



STATE OF MICHIGAN
JOCELYN BENSON, SECRETARY OF STATE
DEPARTMENT OF STATE
LANSING

Jacqueline Beaudry
Clerk
301 E. HURON ST.
Ann Arbor MI 48109

RE: Annexation of Property - **LeGASSICK - 3701 & 3713 RIVERSIDE DR. (L-76)**

Dear Jacqueline Beaudry

This letter serves to acknowledge the Office of the Great Seal's receipt on 2/27/2024, of the filing of the annexation pursuant to Act 279 of 1909, Mutual consent or Vacant city owned as amended, from Ann Arbor Township to Ann Arbor City. The receipt date is the effective date of this boundary change. This filing is designated as Job Number 24-003.

All property descriptions for any boundary changes are reviewed by the Michigan Department of Transportation (MDOT), and then published annually in the Michigan Public and Local Acts manual. If any property description is found inaccurate by MDOT, this office will contact you at that time and request a corrected description, which will not impact the effective date of the boundary change.

*****No further acknowledgment will be sent*****

Sincerely,

Mark D Diljak, Analyst
Bureau of Elections/Office of the Great Seal
Telephone: (517)241-1832

cc: Ann Arbor Township Clerk
Washtenaw County Clerk
Michigan Department of Labor and Economic Growth,
State Boundary Commission/Office of Land Survey and
Remonumentation
Michigan Department of Technology Management and
Budget, Center for Shared Solutions Technology
Partnerships
Michigan Department of Treasury, Office of Revenue and
Tax Analysis
Michigan Department of Transportation, Bureau of
Transportation Planning
U.S. Bureau of the Census
Office of the Great Seal Job Number 24-003

Record of Proceedings filed in the Office of the Secretary of State

2/27/2024



STATE OF MICHIGAN
JOCELYN BENSON, SECRETARY OF STATE
DEPARTMENT OF STATE
LANSING

JOB REPORT

Annexation: 24-003 **LeGASSICK -
3701 & 3713 RIVERSIDE DR (L-76)**

Statute: Act 279 of 1909, Mutual
consent or Vacant city owned

Municipality: Ann Arbor City

Township: Ann Arbor Township

County: Washtenaw

Property: 24-003 Ann Arbor to Ann Arbor

Sent to MDOT: 2/27/2024

Record of Proceedings filed in the Office of the Secretary of State

2/27/2024



STATE OF MICHIGAN
JOCELYN BENSON, SECRETARY OF STATE
DEPARTMENT OF STATE
LANSING

Job Number: 24-003

Townships

Washtenaw County

In the matter of the annexation of a certain property located in Ann Arbor Township to Ann Arbor City. Conditionally transferred in accordance with the provisions of Act 279 of 1909, Mutual consent or Vacant city owned, as amended the following described property:

Parcel ID # I -09-35-426-004 and -005 (3701 and 3713 Riverside Dr, Ann Arbor, MI 48105)

*OLD SID - I 09-250-082-00 AA 60-80 LOT 98 WASHTENAW HILLS ESTATES
NUMBER ONE.

And

*OLD SID - I 09-250-110-00 AA 60-108 LOT 126 WASHTENAW HILLS ESTATES
NUMBER ONE.



CITY OF ANN ARBOR, MICHIGAN

301 E. Huron Street, P.O. Box 8647, Ann Arbor, Michigan 48107-8647
Phone (734)794-6140 Fax (734)994-8296 E-Mail: cityclerk@a2gov.org
www.a2gov.org

City Clerk

January 10, 2024

Office of the Great Seal
Michigan Department of State
717 Allegan St.
Lansing, MI 48918-1750

RE: Annexation from Ann Arbor Township (LeGassick Annexation)
(City Annexation File No. L-76)

To Whom It May Concern:

Enclosed is a certified copy of the annexation resolution adopted by the Ann Arbor City Council at its regular session of October 16, 2023, relative to the LeGassick property, 0.65 acres, located at 3701 Riverside Drive, 3713 Riverside Drive, in Ann Arbor Township. Submitted with the City resolution is a copy of the township resolution and the petition for the annexation, both containing property descriptions. Please note that the City of Ann Arbor utilizes the acre totals on the plats as recorded in Washtenaw County Records and verified by the city surveyor.

Sincerely,

Jacqueline Beaudry
City Clerk

JB/rr

Encl: City Council resolution, Township resolution, Property Owner petition, map

cc: Lawrence Kestenbaum, Washtenaw County Clerk/Register



City of Ann Arbor

301 E. Huron St.
Ann Arbor, MI 48104
<http://a2gov.legistar.com/Calendar.aspx>

Certified Copy

Resolution/Public Hearing: R-23-379

File Number: 23-1665

Enactment Number: R-23-379

Resolution to Approve Annexation of 3701 - 3713 Riverside Drive (0.65 acres) (CPC Recommendation: Approval - 9 Yeas and 0 Nays)

Whereas, The property hereinafter described is located in the Charter Township of Ann Arbor and is adjacent to the corporate limits of the City of Ann Arbor;

Whereas, Karen Le Gassick is the owner of said property; and

Whereas, It is the desire of the owner to annex said property to the City of Ann Arbor, pursuant to the provisions of Public Act 279 of 1909 or Public Act 359 of 1947 of the State of Michigan, as amended;

RESOLVED, That the following described lands and premises situated and being in the Charter Township of Ann Arbor, Washtenaw County, Michigan, be detached from said Township and annexed to the City of Ann Arbor:

Parcel 1:

Lot 98, Washtenaw Hills Estate Number One, as recorded in Liber 8, Page 32 of Plats, Washtenaw County Records (.14 acres, more or less).

