled in a manner providing fair opportunity for all businesses. This

will be accomplished without abrogation or sacrifice of quality and as determined to be in the best interest of the City of Birmingham.

IN WITNESS WHEREOF, the said parties have caused this Agreement to be executed as of the date and year above written.

WITNESSES: **CONTRACTOR**

_____ By:_____

Its:

CITY OF BIRMINGHAM

_____ By:_____

Pierre Boutros
Its: Mayor

_____ By:_____

Alexandria Bingham
Its: Acting City Clerk

Approved:

_____ _____

Jana L. Ecker, Planning Director
(Approved as to substance)

Joseph A. Valentine City Manager
(Approved as to substance)

_____

Timothy J. Currier, City Attorney
(Approved as to form)

_____

Mark Gerber, Director of Finance
(Approved as to financial obligation)

EXCERPT FROM BIRMINGHAM CITY COMMISSION MINUTES
MARCH 10, 2014
MUNICIPAL BUILDING, 151 MARTIN 7:30 P.M

03-58-14 FORMATION OF AN AD HOC PARKING STUDY COMMITTEE

City Engineer O'Meara explained that the proposed ad hoc committee would study the possible expansion of the Pierce Street Parking Structure and the future parking needs for the Central Business District and Triangle District. He noted that the committee would consist of five members of existing City boards.

Ms. Ecker confirmed for the Commission that the Planning Board action list includes parking requirements. The Commission discussed the monthly permits at the parking structures. Commissioner Rinschler suggested the Committee focus on the Central Business District.

City Engineer O'Meara confirmed for Commission Hoff that staff representatives will be attending the Ad Hoc Committee meetings.

Commissioner Nickita encouraged the members of the Ad Hoc Committee to consider "out of the box" alternatives such as enhancing street parking or a shuttle service.

MOTION: Motion by Hoff, seconded by McDaniel:

To accept the recommendation of the Advisory Parking Committee, authorizing the formation of an Ad Hoc Parking Study Committee that will be formed for a limited time to update the parking demand study done in 2000 for the Parking Assessment District, as well as the 2007 parking study completed as a part of the Triangle District Master Plan. The goal of the Committee will be to determine the long term demand levels for parking throughout the Central Business District and Triangle District, and to provide recommendations of how to best use the Auto Parking System's properties at this time, as well as to establish targeted needs for the Triangle District. The Ad Hoc Parking Study Committee shall include the following members, with each of the suggested boards nominating their representative accordingly:

- Advisory Parking Committee
- Corridor Improvement Authority
- Multi-Modal Transportation Board
- Planning Board
- Principal Shopping District

The Ad Hoc Parking Study Committee shall be formed as soon as practical, with the goal of finalizing a report of findings and recommendations by July, 2014.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Moore)

BIRMINGHAM CITY COMMISSION MINUTES
MARCH 16, 2015
MUNICIPAL BUILDING, 151 MARTIN 7:30 P.M.

03-47-15 AD HOC PARKING STUDY COMMITTEE FINAL REPORT AND RECOMMENDATIONS

City Engineer O'Meara explained that in 2013 the City noticed that parking demand was exceeding capacity in all five of the structures. The Ad Hoc Parking Study Committee was formed to study the current and future parking environments for the Central Business District and the Triangle District and to make recommendations for future parking improvements if needed. He discussed the seasonal parking trends of the parking structures and the short and long term parking development projections. The Commission commended the Committee on its work.

Commissioner Nickita stated that one of the issues is to recognize the existing conditions and align them with the overall master plan goals.

Mayor Sherman noted that the recommendation is to create a second committee to develop an implementation strategy.

Mayor Pro Tem Hoff noted that the motion does not mention the Pierce Street area. Mr. O'Meara explained that staff felt that, in order to move forward, the North Old Woodward property has the most opportunity for further discussion. The Pierce Street Structure only involves whether or not two floors are added. He explained that the first resolution includes a review of the entire Central Business District which would include the Pierce Street Structure.

Mr. Valentine confirmed for Commissioner Nickita that a formal resolution will be brought to the Commission with the specific criteria establishing the steering committee and their specific charge.

Mayor Sherman suggested the committee be comprised of only two Commissioners and one resident who is not involved in any other board with a background in finance and an interest in the downtown.

MOTION: Motion by Rinschler, seconded by Nickita:
To accept the findings of the Ad Hoc Parking Study Committee estimating that a deficit of 278 parking spaces is expected in the long term for the north portion of the Central Business District, and a deficit of 427 parking spaces is expected in the long term for the south portion of the Central Business District, and directing staff to have a full topographic and boundary survey of the existing conditions of the N. Old Woodward Ave. property prepared to assist with all future plan preparation, and

further, to direct staff to provide for the creation of an ad hoc steering committee to:

1. Consider the parking system's overall parking demands and prioritize the projects to finalize the Parking System's expansion plan for the Central Business District.

2. Determine the parameters of an expansion at the N. Old Woodward Ave. Parking Structure site that will provide an appropriate number of parking spaces, an extension of Bates St., provide additional development opportunities and provide interaction with the adjacent City park land to the north in accordance with the Downtown Birmingham 2016 report and the Rouge River Trail Corridor Master Plans.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

MOTION: Motion by Nickita, seconded by McDaniel:
To accept the findings of the Ad Hoc Parking Study Committee that a parking facility of approximately 400 parking spaces in the long term is recommended to serve the north portion of the Triangle District, and a parking facility of approximately 600 to 700 parking spaces in the long term is recommended to serve the south portion of the Triangle District, and directing staff to pursue opportunities in the district for consideration, and further endorsing the recommendation that the parking assessment district for the Triangle District, once created, be extended north of Maple Rd. to include all commercial properties from Woodward Ave. to Adams Rd.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

BIRMINGHAM CITY COMMISSION MINUTES
AUGUST 10, 2015

08-179-15 DOWNTOWN PARKING SYSTEM EXPANSION PROJECTS PARKING DEVELOPMENT CONSULTANT SERVICES RFP

Mayor Pro Tem Hoff stated that this is an important issue that will affect many people and requested the City Engineer to provide an update.

City Engineer O'Meara explained that the Request for Proposal has been written and the City will be looking for architects to team up with an urban design professional and a parking consultant to meet with the Parking Development Committee three times and the City Commission to create massing studies with four options to explore regarding two parking sites, North Old Woodward and Pierce, which could be expanded upon or potentially demolished and completely replaced. He noted that these would be conceptual plans.

Commissioner Nickita explained this involves urban design issues, architectural issues, costs, incorporating a developer of some sort, and land control. This RFP is to get as much of the envelope of the issues clear in order to make a solid decision to move forward.

MOTION: Motion by Hoff, seconded by Nickita:
To endorse the Request for Proposals (RFP) for the Downtown Parking System Expansion Projects Parking Development Consultant Services to work with the Ad Hoc Parking Development Committee (AHPDC), and directing City staff to solicit proposals at this time.

VOTE: Yeas, 6
Nays, None
Absent, 1 (McDaniel)

BIRMINGHAM CITY COMMISSION MINUTES
OCTOBER 26, 2015

10-249-15 DOWNTOWN PARKING SYSTEM EXPANSION PROJECTS PARKING DEVELOPMENT CONSULTANT SERVICES

City Engineer O'Meara explained that the Ad Hoc Parking Development Committee has recommended that a consultant team be hired consisting of an architect, an urban design professional, and a parking consultant to work with the Committee in regards to the Pierce Street and North Old Woodward parking structure sites in visioning, studies, and cost estimating. He noted that an RFP was issued and three firms submitted proposals. The Albert Kahn team and Victor Saroki team were interviewed.

Commissioner McDaniel commented that the Committee worked hard to come to a conclusion. Based on his experience on the Shain Park Ad Hoc Committee, the Albert Kahn group was hired to do the design work and it did not go well. He stated that Albert Kahn was the higher of the two bidders by $12,000, given how close the point scores were, the past experience with Albert Kahn, and Saroki's knowledge of the community, he suggested that Saroki is the way to go.

Commissioner Rinschler expressed support of Commissioner McDaniel's comments. He commented that with a large firm, a small project becomes cumbersome. The parking issue is a big issue for Birmingham, but it is a relatively small project from an architectural view. He noted that Albert Kahn is a great firm to hire if there is a fairly large undertaking.

Mayor Pro Tem Hoff stated that she is a member of the Committee. The Committee worked hard and reviewed the proposals, samples and presentations. It was a difficult decision. She commented that when a Committee makes a decision and has a hard time doing it, it is not a good practice for the Commission to not listen.

Commissioner Dilgard commented that he was also on the Shain Park Committee. He gave an example on the Shain Park lighting plan and noted the lighting had to be retrofit with something that fit the community. He noted that the City would be well served with the Saroki firm.

Commissioner Nickita explained the process of the Committee and noted that it spent a lot of time on this decision.

MOTION: Motion by Hoff, seconded by Nickita:

To approve the agreement with Albert Kahn Associates, Inc., for the Downtown Parking System Expansion Projects Parking Development Consultant Services in the amount not to exceed $67,860, charged to account number 585-538.001- 981.0100, Parking System General Capital Improvements Account. Further, to approve the appropriation and budget amendment as follows:

Auto Parking System Fund

Revenues:

Draw from Fund Balance #585-000.000-400.0000	**$67,860**
Total Revenue Adjustments	**$67,860**

Expenditures:

Major Street Public Improvements #585-538.001-981.0100	**$67,860**
Total Expenditure Adjustments	**$67,860**

Mayor Sherman noted that he will not support the motion. He stated that the City would be remiss if it did not use the experiences of the Commissioners. With the points being so close, experience comes into play and should be relied on.

Commissioner Moore noted that he will not support the motion. He stated that he would like to take advantage of utilizing an applicant with a tremendous amount of institutional history, understanding of Birmingham, its architecture, issues, history and has been a part of it such as the Saroki firm. With the points so close, he would like to utilize the kind of expertise and cultural understanding that Saroki would bring to this project.

Commissioner Nickita stated that he will support the motion. The Committee worked hard on this. The decision was so close either team could do a credible job.

Mayor Pro Tem Hoff agreed that either contractor could do a good job. She expressed support of the Committee's decision.

VOTE: Yeas, 2 (Hoff, Nickita)
Nays, 5 (Dilgard, McDaniel, Moore, Rinschler, Sherman)
Absent, None

MOTION: Motion by McDaniel, seconded by Rinschler:
To approve the contract subject to an agreement being reached with Victor Saroki and Associates for the Downtown Parking System Expansion Projects Parking Development Consultant Services in an amount not to exceed $55,000 and to approve the appropriation and budget amendment.

VOTE: Yeas, 6
Nays, 1 (Hoff)
Absent, None

EXCERPT
BIRMINGHAM CITY COMMISSION MINUTES
MARCH 13, 2017
MUNICIPAL BUILDING, 151 MARTIN
7:30 P.M.

03-63-17 REQUEST FOR QUALIFICATIONS FOR N. OLD WOODWARD/BATES STREET PARKING & SITE DEVELOPMENT

City Planner Ecker has been looking at the parking situation in downtown Birmingham for ways to address it. She described the process to date, changes in parking demands and determining future needs. The City Commission established an Ad Hoc Parking Development Committee in 2015, and they were charged with developing an implementation strategy for addressing future parking demands, looking at costs, capacity, needs, impacts, master planning concepts, timelines, etc. The committee has been meeting for the past two years and studying exactly what the parking situation is downtown. A previous committee talked about the Pierce street structure versus the North Old Woodard structure as well. The committee recommended that we move forward with the North Old Woodward deck improvements first. The Ad Hoc Parking Development Committee also agrees, and the committee has spent the last two years studying what the parking demands are, and how many spaces we need to add. When looking at the way office space is changing, everybody is spread out in an open format which creates space for more people. It seems like the new form of office space is creating more demand. The committee determined what would be needed in terms of adding more parking to that north end of the district. They determined a number and started looking as to how they could re-develop the North Old Woodward structure by, either tearing it down, expanding it, adding on levels, etc. The committee considered what can be done to add more parking to that area while keeping in mind the Downtown Birmingham 2016 Plan that calls for Bates Street to be extended from Willits to North Old Woodward. We have a Parks plan that shows a trail connection across the river to Booth Park. The committee recommended in January that the Commission consider issuing a Request for Qualifications. This would make it a two stage process. First, we would issue a RFQ. We would pick those that we think are qualified and they would move to the second stage, which would be a Request for Proposals. Only those qualified would be invited to submit a proposal under the RFP. The Ad Hoc Parking Development Committee also asked that we send this RFQ out to a real estate consulting firm. Ms. Ecker explained that there is a letter from Jones Lang LaSalle (JLL). JLL reviewed it and thought it was well done, and suggested that we move forward quickly with this, given the cyclical economy. They also indicated they have a potential list of developers available to the City, if needed.

Mayor Nickita explained that we are simply asking for developers to submit something to get a sense of whether or not they fall in line with something that would be applicable. He said there are a number of iterations to go yet.

Commissioner Boutros asked about time frames for responses. Planning Director Ecker said the deadline for the first phase is April 14, 2017. Deadlines for the second phase have yet to be determined.

Commissioner DeWeese pointed out that because it is a Request for Qualifications this is about finding the person or persons to produce something we will find useful.

Victor Saroki of Saroki & Associates said it was apparent that the North Old Woodward deck has the best potential. He said it yields the maximum amount of parking and created a new street as well as more development potential for the area. He worked with Carl Walker, parking consultants in Kalamazoo, on the deck designs and the calculations and proposals. He explained the structure is five levels and has about 572 spaces. The surface lot has 173 spaces, for a total of 745 spaces. He described the two schemes, their features and differences.

Discussion followed about the increase in the number of parking spaces. Mr. Saroki said the target numbers proposed were exceeded.

Commissioner Boutros asked if we put two buildings together, would they yield 2,000 spaces. Mr. Saroki believes the existing structure is not designed for additional floors on top. If a new structure is built, some of the surface parking is lost. The new total combined would be 1,088, which is less than a new deck.

Commissioner DeWeese suggested we need to remove at least the north section of the old garage to make Bates wide enough for sidewalks. If the garage is kept the way it is now, full utilization of Bates would not be possible and not be pedestrian friendly. He expressed concern about how the upper floors of the parking deck would look, and would like that look diminished. Mr. Saroki agreed, and said that would be the challenge of the architects and developers working on the project.

