

**EBY CONNER SMILLIE & BOURQUE, PLLC**

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November 10, 2016

Via electronic mail and regular mail

Brett Lenart  
City of Ann Arbor  
Planning and Development Services  
301 E. Huron Street  
Ann Arbor, MI 48107

RE: 2250 Ann Arbor-Saline Road  
File No. SP14-023

Dear Mr. Lenart:

I represent the owner of 2250 Ann Arbor-Saline Road. We are submitting this letter as the first step in amending the application for rezoning of the above property to R4B to request conditional zoning of the project.

At this time we would like to submit the following conditions to its rezoning application pursuant to MCLA 125.3405:

1. Petitioner shall not install any vehicle access, whether emergency access or otherwise, to connect the property to Lambeth Drive without City Council approval.
2. Petitioner shall enter into an agreement with the CITY and to grant an easement to the CITY for the use of up to 72% of the capacity of the storm-water management system (112,933 cubic feet of 158,870 cubic feet of the detention basin) on the property for a regional detention basin to provide storm water detention for the surrounding area.
3. The easement shall allow the CITY to construct the detention basin at any time and charge Petitioner for 28% of the construction costs in the event the CITY wishes to construct the detention basin before Petitioner is willing and able to construct it. Petitioner agrees to permit CITY any access to the property needed to construct the Detention Basin if CITY elects to construct the Detention Basin under this paragraph. .

We respectfully request that Council keep the timing of the application and continue to move forward so that the process of approving the amend application can be completed by the December 5, 2016 Council meeting.


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& BOURQUE, PLLC



Thomas B. Bourque

TBB\sf  
cc: Kevin McDonald

Please be advised that Thomas B. Bourque is the attorney for Mirafzali Family, LLC and has been given full authority to sign, on behalf of Mirafzali Family, LLC, the above letter for the property at 2250 Ann Arbor Saline Road in the City of Ann Arbor.

BY:   
Mirafzali Family, LLC.  
Hamid Mirafzali, Member  
Owner 2250 Ann Arbor Saline Road  
Ann Arbor, MI 48104

Date: 11/10/16