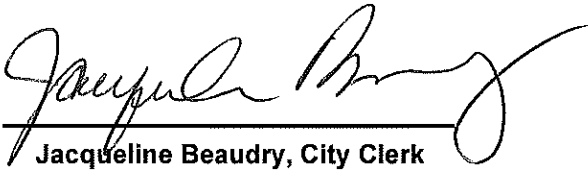
Property Tax I.D. # I-09-35-426-004
Address: 3701 Riverside Drive, Ann Arbor, MI 48103

Parcel 2:

Lot 126, Washtenaw Hills Estate Number One, as recorded in Liber 8, Page 32 of Plats, Washtenaw County Records (.49 acres, more or less).

Property Tax I.D. # I-09-35-426-005
Address: 3713 Riverside Drive, Ann Arbor, MI 48103

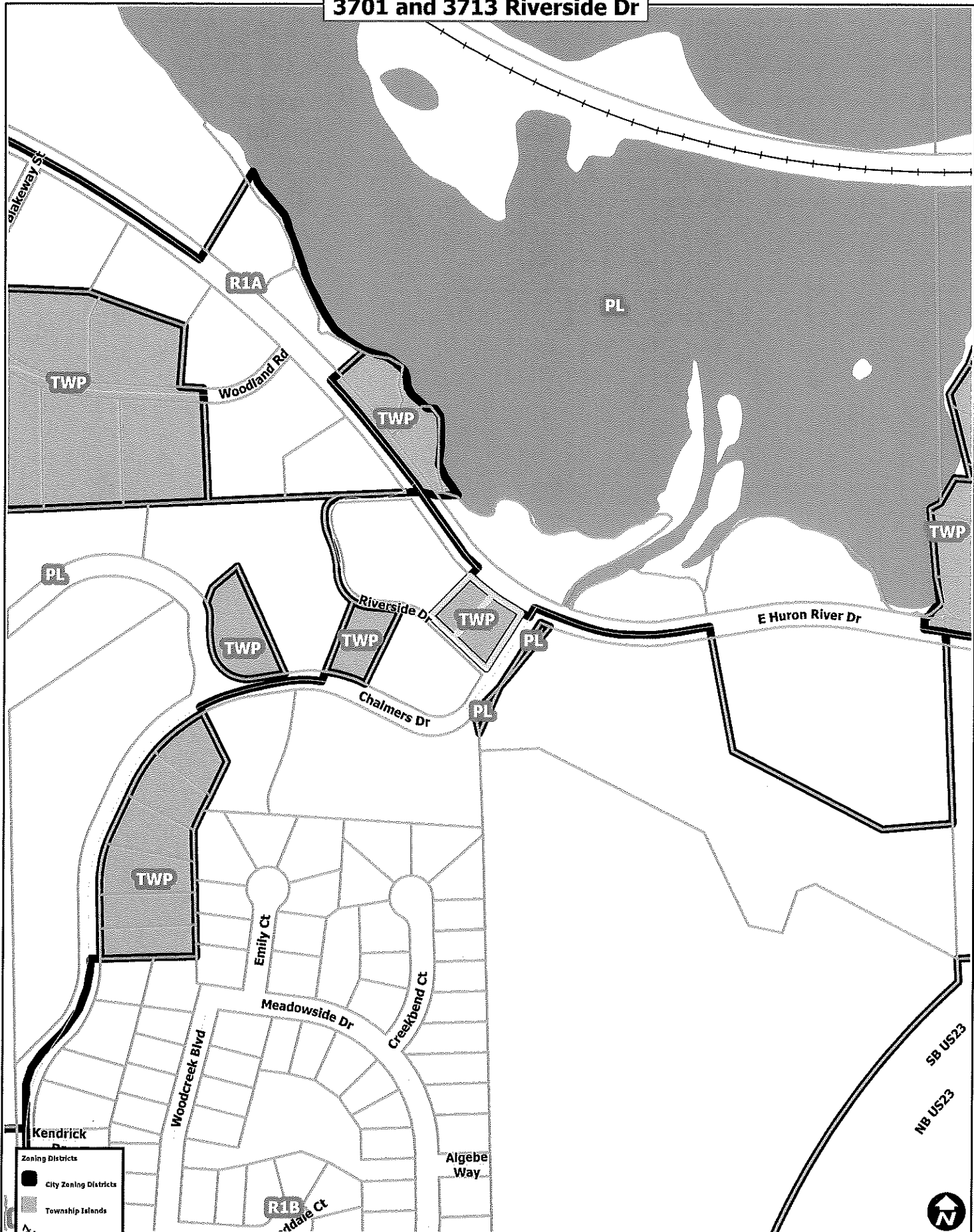
I, Jacqueline Beaudry, Clerk of the City of Ann Arbor, Michigan, certify that this is a true copy of Resolution/Public Hearing R-23-379, passed by the Ann Arbor City Council on 10/16/2023.

Attest: 
Jacqueline Beaudry, City Clerk

January 08, 2024
Date Certified



3701 and 3713 Riverside Dr



Zoning Districts


- City Zoning Districts
- Township Islands
- Railroads
- Huron River
- Tax Parcels




Map date: 8/28/2023
Any aerial imagery is circa 2023 unless otherwise noted
Terms of use: www.a2gov.org/terms

3701 and 3713 Riverside Dr



 Railroads


 Tax Parcels




Map date: 8/28/2023
Any aerial imagery is circa 2023 unless otherwise noted
Terms of use: www.a2gov.org/terms

3701 and 3713 Riverside Dr



 Railroads

 Tax Parcels



Map date: 8/28/2023
Any aerial imagery is circa 2023
unless otherwise noted
Terms of use: www.a2gov.org/terms



Ann Arbor Charter Township
3792 PONTIAC TRAIL
ANN ARBOR, MICHIGAN 48105-9656
734-663-3418 FAX 734-663-6678
www.aatwp.org