Commissioner Hoff thought the designs were excellent, and is happy to see an RFQ as a first step. She thinks it is a better way to move forward. She expressed concern about whether two weeks is sufficient time for firms to submit a response to a RFQ. Mr. Saroki agreed with Commissioner Hoff, because it will be a team that will need to be assembled to submit a thoughtful proposal, so more time for development is important.

Commissioner Hoff said this project has many challenges, including financing and use of the public property. She feels a group has to come together that is familiar with public/private partnerships as well as building and design, and that process may require more time. She suggested using the list that Jones LaSalle provided.

Mr. Saroki suggested the site visit be scheduled three weeks from now. Mayor Nickita agreed that extra time does not have an impact on us.

Planning Director Ecker suggested mid-April for the mandatory meeting, and mid-May for qualifications to come back, give or take a month.

MOTION: Motion by Boutros, seconded by Hoff:
To direct staff to issue the Request for Qualifications for the N. Old Woodward/Bates Street Parking and Site Development through the MITN system to solicit qualified firms interested in pursuing the development of this area.

Commissioner Hoff would like to amend the motion to include the MITN system, as well as other developers locally, regionally, and nationally.

Commissioner Bordman said this is a significant project with many parts. The group that is going to review the responses should include the Parks and Recreation Board, since this RFQ

involves Booth Park and the bridge connecting the park and the trail system. The RFQ needs the expertise of the Parks and Recreation Board represented in the review of the RFQ.

Mayor Nickita agreed and said having some additional insight from the Board is a valid point. It was agreed that the Parks and Recreation Board could be incorporated into the RFQ review.

VOTE: Yeas, 7
Nays, None
Absent, None

EXCERPT
BIRMINGHAM CITY COMMISSION MINUTES
SEPTEMBER 11, 2017
MUNICIPAL BUILDING, 151 MARTIN
7:30 P.M.

09-249-17 NORTH OLD WOODWARD / BATES STREET PARKING AND SITE DEVELOPMENT – REQUEST FOR PROPOSALS

From City Planner Ecker's staff report to City Manager Valentine dated September 6, 2017:

On March 16, 2017 the City issued a Request for Qualifications (RFQ) seeking qualified developers interested in the N. Old Woodward Parking / Bates Street Extension project.

The City received submittals from four development teams. All were reviewed by City staff and all four met the qualifications contained in the RFQ. Accordingly, the City Attorney reviewed the financial documentation to determine if all were financially qualified.

On July 26, 2017, the Ad Hoc Parking Development Committee adopted a motion finding that all four of the development teams that submitted their qualifications were in fact qualified to proceed to the next phase. The Committee directed staff to prepare a draft Request for Proposals (RFP) for their review at a future meeting.

On September 6, 2017, the Ad Hoc Parking Development Committee reviewed the draft RFP. The Ad Hoc Committee requested some changes to clarify the City's intentions, draw attention to the public plaza requirements, reference the Alleys & Passages Plan and highlight the desire for a public parking structure that can be repurposed for other uses. The Ad Hoc Parking Development Committee voted unanimously to recommend approval of the RFP to the City Commission.

Commissioner Bordman was concerned that:

- The plan did not include parking accommodations for construction site workers.
- The turn-around time between the release of the RFP and the proposal due date of January 3, 2018 is too short and may lead to rushed proposals.

City Planner Ecker explained that parking arrangements for construction site workers are generally handled during pre-construction meetings with the developer and city staff, and that all four pre-qualified candidates stated before the Ad Hoc Parking Development Committee they would only need 90 days to create and submit their proposals.

Commissioner Hoff provided a brief overview of the Ad Hoc Parking Development Committee:

- It was formed about two years ago to look at the parking situation in Birmingham.
- The Committee includes a financial representative, a developer representative, members of the advisory parking committee, members of the City Commission, and members of the Planning Board.
- Victor Saroki's firm was hired to come up with a concept plan focusing on the N. Old Woodward parking structure and the surrounding area. Based on the firm's proposal, this is a development project, not just a parking project. The proposal includes:

    - Demolishing the N. Old Woodward structure and replacing it with a larger one;
    - Developing the surrounding area with business and residential projects; and
    - Continuing Bates north to emerge on Old Woodward.
- Commissioner Hoff and Mayor Nickita are both on the Committee.
- The four pre-qualified teams have a multitude of disciplines represented.

Mayor Pro Tem Harris asked whether the sale of public land, which under the City Charter requires a public vote, needs to be incorporated in the timeline for the bidders.

City Planner Ecker confirmed that it is included under Item E – Submission Requirements and Guidelines, on page twelve. A written outline of the terms the development team proposes is required, and the terms include purchase and/or lease of land.

Commissioner DeWeese clarified that should there be a lease of public land, and not a sale, that only the Commission's approval is required. City Manager Valentine confirmed. City Planner Ecker specified that such leases have been done previously, albeit with smaller parcels.

Mayor Nickita explained that the land lease or sale would include the retail liner of the parking deck and the development parcels: one residential, one mixed use. The City would retain ownership of the land beneath the parking deck, the street, the sidewalk, the infrastructure, the right of way, the public park or space that goes down to the river and the connection to Booth Park.

MOTION: Motion by Commissioner Sherman, seconded by Commissioner Boutros:
To direct staff to issue the Request for Proposals for the solicitation of qualified development teams to plan and construct the North Old Woodward / Bates Street Parking and Site Development with the changes noted.

VOTE:	Yeas,	7
	Nays,	0
	Absent,	0

City of Birmingham
A Walkable Community

MEMORANDUM

Office of the City Manager

DATE: **July 1, 2020**

TO: **City Commission**

FROM: **Joseph A. Valentine, City Manager**

SUBJECT: **Potential Park Bond Opportunity**

INTRODUCTION:

Every five to six years, the City's Parks and Recreation Master Plan is updated to reflect a vision for the City's parks and recreation facilities: their operations, maintenance, and enhancements for the next several years. This plan also forms the basis for potential recreation grant funding from the Michigan Department of Natural Resources (MDNR) and other agencies and foundations. In addition, municipal funding options are explored, as applicable, to achieve the desired improvements. One such option is the potential for a Parks and Recreation Bond as the last bond issuance for park improvements occurred in 2008. With current bond debt expiring in fiscal years 2021 and 2024, there is an opportunity to replace this retiring debt with new debt service, which would be less than the debt being retired, and achieve the goals of the Parks and Recreation Master Plan, if desired.

BACKGROUND:

The last Parks and Recreation Bond was authorized in 2001 and issued in two series; one in 2002 in the amount $16,122.688 and another in 2008 in the amount of $4,014,789. Since 2002, updates to the Parks and Recreation Master Plan occurred in 2006, 2011 and 2018. In November of 2019, a priority list was presented to the City Commission in follow-up to the most recently adopted plan. In January of 2020 at the City's Long Range Planning meeting, the opportunity for a potential Parks and Recreation Bond was presented as an option for funding future parking improvements. With the onset of COVID-19 this spring, this discussion was tabled as the City assessed the economic and operational challenges that were presented in this new environment. At the regular meeting of June 22, 2020, the Commission requested this item be brought back for consideration given the opportunity for a November ballot question was approaching.

The filing deadlines for county and local proposals are governed by the State of Michigan Secretary of State and a copy of their 2020 Michigan elections dates' summary is attached. Ballot wording of county or local proposals to be presented at the November general election (November 3, 2020) must be certified to the County Clerk by 4:00pm on August 11, 2020. With this prerequisite, bond counsel has advised the regular meeting of July 20, 2020 would be the optimal meeting to approve ballot language to be placed on the November ballot, should the Commission elect to do so.

In anticipation of a local ballot proposal moving forward by the City Commission, draft Ballot language has been prepared by bond counsel. This language is below.

PARKS AND RECREATION BOND PROPOSAL

Shall the City of Birmingham, Oakland County, Michigan, borrow the principal sum of not to exceed Eleven Million Two Hundred Fifty Thousand Dollars ($11,250,000), and issue its unlimited tax general obligation bonds in one or more series, payable over a period not to exceed twenty-one (21) years from the date of issuance, to be used by the City for the purpose of paying all or part of the cost of acquiring, constructing, furnishing, equipping and renovating parks and recreation improvements, including parks, playgrounds and trail system improvements and renovations to the Birmingham Sports Ice Arena, including all appurtenances and attachments? The estimated millage to be levied in 2021 is 0.0485 mills ($0.05 per $1,000 of taxable value) and the estimated simple average annual millage rate required to retire the bonds is 0.2064 mills ($0.21 per $1,000 of taxable value).

YES ☐
NO ☐

The bonding about of $11,250,000 was derived from the priority list presented in November of 2019, which was in the amount of 12,195,000. In the current fiscal year 2020-2021 budget, funds have been budgeted in the amount of $2 million to address the needed replacement of mechanical equipment at the City's ice arena. This reduced the original priority list amount to $10,195,000. This amount did not include bonding costs or allow for any inflationary impacts given the timeframe from development of the budget estimates to implementation. The proposed amount of $11,250,000 takes into account bonding costs and inflation and is a not to exceed amount. The intention would be to continue to issue bonds in two series or phases so a planned group of projects could be completed before additional bonds were needed to be issued for the remaining elements. The first series could be issued in 2021 when current debt service would be retiring and again in 2024 when exist debt service would again be retired. The retirements of existing debt service would be more than the debt service added for a Parks and Recreation Bond in the amount of $11,250,000.

Funding for the first series of bonds would address projects and programs that already have concept plans prepared and could be moved forward to implementation rather quickly. This would be in the amount of $4,750,000. The remaining projects would require further work to either develop or finalize concept plans and this could be initiated during the first phase. Then for the second phase, projects would be ready for implementation beginning in 2024 when the next series of bonds were issued. This would be in the amount of $6.5 million.

FISCAL IMPACT:

The opportunity for a Parks and Recreation Bond would be in a not to exceed amount established by the ballot language approved by the Commission. In addition to bond funding, other funding opportunities can be explored such as possible state and federal grants, crowdfunding initiatives and private contributions.

Presuming the full amount is bonded, the impact on the City's overall debt service would be minimal. Public Act 279 of 1909 sets a debt limit of 10% of the total assessed valuation of both real and personal property. Currently, the City's debt limit is $344,532,318. The City's outstanding debt limit as of June 20, 2020 was $9,539,280 or 3% of its debt limit. Assuming an $11,250,000 Parks and Recreation Bond broken into two bond series of approximately $4,750,000 in 2021 and $6.5 million in 2024 with a 21 year debt service, the average fiscal year millage requirement would be .2064 mills. The impact on the City's overall debt levy is outlined below.

	2020-21 Required Millage	2021-22 Required Millage	2022-23 Required Millage	2023-24 Required Millage	2024-25 Required Millage
Existing City Debt Levy	1.0099	.5448	.5140	.5507	.1156
1st Bond Series	0	.0485	.0476	.0467	.0975
2nd Bond Series	0	0	0	0	.0740
Total	1.0099	.5973	.5616	.5974	.2871

As noted above the existing City debt levy would reduce in 2021 with existing sewer bonds being paid off and reduce again in 2024 with the first Parks and Recreation Bond being paid off. The average annual impact to the taxpayer with a taxable value of $250,000 is $51.60 (based on an average required mill levy of .2064) over a 21 year debt service for the bonds.

LEGAL REVIEW:

Staff have been working with the City's bond counsel, Miller Canfield, in the preparation of the draft bond language. Bond counsel has also been involved in the development of the bond schedules in conjunction with our municipal finance advisors, Bendzinski & Co. Copies of the draft ballot language and bond schedules are attached.

PUBLIC COMMUNCATIONS

To assist in a public information campaign of a potential Parks and Recreation Bond proposal, staff has obtained a proposal from our current contracted communications firm, Van Dyke*Horn, to assist with educating the community about the ballot question, if desired. Van Dyke*Horn has worked in close partnership with organizations and coalitions to deliver integrated and impactful communications campaigns in support of public policy and ballot initiatives. A copy of their proposal is attached for review.

Should the Commission wish to engage Van Dyke*Horn, they have proposed a project fee of $30,000 to cover the 17-18 week campaign, excluding significant out-of-pocket expenses and production costs which are outlined in their proposal. These expenses could be reimbursable under the bond, if it was decided to apply them in this manner.

SUMMARY

This information has been provided in order to assess if there is a desire to move forward with a Parks and Recreation Bond at this time. The work by the Parks and Recreation Board in the development of the Parks and Recreation Master Plan and related priority list carry forward the interest of the community for respective park enhancements. Bonding for these

enhancements at this time would take advantage of the City's AAA bond rating, large debt capacity, upcoming diminishing debt service, the appeal for municipal bonds in the market and allows for improvements to occur in the near term. For a November 2020 ballot question, timing is essential if the decision is made to proceed. Additionally, the economic environment resulting from COVID-19 may be a consideration as well.

In order to determine if there is a desire to move forward with a ballot question for a Parks and Recreation Bond for this November, it is recommended to set the date of July 20, 2020 for further discussion and any action to be taken on this effort for this year.

ATTACHMENTS:

- Original Parks & Recreation Priority List
- Revised Parks & Recreation Priority List
- Schedule of Debt Service and Millage Requirements
- Draft Bond Resolution
- 2020 Michigan Election Dates Summary
- Communication program proposal

SUGGESTED RESOLUTION:

To set the date of July 20, 2020 to consider approval of a local ballot proposal to be presented at the November general election for a parks and recreation bond in support of the Parks and Recreation Master Plan.

