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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.



**LEGAL NOTICE DEADLINE**

12:00 noon Tuesday for Thursday's newspaper.

This pertains to both notices and cancellations.

email notices to: [outcountynotices@legalnews.com](mailto:outcountynotices@legalnews.com)

First Insertion

**ANN ARBOR CITY NOTICE OF PUBLIC HEARING**

The Ann Arbor City Council will continue a public hearing at 7:00 p.m., Monday, November 17, 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 Chapter 40 (Trees and Other Vegetation) of Title III (Parks and Public Grounds) of the Code of the City of Ann Arbor (ORD-25-34)

This public hearing was opened at the November 6, 2025 Regular Session and continued to the November 17, 2025 Regular Session.

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](mailto:cityclerk@a2gov.org) or calling (734) 794-6140.

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 <https://a2gov.legistar.com/Calendar.aspx?cityclerk@a2gov.org> or calling (734) 794-6140.

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

(11-13)

**AGENDA ANN ARBOR ZONING BOARD OF APPEALS REGULAR MEETING 6:00 p.m. - Wednesday, December 3, 2025**

ROLL CALL APPEALS AND ACTIONS ZBA25-0033; 495 Earhart Road Sydney Kanan, representing property owner, is requesting a variance of 75 electric vehicle spaces from Section 5.19.2C Parking Requirements.

The property is completing the site

plan project process, and 171 total parking spaces are being proposed. Section 5.19.2.C requires 10% EV-I (18 spaces) and 40% EV-C (69 spaces).

The applicant requests installing 8 EV-I spaces and 4 EV-R spaces. A total of 87 EV spaces is required, and the applicant proposes 12 spaces. ZBA25-0024; 2201 Lafayette Road (Postponed from October) Saurabh Kumar, property owner, is requesting a variance of 5.25 feet from Table 5.17-1 Single-Family Residential Zoning District Dimensions. If granted, the variance will allow the existing 200 square-foot pergola in the side yard to remain 1.25 feet from the side lot line.

The property is zoned R1A, Single-Family Residential District and requires a minimum side yard setback of seven feet. ZBA25-0034; 1369 Jewett Avenue Sarah Lorenz, property owner, is requesting a 63 square foot variance from Table 5.17-1 Single-Family Residential Zoning District Dimensions Lot Area Minimum.

The property is zoned R1B, Single-Family Residential, and is 19,937 square feet. Parcels in the R1B district require a minimum lot area of 10,000 square feet. The variance, if granted, will allow for approval of a Land Division and the creation of one 9,937 square foot parcel and one 10,000 square foot parcel. AUDIENCE PARTICIPATION ADJOURNMENT

This is an in person meeting as noted on the agenda for this meeting when it is published at <https://a2gov.legistar.com/Calendar.aspx>.

Please also check the City website's Public Notices of Non-regularly Scheduled or Electronic Meetings at <https://www.a2gov.org/Pages/Special-Meetings-and-Sessions.aspx>

This meeting will be held in the City Hall Council Chamber, 2nd floor of the Guy C. Larcom, Jr. Municipal Building, 301 E. Huron Street.

This meeting will be viewable online or on broadcast television, or may be listened to live via telephone, with public comment done electronically.

Viewing options will be available on CTN Ann Arbor's website: <https://www.a2gov.org/departments/communications/ctn/Pages/watch.aspx>

Procedures for telephone participation and public comment at electronic meetings will be available on the City Clerk's website: <https://www.a2gov.org/departments/city-clerk/Pages/Virtual-Meetings.aspx>

Information relating to these proposals and public hearings will be linked in the agenda for the meeting when it is published at <https://a2gov.legistar.com/Calendar.aspx>.

Questions concerning the public hearing may be directed to the Planning Services Unit by emailing [planning@a2gov.org](mailto:planning@a2gov.org) or calling (734) 794-6265

(11-13)

**NOTICE OF PUBLIC HEARING WASHTENAW COUNTY BOARD OF COMMISSIONERS**

PLEASE TAKE NOTICE that the Washtenaw County Board of Commissioners will hold a Public Hearing on the adoption of a Brownfield Plan for 716 Sandborn Road, in Manchester, MI, 48158 pursuant to and in accordance with Act 381 of the Public Acts of the State of Michigan of 1996, as amended.