Diane O'Connell, Supervisor
Rena Basch, Clerk
Carlene Colvin-Garcia, Treasurer

John Allison, Trustee
Michael Moran, Trustee
Kris Olsson, Trustee
Rodney Smith, Trustee

June 21, 2023

Rachel Weinberg
Ann Arbor City Clerk's Office
City of Ann Arbor, Michigan
301 E. Huron St.
Ann Arbor, MI 48107

Hello Ms. Weinberg,

Enclosed is the Ann Arbor Township Board resolution from June 19, 2023, approving release for annexation:

Parcel ID # I -09-35-426-004 and -005
(3701 and 3713 Riverside Dr, Ann Arbor, MI 48105)

Sincerely,



Rena Basch, Ann Arbor Township Clerk

**ANN ARBOR CHARTER TOWNSHIP
RESOLUTION TO APPROVE ANNEXATION**

WHEREAS, the territory described is located in Ann Arbor Township within the area to be annexed to the city of Ann Arbor under the 1994 Policy Statement between the City of Ann Arbor and Ann Arbor Township, and

WHEREAS, a petition to annex said territory to the City of Ann Arbor, signed by persons or entities who collectively hold record legal title to all of the land in said territory, or their authorized agents, has been filed with the Township Board, and requests annexation to the City for the purpose of connecting to city utilities, and

WHEREAS, Probate Court authorized Personal Representative of property owner

Karen Le Gassick

has filed a petition for release for annexation in order to connect to City utilities, and

NOW, BE IT RESOLVED, that the following described lands and premises situated and being in Ann Arbor Charter Township, Washtenaw County, Michigan be released from the Township in order to be annexed to the City of Ann Arbor, to wit:

Parcel ID # I -09-35-426-004 and -005 (3701 and 3713 Riverside Dr, Ann Arbor, MI 48105)

*OLD SID - I 09-250-082-00 AA 60-80 LOT 98 WASHTENAW HILLS ESTATES
NUMBER ONE.

And

*OLD SID - I 09-250-110-00 AA 60-108 LOT 126 WASHTENAW HILLS ESTATES
NUMBER ONE.

I hereby certify that the foregoing constitutes a true and complete copy of a resolution adopted by the Board of Ann Arbor Charter Township, Washtenaw County, Michigan, at its regular meeting held on June 19, 2023.



Rena Basch, Clerk
Ann Arbor Township



PETITION APPLICATION

City of Ann Arbor Planning Services City Hall: 301 E Huron Street Ann Arbor, MI 48107-8647
Phone: 734-794-6265 Fax: 734-794-8460 Email: planning@a2gov.org

PROJECT INFORMATION

PROJECT NAME:
3701 Riverside Dr.

PROJECT TYPE: (SELECT ALL THAT APPLY)

- Site Plan for City Council Approval
- Site Plan for Planning Commission Approval
- Site Plan for Administrative Amendment
- Planned Unit Development Site Plan
- Planned Project Modification
- Special Exception Use
- Land Division
- Land Transfer
- Annexation
- Rezoning
- Other _____

PROJECT ADDRESS: 3701 Riverside Dr. CITY: Ann Arbor State: MI ZIP: 48103

PARCEL ZONING: R1A PARCEL SIZE: .35 NUMBER OF PROPOSED RESIDENTIAL UNITS: TBD

SQUARE FOOTAGE OF PROPOSED CONSTRUCTION:
RIA Single Family

DESCRIPTION OF PROPOSED PROJECT:
I plan to sell this property as a rebuild or a lot.

PROJECT PRE-SUBMISSION MEETING DATE: PRE-SUBMISSION MEETING PLANNER NAME:

PROPERTY OWNER INFORMATION

PROPERTY OWNER
Estate of Trevor LeBassie

PHONE: [REDACTED] EMAIL: [REDACTED]

ADDRESS: [REDACTED]

PETITIONER INFORMATION

NAME:

PHONE:

EMAIL:

ADDRESS:

INTEREST IN PROPERTY:

PETITIONER'S AGENT INFORMATION

NAME:

CONTACT PERSON:

PHONE:

EMAIL:

ADDRESS:



City of Ann Arbor
PLANNING & DEVELOPMENT SERVICES — PLANNING DIVISION
 301 East Huron Street P.O. Box 8647 Ann Arbor, Michigan 48107-8647
 ☎. 734.794.6265 ☎. 734.994.8312 planning@a2gov.org

APPLICATION FOR CHANGES IN OR ADDITIONS TO THE ZONING CHAPTER
 See www.a2gov.org/planning/petitions for submittal requirements.

TO: The Honorable Mayor and City Council
 City of Ann Arbor
 Ann Arbor, Michigan

We, the undersigned, respectfully petition the Honorable Council of the City of Ann Arbor to amend the Zoning Map as it relates to the property hereinafter described.

(Give or attach legal description and include location of property)

Old Sid - 1-09-250-082-00 60-80
Lot 98 Washtenaw Hills Estate #1

The petitioner(s) requesting the zoning/rezoning are:

(List petitioners' name; address; telephone number; and interest in the land; i.e., owner, land contract, option to purchase, etc.)

