



Legislation Text

File #: 24-0466, **Version:** 1

Resolution to Release Roadway Rights at 2845 South State Street (CPC Recommendation: Approval - 7 Yeas and 0 Nays) (8 Votes Required)

Roadway rights across the western 50 feet of 2845 South State Street were made available to the City by a Warranty Deed recorded in Liber 1437, page 44, Washtenaw County Records. A 178-foot long portion of these rights were released in 2014 by Resolution R-14-415, a certified copy of which was recorded in Liber 5072, page 806, Washtenaw County Records.

Oxford Company, representing the owner of 2845 South State Street, Tax Parcel No. 09-12-04-300-065 has requested release of the roadway rights adjacent to their property so the areas may be included in a future redevelopment project.

Staff support releasing the roadway rights because further widening of South State Street is no longer contemplated and releasing will allow infill and redevelopment of the land.

The Planning Commission held a public hearing on January 16, 2024, and recommended approval of the release request. A survey drawing and legal description of each segment are attached.

Attachments: January 16, 2024 Planning Staff Report
January 16, 2024 Planning Commission Minutes
Release of Right-of-Way Drawing and Description

Prepared By: Alexis DiLeo, City Planner

Reviewed By: Brett Lenart, Planning Manager and Derek Delacourt, Community Services Area Administrator

Approved By: Milton Dohoney, Jr., City Administrator

Whereas, The City of Ann Arbor acquired roadway rights for future expansion of South State Street in a Warranty Deed recorded in Liber 1437, page 44, Washtenaw County Records;

Whereas, A 178-foot long portion of these rights were released in 2014 by Resolution R-14-415, a certified copy of which was recorded in Liber 5072, page 806, Washtenaw County Records.

Whereas, Oxford Company representing the owner of 2845 South State Street, Tax Parcel No. 09-12-04-300-065, has requested release of the roadway rights adjacent to their property conveyed to the City in Liber 1437, page 44, Washtenaw County Records;

Whereas, The Planning Commission recommended approval of the releases on January 16, 2024; and

Whereas, City Council held a public hearing on this petition on April 15, 2024;

RESOLVED, That the City of Ann Arbor hereby releases roadway rights in the following areas granted to the City by the Warranty Deed recorded in Liber 1437, Page 44, Washtenaw County

Records:

LEGAL DESCRIPTION FOR A PARCEL OF LAND LOCATED IN THE SW 1/4 OF SECTION 4, T3S, R6E, CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN

Commencing at the SW corner of Section 4, T3S, R6E, City of Ann Arbor, Washtenaw County, Michigan; thence N01°53'00"W 450.00 feet along the West line of said Section 4 and centerline of State Street (variable width); thence N87°09'00"E 50.65 feet to the POINT OF BEGINNING;

thence N02°03'20"W 229.51 feet along the Easterly Right-of-Way line of said State Street;

thence N87°01'00"E 50.06 feet;

thence S01°53'00"E 229.63 feet;

thence S87°09'00"W 49.37 feet to the POINT OF BEGINNING. Being part of the SW 1/4 of Section 4, T2S, R6E, City of Ann Arbor, Washtenaw County, Michigan, and containing 0.26 acres of land, more or less.

AND

Commencing at the SW corner of Section 4, T3S, R6E, City of Ann Arbor, Washtenaw County, Michigan; thence N01°53'00"W 812.56 feet along the West line of said Section 4 and centerline of State Street (variable width); thence N87°01'00"E 49.56 feet to the POINT OF BEGINNING;

thence N02°03'02"W 51.40 feet along the Easterly Right-of-Way line of State Street;

thence N87°01'00"E 50.61 feet;

thence S01°53'00"E 51.40 feet;

thence S87°01'00"W 50.46 feet to the POINT OF BEGINNING. Being part of the SW 1/4 of Section 4, T2S, R6E, City of Ann Arbor, Washtenaw County, Michigan, and containing 0.06 acres of land, more or less.

; and

RESOLVED, That an appropriate instrument approved by the City Attorney evidencing this release be recorded at the Washtenaw County Register of Deeds as soon as practicable following approval of this resolution.