Recommended Parks & Recreation Bond Priority List

Phase I		Cost Estimate
Adams Park Development	$	700,000
Booth Park Phase III Entry plaza with gardens and seating	$	300,000
Ice Arena New Refrigeration System Locker Room Expansion	$	5,100,000
Springdale Park Playground	$	350,000
Crestview Playground	$	250,000
Howarth Playground	$	150,000
Pickleball	$	150,000
Trail Improvements New Trail Entry/Plazas, Accessible material upgrades, stream bank preservation	$	300,000
Total Phase I	**$**	**7,300,000**

Phase II		Cost Estimate
Lincoln Well & Pumphouse Park Playground	$	350,000
Linden Park Playground	$	150,000
Pembroke Playground/Shelter	$	400,000
St. James Playground	$	300,000
Splash Pad	$	500,000
Poppleton Park New Inclusive Playground Area including drainage improvements	$	1,020,000
Kenning Park Playground, Fields 1 & 4, New Walking Path	$	1,200,000
Springdale Golf Course- new irrigation and cart paths	$	525,000
Trail Improvements Connect Willits to Maple at Museum- New stone steps, accessible crushed limestone path, river overlook, benches, retaining walls and plant material	$	450,000
Total Phase II	**$**	**4,895,000**
TOTAL:	**$**	**12,195,000**

Recommended Parks & Recreation Bond Priority List

Schedule I		Cost Estimate
Adams Park Development	$	700,000
Booth Park Corner Feature	$	300,000
Ice Arena Building Improvements	$	3,100,000
Pickleball Court	$	150,000
Rouge River Trail Corridor Improvements	$	300,000
Total Schedule I	**$**	**4,750,000** ★

Schedule II		Cost Estimate
Lincoln Well & Pumphouse Park- Inclusive Playgrounds	$	350,000
Linden Park Inclusive Playground	$	150,000
Pembroke Park Inclusive Playground/Shelter	$	400,000
St. James Park Inclusive Playground	$	300,000
Springdale Park Inclusive Playground	$	350,000
Crestview Park Inclusive Playground	$	250,000
Howarth Park Inclusive Playground	$	150,000
Splash Pad	$	500,000
Poppleton Park Inclusive Playground and Drainage Improvements	$	1,020,000
Kenning Park Inclusive Playground and Field Improvements	$	1,200,000
Springdale Golf Course Irrigation Improvements	$	525,000
Rouge River Trail Corridor Improvements	$	450,000
Total Schedule II	**$**	**6,500,000** ★
TOTAL:	**$**	**11,250,000** ★

★ Includes Bond Issuance Costs and Inflation

Recommended by the Parks and Recreation Board- November 12, 2019 Parks and Recreation Board Meeting
Reviewed by City Commission at the January 25, 2020 Long Range Plan Meeting

Bendzinski & Co.
municipal finance advisors

$11,250,000
CITY OF BIRMINGHAM
COUNTY OF OAKLAND, STATE OF MICHIGAN
UNLIMITED TAX GENERAL OBLIGATION BONDS, SERIES 2021 AND SERIES 2024

SCHEDULE OF DEBT SERVICE AND MILLAGE REQUIREMENTS

	2016 EXISTING BONDS					2021 BONDS					2024 BONDS					2021 & 2024	2021 & 2024 BONDS MILLAGE		TOTAL	TOTAL MILLAGE	
Fiscal Year Beginning July 1	Principal Due October 1	Interest Rate	Interest Due October 1	Interest Due April 1 *NEXT*	Total Principal & Interest Requirements	Principal Due October 1	Interest Rate	Interest Due October 1	Interest Due April 1 *NEXT*	Total Principal & Interest Requirements	Principal Due October 1	Interest Rate	Interest Due October 1	Interest Due April 1 *NEXT*	Total Principal & Interest Requirements	Total Principal & Interest Requirements	Taxable Value in 1,000	July 1 Millage Requirement	Total Principal & Interest Requirements	Taxable Value in 1,000	July 1 Millage Requirement
2019	$ -	0.000%	$ -	$ 114,550	$ 114,550	$ -	2.750%	$ -	$ -	$ -	$ -	3.250%	$ -	$ -	$ -	$0	$2,497,255 [1]	0.0000	$114,550	$2,497,255 [1]	0.0459
2020	2,460,000	2.000%	114,550	89,950	2,664,500	-	2.750%	-	-	-	-	3.250%	-	-	-	0	2,638,284 [1]	0.0000	2,664,500	2,638,284 [1]	1.0099
2021	1,310,000	2.000%	89,950	76,850	1,476,800	-	2.750%	65,313	65,313	130,625	-	3.250%	-	-	-	130,625	2,691,050	0.0485	1,607,425	2,691,050	0.5973
2022	1,270,000	2.000%	76,850	64,150	1,411,000	-	2.750%	65,313	65,313	130,625	-	3.250%	-	-	-	130,625	2,744,871	0.0476	1,541,625	2,744,871	0.5616
2023	1,450,000	5.000%	64,150	27,900	1,542,050	-	2.750%	65,313	65,313	130,625	-	3.250%	-	-	-	130,625	2,799,768	0.0467	1,672,675	2,799,768	0.5974
2024	280,000	4.000%	27,900	22,300	330,200	150,000	2.750%	65,313	63,250	278,563	-	3.250%	105,625	105,625	211,250	489,813	2,855,764	0.1715	820,013	2,855,764	0.2871
2025	280,000	4.000%	22,300	16,700	319,000	150,000	2.750%	63,250	61,188	274,438	-	3.250%	105,625	105,625	211,250	485,688	2,912,879	0.1667	804,688	2,912,879	0.2763
2026	280,000	4.000%	16,700	11,100	307,800	150,000	2.750%	61,188	59,125	270,313	70,000	3.250%	105,625	104,488	280,113	550,425	2,971,137	0.1853	858,225	2,971,137	0.2889
2027	280,000	4.000%	11,100	5,500	296,600	175,000	2.750%	59,125	56,719	290,844	80,000	3.250%	104,488	103,188	287,675	578,519	3,030,559	0.1909	875,119	3,030,559	0.2888
2028	275,000	4.000%	5,500	-	280,500	175,000	2.750%	56,719	54,313	286,031	100,000	3.250%	103,188	101,563	304,750	590,781	3,091,171	0.1911	871,281	3,091,171	0.2819
2029	-	0.000%	-	-	-	200,000	2.750%	54,313	51,563	305,875	390,000	3.250%	101,563	95,225	586,788	892,663	3,152,994	0.2831	892,663	3,152,994	0.2831
2030	-	0.000%	-	-	-	245,000	2.750%	51,563	48,194	344,756	400,000	3.250%	95,225	88,725	583,950	928,706	3,216,054	0.2888	928,706	3,216,054	0.2888
2031	-	0.000%	-	-	-	250,000	2.750%	48,194	44,756	342,950	420,000	3.250%	88,725	81,900	590,625	933,575	3,280,375	0.2846	933,575	3,280,375	0.2846
2032	-	0.000%	-	-	-	260,000	2.750%	44,756	41,181	345,938	435,000	3.250%	81,900	74,831	591,731	937,669	3,345,982	0.2802	937,669	3,345,982	0.2802
2033	-	0.000%	-	-	-	265,000	2.750%	41,181	37,538	343,719	450,000	3.250%	74,831	67,519	592,350	936,069	3,412,902	0.2743	936,069	3,412,902	0.2743
2034	-	0.000%	-	-	-	270,000	2.750%	37,538	33,825	341,363	465,000	3.250%	67,519	59,963	592,481	933,844	3,481,160	0.2683	933,844	3,481,160	0.2683
2035	-	0.000%	-	-	-	300,000	2.750%	33,825	29,700	363,525	480,000	3.250%	59,963	52,163	592,125	955,650	3,550,783	0.2691	955,650	3,550,783	0.2691
2036	-	0.000%	-	-	-	330,000	2.750%	29,700	25,163	384,863	495,000	3.250%	52,163	44,119	591,281	976,144	3,621,799	0.2695	976,144	3,621,799	0.2695
2037	-	0.000%	-	-	-	340,000	2.750%	25,163	20,488	385,650	510,000	3.250%	44,119	35,831	589,950	975,600	3,694,235	0.2641	975,600	3,694,235	0.2641
2038	-	0.000%	-	-	-	360,000	2.750%	20,488	15,538	396,025	525,000	3.250%	35,831	27,300	588,131	984,156	3,768,120	0.2612	984,156	3,768,120	0.2612
2039	-	0.000%	-	-	-	365,000	2.750%	15,538	10,519	391,056	545,000	3.250%	27,300	18,444	590,744	981,800	3,843,482	0.2554	981,800	3,843,482	0.2554
2040	-	0.000%	-	-	-	375,000	2.750%	10,519	5,363	390,881	560,000	3.250%	18,444	9,344	587,788	978,669	3,920,352	0.2496	978,669	3,920,352	0.2496
2041	-	0.000%	-	-	-	390,000	2.750%	5,363	-	395,363	575,000	3.250%	9,344	-	584,344	979,706	3,998,759	0.2450	979,706	3,998,759	0.2450
	$ 7,885,000		$429,000	$ 429,000	$ 8,743,000	$4,750,000		$919,669	$ 854,356	$ 6,524,025	$6,500,000		$1,281,475	$1,175,850	$8,957,325	$15,481,350		0.2064 *	$24,224,350		0.3492

* Average
[1] Actual taxable value

2016 Existing Bonds:	
Bonds Dated:	10/01/2019
First Interest Payment:	04/01/2020
Number of Days:	180 *
Subsequent Interest Payment:	10/01/2020
Number of Days:	180
First Principal Payment:	10/01/2020

2021 Bond Assumptions:	
Bonds Dated:	04/01/2021
First Interest Payment:	10/01/2021
Number of Days:	180 *
Subsequent Interest Payment:	04/01/2022
Number of Days:	180
First Principal Payment:	10/01/2024
Projected Interest Rate:	2.75%
2020 Taxable Value (in 1,000s):	$2,638,284,320
Growth Rate in Taxable Value:	2.00%

2024 Bond Assumptions:	
Bonds Dated:	04/01/2024
First Interest Payment:	10/01/2024
Number of Days:	180 *
Subsequent Interest Payment:	04/01/2025
Number of Days:	180
First Principal Payment:	10/01/2026
Projected Interest Rate:	3.25%
2020 Taxable Value (in 1,000s):	$2,638,284,320
Growth Rate in Taxable Value:	2.00%

17000 Kercheval Ave, Suite 230, Grosse Pointe, Michigan, 48230
PHONE: (313) 961-8222 FAX: (313) 961-8220

The information contained herein was derived from sources generally recognized as reliable and does not make any representations as to correctness or completeness and has in no way been altered except to the extent that some information may be summarized, and is in no way intended to be a solicitation for orders.

RESOLUTION SUBMITTING PARKS AND RECREATION BOND PROPOSAL

CITY OF BIRMINGHAM
County of Oakland, State of Michigan

Minutes of a regular meeting of the City Commission of the City of Birmingham, County of Oakland, State of Michigan, conducted electronically in conformity with Governor Whitmer's Executive Order No. 2020-129, on the 20th day of July, 2020, at 7:30 p.m., prevailing Eastern Time.

PRESENT: Members_____

_____

ABSENT: Members_____

The following preamble and resolution were offered by Member _____ and supported by Member _____.

WHEREAS, the City Commission (the "City Commission") of the City of Birmingham (the "City") has determined that it is necessary to pay all or part of the cost of acquiring, constructing, furnishing, equipping and renovating parks and recreation improvements, including parks, playgrounds and trail system improvements and renovations to the Birmingham Sports Ice Arena, including all appurtenances and attachments? (the "Project"); and

WHEREAS, the City Commission has determined that the City should borrow money in an amount not to exceed Eleven Million Two Hundred Fifty Thousand Dollars ($11,250,000), and issue unlimited tax general obligation bonds of the City, in such amount for the purpose of paying part of the cost of the Project; and

WHEREAS, the City Commission has determined that a proposal to issue bonds for the Project shall be submitted to the qualified electors of the City at the general election to be held in the City on Tuesday, November 3, 2020 (the "Election Date"); and

WHEREAS, in order for the bond proposal to be submitted to the qualified electors, it is necessary for the City Commission to certify the ballot wording of the proposal to the City Clerk and to the County Clerk of the County of Oakland (the "County Clerk"), as required by Act 116, Public Acts of Michigan, 1954, as amended (the "Michigan Election Law").

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The bond proposal attached hereto as Exhibit A (the "Bond Proposal") shall be submitted to a vote of the qualified electors of the City on the Election Date.

2. The ballot wording of the Bond Proposal is hereby certified to the City Clerk and

the County Clerk for submission to the City's electors on the Election Date. The City Clerk is hereby authorized and directed to file this Resolution and/or complete any such forms, certificates or documents as may be required by the County Clerk to evidence the foregoing certification and/or submission by no later than 4:00 p.m. on Tuesday, August 11, 2020.

3. The City Clerk and the County Clerk are hereby directed to (a) post and publish notice of last day of registration and notice of election as required by the Michigan Election Law; and (b) have prepared and printed, as provided by the Michigan Election Law, ballots for submitting the bond proposal at the election, which ballots shall contain the Bond Proposal, or the proposition shall be stated as a proposal on the voting machines, which ballots may include other matters presented to the electorate on the same date.

4. The estimated millage rate in the first year and simple average annual millage rate set forth in the Bond Proposal, which have been prepared for the City by Bendzinski & Co., financial advisors to the City, are reasonable estimates of such millage rates based on current assumptions.

5. The City makes the following declarations for the purpose of complying with the reimbursement rules of Treas. Reg. § 1.150-2 pursuant to the Internal Revenue Code of 1986, as amended:

(a) If the ballot proposal is approved by the electors, the City reasonably expects to reimburse itself with proceeds of the Bonds for certain costs of the Project which were paid or will be paid from the general funds of the City subsequent to sixty (60) days prior to today.

(b) The maximum principal amount of debt expected to be issued for the Project, including issuance costs, is $11,250,000.

(c) A reimbursement allocation of the capital expenditures described above with the proceeds of the Bonds will occur not later than 18 months after the later of (i) the date on which the expenditure is paid, or (ii) the date the Project is placed in service or abandoned, but in no event more than three (3) years after the original expenditure is paid. A reimbursement allocation is an allocation in writing that evidences the City's use of the proceeds of the Bonds to reimburse the City for a capital expenditure made pursuant to this resolution.

6. All resolutions and parts of resolutions, insofar as they conflict with the provisions of this resolution, are hereby repealed.

AYES: Members _____

_____

NAYS: Members _____

RESOLUTION DECLARED ADOPTED.

_____
City Clerk

I HEREBY CERTIFY that the attached is a true and complete copy of a resolution adopted by the City Commission of the City of Birmingham, County of Oakland, State of Michigan, at a regular meeting held on July 20, 2020, and that the meeting was conducted and public notice of the meeting was given pursuant to Act No. 267, Public Acts of Michigan, 1976, as temporarily modified by Governor Whitmer's Executive Order No. 2020-129 and that the minutes of the meeting were kept and will be or have been made available as required by the Act.