Estate of Trevor LeBassich
 [Redacted]
Ann Arbor MI 48103
 [Redacted]

Also interested in the petition are:

(List others with legal or equitable interest)

Raren LeBassich / Jeff LeBassich

The applicant requests that the Official City Zoning Map be amended to reclassify this property from A2 sup to A2 City to permit the following use(s):

Connect to sewer
(state intended use)

Justification:

1. The extent to which the zoning/rezoning requested is necessary:

To connect/allow for new owner
to connect to sewer

2. This zoning/rezoning will affect the public welfare and property right of persons located in the vicinity in the following ways:

N/A

3. This zoning/rezoning will be advantageous to the City of Ann Arbor in the following ways:

- taxes

4. This particular location will meet the convenience and service requirements of potential users or occupants in the following ways:

Help w/ buildability of property

5. Any changed or changing conditions in any particular area, or in the municipality generally which may have bearing on the proposed zoning/rezoning are:

N/A

6. Other circumstances and factors which will further justify the requested zoning/rezoning are:

Current septic expected to fail TDS
inspection

Attached is a scaled map of the property proposed for zoning/rezoning, showing the boundaries of the property, the boundaries of the existing zones; the boundaries of the proposed zones, and the public and/or private easements located within or adjacent to the property petitioned for zoning/rezoning.

The undersigned states he/she is interested in the property as aforesaid and that the foregoing statements are true and correct to the best of his/her knowledge and belief.

Dated: 6/9/2023

Signature: Karen Lebesch - Personal Representative
[Redacted]
Ann Arbor MI
48103
(Print name and address of petitioner)

Signature: _____

(Print name and address of petitioner)

STATE OF MICHIGAN
COUNTY OF WASHTENAW

On this 9th day of June, 2023, before me personally appeared the above-named petitioner(s), who being duly sworn, say that they have read the foregoing petition by them signed, and know the contents thereof, and that the same is true of their knowledge, except as to the matter therein stated to be upon their information and belief, and as to those matters they believe it to be true.

Signature: Debra A Crocker
Debra A. Crocker
(Print name of Notary Public)
Livingston County acting in Washtenaw, MI
My Commission Expires: 8/7/2024

DEBRA A CROCKER
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF LIVINGSTON
Acting in the County of Washtenaw
My Commission Expires August 4, 2024



City of Ann Arbor
PLANNING & DEVELOPMENT SERVICES — PLANNING DIVISION
301 East Huron Street P.O. Box 8647 Ann Arbor, Michigan 48107-8647
p 734.794.6265 f 734.994.8312 planning@a2gov.org

PETITION FOR ANNEXATION BY RELEASE

The Planning Department would like to take this opportunity to welcome you as a member of our community. Annexation to the City will provide you with the same benefits available to Ann Arbor Citizens. These benefits include fire and police protection, use of City parks; refuse pick-up and recycling services, eligibility for City water and sewer lines, and participation on City boards and commissions. We are looking forward to your involvement in our community and hope that you will enjoy the many advantages the City of Ann Arbor has to offer.

To: The **TOWNSHIP BOARD OF ANN ARBOR CHARTER TOWNSHIP**, Washtenaw County, Michigan and the City Council of the City of Ann Arbor, Michigan.

We, the undersigned, respectfully petition your honorable bodies that the following described land be detached from the **ANN ARBOR CHARTER TOWNSHIP** and annexed to the City of Ann Arbor by affirmative majority vote of the Ann Arbor City Council and approval of the **ANN ARBOR CHARTER TOWNSHIP BOARD**, in accordance with the provisions of Public Act 359 of 1947, State of Michigan, AS AMENDED.

The land proposed to be detached from the **ANN ARBOR CHARTER TOWNSHIP** and annexed to the City of Ann Arbor is described as follows, to wit: *(legal description)*

010 S10 Lot 98 Washenaw Hills
Estate # 1
3701 Riverside
I-09-35-426-004
Property Tax I.D. #
(1-09-258-082-00 60-80) old

We further represent as follows:

- 1) That the above described land is contiguous to the corporate limits of the City of Ann Arbor, Michigan, or within an area being served by said City.
- 2) That there are no qualified electors residing on the land proposed to be annexed other than the petitioners.
- 3) That the petitioner(s), Karen Lebasnik Estate of Tracy Lebasnik, is/are the personal representative (owner, land contract, option to purchase) of the land proposed to be annexed.

- 4) That if the petitioner(s) is/are not the owner, the owner has given consent to petitioner(s) to request release for annexation by Ann Arbor Charter Township and to annex to the City of Ann Arbor. (Consent is to be attached.)
- 5) That the whole of the area of land proposed to be annexed is .35 acres, of which .35 acres of land are in public roads.
- 6) That release for annexation by Ann Arbor Charter Township will not result in leaving a land-locked parcel or a non-conforming parcel in Ann Arbor Charter Township.
- 7) That the person(s) liable for the payment of any outstanding improvement charges acknowledges full knowledge thereof, and consents to pay same in accordance with the resolution to be adopted by the City Council pursuant to Section 1:278 of Chapter 12, Title I of the City Code of the City of Ann Arbor, Michigan.
- 8) That all Township property taxes have been paid in full.
- 9) That the number of people residing on the land requested for annexation is 0.
- 10) That, of the number of people residing on the land requested for annexation, the number of renters is 0.
- 11) That the reason(s) for requesting annexation are as follows: (You must provide a reason or your application may be denied).

connect to city sewer

Date: 5/22/2023

PETITIONER(S)

Signature: Karen Legu - Personal Representative
Printed Name: Karen Legu - Personal Representative
Address: [REDACTED] City/State/Zip Az, MI, 48103
Telephone No. [REDACTED]

Signature: _____
Printed Name: _____
Address: _____ City/State/Zip _____
Telephone No. _____

OWNER: (If different from Petitioner)

Signature: Karin Lebasich

Printed Name: Karin Lebasich

Address: [Redacted] City/State/Zip AZ / MI / 48103

Telephone No. [Redacted]

STATE OF MICHIGAN
COUNTY OF Washtenaw

On this 9th day of June, 2023, before me personally appeared the above-named petitioner(s)/owner(s), who being duly sworn, say that they have read the foregoing petition by them signed, and know the contents thereof, and that the same is true of their knowledge, except as to the matter therein stated to be upon their information and belief, and as to those matters they believe it to be true.

