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LEGAL NOTICES

All real estate advertised herein is subject to the Federal Fair Housing Act, which makes it illegal to advertise any preference, limitation, or discrimination based on race, color, religion, sex, handicap, familial status, or national origin, or intention to make any such preference, limitation, or discrimination.

We will not knowingly accept any advertising for real estate which is in violation of the law. All persons are hereby informed that all dwellings advertised are available on an equal opportunity basis.

EQUAL HOUSING LENDER

LEGAL NOTICE DEADLINE

12:00 noon Tuesday for Thursday's newspaper.

This pertains to both notices and cancellations.

email notices to:
outcountynotices@legalnews.com

First Insertion

CHARTER TOWNSHIP OF YPSILANTI NOTICE OF PUBLIC HEARING ZONING BOARD OF APPEALS REQUEST

Take notice that the following variance request has been filed with the Charter Township of Ypsilanti Zoning Board of Appeals pursuant to Section 1704 of the Township Zoning Ordinance:

Applicant: Charles Paisley of UPH Ypsilanti Property LLC

Location: 1410 S. Huron Street, Ypsilanti, MI 48197

Parcel ID: K-11-38-280-018

Request: Article 5 – Form-Based Districts of the Township Zoning Ordinance to allow the construction of a drive-thru restaurant that exceeds the minimum setback (Sec. 503 – Standards) and minimum window transparency limits (Sec. 507 – Design Standards).

The Zoning Board of Appeals invites the public to attend a public hearing on this application to be held on **Wednesday, April 2nd, 2025**, at approximately 6:30 P.M. in the Civic Center Board Room (7200 S. Huron River Drive) to comment on or raise objections, if any, to this petition.

If you need any assistance due to a disability, please contact the Planning Department at least 48 hours in advance of the meeting at planning@ypsitownship.org or (734) 544-4000 ext. 1.

The variance request files are available for inspection at the Civic Center in the Office of Community Standards or by calling (734) 544-4000 ext. 1 for more information.

Please address written comments to Ypsilanti Township Zoning Board of Appeals, 7200 S. Huron River Drive, Ypsilanti, MI 48197 or email to planning@ypsitownship.org.

(03-13)

PUBLICATION OF NOTICE OF HEARING REGARDING PETITION FOR NAME CHANGE CASE NO. and JUDGE 25-000055-NC Judge Julia B. Owdziej

STATE OF MICHIGAN, 22nd Judicial Circuit - Family Division, Washtenaw County, 101 E. Huron St., Ann Arbor, MI 48107-8645; (734) 222-3270

In the Matter of

JOSEPH RICHARD HAFELE

TO ALL INTERESTED PERSONS including: whose address(es) is/are unknown, and whose interest in the matter may be barred or affected by the following:

TAKE NOTICE: Joseph Richard Hafele has filed a petition for name change.

A name change hearing will be held on **April 4, 2025** at 9:00 A.M. online (Zoom) Conference Call before Judge Julia B. Owdziej to change the name of Joseph Richard Hafele to Joseph James Lovelace.

(03-13)

CHARTER TOWNSHIP OF YPSILANTI NOTICE OF PUBLIC HEARING ZONING BOARD OF APPEALS REQUEST

Take notice that the following variance request has been filed with the Charter Township of Ypsilanti Zoning Board of Appeals pursuant to Section 1704 of the Township Zoning Ordinance: Applicant: A1 Signs and Graphics

Location: 1900 Packard Road, Ypsilanti, MI 48197

Parcel ID: K-11-06-479-007

Request: Article 15 – Sec. 1509.6 – Permitted Signs in Form-Based Districts of the Township Zoning Ordinance, to allow the construction of a ground sign that exceeds the permitted height and size limits.

The Zoning Board of Appeals invites the public to attend a public hearing on this application to be held on **Wednesday, April 2nd, 2025**, at approximately 6:30 P.M. in the Civic Center Board Room (7200 S. Huron River Drive) to comment on or raise objections, if any, to this petition.

If you need any assistance due to a disability, please contact the Planning Department at least 48 hours in advance of the meeting at planning@ypsitownship.org or (734) 544-4000 ext. 1.

The variance request files are available for inspection at the Civic Center in the Office of Community Standards or by calling (734) 544-4000 ext. 1 for more information.

Please address written comments to Ypsilanti Township Zoning Board of Appeals, 7200 S. Huron River Drive, Ypsilanti, MI 48197 or email to planning@ypsitownship.org.