_____
City Clerk

EXHIBIT A

PARKS AND RECREATION BOND PROPOSAL

Shall the City of Birmingham, Oakland County, Michigan, borrow the principal sum of not to exceed Eleven Million Two Hundred Fifty Thousand Dollars ($11,250,000), and issue its unlimited tax general obligation bonds in one or more series, payable over a period not to exceed twenty-one (21) years from the date of issuance, to be used by the City for the purpose of paying all or part of the cost of acquiring, constructing, furnishing, equipping and renovating parks and recreation improvements, including parks, playgrounds and trail system improvements and renovations to the Birmingham Sports Ice Arena, including all appurtenances and attachments? The estimated millage to be levied in 2021 is 0.0485 mills ($0.05 per $1,000 of taxable value) and the estimated simple average annual millage rate required to retire the bonds is 0.2064 mills ($0.21 per $1,000 of taxable value).

YES ☐

NO ☐

36085432.1\008626-00031

2020

MICHIGAN ELECTION

DATES

Includes list of filing
requirements for federal and
state elective offices



Jocelyn Benson
Secretary of State

Michigan.gov/elections

INFORMATION

ELECTIONS: For information on matters relating to elections, contact your county, city or township clerk. Information can also be obtained from the Michigan Department of State, Bureau of Elections, P.O. Box 20126, Lansing, MI 48901-0726. Phone: (517) 335-3234. Fax: (517) 335-3235. Email: Elections@Michigan.gov. Web site: Michigan.gov/Elections.

FINANCIAL DISCLOSURE: State candidates, local candidates and political groups have financial disclosure obligations under Michigan's Campaign Finance Act. For information, contact your county clerk or the Michigan Department of State, Bureau of Elections.

Candidates running for federal office should contact the Federal Election Commission, 1050 First Street N.W., Washington, D.C. 20463. Toll free line: (800) 424-9530. Web site: fec.gov.

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SUMMARY CALENDAR FOR CANDIDATE AND PROPOSAL DEADLINES

August 4, 2020 Primary and November 3, 2020 General Election

Important Dates and Filing Deadlines

Refer to Michigan compiled law for cited provisions (Legislature.Mi.Gov.) Dates are subject to change through legislative action. If any errors are found, it is the law, itself, which must be followed.

Election Dates

August 4, 2020	State Primary
November 3, 2020	State General Election

Registration Deadlines

July 20, 2020	Last day to register in any manner other than in-person with the local clerk for the August primary. (168.497)
July 21 through 8:00 p.m. August 4, 2020	In-person registration with local clerk with proof of residency. (168.497)
October 19, 2020	Last day to register in any manner other than in-person with the local clerk for the November general election. (168.497)
October 20 through 8:00 p.m. November 3, 2020	In-person registration with local clerk with proof of residency. (168.497)

Filing Deadlines: Candidates

By 5:00 p.m., March 23, 2020	Incumbent Appeals Court, Circuit Court, District Court and Probate Court judges file Affidavit of Candidacy and Affidavit of Identity for the August primary. Withdrawal deadline elapses at 5:00 p.m. on March 26. (168.409b, 413a, 414, 433a, 434, 467c and 467d)
By 4:00 p.m., April 21, 2020	Candidates seeking Appeals Court, Circuit Court, District Court or Probate Court judgeships file nonpartisan nominating petitions, Affidavit of Identity and Affidavit of Constitutional Qualification for the August primary. Withdrawal deadline elapses at 5:00 p.m. on April 24. (168.409b, 409c, 413, 414, 433, 434, 467b and 467d)
By 4:00 p.m., April 21, 2020	Candidates seeking a Wayne County Community College Trustee position file an Affidavit of Identity and a nonpartisan nominating petition. Withdrawal deadline elapses at 4:00 p.m. on April 24. (389.83, 2018 PA 628; 168.303)

By 4:00 p.m., April 21, 2020	Candidates for partisan and nonpartisan offices (other than judicial candidates) file nominating petitions (or fees if applicable) and Affidavit of Identity for the August primary. Withdrawal deadline elapses at 4:00 p.m. on April 24. (168.93, 133 and 163 for federal and state-level offices; assorted other statutes for local offices)
By 4:00 p.m., May 5, 2020	Candidates for county convention delegate (precinct delegate) file an Affidavit of Identity for the August primary. Filing submitted to the clerk of the county in which candidate resides. Withdrawal deadline elapses at 4:00 p.m. on May 8. (168.624, 624a)
By 5:00 p.m., July 6, 2020	Incumbent Supreme Court Justices file Affidavit of Identity and Affidavit of Candidacy forms for the November general election. (168.392a and 558)
By 4:00 p.m., July 16, 2020	District Library Board candidates who wish to seek office at the November general election file an Affidavit of Identity and a nonpartisan nominating petition. (A $100.00 nonrefundable fee may be filed in lieu of a petition.) (Special note: If district library <u>includes</u> a school district, District Library Board candidates file by 4:00 p.m. on August 11, 2020) (397.181)
By 4:00 p.m., July 16, 2020	Candidates without political party affiliation seeking partisan offices file qualifying petitions and Affidavit of Identity for the November general election. Withdrawal deadline elapses at 4:00 p.m. on July 20. (168.590c)
By 4:00 p.m., July 21, 2020	Candidates for Local School Board and Community College Trustee file an Affidavit of Identity and a nonpartisan nominating petition. (A $100.00 nonrefundable fee may be filed in lieu of a petition.) Withdrawal deadline elapses at 4:00 p.m. on July 24. (168.303; 389.152)
By 4:00 p.m., July 21, 2020	Candidates for village offices file an Affidavit of Identity and a nonpartisan nominating petition. Withdrawal deadline elapses at 4:00 p.m. on July 24. (168.381)
By 4:00 p.m., July 24, 2020	Write-in candidates <u>other than</u> write-in candidates who seek precinct delegate positions file Declaration of Intent forms for the August primary. (168.737a)
By 4:00 p.m., July 31, 2020	Write-in candidates who seek precinct delegate positions file Declaration of Intent forms with the county clerk for the August primary. (As an alternative, candidates for precinct delegate may file the Declaration of Intent form with appropriate precinct board on election day before the close of the polls.) (168.737a)
August 4, 2020	**STATE PRIMARY ELECTION**

By 4:00 p.m., August 11, 2020	District Library Board candidates (for library districts that include a school district) file an Affidavit of Identity and a nominating petition. (A $100.00 nonrefundable fee may be filed in lieu of a petition.) Withdrawal deadline elapses at 4:00 p.m. on August 14, 2020. (Special note: If district library does not include a school district, District Library Board candidates file by 4:00 p.m. on July 16, 2020). (397.181)
By 4:00 p.m., Oct. 23, 2020	Write-in candidates file Declaration of Intent forms for the November general election. (168.737a)
November 3, 2020	**STATE GENERAL ELECTION**

Filing Deadlines: New Parties and State Ballot Proposals

By 5:00 p.m., May 27, 2020	Petitions to place a legislative initiative proposal on the November general election ballot filed with the Secretary of State (340,047 valid signatures required). (168.471)
By 5:00 p.m., July 6, 2020	Petitions to place a proposed constitutional amendment on the November general election ballot filed with the Secretary of State (425,059 valid signatures required). (168.471)
By 4:00 p.m., July 16, 2020	New political parties file petitions to qualify for November general election ballot (42,506 valid signatures required). (168.685)

Filing Deadlines: County and Local Proposals

By 5:00 p.m., April 28, 2020	Petitions to place county and local questions on the August primary ballot filed with county and local clerks. (168.646a)
By 4:00 p.m., May 12, 2020	Ballot wording of county and local proposals to be presented at the August primary certified to county and local clerks; local clerks receiving ballot wording forward to county clerk within two days. (168.646a)
By 5:00 p.m., July 28, 2020	Petitions to place county and local questions on the November general election ballot filed with county and local clerks. (168.646a)
By 4:00 p.m., August 11, 2020	Ballot wording of county and local proposals to be presented at the November general election certified to county and local clerks; local clerks receiving ballot wording forward to county clerk within two days. (168.646a)

DETAILED CALENDAR FOR ELECTION ADMINISTRATORS

-- 2020 ELECTION DATES --
AUGUST 4 PRIMARY
NOVEMBER 3 GENERAL ELECTION

All listed dates are in 2020 unless otherwise specified. Refer to Michigan compiled law for cited provisions (Legislature.Mi.Gov.) Dates are subject to change through legislative action. If any errors are found, it is the law, itself, which must be followed.

By Jan. 7	City and township election commissions finalize precinct boundaries for 2020 election cycle. (168.661)
By Feb. 6	Last date precinct boundary alterations made for 2020 election cycle can go into effect. (168.661)
By March 1	Democratic and Republican state party chairpersons notify county and district committee chairs of county convention delegate (precinct delegate) allocation requirements. (168.623a)
By 5:00 p.m., March 23	Incumbent Appeals Court, Circuit Court, District Court and Probate Court judges file Affidavit of Candidacy and Affidavit of Identity for the August primary. Withdrawal deadline elapses at 5:00 p.m. on March 26. (168.409b, 413a, 414, 433a, 434, 467c, 467d)
By April 1	County political party chairpersons certify number of delegates per precinct to county election commissions. (168.623a)
By 4:00 p.m., April 21	Candidates seeking Appeals Court, Circuit Court, and District Court or Probate Court judgeships file nonpartisan nominating petitions, Affidavit of Identity and Affidavit of Constitutional Qualification for the August primary. Withdrawal deadline elapses at 5:00 p.m. on April 24. (168.409b, 409c, 413, 414, 433, 434, 467b, 467d)
By 4:00 p.m., April 21	Candidates for partisan and nonpartisan offices (other than judicial candidates) file nominating petitions (or fees if applicable) and Affidavit of Identity for the August primary. Withdrawal deadline elapses at 4:00 p.m. on April 24. (168.93, 133, 163 for federal and state-level offices; assorted other statutes for local offices)
By 4:00 p.m., April 21	Candidates seeking a Wayne County Community College Trustee position file an Affidavit of Identity and a nonpartisan nominating petition. Withdrawal deadline elapses at 4:00 p.m. on April 24. (389.83, 2018 PA 628; 168.303)
By April 27	City and township clerks forward names and addresses of partisan and nonpartisan candidates to county clerk. (168.321, 349)
By 5:00 p.m., April 28	Challenges against nominating petitions filed by partisan and nonpartisan candidates submitted to filing official. (168.552)

By 5:00 p.m., April 28	Petitions to place county and local questions on the August primary ballot filed with county and local clerks. (168.646a)
May 1	Last date a recall petition can be filed for recall question to appear on August primary ballot. (168.963)
By 4:00 p.m., May 5	Candidates for county convention delegate (precinct delegate) file an Affidavit of Identity for the August primary. Filing submitted to the clerk of the county in which candidate resides. Withdrawal deadline elapses at 4:00 p.m. on May 8. (168.624, 624a)
By 4:00 p.m., May 12	Ballot wording of county and local proposals to be presented at the August primary certified to county and local clerks; local clerks receiving ballot wording forward to county clerk within two days. (168.646a)
By 5:00 p.m., May 27	Petitions to place a legislative initiative proposal on the November general election ballot filed with the Secretary of State (340,047 valid signatures required). (168.471)
By June 2	Board of State Canvassers complete canvass of nominating petitions filed by candidates for the August primary; Secretary of State certifies candidates eligible to appear on August primary ballot to county election commissions by June 5. (168.552)
June 5	Final date cities and townships can establish, move or abolish a polling place for the August primary. (168.662)
By June 5	Democratic and Republican Parties call fall state conventions. (168.591)
By June 5	Ballot wording for constitutional amendments and legislative referendums, which the legislature wishes to place on the August primary ballot, presented to Secretary of State. (Art. 12, Sec. 1)
By June 20	Delivery of military and overseas AV ballots must begin for the August election by this date. All requests received since November 5, 2019 from a military or overseas voter must be honored for all 2020 elections. (168.759a)
By June 20	County clerks deliver absent voter ballots for the August primary to local clerks. (168.714)
By June 20	County committees of Democratic and Republican Parties call county conventions. (168.592)
June 25 through July 14	Precinct inspectors for August primary appointed by city and township election commissions. (168.674)
By July 6	Notice of voter registration for August primary published. One notice required. (168.498)
By 5:00 p.m., July 6	Incumbent Supreme Court Justices file Affidavit of Identity and Affidavit of Candidacy forms for the November general election. (168.392a, 558)

By 5:00 p.m., July 6	Petitions to place a proposed constitutional amendment on the November general election ballot filed with the Secretary of State (425,059 valid signatures required). (168.471)
By July 6	Clerk shall post and enter into Qualified Voter File (QVF) the hours the clerk's office will be open on the Saturday or Sunday or both immediately before the election to issue and receive absent voter ballots. (168.761b)
By July 6	Clerk shall post and enter into the QVF any additional locations and hours the clerk will be available to issue and receive absent voter ballots, if applicable. (168.761b)
By 4:00 p.m., July 16	District Library Board candidates who wish to seek office at the November general election file an Affidavit of Identity and a nonpartisan nominating petition. (A $100.00 nonrefundable fee may be filed in lieu of a petition.) (Special note: If district library <u>includes</u> a school district, District Library Board candidates file by 4:00 p.m. on August 11). (397.181)
By 4:00 p.m., July 16	Candidates without political party affiliation seeking partisan offices file qualifying petitions and Affidavit of Identity for the November general election. Withdrawal deadline elapses at 4:00 p.m. on July 20. (168.590c)
By 4:00 p.m., July 16	New political parties file petitions to qualify for November general election ballot (42,506 valid signatures required). (168.685)
July 20	Last day to register in any manner other than in-person with the local clerk for the August primary. (168.497)
July 21 through 8:00 p.m., August 4	In-person registration with local clerk with proof of residency. (168.497)
By 4:00 p.m., July 21	Candidates for Local School Board and Community College Trustee file an Affidavit of Identity and a nonpartisan nominating petition. (A $100.00 nonrefundable fee may be filed in lieu of a petition.) Withdrawal deadline elapses at 4:00 p.m. on July 24. (168.303; 389.152)
By 4:00 p.m., July 21	Candidates for village offices file an Affidavit of Identity and a nonpartisan nominating petition. Withdrawal deadline elapses at 4:00 p.m. on July 24. (168.381)
By 5:00 p.m., July 23	Challenges against qualifying petitions filed by candidates without political party affiliation submitted to filing official. (168.552)
By July 23	City and township clerks forward names and addresses of candidates without political party affiliation to county clerk. (168.321, 349)
By 4:00 p.m., July 24	Write-in candidates <u>other than</u> write-in candidates who seek precinct delegate positions file Declaration of Intent forms for the August primary. (168.737a)
By July 25	County clerks deliver remainder of ballots and election supplies for August primary to local clerks. (168.714)