Signature: Debra A. Crocker

Printed Name: Debra A. Crocker

My Commission expires: 8/4/2024

Livingston County acting in Washtenaw County, MI

DEBRA A CROCKER
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF LIVINGSTON
Acting in the County of Washtenaw
My Commission Expires August 4, 2024

Petition presented to Township Board: _____

Township Board Decision: _____ Approved _____



CITY OF ANN ARBOR, MICHIGAN

Public Services Area
301 E Huron Street P.O. Box 8647
Ann Arbor, Michigan 48107
Phone: (734) 794-6400
Web: www.a2gov.org

May 17, 2023

Re: 3701 Riverside Drive
City Utility Availability

Ladies and Gentlemen:

The City of Ann Arbor has an existing 36" sanitary sewer located in East Huron River Drive that is available to serve the parcel located at 3701 Riverside Drive (pending annexation into the City). There is not currently an available city water main to serve the parcel.

Should there be any questions regarding utility availability, please contact me at (734) 794-6400, extension 43798.

Very truly yours,
Public Services Area – Systems Planning

Troy Baughman, P.E.,
Engineer

GEORGE JEROME & CO.



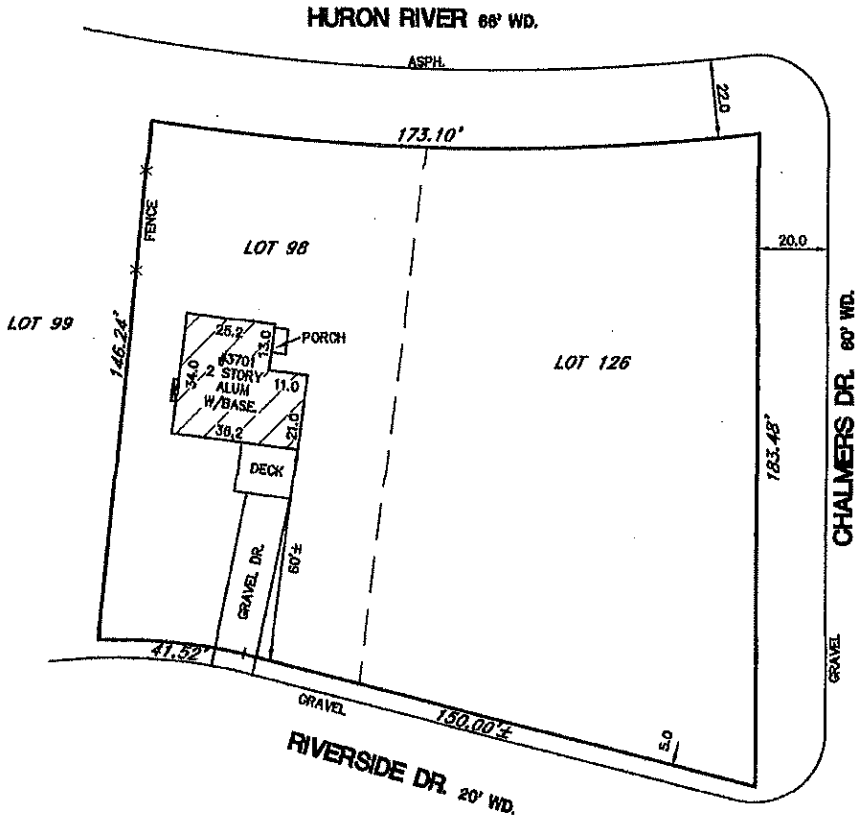
MORTGAGE REPORT for:

TREVOR J. LE GASSICK

CONSULTING MUNICIPAL & CIVIL ENGINEERS • SURVEYORS • 28304 HAYES • ROSEVILLE, MI 48066 • (588)774-3000
LEGAL DESCRIPTION OF PROPERTY (AS FURNISHED BY CLIENT)

Land situated in the City of Ann Arbor, Washtenaw County, Michigan, described as follows:

Lots 98 and 126, Washtenaw Hills Estate Number One, as recorded in Liber 8 of Plats, Page 32 of Washtenaw County Records.



CERTIFICATE: We hereby certify to: TREVOR J. LE GASSICK, That we have surveyed the above-described property in accordance with the description furnished and confirmed to be correct by the owner, and that the buildings located thereon do not encroach on the adjoining property, nor do the buildings on the adjoining property encroach upon the property heretofore described, except as shown. The location of fences, driveways, other buildings, and non-permanent structures shown are only approximate. Any easements shown are either recorded in the subdivision plat or appear in the instrument referenced in the title policy, if both have been furnished to us. This survey does not locate or identify the existence or absence of utilities entering into or crossing above or below the property. This report is to be used for mortgage purposes only and not for the purpose of establishing property lines, nor for construction purposes. No property lines were established and no property corners were set. This is not an ALTA type survey. This cannot be used for future refinance purposes or transferred to any future property owners.

