

CITY OF ANN ARBOR  
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SANDRA SORINI ELSER  
SSORINI@BODMANLLP.COM  
734-930-2495

November 10, 2008

BODMAN LLP  
SUITE 400  
401 EAST LIBERTY  
ANN ARBOR, MICHIGAN 48104  
734-930-2494 FAX  
734-761-3780

**CERTIFIED MAIL RETURN RECEIPT REQUESTED**

City of Ann Arbor  
City Clerk's Office  
2nd floor, City Hall  
100 N. Fifth Ave.  
Ann Arbor, MI 48104

Michigan Department of Transportation  
425 W. Ottawa St.  
P.O. Box 30050  
Lansing, Michigan 48909

Washtenaw County Drain  
Commissioner  
705 N. Zeeb Road  
P.O. Box 8645  
Ann Arbor, MI 48107

Michigan Department of Environmental  
Quality  
On-Site Wastewater Unit  
Water Bureau  
P.O. Box 30273  
Lansing, Michigan 48909-7773

Washtenaw County Road Commission  
555 N. Zeeb Road  
Ann Arbor, Michigan 48103

Washtenaw County Administrator  
220 N. Main  
P.O. Box 8645  
Ann Arbor, MI 48107

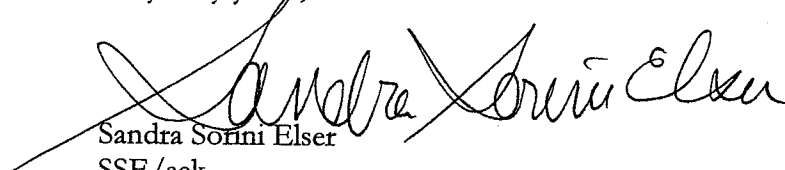
Re: Geddes Heights 1 Condominiums and Geddes Heights 2 Condominiums in  
the City of Ann Arbor, Washtenaw County, Michigan

Dear Sir or Madam:

Pursuant to the Michigan Condominium Act, I enclose Notices of Intent to  
Establish two Condominium Projects with respect to property located in the City of  
Ann Arbor, Washtenaw County, Michigan.

If you have questions about the content of these Notices, please contact me.

Very truly yours,

  
Sandra Sorini Elser  
SSE/sek  
Enclosures

cc: Tom Fitzsimmons (w/enc)  
Greg Ottaviani, American Title Co. of Washtenaw (w/enc.) via email  
Harvey W. Berman (w/enc)



**Michigan Department of Environmental Quality  
Water Bureau**

**NOTICE OF INTENT TO ESTABLISH CONDOMINIUM PROJECT**

Issued under authority of Public Act 59 of 1978, as Amended, Section 71

"Sec. 71. Not less than 10 days before taking reservations under a preliminary reservation agreement for a unit in a condominium project, recording a master deed for a project, or beginning construction of a project which is intended to be a condominium project at the time construction is begun, whichever is earliest, a written notice of proposed action shall be provided to each of the following:

- (a) The appropriate city, village, township, or county.
- (b) The appropriate county road commission and county drain commissioner.
- (c) The department of environmental quality.
- (d) The state transportation department."

The following request for information is intended to facilitate developer notification of proposed action to the Michigan Department of Environmental Quality. The completed form should be returned to:

On-Site Wastewater Unit  
Water Bureau  
Michigan Department of Environmental Quality  
P.O. Box 30273  
Lansing, Michigan 48909-7773

1. Project name: Geddes Heights 2 Condominiums County: WASHTENAW

2. The number of units: 2

3. Name and address of developer:

HURON DEVELOPMENT ASSOCIATES, L.L.C  
408 N. First Street  
Ann Arbor, Michigan 48104