By 5:00 p.m., July 28	Petitions to place county and local questions on the November general election ballot filed with county and local clerks. (If governing law sets an earlier petition filing deadline, earlier deadline must be observed.) (168.646a)
By July 28	Notice of August primary published. One notice required. (168.653a)
By July 30	Public accuracy test must be conducted. (R 168.778) Notice of test must be published at least 48 hours before test. (168.798)
By 4:00 p.m., July 31	Write-in candidates who seek precinct delegate positions file Declaration of Intent forms with the county clerk for the August primary. (As an alternative, candidates for precinct delegate may file form with appropriate precinct board on election day before the close of the polls.) (168.737a)
By 5:00 p.m., July 31	Electors may obtain an absent voter ballot via First Class mail. (168.759)
July 31	Last date a recall petition can be filed for recall question to appear on November general election ballot. (168.963)
By 2:00 p.m., August 1	Voters may submit written request to spoil their absent voter ballot and receive new ballot by mail. (168.765b)
Up to 4:00 p.m., August 3	Electors may obtain an absent voter ballot in person in the clerk's office. (168.761)
By 4:00 p.m., August 3	Voters may submit written request in person to spoil their absent voter ballot and receive new ballot in the clerk's office. (168.765b)
By August 4	Minor parties hold county caucuses; notify county clerk of nominated candidates within one business day after caucus. (168.686a)
By August 4	Minor parties hold state conventions; notify Secretary of State of nominated candidates within one business day after convention. (168.686a)
Up to 4:00 p.m., August 4	Emergency absentee voting for August primary. (168.759b)
Up to 8:00 p.m., August 4	Election Day registrants may obtain and vote an absent voter ballot in person in the clerk's office or vote in person in the proper precinct. (168.761)
August 4	**STATE PRIMARY ELECTION**
By 9:00 a.m., August 6	Boards of county canvassers meet to canvass August primary. (168.821)
By 4:00 p.m., August 11	District Library Board candidates (for library districts that include a school district) file an Affidavit of Identity and a nominating petition. (A $100.00 nonrefundable fee may be filed in lieu of a petition.) Withdrawal deadline elapses at 4:00 p.m. on August 14. (Special note: If district library does not include a school district, District Library Board candidates file by 4:00 p.m. on July 16.) (397.181)

By 4:00 p.m., August 11	Ballot wording of county and local proposals to be presented at the November general election certified to county and local clerks; local clerks receiving ballot wording forward to county clerk within two days. (168.646a)
By August 11	County clerks notify precinct delegates elected at August primary; certify delegate names and addresses to chairpersons of county committees. (168.608)
August 12 through August 29	Democratic and Republican Parties hold fall county conventions. (168.592)
By August 18	Boards of county canvassers complete canvass of August primary; county clerks forward results to Secretary of State within 24 hours. (168.581, 822, 828)
By August 24	Board of State Canvassers meet to canvass August primary. (168.581)
By Sept. 4	Democratic and Republican Parties hold fall state conventions. (168.591)
By Sept. 4	Cities and townships can establish, move or abolish a polling place for the November general election. (168.662)
By Sept. 4	Ballot wording for constitutional amendments and legislative referendums, which the legislature wishes to place on the November general election ballot, presented to Secretary of State. (Art. 12, Sec. 1)
By Sept. 19	Delivery of military and overseas AV ballots must begin for the November election by this date. All requests received since November 5, 2019 from a military or overseas voter must be honored for all 2020 elections. (168.759a)
By Sept. 19	County clerks deliver absent voter ballots for November general election to local clerks. (168.714)
Sept. 24 through Oct. 13	Precinct inspectors for November general election appointed by city and township election commissions. (168.674)
By Oct. 5	Notice of voter registration for November general election published. One notice required. (168.498)

By Oct. 5	Clerk shall post and enter into QVF the hours the clerk's office will be open on the Saturday or Sunday or both immediately before the election to issue and receive absent voter ballots. (168.761b)
By Oct. 5	Clerk shall post and enter into the QVF any additional locations and hours the clerk will be available to issue and receive absent voter ballots, if applicable. (168.761b)
Oct. 19	Last day to register in any manner other than in-person with the local clerk for the November general election. (168.497)
Oct. 20 through 8:00 p.m., Nov. 3	In-person registration with local clerk with proof of residency. (168.497)
By 4:00 p.m., Oct. 23	Write-in candidates file Declaration of Intent forms for the November general election. (168.737a)
By Oct. 24	County clerks deliver remainder of ballots and election supplies for November general election to local clerks. (168.714)
By Oct. 27	Notice of November general election published. One notice required. (168.653a)
By Oct. 29	Public accuracy test must be conducted. (R 168.778) Notice of test must be published at least 48 hours before test. (168.798)
By 5:00 p.m., Oct. 30	Electors may obtain an absent voter ballot via First Class mail. (168.759)
By 2:00 p.m., Oct. 31	Voters may submit written request to spoil their absent voter ballot and receive new ballot by mail. (168.765b)
Up to 4:00 p.m., Nov. 2	Electors may obtain an absent voter ballot in person in the clerk's office. (168.761)
By 4:00 p.m., Nov. 2	Voters may submit written request in person to spoil their absent voter ballot and receive new ballot in the clerk's office. (168.765b)
Up to 4:00 p.m., Nov. 3	Emergency absentee voting for November general election. (168.759b)
Up to 8:00 p.m., Nov. 3	Election Day registrants may obtain and vote an absent voter ballot in person in the clerk's office or vote in person in the proper precinct. (168.761)
Nov. 3	**STATE GENERAL ELECTION**
By 9:00 a.m., Nov. 5	Boards of county canvassers meet to canvass November general election. (168.821)
By Nov. 17	Boards of county canvassers complete canvass of November general election; county clerks forward results to Secretary of State within 24 hours. (168.822, 828)
By Nov. 23	Board of State Canvassers meet to canvass November general election. (168.842)

RECOUNT FILING DATES

All U.S. Senate, U.S. House and State House Seats

- Districts that lie wholly contained within one (1) county

  * Recount petitions must be filed with the Secretary of State within 48 hours after the adjournment of the meeting of the Board of State Canvassers at which the certificate for determination for that office was recorded. (168.879)

  * Counter petitions must be filed with the Secretary of State at or before 4:00 p.m. on the seventh day after the filing of the recount petition. (168.882)

- Districts located in more than one (1) county

  * Recount petitions must be filed with the Secretary of State within 48 hours after the Board of State Canvassers completes the canvass. (168.879)

  * Counter petitions must be filed with the Secretary of State at or before 4:00 p.m. on the seventh day after the filing of the recount petition. (168.882)

Any Other Office Canvassed by the Board of State Canvassers

* Recount petitions must be filed with the Secretary of State within 48 hours after the Board of State Canvassers completes the canvass. (168.879)

* Counter petitions must be filed with the Secretary of State at or before 4:00 p.m. on the seventh day after the filing of the recount petition. (168.882)

Any Other Office Canvassed by County Boards of Canvassers

* Recount petitions must be filed with the County Clerk within six days after the board of County canvassers completes the canvass. (168.866)

* Counter petitions must be filed with the County Clerk within 48 hours after the filing of the recount petition. (168.868)

OFFICES TO BE ELECTED IN 2020

U.S. President/Vice President

U.S. Senator (1 seat)

U.S. Representative in Congress (all 14 districts)

State Representative (all 110 districts)

State Board of Education (2 seats)

University of Michigan Regents (2 seats)

Michigan State University Trustees (2 seats)

Wayne State University Governors (2 seats)

Justice of the Supreme Court

Judge of the Court of Appeals

Judge of the Circuit Court

Judge of the District Court

Judge of Probate

County and Township Offices

Specified City and Village Offices

Specified School District Positions

Petition Filing Information: Democratic and Republican Candidates

- Democratic and Republican candidates can file nominating petitions for the following federal and state elective offices: U.S. Senate, U.S. Representative in Congress and State Representative (see below for additional elective offices whose Democratic and Republican nominees are determined by caucus or convention.)

- Democratic and Republican candidates must file a *partisan nominating petition* no later than 4:00 p.m., April 21, 2020. Democratic and Republican candidates who seek the office of State Representative may file a $100.00 filing fee in lieu of a petition.

- Democratic and Republican candidates who submit a valid filing for office will be placed on the August primary ballot.

Petition Filing Information: Candidates Without Political Party Affiliation

- Candidates without political party affiliation can file for the following federal and state elective offices: U.S. President, U.S. Senate, U.S. Representative in Congress, State Representative, State Board of Education, University of Michigan Regent, Michigan State University Trustee, Wayne State University Governor and Supreme Court Justice.

- Candidates without political party affiliation who seek a partisan office or the office of Supreme Court Justice must file a *qualifying petition* no later than 4:00 p.m., July 16, 2020.

- All signatures submitted on a qualifying petition must have been collected within the preceding 180-day period; signatures which are dated more than 180 days prior to the date the petition is filed are invalid.

- Candidates without political party affiliation who submit a valid filing will be placed on the November general election ballot.

Affidavit of Identity Required of All Candidates

All candidates, except for President, must submit an Affidavit of Identity in duplicate when filing for office. Affidavit of Identity forms can be obtained from any filing official or from the Department of State's Bureau of Elections in Lansing (Michigan.gov/Elections.) A candidate who fails to comply with this requirement is ineligible to appear on the ballot.

Except for candidates seeking federal elective office or the office of precinct delegate, Michigan election law requires any candidate filing an Affidavit of Identity to state on the form that on the date the affidavit was executed, all statements, reports, late filing fees and fines required of the candidate or any Candidate Committee organized to support the candidate's election under Michigan's Campaign Finance Act have been filed or paid. If a candidate fails to comply with

this requirement or executes an Affidavit of Identity containing a false statement will be disqualified.

Post-Election Campaign Finance Compliance Statement

Except as noted below, Michigan election law requires any candidate elected to office on the state, county or local level to file an affidavit *prior to assuming office* which states that on the date the affidavit was executed all statements, reports, late filing fees and fines required of the candidate or any Candidate Committee organized to support the candidate's election under Michigan's Campaign Finance Act have been filed or paid. The affidavit is *not* required of an elected candidate who did not receive or expend more than $1,000.00 during the election cycle. In addition, the form does not have to be filed by an individual elected to a federal office or a precinct delegate position.

A form developed for distribution to candidates who must comply with the filing requirement ("Post-Election Campaign Finance Compliance Statement") is available through any filing official. An elected candidate who is required to file the statement but who fails to submit the form is guilty of a misdemeanor.

Signature Requirements; Filing Location

The following lists the petition signature requirements for the offices to be filled in 2020.

NOTE: Minor party candidates are nominated by caucus or convention and appear on the November General election ballot.

U.S. PRESIDENT

All candidates who seek the office of U.S. President file with the Department of State's Bureau of Elections in Lansing.

DEMOCRATIC	REPUBLICAN	NO POLITICAL PARTY AFFILIATION	
		MIN	MAX
Nominated at State Convention	Nominated at State Convention	12,000	24,000

A qualifying petition circulated for the office of U.S. President must be signed by at least 100 registered voters in each of at least ½ of the congressional districts in the state.

A candidate without political party affiliation who files for the office of U.S. President is also required to submit the name of his or her running mate and list of presidential electors. For complete information, contact the Michigan Department of State's Bureau of Elections.

U.S. SENATOR

All candidates who seek the office of U.S. Senator file with the Department of State's Bureau of Elections in Lansing.

DEMOCRATIC		REPUBLICAN		NO POLITICAL PARTY AFFILIATION	
MIN	**MAX**	**MIN**	**MAX**	**MIN**	**MAX**
15,000	30,000	15,000	30,000	12,000	24,000

A petition submitted for the office of U.S. Senator must be signed by at least 100 registered electors in each of at least ½ of the congressional districts in the state.

U.S. REPRESENTATIVE IN CONGRESS

Multi-County Districts: A candidate who seeks the office of U.S. Representative in Congress in a multi-county district files with the Department of State's Bureau of Elections in Lansing. The multi-county U.S. House Districts are Districts 1-12 and 14.

Single-County Districts: A candidate who seeks the office of U.S. Representative in Congress in District 13 files with the Wayne County Clerk's office.

DEMOCRATIC		REPUBLICAN		NO POLITICAL PARTY AFFILIATION	
MIN	**MAX**	**MIN**	**MAX**	**MIN**	**MAX**
1,000	2,000	1,000	2,000	3,000	6,000

STATE BOARD OF EDUCATION
UNIVERSITY OF MICHIGAN REGENT
MICHIGAN STATE UNIVERSITY TRUSTEE
WAYNE STATE UNIVERSITY GOVERNOR
SUPREME COURT JUSTICE

All candidates who seek the following offices file with the Department of State's Bureau of Elections in Lansing: State Board of Education, University of Michigan Regent, Michigan State University Trustee, Wayne State University Governor, Supreme Court Justice (Note: Incumbent Supreme Court Justice files by affidavit.)

DEMOCRATIC	REPUBLICAN	NO POLITICAL PARTY AFFILIATION	
		MIN	MAX
Nominated at State Convention	Nominated at State Convention	12,000	24,000

A petition for one of the above offices must be signed by at least 100 registered electors in each of at least half of the congressional districts in the state.