(03-13)

ANN ARBOR CITY APPROVAL NOTICE ORDINANCE NO. ORD-25-02 DEXTER-SEYBOLD PARK REZONING (2570, 2576, AND 2582 DEXTER ROAD)

AN ORDINANCE TO AMEND THE ZONING MAP, SECTION 5.10.2 OF CHAPTER 55 OF TITLE V OF THE CODE OF THE CITY OF ANN ARBOR – 2570, 2576, AND 2582 DEXTER ROAD

The City of Ann Arbor ordains: Section 1.

THE ZONING MAP, which, by Section 5.10.2 of Chapter 55 of Title V of the Code of the City of Ann Arbor is made a part of said Chapter 55, shall be so amended as to designate the zoning classification of property described as follows:

LOT 250 SCIOTO HILLS NUMBER ONE AS RECORDED IN LIBER 8 OF PLATS, PAGE 30, WASHTENAW COUNTY RECORDS LOT 251 SCIOTO HILLS NUMBER ONE AS RECORDED IN LIBER 8 OF PLATS, PAGE 30, WASHTENAW COUNTY RECORDS LOT 252 SCIOTO HILLS NUMBER ONE AS RECORDED IN LIBER 8 OF PLATS, PAGE 30, WASHTENAW COUNTY RECORDS in the City of Ann Arbor, Washtenaw County, Michigan as PL Public Land.

Section 2.

This ordinance shall take effect and be in force on and after ten days from legal publication. I hereby certify that the foregoing ordinance was adopted by the Council of the City of Ann Arbor, Michigan, at its regular session of March 3, 2025.

Jacqueline Beaudry, Ann Arbor City Clerk

Christopher Taylor, Mayor of the City of Ann Arbor

(03-13)

ANN ARBOR CITY NOTICE OF PUBLIC HEARING

The Ann Arbor City Council will conduct a public hearings at 7:00 p.m., Monday, April 7, 2025, in the City Hall Council Chamber, 2nd floor of the Guy C. Larcom, Jr. Municipal Building, 301 E. Huron Street, Ann Arbor, to hear all those interested in the following:

1. An Ordinance to Amend Sections 5.32.2 of Chapter 55 (Unified Development Code) of Title V of the Code of the City of Ann Arbor (Nonconforming Structure) (ORD-25-05) Public comment will also be available via telephone if you do not wish to attend in person.

Please note it is possible that telephone public comment may encounter technical difficulties that prevent your participation.

To guarantee your comments are received, you must submit them in writing ahead of the meeting or attend in person.

Telephone comments may be made during the public comment portion of the meeting by calling the following number 877-856-5247 and entering the meeting ID: 942 1273 2148.

Copies of the proposal that is the subject of this hearing will be linked in the agenda for this meeting when it is published at <https://a2gov.legistar.com/Calendar.aspx>.

Questions concerning the public hearing may be directed to the City Clerk's Office by emailing the City Clerk at cityclerk@a2gov.org or calling (734) 794-6140.

Questions concerning the planning proposal may be directed to the Planning and Development Services Unit at (734) 794-6265.

Written comments may be submitted until 4pm on the day of the meeting using the City's eComment system, which will be available alongside the agenda when it is published at <http://a2gov.legistar.com/Calendar.aspx>.

Jacqueline Beaudry, Ann Arbor City Clerk

(03-13)

NOTICE OF REGISTRATION for the ELECTION TO BE HELD ON TUESDAY, MAY 6, 2025 SCIO TOWNSHIP, MICHIGAN

TO THE QUALIFIED ELECTORS OF SCIO TOWNSHIP:

PLEASE TAKE NOTICE that any qualified elector of Scio Township who is not already registered may register to vote at the office of the Township Clerk; the office of the County Clerk; a Secretary of State branch office, or other designated state agency. Registration forms can be obtained at mi.gov/vote and mailed or dropped off to the Township Clerk.

Voters who are already registered may update their registration at mi.gov/vote, or come into Township Hall to do so.

The last day to register in any manner other than in-person with the Scio Township Clerk is **Monday, April 21, 2025 at 4:00pm**. Starting April 22, 2025, anyone who qualifies as an elector may register to vote in person with proof of residency (MCL 168.492) at the Scio Township Clerk's office, located at 827 N. Zeeb Road, Ann Arbor, MI 48103, up to and including on Election Day.

Regular hours: Monday through Friday from 8:00 a.m. to 4:00 p.m. Additional hours: Saturday, May 3, 2025 9:00 a.m. to 4:00 p.m. Sunday, May 4, 2025 9:00 a.m. to 4:00 p.m. Election Day hours: Tuesday, May 6, 2025 7:00 a.m. to 8:00 p.m.