REVISED _____
 DRAWN BY IMM _____
 SCALE 1"=40' _____


 GEORGE G. JEROME
 PROFESSIONAL LAND SURVEYOR
 NO. 19837

DATED 09-20-2022 _____
 JOB NO. 248728 _____

Ann Arbor Charter Township

3792 Pontiac Trail, Ann Arbor, MI 48105

Della DiPietro, Treasurer

2022 Winter

Due By 02/14/2023

Property Class	Equalized Valuation	PRE/MBT%	Taxable Value	TAX DESCRIPTION	RATE PER \$1,000	AMOUNT
401-RESIDENTIAL-IMPROVED	138,500	100	113,263	SCHOOL OPERATING	9.00000	EXEMPT
				SCHOOL SUPP	1.32110	149.63
				SCHOOL DEBT	2.05000	232.18
				SCHOOL SINK FUND	1.20510	136.49
				COUNTY, HC PARKS	2.69010	304.68
				TWP OPERATING	0.40000	45.30
				TWP FARMLD PRSV	0.66440	75.25
				TWP PUBLIC SAFETY	3.84660	435.67
				Admin Fee		0.00
				ANN ARBOR PUBLIC SCHOOLS		
				Total Taxes		1,379.20
				Interest/Penalty		
				Previous Payments		
				TOTAL		1,379.20

LE GASSICK TREVOR JOHN
3701 RIVERSIDE DR
ANN ARBOR MI 48104

WINTER TAXES ARE DUE IN OUR OFFICE BY 5 PM ON TUES. FEB. 14, 2023. LATE PENALTY APPLIES AFTER THAT DATE. IF PAYMENT IS NOT RECEIVED BY MARCH 1, TAXES BECOME DELINQUENT AND ARE TURNED OVER TO THE COUNTY FOR COLLECTION.

*OLD SID - 1 09-250-082-00 AA 60-80 LOT 98 WASHTENAW HILLS ESTATES NUMBER ONE

RETAIN THIS PORTION FOR YOUR RECORDS
 SEE REVERSE SIDE FOR PAYMENT OPTIONS

STATE OF MICHIGAN
PROBATE COURT
COUNTY OF WASHTENAW

LETTERS OF AUTHORITY FOR
PERSONAL REPRESENTATIVE

FILE NO.
22-695-DE

Estate of Trevor John Le Gassick

TO:

Name and address

Karen Marie Le Gassick
[REDACTED]
Ann Arbor, MI 48103

Telephone no.
(734) 945-3609

You have been appointed and qualified as personal representative of the estate on 7/7/2022
Date

You are authorized to perform all acts authorized by law unless exceptions are specified below.

Your authority is limited in the following way:

- You have no authority over the estate's real estate or ownership interests in a business entity that you identified on your acceptance of appointment.
- Other restrictions or limitations are:

These letters expire: 7/7/2023
Date

7/7/2022
Date

[Signature]
Judge (formal proceedings) / Register (informal proceedings) Bar no.

SEE NOTICE OF DUTIES ON SECOND PAGE

Westerman & Morrissey, P.C.

<u>Amy N. Morrissey</u>	<u>P48271</u>
Attorney name (type or print)	Bar no.
<u>345 S. Main Street</u>	
Address	
<u>Ann Arbor, MI 48104</u>	<u>(734) 995-9731</u>
City, state, zip	Telephone no.

I certify that I have compared this copy with the original on file and that it is a correct copy of the original, and on this date, these letters are in full force and effect.

7/8/22
Date

[Signature]
Deputy Register

Do not write below this line - For court use only



PETITION APPLICATION

City of Ann Arbor Planning Services City Hall: 301 E Huron Street Ann Arbor, MI 48107-8647
Phone: 734-794-6265 Fax: 734-794-8460 Email: planning@a2gov.org

PROJECT INFORMATION

PROJECT NAME:

3713 Riverside Dr.

PROJECT TYPE: (SELECT ALL THAT APPLY)

- | | | |
|---|---|--|
| <input type="checkbox"/> Site Plan for City Council Approval | <input type="checkbox"/> Planned Project Modification | <input checked="" type="checkbox"/> Annexation |
| <input type="checkbox"/> Site Plan for Planning Commission Approval | <input type="checkbox"/> Special Exception Use | <input type="checkbox"/> Rezoning |
| <input type="checkbox"/> Site Plan for Administrative Amendment | <input type="checkbox"/> Land Division | <input type="checkbox"/> Other _____ |
| <input type="checkbox"/> Planned Unit Development Site Plan | <input type="checkbox"/> Land Transfer | |

PROJECT ADDRESS:

3713 Riverside Dr.

CITY:

Ann Arbor

State:

MI

ZIP:

48103

PARCEL ZONING:

RA 1

PARCEL SIZE:

.4 acres

NUMBER OF PROPOSED RESIDENTIAL UNITS:

TBD

SQUARE FOOTAGE OF PROPOSED CONSTRUCTION:

TBD

DESCRIPTION OF PROPOSED PROJECT:

This parcel is next to 3701 and we are hoping to sell them together. It is my understanding it could be a buildable lot or accompany the home at 3701. Would need city sewer.

PROJECT PRE-SUBMISSION MEETING DATE:

PRE-SUBMISSION MEETING PLANNER NAME:

PROPERTY OWNER INFORMATION

PROPERTY OWNER

Estate of Trevor Cebassich

PHONE:

[REDACTED]

EMAIL:

[REDACTED]

ADDRESS:

[REDACTED], A², MI, 48103

PETITIONER INFORMATION

NAME:

PHONE:

EMAIL:

ADDRESS:

INTEREST IN PROPERTY:

PETITIONER'S AGENT INFORMATION

NAME:

CONTACT PERSON:

PHONE:

EMAIL:

ADDRESS:

Justification:

1. The extent to which the zoning/rezoning requested is necessary:

Current septic next to has issues.
City sewer is available

2. This zoning/rezoning will affect the public welfare and property right of persons located in the vicinity in the following ways:

N/A

3. This zoning/rezoning will be advantageous to the City of Ann Arbor in the following ways:

- taxes

4. This particular location will meet the convenience and service requirements of potential users or occupants in the following ways:

- N/A

5. Any changed or changing conditions in any particular area, or in the municipality generally which may have bearing on the proposed zoning/rezoning are:

N/A

6. Other circumstances and factors which will further justify the requested zoning/rezoning are:

Need to connect to sewer



City of Ann Arbor
PLANNING & DEVELOPMENT SERVICES — PLANNING DIVISION
301 East Huron Street | P.O. Box 8647 | Ann Arbor, Michigan 48107-8647
p. 734.794.6265 | f. 734.994.8312 | planning@a2gov.org

PETITION FOR ANNEXATION BY RELEASE

The Planning Department would like to take this opportunity to welcome you as a member of our community. Annexation to the City will provide you with the same benefits available to Ann Arbor Citizens. These benefits include fire and police protection, use of City parks; refuse pick-up and recycling services, eligibility for City water and sewer lines, and participation on City boards and commissions. We are looking forward to your involvement in our community and hope that you will enjoy the many advantages the City of Ann Arbor has to offer.