STATE REPRESENTATIVE

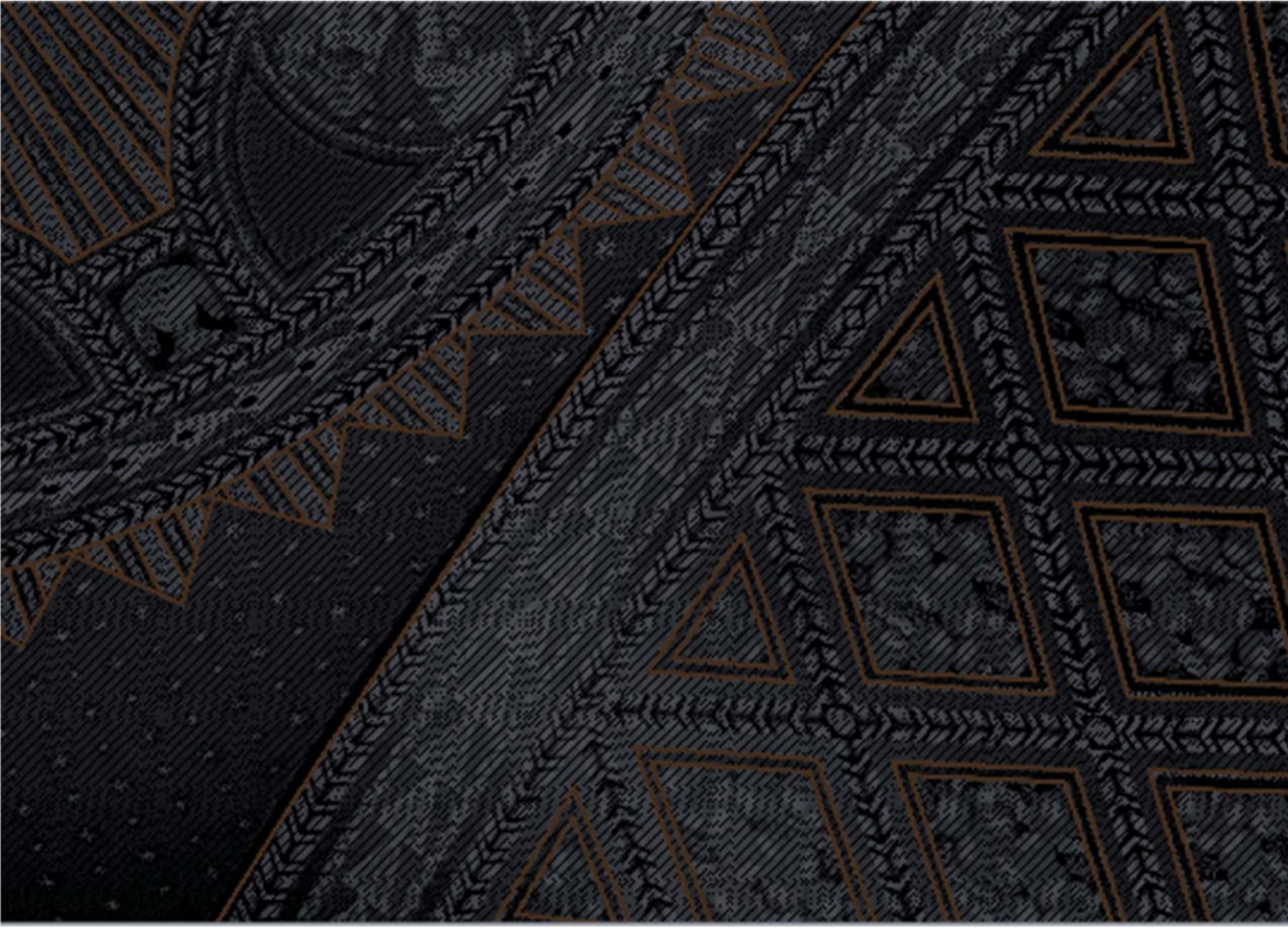
Multi-County Districts: A candidate who seeks the office of State Representative in a multi-county district files with the Department of State's Bureau of Elections in Lansing. The multi-county State House Districts are listed below:

17	32	51	58	59	63	65	66	70	72	78	83
84	85	86	87	93	97	98	99	100	101	102	103
105	106	107	108	109	110						

Single-County Districts: A candidate who seeks the office of State Representative in a district not listed above (single-county districts) files with the county clerk.

DEMOCRATIC		REPUBLICAN		NO POLITICAL PARTY AFFILIATION	
MIN	MAX	MIN	MAX	MIN	MAX
200	400	200	400	600	1,200

Democratic and Republican candidates who seek the office of State Representative may file a $100.00 filing fee in lieu of a petition.



City of Birmingham
Support City Parks – Bond Proposal

JULY 1, 2020

3011 West Grand Boulevard | Fisher Building, Suite 2225
Detroit, Michigan 48202 | T: 313.872.2202

VANDYKEHORN.COM

Van Dyke●Horn – Your Campaign Partner

Van Dyke●Horn Public Relations is Michigan's largest minority-owned public relations firm, headquartered in Detroit with an office in Lansing. Since its founding in 1998, our firm has been committed to Southeast Michigan and its diverse communities. We have earned a reputation in Michigan for our award-winning ability to develop and produce communications strategies that are designed to resonate with community needs and interests.

For more than two decades, Van Dyke●Horn has provided comprehensive communications services to education, corporate, government, philanthropic and nonprofit organizations, including successful communications campaigns for ballot initiatives and candidates including:

- The Detroit Institute of Arts' successful 2012 regional millage effort.
- The Detroit Public Library's successful 2014 millage effort.
- The Detroit Zoological Society's successful 2006 and 2016 regional millage efforts.
- MiThrive Coalition to support the Michigan transformational Brownfield Tax Credit
- MiImpact Coalition to support reinstatement of the Michigan Historic Tax Credit
- Warren Evans' successful campaign for Wayne County executive.
- The official launch of Dave Coulter's campaign for Oakland County executive.

Below is a list of other relevant and recent clients for which VDH has conducted public information and outreach campaigns:

- City of Detroit – Departments of Housing and Revitalization, Innovation and Technology, Transportation, and Water and Sewerage
- Detroit Future City
- Detroit Wayne County Airport Authority
- Downtown Detroit Partnership
- Girls Scouts of Southeast Michigan
- Invest Detroit
- John S. and James L. Knight Foundation
- Public Lighting Authority of Detroit
- Michigan Future, Inc.
- State of Michigan – Labor and Economic Opportunity Department

Our agency's philosophy is that by being deeply ingrained in our community, we are best positioned to build lasting and trusting relationships that lay the groundwork for becoming full partners with our clients to develop and lead projects that manifest positive change. We draw on an experienced team of 14 public relations practitioners who work tirelessly to exceed our clients' goals.

Van Dyke●Horn – Our Approach

Van Dyke●Horn has worked in close partnership with organizations and coalitions to deliver integrated and impactful communications campaigns in support of public policy and ballot initiatives. Our current partnership with the City of Birmingham perfectly positions us to provide strategic counsel and implementation leading to the approval of a potential bond proposal to support continued improvements and upgrades to Birmingham's public parks and athletic facilities.

Should the Birmingham City Commission approve a parks bond proposal for the November ballot, we will have about three months to plan and launch a public information campaign. We should plan on a somewhat compressed timeline given an apparent strong trend toward absentee voting this year. The campaign will be sequenced as follows:

Research and Key Messaging

Van Dyke●Horn will work independently and with support from the Birmingham team to gather research-based information on the benefits of public parks and greenspaces from a range of perspectives. For example:

- The effects of strong public parks on home values
- The effects of strong public parks/athletic facilities on individual and community quality of life
- Use of public parks across the age spectrum
- Positive effects of green space on physical and mental health
- Usage data on Birmingham public parks
- Simple explanation of the bond proposal, its effect on the individual homeowner, its impact on City finances and the total investment in parks and public spaces
- Data on the impact of bond approval on an individual tax bill

We will use the data to develop clear and compelling messages in support of the bond, which will be used in interviews and speeches and featured on fact sheets, informational materials, press releases and social media posts.

Endorsements

Maintaining and improving City parks is an initiative that should attract widespread support. This is especially true because the parks bond proposal will follow the retirement of a previous bond limiting additional financial exposure, and parks are spread throughout the community, benefitting residents and businesses. In conjunction with the research effort, Van Dyke●Horn will immediately work to gather endorsements from across the community to illustrate widespread support for the proposal and minimize opposition. Starting with the Mayor and City Commission, we will work to secure support from the Birmingham Shopping District and its members, civic organizations such as The Community House, neighborhood associations, the Birmingham Public School District, Birmingham Youth Assistance, NEXT, Birmingham sports and athletic associations and the Birmingham YMCA. As we secure endorsements, we will also work with each organization to ensure additional support through social media, placards and signage, emails to supporters and coverage in newsletters.

Parks Master Plan

Birmingham's Department of Public Services has developed a multi-year plan for improving parks, green spaces and athletic facilities. Van Dyke●Horn will work with the Birmingham team to develop a brief, informational brochure on the parks plan and its timeline. Research and data on the value of parks will help frame the document and provide strong support for a *yes* vote. The plan document will be prominently featured on the city's website. Electronic and print copies will be provided to every neighborhood association and copies will be available by request at City Hall and in the Public Services Office. We will work with the Birmingham team to ensure this information is posted to the website and updated as needed.

Materials Development and Distribution

Working within an established production/distribution budget, Van Dyke●Horn will develop educational materials that will illustrate the advantages of improving City parks. Because this is a single, community-based effort, we would tend toward communications tools that reach people in their homes and neighborhoods such as direct mail and lawn signs. We will be dealing with a crowded political environment leading up to November 3, so it's important to keep this initiative local and positive, demonstrating broad-based community support whenever possible. Because of cost and clutter, we would limit paid advertising to small, local publications but would develop a print ad template that could be dropped into school, church and organizational newsletters at low or no-cost. Based on budget, we would likely concentrate direct mail in September and October. Based on cost and distribution, lawn signs could be made available immediately after Labor Day. We will manage materials distribution to ensure that every Birmingham household receives at pro-park messages throughout late September and October.

Social Media and Email

Because we work so closely with Birmingham's social media program Van Dyke●Horn is acutely aware of its reach and influence. We will work pro-parks, educational messaging into the established social media calendar on a weekly basis upon approval of the campaign and increase frequency in the months of September and October. We might ask Mayor Boutros to return to social media to help the educational effort, and we could consider including other endorsers on social media, as well. We will develop stories for the September and October e-newsletters and the fall print newsletter that highlight research data and financial impact, and, more importantly, tell stories from Birmingham community members about the importance of neighborhood parks and green spaces. Van Dyke●Horn will use the targeted city emails to promote neighborhood-specific parks improvement, while stressing that parks across the community will benefit. Similarly, we will use the targeted email "affinity" groups to disseminate specific messaging about parks and athletic facilities and the need to support them. We may recommend a limited social media advertising buy, but Birmingham's social media program is well-established locally, and we don't foresee the need for extensive on-line advertising.

Media Relations

Van Dyke●Horn will develop a news release and fact sheet on the bond proposal and distribute it to local media. We will conduct targeted follow-up with local publications that are likely to reach voters at home – the Birmingham Bloomfield Eagle, Hometown Life, Downtown Publications, the Oakland Press

and Birmingham Life. We will work with these publications to secure coverage of the issue and an endorsement of the bond proposal if endorsements are published.

We also will provide the press release and fact sheets to larger publications such as the Detroit Free Press and the Detroit News and to the major broadcast outlets in the area, but our focus is local and the bulk of our efforts will engage those media outlets.

Van Dyke●Horn also will seek out opportunities to place op-ed pieces and letters to the editor in local media. We can work with endorsers, residents and subject matter experts (real estate values, health benefits of parks) to develop these pieces that will both educate the public and encourage support.

Celebrate Birmingham Parks!

If we are able to gather in a socially responsible manner later this summer or in September, we may consider hosting an event(s) to celebrate Birmingham parks. We could work with Birmingham yoga studios to host yoga classes or local gyms could host fitness activities. The event(s) would be free and at the opening we would provide a brief information session on the parks bond and the importance of parks in our community. Lawn signs could be made available for distribution along with educational information on parks. We would work with the Department of Public Services to identify the features and amenities available in the host park(s) and remind attendees of the many outdoor opportunities available to them within Birmingham.

Get Out the Vote

As part of our final push to ensure passage and promote voting, we will develop a plan for a coordinated social media campaign and support the effort with volunteer phone banking in the final days of October. Using voter rolls provided by the City Clerk, we will ask volunteers to call Birmingham residents to remind them to vote on Tuesday, November 3 and encourage them to vote for the parks bond. Van Dyke●Horn will develop a simple script for callers. Calls can be made from home or we can coordinate a phone bank at Shain Park, which will allow for social distancing and promote the bond proposal at the same time. This final push will promote the issue to those who have yet to vote and allow us to thank those who have already voted for exercising their civic responsibility.

Thank You Voters!

Following the successful campaign, Van Dyke●Horn will work with the Birmingham communications team on a coordinated social media/email/newsletter campaign to thank voters for their support and point to parks projects planned in 2021. Budget and locations permitting, we can also post thank-you banners in some or all City parks.

Tracking Our Efforts

Van Dyke●Horn will take a layered approach tracking each communications initiative and its target audience to ensure that we have reached every Birmingham neighborhood. We will work with neighborhood associations and our endorsers to ensure that they are engaged and reaching their

audiences effectively. While we don't anticipate the budget or need to do polling, we will track social media "likes" and reactions to gauge acceptance of the proposal as we move through the campaign toward Election Day. We also will track any organized opposition throughout the campaign and working actively to rebut negative comments about the proposal.

Working with the Birmingham team, Van Dyke●Horn will develop a regular schedule of update meetings/calls to ensure that you are continually informed of campaign milestones and progress. We will provide you with a full campaign report at the end of the initiative.

Van Dyke●Horn – Cost Proposal

Because we have been working with Birmingham and continue to manage your social media efforts, Van Dyke●Horn can begin work immediately and efficiently to educate the public on the bond proposal. Pending commission approval, we would hope to begin concept development in mid-July and work through the final report on or before November 20. We propose a project fee of $30,000 to cover the 17-18 week campaign. That fee covers our consulting services, development of campaign themes, slogans and text materials and supervision of materials development. Graphic design, printing, photography and video are billed separately as indicated below. Because of the tight timeline and lean budget, we will engage the Birmingham communications team for support as needed. We will also track hours carefully and work with you to ensure that the core initiatives are managed successfully,

Out-of-Pocket Expenses

Agency's routine out-of-pocket expenses—for items such as photocopies, incidental postage, faxes, telephone calls and the like—will be covered as part of professional service fees.

Significant out-of-pocket expenses, including but not limited to: PR Newswire and media, copying costs (in excess of 10 pieces at $.59 per copy), postage charges (in excess of 10 pieces), telephone charges and mileage ($.50 per mile), travel and lodging are reimbursable expenses and will be billed in addition to professional fees. Expenses in excess of $250 will be submitted to the client as an "expense authorization" for prior approval. All billable expenditures will include a 15 percent handling fee. Any large items ordered by our agency under your direction and authorization will be billed directly to you.