Nine days of early voting will not be offered for this Special Election.

The May 6, 2025 Special Election will be held for the purpose of:

DEXTER COMMUNITY SCHOOLS-1 PROPOSAL SCHOOL IMPROVEMENT BOND PROPOSITION

Shall the Dexter Community Schools, Counties of Washtenaw and Livingston, State of Michigan, borrow the principal sum of not to exceed Two Hundred Forty-One Million Eight Hundred Sixty-Five Thousand Dollars (\$241,865,000) and issue its unlimited tax general obligation bonds, in one or more series, to pay the cost of the following projects to create a modern learning environment for students and for health, safety, security, energy conservation and other purposes:

- Erecting additions to school buildings and other facilities and remodeling, equipping and reequipping, furnishing and refurbishing school buildings, additions, playgrounds, athletic fields and facilities and other facilities, including for secure entryways, modernizing instructional, fine arts, theater, music, weight and fitness spaces;
- Erecting, equipping and furnishing school facilities, athletic and other facilities, including for an indoor athletic facility and maintenance building;
- Acquiring, preparing, developing and improving sites for school buildings, including athletic fields, playgrounds and other facilities and the purchase of school buses;
- Acquiring and installing technology equipment and technology infrastructure, in school buildings and other facilities?

The annual debt millage required to retire all bonds of the School District currently outstanding and proposed pursuant to this ballot is expected to remain at or below 8.5 mills which is an estimated -0- mill increase from the debt millage levied in 2024.

The estimated millage that will be levied to pay the proposed bonds in the first year is 1.55 mills (\$1.55 per \$1,000 of taxable value) and the estimated simple average annual millage that will be required to retire each series of the bonds is 4.18 mills annually (\$4.18 per \$1,000 of taxable value). The maximum number of years the bonds may be outstanding, exclusive of refunding, is not more than thirty (30) years.

If approved by the voters, the repayment of the bonds will be guaranteed by the State under the School Bond Qualification and Loan Program (the "Program").

The School District currently has \$77,320,000 of qualified bonds outstanding and \$651,119 of qualified loans outstanding under the Program. The School District expects to borrow from the Program to pay debt service on these bonds.

The estimated total principal amount of the additional borrowing is \$6,687,504 and the estimated total interest thereon is \$1,686,616. The estimated duration of the millage levy associated with that borrowing is 9 years.

The estimated computed millage rate required to be levied to pay the proposed bonds may change in the future based on changes in certain circumstances.

(Pursuant to State law, expenditure of bond proceeds must be audited, and the proceeds cannot be used for teacher, administrator or employee salaries, repair or maintenance costs or other operating expenses.)

A sample ballot may be viewed at mi.gov/vote or at the Scio Township Clerk's Office. Absent Voter ballots are available for all elections.

Any registered voter may obtain an application for an Absent Voter ballot from the Scio Township Clerk's Office, or online at the Michigan Voter Information Center at mi.gov/vote. Voters with disabilities may request an accessible absent voter ballot there online.

The polling location is accessible for voters with disabilities. Voting instructions will be available in audio format and in Braille. A Voter Accessibility Terminal (VAT) will be available for use by any voter at the Clerk's office prior to Election Day, or at the Polling Place on Election Day.

Jessica M. Flintoft Scio Township Clerk 827 N. Zeeb Road Ann Arbor, MI 48103 (734) 369-9400 clerk@sciotownship.org

Posted: March 7, 2025

(03-13)

NOTICE OF SPECIAL ELECTION SCIO TOWNSHIP, MICHIGAN TUESDAY, MAY 6, 2025

TO THE QUALIFIED ELECTORS OF SCIO TOWNSHIP: NOTICE IS HEREBY GIVEN THAT AN ELECTION WILL BE HELD IN SCIO TOWNSHIP ON **TUESDAY, MAY 6, 2025**.

THIS SPECIAL ELECTION IS ONLY FOR DEXTER SCHOOLS VOTERS.

EARLY IN-PERSON VOTING WILL NOT BE OFFERED THIS SPECIAL ELECTION.