To: The **TOWNSHIP BOARD OF ANN ARBOR CHARTER TOWNSHIP**, Washtenaw County, Michigan and the City Council of the City of Ann Arbor, Michigan.

We, the undersigned, respectfully petition your honorable bodies that the following described land be detached from the **ANN ARBOR CHARTER TOWNSHIP** and annexed to the City of Ann Arbor by affirmative majority vote of the Ann Arbor City Council and approval of the **ANN ARBOR CHARTER TOWNSHIP BOARD**, in accordance with the provisions of Public Act 359 of 1947, State of Michigan, AS AMENDED.

The land proposed to be detached from the **ANN ARBOR CHARTER TOWNSHIP** and annexed to the City of Ann Arbor is described as follows, to wit: *(legal description)*

3713 Riverside Dr. old SID
1-09-250-110-00 AA Co-80 Lot 126
Washtenaw Hills Estates Number 1

Property Tax I.D. #

1-09-35-426-005-

We further represent as follows:

- 1) That the above described land is contiguous to the corporate limits of the City of Ann Arbor, Michigan, or within an area being served by said City.
- 2) That there are no qualified electors residing on the land proposed to be annexed other than the petitioners.
- 3) That the petitioner(s), Karen Lebesch, is/are the Personal Representative (owner, land contract, option to purchase) of the land proposed to be annexed.

- 4) That if the petitioner(s) is/are not the owner, the owner has given consent to petitioner(s) to request release for annexation by Ann Arbor Charter Township and to annex to the City of Ann Arbor. (Consent is to be attached.)
- 5) That the whole of the area of land proposed to be annexed is .4 acres, of which .4 acres of land are in public roads.
- 6) That release for annexation by Ann Arbor Charter Township will not result in leaving a land-locked parcel or a non-conforming parcel in Ann Arbor Charter Township.
- 7) That the person(s) liable for the payment of any outstanding improvement charges acknowledges full knowledge thereof, and consents to pay same in accordance with the resolution to be adopted by the City Council pursuant to Section 1:278 of Chapter 12, Title I of the City Code of the City of Ann Arbor, Michigan.
- 8) That all Township property taxes have been paid in full.
- 9) That the number of people residing on the land requested for annexation is 0.
- 10) That, of the number of people residing on the land requested for annexation, the number of renters is 0.
- 11) That the reason(s) for requesting annexation are as follows: (You must provide a reason or your application may be denied).

Septic anticipated to fail due to
roots, availability of sewer. Need to
hook to city sewer

Date: 5/22/2023

PETITIONER(S)

Signature: [Handwritten Signature] - Personal Representative
Printed Name: Karen LeBassille - Personal Representative
Address: [Redacted] City/State/Zip Az, Mi, 48103
Telephone No. [Redacted]

Signature: _____
Printed Name: _____
Address: _____ City/State/Zip _____
Telephone No. _____

Attached is a scaled map of the property proposed for zoning/rezoning, showing the boundaries of the property, the boundaries of the existing zones, the boundaries of the proposed zones, and the public and/or private easements located within or adjacent to the property petitioned for zoning/rezoning.

The undersigned states he/she is interested in the property as aforesaid and that the foregoing statements are true and correct to the best of his/her knowledge and belief.

Dated: 6/9/2023

Signature: Karen Upessicle - Personal Representative

[Redacted Signature]

Ann Arbor, MI
48103

(Print name and address of petitioner)

Signature: _____

(Print name and address of petitioner)

STATE OF MICHIGAN
COUNTY OF WASHTENAW

On this 9th day of June, 2023, before me personally appeared the above-named petitioner(s), who being duly sworn, say that they have read the foregoing petition by them signed, and know the contents thereof, and that the same is true of their knowledge, except as to the matter therein stated to be upon their information and belief, and as to those matters they believe it to be true.

Signature: Debra A. Crocker

Debra A. Crocker
(Print name of Notary Public)

Livingston County acting in Washtenaw, MI
My Commission Expires: 8/4/2024

DEBRA A CROCKER
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF LIVINGSTON
Acting in the County of Washtenaw
My Commission Expires August 4, 2024



CITY OF ANN ARBOR, MICHIGAN

Public Services Area
301 E Huron Street P.O. Box 8647
Ann Arbor, Michigan 48107
Phone: (734) 794-6400
Web: www.a2gov.org

May 23, 2023

Re: 3713 Riverside Drive (Tax ID I-09-35-426-005)
City Utility Availability

Ladies and Gentlemen:

The City of Ann Arbor has an existing 36" sanitary sewer located in East Huron River Drive that is available to serve the parcel located at 3713 Riverside Drive (Tax ID I-09-35-426-005) pending annexation into the City. There is not currently an available city water main to serve the parcel.

Should there be any questions regarding utility availability, please contact me at (734) 794-6400, extension 43798.

Very truly yours,
Public Services Area – Systems Planning

A handwritten signature in black ink that reads "T. Baughman". The signature is written in a cursive style with a long horizontal stroke extending from the end.

Troy Baughman, P.E.,
Engineer

GEORGE JEROME & CO.