Production Costs

Professional service fees do not cover production costs, such as graphic design and artwork charges, photography, audio-visual, printing, catering charges, purchasing advertising time or space, film and video production and entertainment. Production costs are reimbursable expenses and will be described in an "expense authorization" that will be submitted to you for prior approval and billed in addition to the professional fees.

Conditions

Van Dyke●Horn has devised many successful communication and media strategies for our clients, and we will strive to devise the most effective campaign for this development; however, with the uncertainty of media response we cannot guarantee results.

Our agency agrees to respond quickly to client inquiries whether by telephone, in person, fax or email. Our agency recognizes the need to maintain the confidentiality of information, work papers and reports, if and when provided to our agency by the City of Birmingham and agrees to take the necessary steps to preserve all confidentiality.

Modifications of Agreement

This document is intended to be a full and complete agreement between both parties. This agreement can be modified only in writing, signed by both parties.

Services Agency will not provide

Van Dyke●Horn will not participate in any activities we determine to be immoral, illegal or in violation of the Public Relations Society of America's code of professional standards.

Your signature below will authorize our relationship. Please mail or fax to us a signed agreement and keep the other for your files.



_____

Joe Valentine
City of Birmingham

Peter Van Dyke
Van Dyke●Horn Public Relations

City of Birmingham
A Walkable Community

MEMORANDUM

Office of the City Manager

DATE: **July 10, 2020**

TO: **City Commission**

FROM: **Joseph A. Valentine, City Manager**

SUBJECT: **Request for Closed Session – Attorney-Client Privilege**

It is requested that the city commission meet in closed session to discuss an Attorney/Client communication pursuant to Section 8(h) of the Open Meetings Act.

SUGGESTED RESOLUTION:

1. To meet in closed session to discuss an Attorney/Client communication pursuant to Section 8(h) of the Open Meetings Act.

(A roll call vote is required and the vote must be approved by a 2/3 majority of the commission. The commission will adjourn to closed session after all other business has been addressed in open session and reconvene to open session, after the closed session, for purposes of taking formal action resulting from the closed session and for purposes of adjourning the meeting.)

Eleanor "Coco" Siewert
576 Abbey
Birmingham, MI 48009
248.642.7024
e.siewert@wayne.edu

To: Mayor Pierre Boutros
From: Eleanor Siewert
Re: Question on Motion to Close Debate
Date: June 16, 2020

While watching the Birmingham City Commission meeting on June 8, 2002 I noted there were questions regarding calling the question or the motion to close debate. The Commission's adopted rules include the fact that the Commission operates according to *Robert's Rules of Order Newly Revised*, except when the Commissions own rules take precedence. In this case the Commission does not have an adopted rule on calling the question so Robert's prevails.

The request to call the question cannot interrupt a person who is speaking. It does require a second and a two-thirds vote to be adopted. If a Commissioner calls the question the chair may ask "Is there any objection to stopping debate?" If there is no objection the chair would then take the vote on the main issue under consideration. However, if even one member says they object to stopping debate then the chair must ask for a second and take the two-thirds vote. It is very important to note this is not a debatable motion. Once the process starts no member can continue discussion. If the vote on the motion to stop debate fails, then the discussion on the main motion may resume.

On another issue, as a reminder I noted the following sentence in the adopted Commission *Rules of Procedure*. "Any Commissioner who abstains from voting on a motion, shall state, for the record, at the outset of the discussion, both his or her intention to abstain and reason for doing so."

If it any time, you or any member of the Commission would like to have a refresher or practice any aspect of parliamentary procedure I would be pleased to assist.

City of Birmingham
A Walkable Community

Joe Valentine <jvalentine@bhamgov.org>

Re: Follow up - HELP NEEDED FROM COMMISSIONERS

Joe Valentine <Jvalentine@bhamgov.org> Thu, Jul 2, 2020 at 4:54 PM
To: Adam Wolf <adamwolf732@yahoo.com>
Cc: Mark Gerber <Mgerber@bhamgov.org>, "pboutros@bhamgov.org" <pboutros@bhamgov.org>, "tlonge@bhamgov.org" <tlonge@bhamgov.org>, "cballer@bhamgov.org" <cballer@bhamgov.org>, "rackyhoff@hotmail.com" <rackyhoff@hotmail.com>, "bhost@bhamgov.org" <bhost@bhamgov.org>, "mnickita@bhamgov.org" <mnickita@bhamgov.org>, "ssherman@bhamgov.org" <ssherman@bhamgov.org>

Mr. Wolf,

Thank you for your communication requesting a waiver of the penalty provisions in the City Ordinance. I will add your communication to the next City Commission meeting on July 13th so they have the opportunity to discuss it at that time.

Enjoy the holiday weekend.

Best regards,
Joe Valentine

On Thu, Jul 2, 2020 at 4:38 PM Adam Wolf <adamwolf732@yahoo.com> wrote:

> Thank you Mark for the response.
>
> City Commissioners,
> Per the note below. Mr. Gerber has informed me his role of Director of Finance/Treasurer is not empowered to waive a 15% fee on the cape seal bill. He stated I needed to share my dispute with each of you to address this situation. As I discussed with Theresa and Mark, my wife attempted to pay this in person and was turned away due to the Birmingham office not supporting visitors during Covid. In turn this was mailed in and check dates 6/9/20. The check was mailed back to me and I was informed of the penalty as it was not opened prior to the requested 6/10/20 date. This is the first time I have experienced a municipality who turns away payment to only allow it to be paid later with a penalty. Given these times as well as the attempt to pay on time, I request the Commissioners to waive the 15% fee. I appreciate your support and assistance. Any questions please let me know.
> I hope you have a safe holiday weekend.
> Thank you,
> Adam

8B

On Thursday, July 2, 2020, 04:11:41 PM EDT, Mark Gerber <mgerber@bhamgov.org> wrote:

Mr. Wolf:
Per our discussion earlier today, the only individuals who can change a city ordinance are the city commissioners.

Below are their names and emails per your request:

Pierre Boutros, Mayor pboutros@bhamgov.org
Therese Longe, Mayor Pro-Tem tlonge@bhamgov.org
Clinton Baller, Commissioner cballer@bhamgov.org
Rackeline Hoff, Commissioner rackyhoff@hotmail.com
Brad Host, Commissioner bhost@bhamgov.org
Mark Nickita, Commissioner mnickita@bhamgov.org
Stuart Lee Sherman, Commissioner ssherman@bhamgov.org

Unless the city commission takes action to waive the penalty, you will be responsible for the 15% penalty.

Best regards,

On Thu, Jul 2, 2020 at 11:38 AM Adam Wolf <adamwolf732@yahoo.com> wrote:

> Hi Mark,
> Thank you for the time on the phone. As discussed we need to remove the 15% penalty on the bill for the cape seal. This bill was attempted to be paid in person prior to the deadline but my wife was turned away due to Birmingham office not allowing visitors due to Covid. It was then placed in the mail and check dated 6/9. The payment was mailed back by the Treasurer's office for arriving after the due date. As discussed I am happy to continue to pay the cape seal fee and you advised to do this on my tax bill. We need to remove the 15% penalty. Please provide the email of each person empowered to waive this fee so we can finalize this action. I appreciate your prompt response.
>
> Thank you for your support,
> Adam

--
Mark Gerber, CPA
Finance Director/Treasurer
City of Birmingham
151 Martin Street
PO Box 3001
Birmingham, MI 48012-3001
(248) 530-1814 phone
(248) 530-1090 fax

--
Joseph A. Valentine
City Manager
City of Birmingham
151 Martin Street
Birmingham, MI 48009
(248) 530-1809 Office Direct
(248) 530-1109 Fax
jvalentine@bhamgov.org
Twitter: @JoeValentine151

To get the latest information regarding the City of Birmingham, please sign up for our communication tools by clicking here www.bit.ly/bhamnews.

Sec. 94-12. - Lien until paid.

(a) All special assessments, including installment payments, shall, from the date of the confirmation thereof, constitute a lien on the respective lots or parcels assessed, and until paid shall be charged against the respective owners of the lots or parcels assessed.

(b) The city treasurer shall annually, on May 1, certify any delinquent special assessment, or any part thereof, together with all accrued interest and penalty, to the commission; and, it shall be transferred and reassessed, with an additional 15 percent penalty, on the next annual city tax roll. Such charges so assessed shall be collected in the same manner as general city taxes.

(Ord. No. 1637, 3-24-97; Ord. No. 1834, 4-19-04)

Kate Bongiorno
684 Puritan Avenue
Birmingham, MI 48009

July 10, 2020

Birmingham City Commission
151 Martin Street
Birmingham, MI 48009

Dear Birmingham City Manager Valentine, City Clerk Allen, and Esteemed Commission Members,

I would like to request and encourage your consideration of the creation of a 15th Birmingham City Playground in Quarton Lakes Estates.

This idea was hatched about a year ago when my friend (and fellow Birmingham resident) and I took our kids to visit all 14 Birmingham playgrounds in one day. It took us six hours and we enjoyed the variety of landscapes and playscapes and the opportunity to explore Birmingham. On our drive home, my kids and I wondered why our neighborhood was missing a neighborhood playground?

I subsequently shared my thoughts with other friends in the neighborhood and one, who I must take a moment to spotlight as one of Birmingham's most loyal citizens, Patricia Andrews, suggested that the greenspace adjacent to the beautiful new Fire Station #2 might be a good location to build a playground in the neighborhood.

I could not agree with her more!

The space next to Fire Station #2 has ample space to create a safe, pleasant, inviting space for recreation and relaxation. It has easy pedestrian and bike access from Fairfax, Chesterfield, and Maple Roads. In addition, it boasts street parking, complimentary nearby local businesses to visit for a snack while playing, a tony new fire station that is well-known by children in the neighborhood, and nice, established features of shade, safe distance from the roads, and access to the Fire Department in case of emergency.

This proposed playground space will offer a wonderful place for community connections!

The churches along Maple Road house many preschools and the playground will offer a welcome option for parents with younger siblings who have a couple of hours to play in between drop-offs and pick-ups at Quarton, West Maple, Hand-in-Hand and First Kids Preschools. For residents who are retired, a beautiful outdoor space with tables and benches will be a terrific location to meet up for coffee and conversation or gather for a game of chess, cards, or dominos with friends and neighbors... and fresh air.

AMENDED

8C

Quarton Lakes Estates is a neighborhood with a population mix of families and retirees. A playground and park will create an ideal space for neighbors who otherwise miss one another due to different schedules and lifestyles to meet and socialize in a casual, outdoor setting. It offers intersections for neighbors to meet and get to know one another, which is vital for creating strong, connected neighborhoods and communities. As I shared this idea with my friends and neighbors, it was equally embraced by the young and the young at heart, individuals with children and those who enjoy being around children.

The creation of Birmingham's 15th playground has tremendous merit at face value, but there is ***so much more*** potential that comes part and parcel with its construction.

The park could be a great venue for residents to rent for birthday parties, scouts or sports team picnics, or school parties. While offering a safe option for social events, it could also generate a nominal source of revenue to support maintenance costs. Similarly, a structure such as fence or pathway could be constructed through donations and offer a place for residents to donate to their local neighborhood gathering space and "leave their mark" with an inscribed fence plank or brick or stone.

The park could also be a great place for the City to offer exciting, low-cost, high-impact events such as book readings, concerts, or holiday gatherings to promote community... and even spotlight rising poets, musicians, artists, or tastemakers living right next door who might happily share their talents with their neighbors on a sunny afternoon at the park?!

I propose that the space is simple but can impactfully multi-task: picnic tables and benches, garbage and recycling cans, a water fountain, a sandbox or Gaga Pit, a mix of toddler and youth, ADA inclusive swings, a slide, and basic climbing structure. The space could also potentially accommodate a basketball hoop and park exercise equipment that would be equally enjoyed by teenage and adult parkgoers *and* our loyal firefighters during downtime at the Station.

In addition, I suggest adding features that invite community collaboration: small gardens that could be adopted by residents, student groups, or schools; Book Walks that could be guided by friends at the ever-improving Baldwin Library; fairy gardens or nooks broadcasting positive, inclusive messages; a Little Library; a kiosk or message board where the City or residents could post useful, neighborly information (i.e. items for sale, new social groups, events, missing pet notices, etc.); and a hallmark feature to make the playground really unique such as a community-member created Art installation, a fence with love locks, a gazebo, a pine tree where ornaments could be displayed for seasonal holidays, or a take something/leave something surprise box.

The sky's the limit with opportunities to turn the beautiful space flanking Birmingham's impressive new fire station into a place with even more to offer its residents in Quarton Lakes Estates.... and the Birmingham community at large!

Upon presenting the idea around my neighborhood this Spring, I was greeted with great enthusiasm by neighbors on many different streets within Quarton Lakes Estates and across all demographics. I have attached a list of residents who similarly support the proposal of a playground in our neighborhood.

Moreover, in these uncertain times, I believe a safe, new, exciting open space, out of doors might be just what Birmingham needs to inspire hope and offer new opportunities for safe social engagement.

On behalf of my neighbors and myself, thank you for your consideration of this community improvement as well as your ongoing dedication to Birmingham, City Manager Valentine, City Clerk Allen, and Councilmembers Longe, Host, Hoff, Baller, Boutros, Nickita, and Sherman.