4. Name and address of firm preparing the condominium subdivision plan:

KEM-TEC & ASSOCIATES  
22556 Gratiot Avenue  
Eastpointe, Michigan 48021

5. Legal description of property:  
SEE ATTACHED EXHIBIT A

6. Water systems:

- A. The owner/ developer will construct a public water system to serve this project?  
Yes \_\_\_ No X
- B. If yes, will the water system serve more than 25 people or have more than 15 service connections? Yes \_\_\_ No \_\_\_ N/A
- C. If yes, has the owner/ developer obtained the necessary construction permit from the Department of Environmental Quality? Yes \_\_\_ No \_\_\_  
Permit Number W N/A
- D. This project will connect to an existing water main that is part of a municipal water system and no new water main extension is required. Yes X No \_\_\_  
Governmental Entity City of Ann Arbor
- E. Is an extension of an existing municipal water system needed to serve the project? Yes \_\_\_ No X
- F. If yes, has the municipality obtained a construction permit from the Department of Environmental Quality? Yes \_\_\_ No \_\_\_  
Permit Number W/N/A

7. Individual on-site sewage disposal systems and/or individual wells:

In accordance with Section 71(a) of the Condominium Act, if public water and public sewers are not available and it is intended that the project will be served by individual on-site sewage disposal systems and/or individual wells, the developer shall submit three copies of the condominium subdivision plan to the Department of Environmental Quality or local health department that elects to maintain jurisdiction.

- A. Project is intended to be served by individual on-site sewage disposal systems for each unit? Yes \_\_\_ No X
- B. Project is intended to be served by individual wells for each unit?  
Yes \_\_\_ No X
- C. Date on which required plans will be filed with the Department of Environmental Quality or local health department that elects to maintain jurisdiction.  
Date: N/A

Dated: 11-10 2008

By: 

(Signature)  
Thomas R. Fitzsimmons, Member and Manager  
(printed name and title)

HURON DEVELOPMENT ASSOCIATES, L.L.C.

EXHIBIT A  
Legal Description  
(Geddes Heights 2 Condominiums)

LAND IN THE CITY OF ANN ARBOR, COUNTY OF WASHTENAW, MICHIGAN,  
DESCRIBED AS:

PARCEL B:

THAT PART OF LOT 1 ASSESSOR'S PLAT NO. 18 IN THE CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN, AS RECORDED IN LIBER 9 OF PLATS, PAGE 2, WASHTENAW COUNTY RECORDS, DESCRIBED AS: COMMENCING AT THE NORTHWEST CORNER OF LOT 1, THENCE SOUTH 00°19'10" EASTERLY ALONG WESTERLY LINE OF LOT 1, 126.56 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID LINE SOUTH 00°19'10" EAST 126.00 FEET; THENCE NORTH 89°40'30" EAST 73.00 FEET; THENCE NORTH 00°19'00" WEST 126.00 FEET; THENCE SOUTH 89°40'30' WEST 73.00 FEET TO THE POINT OF BEGINNING, BEING PART OF LOT 1, ASSESSOR'S PLAT NO. 18.

TOGETHER WITH AND SUBJECT TO A 30 FOOT WIDE INGRESS, EGRESS AND UTILITY EASEMENT DESCRIBED AS FOLLOWS:

THAT PART OF LOT 1 ASSESSOR'S PLAT NO. 18 IN THE CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN, AS RECORDED IN LIBER 9 OF PLATS, PAGE 2, WASHTENAW COUNTY RECORDS, DESCRIBED AS: COMMENCING AT THE NORTHWEST CORNER OF LOT 1, THENCE SOUTH 78°06'00" EAST 89.18 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00°19'00" EAST 107.67 FEET; THENCE SOUTH 89°40'30" WEST 14.16 FEET; THENCE SOUTH 00°19'00" EAST 30.00 FEET; THENCE NORTH 89°40'30" EAST 44.16 FEET; THENCE NORTH 00°19'00" WEST 131.17 FEET TO THE NORTHERLY LINE OF LOT 1; THENCE NORTH 78°06'00" WEST 30.70 FEET TO THE POINT OF BEGINNING, BEING PART OF LOT 1, ASSESSOR'S PLAT NO. 18.



**Michigan Department of Environmental Quality  
Water Bureau**

**NOTICE OF INTENT TO ESTABLISH CONDOMINIUM PROJECT**

Issued under authority of Public Act 59 of 1978, as Amended, Section 71

"Sec. 71. Not less than 10 days before taking reservations under a preliminary reservation agreement for a unit in a condominium project, recording a master deed for a project, or beginning construction of a project which is intended to be a condominium project at the time construction is begun, whichever is earliest, a written notice of proposed action shall be provided to each of the following:

- (a) The appropriate city, village, township, or county.
- (b) The appropriate county road commission and county drain commissioner.
- (c) The department of environmental quality.
- (d) The state transportation department."