On ELECTION DAY TUESDAY, MAY 6, 2025 the POLLS WILL BE OPEN FROM 7:00 A.M. TO 8:00 P.M. AT THE FOLLLOWING POLLING

LOCATION: Precinct 2: Kiwanis Club, 100 N. Staebler Road

PLEASE TAKE NOTICE: The November 6, 2025 Special Election will be held for the purpose of DEXTER COUMMUNITY SCHOOLS-1 PROPOSAL Shall the Dexter Community Schools, Counties of Washtenaw and Livingston, State of Michigan, borrow the principal sum of not to exceed Two Hundred Forty-One Million Eight Hundred Sixty-Five Thousand Dollars (\$241,865,000) and issue its unlimited tax general obligation bonds, in one or more series, to pay the cost of the following projects to create a modern learning environment for students and for health, safety, security, energy conservation and other purposes:

- Erecting additions to school buildings and other facilities and remodeling, equipping and reequipping, furnishing and refurbishing school buildings, additions, playgrounds, athletic fields and facilities and other facilities, including for secure entryways, modernizing instructional, fine arts, theater, music, weight and fitness spaces;
- Erecting, equipping and furnishing school facilities, athletic and other facilities, including for an indoor athletic facility and maintenance building;
- Acquiring, preparing, developing and improving sites for school buildings, including athletic fields, playgrounds and other facilities and the purchase of school buses;
- Acquiring and installing technology equipment and technology infrastructure, in school buildings and other facilities?

The annual debt millage required to retire all bonds of the School District currently outstanding and proposed pursuant to this ballot is expected to remain at or below 8.5 mills which is an estimated -0- mill increase from the debt millage levied in 2024.

The estimated millage that will be levied to pay the proposed bonds in the first year is 1.55 mills (\$1.55 per \$1,000 of taxable value) and the estimated simple average annual millage that will be required to retire each series of the bonds is 4.18 mills annually (\$4.18 per \$1,000 of taxable value). The maximum number of years the bonds may be outstanding, exclusive of refunding, is not more than thirty (30) years.

If approved by the voters, the repayment of the bonds will be guaranteed by the State under the School Bond Qualification and Loan Program (the "Program").

The School District currently has \$77,320,000 of qualified bonds outstanding and \$651,119 of qualified loans outstanding under the Program.

The School District expects to borrow from the Program to pay debt service on these bonds. The estimated total principal amount of the additional borrowing is \$6,687,504 and the estimated total interest thereon is \$1,686,616.

The estimated duration of the millage levy associated with that borrowing is 9 years. The estimated computed millage rate required to be levied to pay the proposed bonds may change in the future based on changes in certain circumstances.

(Pursuant to State law, expenditure of bond proceeds must be audited, and the proceeds cannot be used for teacher, administrator or employee salaries, repair or maintenance costs or other operating expenses.)

A sample ballot may be viewed at mi.gov/vote or at the Scio Township Clerk's Office.

Absent Voter ballots are available for all elections. Any registered voter may obtain an application for an Absent Voter ballot from the Scio Township Clerk's Office, or online at the Michigan Voter Information Center at mi.gov/vote. Voters with disabilities may request an accessible absent voter ballot there online. The polling location is accessible for voters with disabilities. Voting instructions will be available in audio format and in Braille.

A Voter Accessibility Terminal (VAT) will be available for use by any voter at the Clerk's office prior to Election Day, or at the Polling Place on Election Day.

Jessica M. Flintoft Scio Township Clerk 827 N. Zeeb Road Ann Arbor, MI 48013 (734) 369-9400 Clerk@ScioTownship.org

Posted: March 7, 2025

(03-13)

PUBLIC NOTICE SCIO TOWNSHIP

NOTICE IS HEREBY GIVEN that the Public Accuracy Test for the May 6, 2025 Special Election has been scheduled for **Thursday, April 3, 2025 at 10:00 am** in Meeting Hall Scio Township Hall 827 N. Zeeb Road Ann Arbor, Michigan 48103

Further, this Election Commission Meeting and Public Accuracy Test will be broadcast with remote participation for the public.

The Public Accuracy Test is conducted to demonstrate that the computer program used to tabulate the votes cast at the election meets the requirements of law.

Jessica M. Flintoft Scio Township Clerk March 7, 2025

(03-13)

Ann Arbor Area Transportation Authority

Request for Proposal (RFP) 2025-09 for Security Guard Services

AAATA seeks an experienced and qualified firm to provide comprehensive security guard services at its two transit stations, the Blake Transit Center (BTC) and the Ypsilanti Transit Center (YTC). The successful Contractor shall provide all labor, supervision, and equipment necessary for complete and efficient security guard services for

AAATA's buildings, grounds, equipment, and people in and around AAATA's facilities.

AAATA intends to award a firm fixed price contract to a single firm for a one (1) year term with four (4) one-year options.