Sincerely,

Kate Bongiorno

Petition to Create a Quarton Lakes Estates Neighborhood
Playground Adjacent to Fire Station #2

Name	Address	Signature
Kristin Plumb	1841 Melbourne St.	
Laura Northerner	1869 Melbourne St	
Hannah Kessler	515 Kimberly St.	
Katie Holden	1982 Melbourne St.	
Julie Strickland	1832 Melbourne St	
MARIANNE WINTERS	1825 MELBOURNE	
Jennifer Swanson	1777 MELBOURNE ST	
Rob Dale	1755 Melbourne St.	
Erin Mortenson	975 Fairfax St	
Jen Greenberg	287 Suffield Ave	

Petition to Create a Quarton Lakes Estates Neighborhood
Playground Adjacent to Fire Station #2

Name	Address	Signature
Kate Bongiorno	684 Puritan Ave NW	
JAMES BONGIORNO	684 PURITAN AVE	
Patricia Andrews	235 Chesterfield	
Keri Robson	993 Suffield Ave	
Daniel Robson	993 Suffield Ave	
MIKE BAIRD	916 SUFFIELD AVE	
Sarah Eversman	916 Suffield Ave	
MELISSA MARK	635 PURITAN AVE	
Thomas Mark	635 Puritan Ave	
CYNTHIA LEROY	672 Puritan Ave	
Amanda Schairer	1444 Chesterfield Ave	

SUSAN CONWAY	998 BROOKWOOD B'Ham	
William CONWAY	" " "	
TRICIA PRAY	607 Pilgrim Birmingham	
Darleen Mahler	1280 Redding Rd Birmingham	
HUGH MAHLER	1280 Redding Rd Birmingham	
ANTHONY FOREST	1098 FAIRFAX ST. BIRMINGHAM	
Mariani Rahman	1757 Winthrop Ln, Birmingham	
LISA Hoffman	1862 Windthrop Lane	
Jennifer Goertz	316 Puritan,	
Lauren Host	639 Puritan	
Brad Host	639 Puritan	
PASCALE BAUER	1791 PINE STREET	
William Beacham	701 Puritan	

City of Birmingham
A Walkable Community

NOTICE OF INTENTION TO APPOINT TO THE ADVISORY PARKING COMMITTEE

At the regular meeting of Monday, August 10, 2020, the Birmingham City Commission intends to appoint three regular members to the Advisory Parking Committee to serve three-year terms expiring September 4, 2023 (a large retail representative, a downtown employee member, and a restaurant owner), and two alternate members to serve a three-year term to expire 9/4/2023.

Interested citizens may submit an application available at the City Clerk's Office or online at www.bhamgov.org/boardopportunities. Applications must be submitted to the City Clerk's Office on or before noon on Wednesday, August 5, 2020. These documents will appear in the public agenda for the regular meeting at which time the City Commission will discuss recommendations, and may make nominations and voter on appointments.

Committee Duties

The Advisory Parking Committee shall provide guidance to the City Commission in the management of Birmingham's Auto Parking System. The Committee shall recognize parking requirements of the CBD and fairly assess the costs to users. It will provide for attractive, maintained and safe facilities.

Criteria/Qualifications of Open Position	**Date Applications Due** (by noon)	**Date of Interview**
The majority of the members shall be residents. • One member shall be a large retail representative in parking assessment district. • One member shall be a downtown employee member. • One member shall be a restaurant owner within the parking assessment district. • The alternate members shall own property, own a business or work in the parking assessment district.	08/05/2020	8/10/2020

NOTE: All members of boards and commissions are subject to the provisions of City of Birmingham City Code Chapter 2, Article IX, Ethics and the filing of the Affidavit and Disclosure Statement.

Beier Howlett
ATTORNEYS AND COUNSELORS

TIMOTHY J. CURRIER
tcurrier@bhlaw.us.com
Telephone (248) 645-9400
Fax (248) 645-9344

July 1, 2020

Mr. Joseph A. Valentine, City Manager
City of Birmingham
151 Martin Street, P.O. Box 3001
Birmingham, MI 48012-3001

Re: Roberts Rules of Order and the Appropriate Time to Make Motions

Dear Mr. Valentine:

I understand that at the City Commission meeting of June 22, 2020 an issue was raised as to when is an appropriate time for a motion to be brought forward for consideration of the Commission. In this regard, I have reviewed the Commission's Rules of Procedure which state with respect to conduct of business as follows:

> "Commission meetings shall be governed by the rules contained in the most recent edition of Roberts Rules of Order, Newly Revised, in all instances in which they are applicable and not inconsistent with the statutes of the United States or the State of Michigan or with the charter or adopted by the City of Birmingham or these Rules of Procedure. Commissioners should be recognized by the presiding officer before speaking."

The City, therefore, has formally adopted Roberts Rules of Order for purposes of governing the method by which it shall conduct business. Roberts Rules of Order provides that in the process of establishing an agenda the following:

> "Sessions of permanently organized bodies usually follow an established *order of business* that specifies the sequence in which certain general types or classes of business are to be brought up or permitted to be introduced. If the assembly has no binding order of business, any member who obtains the floor (see pp. 29-31) can introduce any legitimate matter he desires (within the objects of the organization as defined in its by-laws) at any time when no business is before the assembly for consideration. A society may follow the order of business given in the manual that the bylaws of the organization designate as its parliamentary authority, or it may have adopted its own particular order of business."

Section 3, Page 25, Roberts Rules of Order, Newly Revised 11th Edition

The City of Birmingham has not formerly established a binding order of business which specifies the sequence in which certain types or classes of business are to be brought up or permitted to be introduced. Therefore, absent such an adoption of the order of business, the City

has no binding order of business. Any person that obtains the floor can introduce any matter that he/she desires at any time when no other business is before the Commission for consideration. Therefore, if a motion is proffered during Commissioner comments, it is permissible under Roberts Rules of Order and Birmingham City Commission procedures.

If you have any questions, please do not hesitate to contact me.

Very truly yours,

BEIER HOWLETT, P.C.

Timothy J. Currier
Birmingham City Attorney

TJC/jc

BIRMINGHAM BLOOMFIELD
ArtCenter
celebrating art for all since 1957

1516 S. Cranbrook Rd. Birmingham MI 48009
248.644.0866 BBArtCenter.org

June 30, 2020

Joseph Valentine, City Manager
City of Birmingham
151 Martin St.
PO Box 3001
Birmingham MI 48012

Dear Mr. Valentine, Joe

I am writing to you as a follow-up to our phone conversation last week with Karen Delhey (Executive Director, The Guild of Artists & Artisans) when we all came to the conclusion that moving forward with Art Birmingham in August 2020 is not a feasible choice due to the coronavirus and escalating cases. At the time we spoke, Governor Whitmer had not lifted the restriction of allowing more than 100 to gather outdoors.

Our priority is the safety of all involved – the residents of Birmingham and surrounding communities, as well as artists and public safety personnel.

We look forward to resuming our standard Mother's Day weekend to stage the 2021 Art Birmingham in beautiful Shain Park.

Please convey my appreciation to the Commissioners for the flexibility this year, and thank you for all your assistance.

With best regards,

Annie VanGelderen
President & CEO

cc: Karen Delhey

INFORMATION ONLY

RECEIVED BY
JUN 30 2020
CITY CLERK'S OFFICE
CITY OF BIRMINGHAM

STATE OF MICHIGAN
BEFORE THE MICHIGAN PUBLIC SERVICE COMMISSION
NOTICE OF HEARING
FOR THE ELECTRIC & GAS CUSTOMERS OF
CONSUMERS ENERGY COMPANY
CASE NO. U-20702

- Consumers Energy Company requests Michigan Public Service Commission's approval for authority to reconcile its 2019 Energy Waste Reduction plan costs associated with the plan approved in Case No. U-18261.

- The information below describes how a person may participate in this case.

- You may call or write Consumers Energy Company, One Energy Plaza, Jackson, MI 49201, 517-788-0550 for a free copy of its application. Any person may review the documents at the offices of Consumers Energy Company.

- A pre-hearing will be held:

DATE/TIME: **Wednesday, July 1, 2020 at 10:30 AM**

BEFORE: **Administrative Law Judge Kandra Robbins**

LOCATION: Michigan Public Service Commission
7109 West Saginaw Highway
Lansing, Michigan 48917

PARTICIPATION: Any interested person may attend and participate. The hearing site is accessible, including handicapped parking. Persons needing any accommodation to participate should contact the Commission's Executive Secretary at (517) 284-8090 in advance to request mobility, visual, hearing or other assistance.

The Michigan Public Service Commission (Commission) will hold a pre-hearing to consider Consumers Energy Company's (Consumers Energy) June 1, 2020 application requesting approval to: 1) reconcile its 2019 Energy Waste Reduction (EWR) plan costs; 2) approve the collection of a financial performance incentive payment for both the natural gas and electric EWR plan; 3) approve the conversion of 63,715 EWR Credits into Renewable Energy Credits in 2019 for use in meeting Consumers Energy's renewable energy requirements under Act 295; and 4) other relief.

INFORMATION ONLY

All documents filed in this case shall be submitted electronically through the Commission's E-Dockets website at: michigan.gov/mpscedockets. Requirements and instructions for filing can be found in the User Manual on the E-Dockets help page. Documents may also be submitted, in Word or PDF format, as an attachment to an email sent to: mpscedockets@michigan.gov. If you require assistance prior to e-filing, contact Commission staff at (517) 284-8090 or by email at: mpscedockets@michigan.gov.

Any person wishing to intervene and become a party to the case shall electronically file a petition to intervene with this Commission by June 24, 2020. (Interested persons may elect to file using the traditional paper format.) The proof of service shall indicate service upon Consumers Energy's Legal Department – Regulatory Group, One Energy Plaza, Jackson, MI 49201.

Any person wishing to appear at the hearing to make a statement of position without becoming a party to the case may participate by filing an appearance. To file an appearance, the individual must attend the hearing and advise the presiding administrative law judge of his or her wish to make a statement of position. All information submitted to the Commission in this matter becomes public information, thus available on the Michigan Public Service Commission's website, and subject to disclosure. Please do not include information you wish to remain private.

Requests for adjournment must be made pursuant to Michigan Office of Administrative Hearings and Rules R 792.10422 and R 792.10432. Requests for further information on adjournment should be directed to (517) 284-8130.

A copy of Consumers Energy Company's application may be reviewed on the Commission's website at: michigan.gov/mpscedockets, and at the office of Consumers Energy Company. For more information on how to participate in a case, you may contact the Commission at the above address or by telephone at (517) 284-8090.

Jurisdiction is pursuant to 1909 PA 106, as amended, MCL 460.551 et seq.; 1909 PA 300, as amended, MCL 462.2 et seq.; 1919 PA 419, as amended, MCL 460.54 et seq.; 1939 PA 3, as amended, MCL 460.1 et seq.; 1969 PA 306, as amended, MCL 24.201 et seq.; 2008 PA 295, as amended, MCL 460.1001 et seq., and Parts 1 & 4 of the Michigan Office of Administrative Hearings and Rules, Mich. Admin Code, R 792.10106 and R 792.10401 through R 792.10448.

[THE MICHIGAN PUBLIC SERVICE COMMISSION MAY APPROVE, REJECT, OR AMEND PROPOSALS MADE BY CONSUMERS ENERGY.]

2006-C

RECEIVED BY
JUN 30 2020
CITY CLERK'S OFFICE
CITY OF BIRMINGHAM

CITY CLERK
CITY OF BIRMINGHAM
P.O. BOX 3001, 151 MARTIN STREET
BIRMINGHAM, MI 48012

STATE OF MICHIGAN
BEFORE THE MICHIGAN PUBLIC SERVICE COMMISSION
NOTICE OF HEARING
FOR THE ELECTRIC CUSTOMERS OF
DTE ELECTRIC COMPANY
CASE NO. U-20793

- DTE Electric Company requests Michigan Public Service Commission's approval for reconciliation of its 2019 demand response program costs.
- The information below describes how a person may participate in this case.
- You may call or write DTE Electric Company, One Energy Plaza, 570 SB, Detroit, MI 48226, (800) 477-4747 for a free copy of its application. Any person may review the documents at the offices of DTE Electric Company.
- A pre-hearing will be held:

DATE/TIME: **Thursday, July 16, 2020 at 9:30 AM**

BEFORE: **Administrative Law Judge Sharon Feldman**

LOCATION: Michigan Public Service Commission
7109 West Saginaw Highway
Lansing, Michigan 48917

PARTICIPATION: Any interested person may attend and participate. The hearing site is accessible, including handicapped parking. Persons needing any accommodation to participate should contact the Commission's Executive Secretary at (517) 284-8090 in advance to request mobility, visual, hearing or other assistance.

The Michigan Public Service Commission (Commission) will hold a pre-hearing to consider DTE Electric Company's (DTE Electric) June 1, 2020 application requesting the

INFORMATION ONLY

Commission to approve: 1) the reconciliation of DTE Electric's Demand Response (DR) program costs for 2019; 2) DTE Electric's 2019 DR reconciliation of actual capital expenditures in the amount of $14,436,587, which is $701,494 higher than $13,735,093 amount authorized by the Commission and the actual Operation & Maintenance expense in the amount of $405,022, which is $59,066 higher than the amount authorized by the Commission; 3) DTE Electric's proposal for the adoption of a financial incentive mechanism for the current and future investment in its DR portfolio; 4) DTE Electric's incremental expenditures in DR programs and pilots for the years 2020 – 2022; and 5) any other proposal discussed by Mr. DeKimpe, Mr. Farrell, and Mr. Goyanes in their respective testimonies.

All documents filed in this case shall be submitted electronically through the Commission's E-Dockets website at: michigan.gov/mpscedockets. Requirements and instructions for filing can be found in the User Manual on the E-Dockets help page. Documents may also be submitted, in Word or PDF format, as an attachment to an email sent to: mpscedockets@michigan.gov. If you require assistance prior to e-filing, contact Commission staff at (517) 284-8090 or by email at: mpscedockets@michigan.gov.

Any person wishing to intervene and become a party to the case shall electronically file a petition to intervene with this Commission by July 9, 2020. (Interested persons may elect to file using the traditional paper format.) The proof of service shall indicate service upon DTE Electric Company's attorney, David S. Maquera, One Energy Plaza, Detroit, MI 48226.

Any person wishing to appear at the hearing to make a statement of position without becoming a party to the case may participate by filing an appearance. To file an appearance, the individual must attend the hearing and advise the presiding administrative law judge of his or her wish to make a statement of position. All information submitted to the Commission in this matter becomes public information, thus available on the Michigan Public Service Commission's website, and subject to disclosure. Please do not include information you wish to remain private.

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A copy of DTE Electric Company's application may be reviewed on the Commission's website at: michigan.gov/mpscedockets, and at the office of DTE Electric Company. For more information on how to participate in a case, you may contact the Commission at the above address or by telephone at (517) 284-8090.

Jurisdiction is pursuant to 1909 PA 106, as amended, MCL 460.551 et seq.; 1919 PA 419, as amended, MCL 460.54 et seq.; 1939 PA 3, as amended, MCL 460.1 et seq.; 1969 PA 306, as amended, MCL 24.201 et seq.; and Parts 1 & 4 of the Michigan Office of Administrative Hearings and Rules, Mich. Admin Code, R 792.10106 and R 792.10401 through R 792.10448.