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On-Site Wastewater Unit  
Water Bureau  
Michigan Department of Environmental Quality  
P.O. Box 30273  
Lansing, Michigan 48909-7773

1. Project name: Geddes Heights 1 Condominiums County: WASHTENAW

2. The number of units: 2

3. Name and address of developer:

Huron Development Associates, L.L.C.  
408 N. First Street  
Ann Arbor, Michigan 48104

4. Name and address of firm preparing the condominium subdivision plan:

Kem-Tec & Associates  
22556 Gratiot Avenue  
Eastpointe, Michigan 48021

5. Legal description of property:  
SEE ATTACHED EXHIBIT A

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6. Water systems:

- A. The owner/ developer will construct a public water system to serve this project?  
Yes \_\_\_ No X
- B. If yes, will the water system serve more than 25 people or have more than 15 service connections? Yes \_\_\_ No \_\_\_ N/A
- C. If yes, has the owner/ developer obtained the necessary construction permit from the Department of Environmental Quality? Yes \_\_\_ No \_\_\_  
Permit Number W N/A
- D. This project will connect to an existing water main that is part of a municipal water system and no new water main extension is required. Yes X No \_\_\_  
Governmental Entity City of Ann Arbor
- E. Is an extension of an existing municipal water system needed to serve the project? Yes \_\_\_ No X
- F. If yes, has the municipality obtained a construction permit from the Department of Environmental Quality? Yes \_\_\_ No \_\_\_  
Permit Number W/N/A

7. Individual on-site sewage disposal systems and/or individual wells:

In accordance with Section 71(a) of the Condominium Act, if public water and public sewers are not available and it is intended that the project will be served by individual on-site sewage disposal systems and/or individual wells, the developer shall submit three copies of the condominium subdivision plan to the Department of Environmental Quality or local health department that elects to maintain jurisdiction.

- A. Project is intended to be served by individual on-site sewage disposal systems for each unit? Yes \_\_\_ No X
- B. Project is intended to be served by individual wells for each unit?  
Yes \_\_\_ No X
- C. Date on which required plans will be filed with the Department of Environmental Quality or local health department that elects to maintain jurisdiction.  
Date: N/A

Dated: 11-10 2008

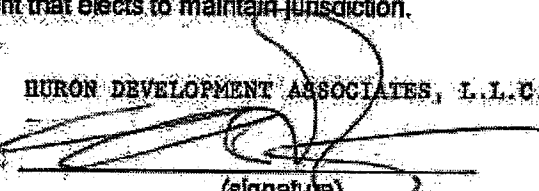
HURON DEVELOPMENT ASSOCIATES, L.L.C.  
By:   
(signature)  
Thomas R. Fitzsimmons, Member and Manager  
(printed name and title)

EXHIBIT A  
Legal Description  
(Geddes Heights 1 Condominiums)

LAND IN THE CITY OF ANN ARBOR, COUNTY OF WASHTENAW, MICHIGAN,  
DESCRIBED AS:

PARCEL C:

THAT PART OF LOT 1 ASSESSOR'S PLAT NO. 18 IN THE CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN, AS RECORDED IN LIBER 9 OF PLATS, PAGE 2, WASHTENAW COUNTY RECORDS, DESCRIBED AS: BEGINNING AT THE NORTHWEST CORNER OF LOT 1, THENCE SOUTH 00°19'10" EASTERLY ALONG WESTERLY LINE OF LOT 1, 126.56 FEET; THENCE NORTH 89°40'30" EAST 86.16 FEET; THENCE NORTH 00°19'00" WEST 107.67 FEET TO THE NORTHERLY LINE OF LOT 1; THENCE NORTH 78°06'00" WEST 89.18 FEET TO THE POINT OF BEGINNING, BEING PART OF LOT 1, ASSESSOR'S PLAT NO. 18.

TOGETHER WITH AND SUBJECT TO A 30 FOOT WIDE INGRESS, EGRESS AND UTILITY EASEMENT DESCRIBED AS FOLLOWS:

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