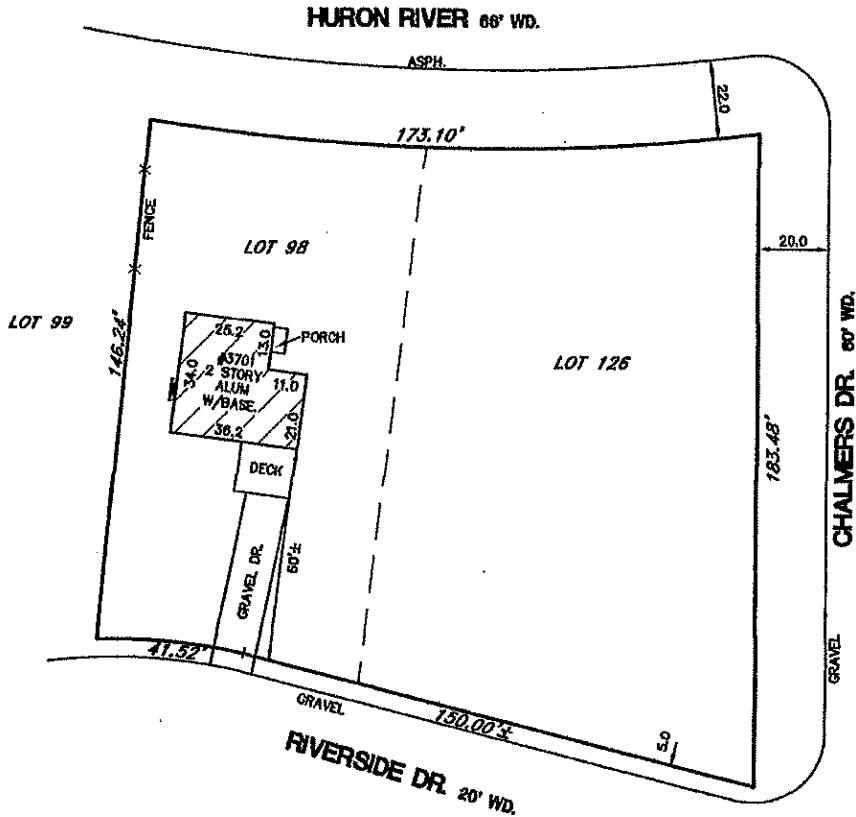
MORTGAGE REPORT for:

TREVOR J. LE GASSICK

CONSULTING MUNICIPAL & CIVIL ENGINEERS • SURVEYORS • 26304 HAYES • ROSEVILLE, MI 48086 • (688)774-3000
LEGAL DESCRIPTION OF PROPERTY (AS FURNISHED BY CLIENT)

Land situated in the City of Ann Arbor, Washtenaw County, Michigan, described as follows:

Lots 98 and 126, Washtenaw Hills Estate Number One, as recorded in Liber B of Plats, Page 32 of Washtenaw County Records.



CERTIFICATE: We hereby certify to: TREVOR J. LE GASSICK, That we have surveyed the above-described property in accordance with the description furnished and confirmed to be correct by the owner, and that the buildings located thereon do not encroach on the adjoining property, nor do the buildings on the adjoining property encroach upon the property heretofore described, except as shown. The location of fences, driveways, other buildings, and non-permanent structures shown are only approximate. Any easements shown are either recorded in the subdivision plat or appear in the instrument referenced in the title policy, if both have been furnished to us. This survey does not locate or identify the existence or absence of utilities entering into or crossing above or below the property. This report is to be used for mortgage purposes only and not for the purpose of establishing property lines, nor for construction purposes. No property lines were established and no property corners were set. This is not an ALTA type survey. This cannot be used for future refinance purposes or transferred to any future property owners.

REVISED _____
 DRAWN BY TMM _____
 SCALE 1"=40' _____

GEORGE G. JEROME
 PROFESSIONAL LAND SURVEYOR
 NO. 19837

DATED 09-20-2022 _____
 JOB NO. 248726 _____

Ann Arbor Charter Township

3792 Pontiac Trail, Ann Arbor, MI 48105

Della DiPietro, Treasurer

2022 Winter

Due By 02/14/2023

Property Class	Equalized Valuation	PRE/MBT%	Taxable Value	TAX DESCRIPTION	RATE PER \$1,000	AMOUNT
402-RESIDENTIAL-VACANT	104,300	100	27,986	SCHOOL OPERATING	9.00000	EXEMPT
				SCHOOL SUPP	1.32110	36.97
				SCHOOL DEBT	2.05000	57.37
				SCHOOL SINK FUND	1.20510	33.72
				COUNTY, HC PARKS	2.69010	75.28
				TWP OPERATING	0.40000	11.19
				TWP FARMLD PRSV	0.66440	18.59
				TWP PUBLIC SAFETY	3.84660	107.65
				Admin Fee		0.00
				ANN ARBOR PUBLIC SCHOOLS		

Total Taxes 340.77

Interest/Penalty

Previous Payments

TOTAL

340.77

RETAIN THIS PORTION FOR YOUR RECORDS

SEE REVERSE SIDE FOR PAYMENT OPTIONS

RETURN PORTION BELOW WITH PAYMENT

LE GASSICK TREVOR JOHN
3701 RIVERSIDE DR
ANN ARBOR MI 48104

WINTER TAXES ARE DUE IN OUR OFFICE BY 5:00 PM ON TUES FEB. 14, 2023. LATE PENALTY APPLIES AFTER THAT DATE. IF PAYMENT IS NOT RECEIVED BY MARCH 1, TAXES BECOME DELINQUENT AND ARE TURNED OVER TO THE COUNTY FOR COLLECTION.

*OLD SID - 109-250-110-00 AA 60-108 LOT 126 WASHTENAW HILLS ESTATES NUMBER ONE