The hearing shall be held on **Wednesday, November 19, 2025**. Individuals wishing to participate in the hearing may do so in person at the County Administration Building located at 220 N. Main Street at 7:00PM; individuals may also join the hearing online at <https://washtenaw.me/BOCZoom>; or by phone at 1(312) 626-6799, using the webinar ID 843 8538 8489 and passcode 033138. Written communications referencing the brownfield plan can be sent to the Washtenaw County Board of Commissioners prior to the meeting either electronically at <https://www.washtenaw.org/3510/> or via US Mail to PO Box 8645 Ann Arbor, MI 48107-8645.

The legal description of the proposed brownfield property is: Land in the City of Manchester, Washtenaw County, Michigan, described as:

M.D. L4328 P886 "REMAINDER" ANNEXED INTO VILLAGE FROM P-16-11-200-008 03/02/01OWNER REQUEST MA 11-3A-1 PCL "I" COM AT E 1/4 COR SEC 10, TH N 88-06-38 E 468.45 FT TO POB, TH N 88-06-38 E 463.27 FT, TH N 02-21-31 W 416.72 FT, TH N 20-47-30 E 300.00 FT, TH N 88-03-32 E 123.05 FT, TH N 02-21-31 W 414.53 FT, TH S 87-38-29 W 458.89 FT, TH 318.93 FT ALNG CURV RT RDA=425.00 FT CH=S 28-11-46 W 311.50 FT, TH S 49-41-40 W 463.55 FT, TH S 40-18-20 E 114.95 FT, TH S 54-16-37 E 117.52 FT, TH S 78-48-08 E 121.66 FT, TH S 01-53-22 E 357.46 FT TO POB. PT OF NW 1/4 SEC. 11, T4S-R3E. 14.80 AC. MORE OR LESS SPLIT ON 10/16/2000 FROM PM-16-11-226-015, PM-16-11-226-017, PM-16-10-105-001

This describes land encompasses parcel number: PM-16-11-226-018.

This description of the property along with any maps and the proposed Brownfield Plan Amendment are available for public inspection at the Washtenaw County Clerk's Office, 200 N. Main Street, First Floor, Ann Arbor, MI 48104, 734-222-6798.

Please note that all aspects of the Brownfield Plan are open for discussion at the public hearing. Washtenaw County Board of Commissioners 220 N. Main Ann Arbor MI, 48104 (734) 222-6850

(11-13)

**NOTICE OF PUBLIC HEARING**

A public hearing on the following items will be held by the Ann Arbor City Planning Commission on **Tuesday, December 2, 2025** at 7:00 p.m.

The Dean, 558 S Fifth Avenue, Rezoning 1.0 Acres from R4C (Multiple-Family

Dwelling) and M1 (Limited Industrial) to D1 (Downtown Core) base, Midtown Character overlay, and Secondary Street frontage designation - A petition to rezone 9 parcels including: 554, 558 S Fifth Ave; 201, 211 and 215 E Madison St; 543, 547, 551, 553 S Fourth Ave.

A site plan to develop a 14-story residential building will be submitted separately. Near North, 700 N Main Street, Rezoning 1.2 Acres from R4C (Multiple-Family Dwelling) to R4E (Multiple-Family Dwelling) - A petition to rezone a 52,00-square foot site at 700 N Main St.

A site plan to develop a 6-story residential building will be submitted separately. Amendment to Chapter 55 (Unified Development Code) Regarding Community Participation Requirements - A proposal to amend Section 5.28.4

Community Participation Requirements to require posted signs in addition to the written invitations and mailed announcements for Type 1 and Type 2 community participation, with regulations for the content, placement, and timing of the signs. Information relating to this proposal and public hearing will be linked in the agenda for the meeting when it is published at <https://a2gov.legistar.com/Calendar.aspx>.

Questions concerning a public hearing may be directed to the Planning Services Unit by emailing [planning@a2gov.org](mailto:planning@a2gov.org) or calling (734) 794-6265. Viewing options will be available on CTN Ann Arbor's website: <https://www.a2gov.org/departments/communications/ctn/Pages/watch.aspx>

Public Comment at any public hearing may be provided using the following methods:

- In person at the meeting
- Online via Zoom (see the agenda for Meeting ID and access information)
- By phone calling 206-337-9723 or 213-338-8477 or Toll Free 877-853-5247 or 888-788-0099 Enter Meeting ID: 977 6634 1226

Please note it is possible that telephone or online public comment may encounter technical difficulties that prevent your participation. For assurance that your comments will be heard, submit them in writing ahead of the meeting or attend in person, as technical difficulties will not automatically result in postponement of any action.