Submittals **MUST** be uploaded by **Wednesday, April 9, 2025, by 2:00 pm EST**.

To receive a copy of the RFP, please go to www.OpenGov.com to access the web site. AAATA will not mail, email nor fax the RFP. Addenda, changes or updates to the RFP to prospective proposers or interested parties.

(03-13)

PUBLIC NOTICE YPSILANTI COMMUNITY UTILITIES AUTHORITY

Attention: Interested Parties To comply with EPA Code of Federal Regulations, 40 CFR Part 403 in the enforcement of the National Pretreatment Standards, please note the following listed industries were in significant noncompliance with applicable pretreatment standards for 2024:

SAUK TRAIL DEVELOPMENT, INC. 5011 S. Lilley Road Canton, MI 48188

MARSH PLATING CORPORTION- WILLOW RUN 2800 Tyler Road Ypsilanti., MI 48198

YAZAKI NORTH AMERICA, INC. 6801 Haggerty Road Canton, MI 48187

Luther Blackburn, Director Ypsilanti Community Utilities Authority 2777 State Road Ypsilanti, MI 48198

(03-13)

PUBLICATION OF HEARING Case No. 24-59-NA

STATE OF MICHIGAN, Judicial Circuit - Family Division, Washtenaw County

TO: Abi Nayef Bu Hassoun a/k/a Obai Bou Hassoun

IN THE MATTER OF:

ADAM NAIIF

A hearing regarding an abuse/neglect petition will be conducted by the court on **April 9, 2025** at 1:30 P.M. in Washtenaw Trial Court, 101 E. Huron, Ann Arbor, Michigan 48104 before Referee Regina Garrett Caragher.

You have the right to an attorney and the right to a trial by judge or jury.

IT IS THEREFORE ORDERED that Abi Nayef Bu Hassoun a/k/a Obai Bou Hassoun personally appear before the court at the time and place stated above.

This hearing may result in the termination of parental rights.

(03-13)

Publication Notice Safe Delivery of Newborns (MCL 712.1)

22nd Judicial Circuit Court, Family Division, Washtenaw County

TO: Birth Father and Birth Mother of Baby Doe, born on 01/23/25 and surrendered on 01/25/25 at University of Michigan Hospital in Ann Arbor, MI.

TAKE NOTICE: A hearing will be held to determine your parental rights on **3/21/2025** at 3:10PM at the Washtenaw County Probate Court, 101 East Huron St., Ann Arbor, MI, 48107.

YOU AS THE PARENTS CAN CALL CATHOLIC CHARITIES, (734)971-9781x322 OR WASHTENAW COUNTY PROBATE COURT (734) 356-0081 FOR FURTHER INFORMATION.

(03-13)

NOTICE TO CREDITORS Decedent's Estate CASE NO. and JUDGE 25-174-DE

STATE OF MICHIGAN, Probate Court, Washtenaw County, 101 E. Huron St., Room 1104, Ann Arbor, MI 48107; (734) 222-3072

Estate of

BENJAMIN ANDREY WELLS, Deceased

Date of Birth: November 21, 2000

TO ALL CREDITORS:

NOTICE TO CREDITORS: The decedent, Benjamin Andrey Wells, died January 19, 2025.

Creditors of the decedent are notified that all claims against the estate will be forever barred unless presented to Douglas Owen Wells, personal representative or to both the probate court at 101 E. Huron St., Ann Arbor, Michigan 48107 and the personal representative within 4 months after the date of publication of this notice.

Dated: March 6, 2025

DOUGLAS WELLS

Personal Representative

3055 Tamarack Lake Dr.

Pinckney, MI 48169

(248) 840-3131

Ashley Shea (P-82471)

Attorney at Law

26100 American Drive 2nd Floor

Southfield, MI 48034

(248) 595-0071

(03-13)

NOTICE TO CREDITORS OF CARRIAGE CLEANERS - YPSILANTI, L.L.C.

Notice is hereby given pursuant to Section 807 of the Michigan Limited Liability Company Act, as amended, MCL 450.4807, that Carriage Cleaners - Ypsilanti, L.L.C., a Michigan limited liability company (the "Company"), has dissolved effective on February 10, 2025.

All persons with claims against the Company are requested to present them in accordance with this notice.

Claims must be filed with the Company at the following address: 281 Seminole Road – 2nd Floor, Norton Shores, Michigan 49444, Attn: Eric R. Gielow, Esq. Each claim must include the name, telephone number, and address of the claimant; the basis for and amount of each claim (in sufficient detail to permit the

(Continued on Page 7)