Written comments may be submitted by email to [planning@a2gov.org](mailto:planning@a2gov.org). Brett Lenart, Ann Arbor Planning Manager, Published in the Washtenaw Legal News 11/13/2025.

(11-13)

**Notice of Foreclosure by Advertisement**

Notice is given under section 3212 of the revised judicature act of 1961, 1961 PA 236, MCL 600.3212, that the following mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check at the place of holding the circuit court in Washtenaw County, starting promptly at 10:00 AM, on December 17, 2025. The amount due on the mortgage may be greater on the day of sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property. A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information:

Name(s) of the mortgagor(s): James S. Nichols and Mackenzie A. Keller, as joint tenants

Original Mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for lender and lender's successors and/or assigns

Foreclosing Assignee (if any): Arvest Bank

Date of Mortgage: December 7, 2018 Date of Mortgage Recording: December 28, 2018

Amount claimed due on date of notice: \$155,807.78

Description of the mortgaged premises: Situated in City of Saline, Washtenaw County, Michigan, and described as: Lot 34, Crestwood Knolls No. 1, as recorded in Liber 16 of Plats, Pages 35 and 36, Washtenaw County Records.

Common street address (if any): 565 Crestwood Cir, Saline, MI 48176-1335

The redemption period shall be 6 months from the date of such sale, unless determined abandoned in accordance with MCL 600.3241a; or, if the subject real property is used for agricultural purposes as defined by MCL 600.3240(16).

If the property is sold at foreclosure sale under Chapter 32 of the Revised Judicature Act of 1961, pursuant to MCL 600.3278 the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damaging the property during the redemption period.

Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

This notice is from a debt collector. Date of notice: November 13, 2025

Trott Law, P.C. 31440 Northwestern Hwy, Suite 145 Farmington Hills, MI 48334 (248) 642-2515

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(11-13)(12-04)

**WASHTENAW COUNTY BOARD OF COMMISSIONERS PUBLIC NOTICE OF HEARING ON INCREASING THE PROPERTY TAXES AND THE RECOMMENDED 2026-2029 QUADRENNIAL BUDGET**

PLEASE TAKE NOTICE, that the Washtenaw County Board of Commissioners will hold a Public Hearing on the Recommended 2025-2028 Quadrennial Budget.

The Hearing will be held at 7pm on Wednesday, November 19, 2025, at the County Administration Building located at 220 N. Main, Ann Arbor, MI 48104. Individuals wishing to participate in the hearing may do so by joining the meeting in person or online at the following location: <https://washtenaw.me/BOCZoom>, or by phone at 1 (312) 626-6799, using the webinar ID 818 7669 6577 and passcode 591694.

All citizens of Washtenaw County shall have an opportunity to provide written and oral comments and to ask questions concerning the entire proposed budget.

The property tax millage rate proposed to be levied to support the proposed budget will be a subject of this hearing.

The budget can be viewed at the County Administration Building located at 220 N. Main St. Ann Arbor MI, 48104.

Washtenaw County Board of Commissioners  
220 N. Main  
Ann Arbor, MI 48104  
(734)222-6850

**Notice of Foreclosure by Advertisement**

Notice is given under section 3212 of the revised judicature act of 1961, 1961 PA 236, MCL 600.3212, that the following mortgage will be foreclosed by a sale of the mortgaged premises, or some part of them, at a public auction sale to the highest bidder for cash or cashier's check at the place of holding the circuit court in Washtenaw County, starting promptly at 10:00 AM, on December 17, 2025. The amount due on the mortgage may be greater on the day of sale. Placing the highest bid at the sale does not automatically entitle the purchaser to free and clear ownership of the property. A potential purchaser is encouraged to contact the county register of deeds office or a title insurance company, either of which may charge a fee for this information:

Name(s) of the mortgagor(s): Yasmeem R Sharafi, a married woman

Original Mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for lender and lender's successors and/or assigns

Foreclosing Assignee (if any): NewRez LLC d/b/a Shellpoint Mortgage Servicing Date of Mortgage: July 27, 2020 Date of Mortgage Recording: August 13, 2020

Amount claimed due on date of notice: \$246,925.47

Description of the mortgaged premises: Situated in Charter Township of Ypsilanti, Washtenaw County, Michigan, and described as: Unit No. 17, Village at Majestic Lakes Condominium, a Condominium according to the Master Deed recorded in Liber 5237, Page 388, as amended, and designated as Washtenaw County Condominium Subdivision Plan No. 663, last amendment amended in Liber 5305, Page 281, together rights in the general common elements and the limited common elements as shown on the Master deed and as described in Act 59 of the Public Acts of 1978, as amended.

Common street address (if any): 9037 White Tail Ct Unit 17, Ypsilanti, MI 48197

The redemption period shall be 6 months from the date of such sale, unless determined abandoned in accordance with MCL 600.3241a; or, if the subject real property is used for agricultural purposes as defined by MCL 600.3240(16).

If the property is sold at foreclosure sale under Chapter 32 of the Revised Judicature Act of 1961, pursuant to MCL 600.3278 the borrower will be held responsible to the person who buys the property at the mortgage foreclosure sale or to the mortgage holder for damaging the property during the redemption period.

Attention homeowner: If you are a military service member on active duty, if your period of active duty has concluded less than 90 days ago, or if you have been ordered to active duty, please contact the attorney for the party foreclosing the mortgage at the telephone number stated in this notice.

This notice is from a debt collector. Date of notice: November 13, 2025

Trott Law, P.C. 31440 Northwestern Hwy, Suite 145 Farmington Hills, MI 48334 (248) 642-2515

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(11-13)(12-04)

**ANN ARBOR CITY NOTICE OF CONTINUED PUBLIC HEARING ARBOR SOUTH REDEVELOPMENT BROWNFIELD PLAN (2800 E.**

BOARDWALK; 2845, 2991, 2803 S. STATE STREET)

The Ann Arbor City Council will continue a public hearing at 7:00 p.m., Monday, November 17, 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 proposed Resolution to Approve the Arbor South Redevelopment Brownfield Plan.

This public hearing was opened at the November 6, 2025 Regular Session and continued to the November 17, 2025 Regular Session.

Approval of this resolution will allow the Brownfield Plan to advance to the Washtenaw County Brownfield Redevelopment Authority and Washtenaw County Board of Commissioners, to authorize Tax Increment Financing (TIF) to reimburse the developer and City of Ann Arbor for eligible activities, support of the Local Site Remediation Revolving Fund (LSRRF), and administrative support to the Washtenaw County Brownfield Redevelopment Authority.

The proposed Brownfield Plan identifies:

- The site is eligible for brownfield assistance through its designation under several categories:
  - o 2991 S. State as a "facility" as defined by the State of Michigan, particularly for presence of a previously identified Leaking Underground Storage Tank (LUST) with a documented release. The site was and is utilized as a gas station and car wash.
  - o 2800 E. Boardwalk is identified as Functionally Obsolete, due to the presence of a two-story parking structure, which provides too much capacity for the existing office uses, and does not add value to the site.
  - o The remaining properties are adjacent and contiguous to the properties above.

- The Brownfield Plan would reimburse the developer for environmental-related activities totaling \$28,209,160 including:
  - o \$ 2,027,750 in Environmental-related activities including Baseline Environmental Assessment (BEA) Activities; Demolition, and hazardous materials removal
  - o \$21,591,570 in Non-environmental activities including private stormwater infrastructure, private water infrastructure, site preparation, private sanitary sewer infrastructure, roadways and pavement, utility relocation, non-environmental demolition, landscaping and lighting, and off-site infrastructure improvements.
  - o \$718,352 in Design Costs
  - o \$3,646,488 in Contingency Costs

- Additionally, the Brownfield Plan would support the following public activities:

- o \$8,666,302 in Local Site Remediation Revolving Fund and Washtenaw County Brownfield Redevelopment Authority Administrative costs.
- o \$234,168,223 in City of Ann Arbor support for the issuance, bond interest, and cost of parking structures.

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

(Continued on Page 7)