

SPECIAL MEETING OF THE COUNCIL  
OF THE  
CITY OF DEARBORN

December 10, 2024

The Council convened at 6:33 P.M., President of the Council Michael Sareini presiding. Present at roll call were Councilmembers Abraham, Alsawafy, Enos, Hammoud, Herrick, Paris and President of the Council Sareini (7); Absent: None (0). A quorum being present, the Council was declared in session.

DATE : November 21, 2024  
TO : City Clerk  
FROM : City Council  
SUBJECT : Special Council Meeting

You are hereby requested to call a Special Meeting of the City Council to be held on Tuesday, December 10, 2024 at 6:30 p.m. in Council Chambers, at the Dearborn Administrative Center, 16901 Michigan Ave., Dearborn, Michigan, for the following purposes:

1. To conduct a Public Hearing and to consider and take action to create the Special Assessment District Roll No. 875 (SAD 875) - for maintaining City-owned parking lots and the surrounding area in the East Dearborn Business Maintenance District for five annual one-year periods. The first of five annual maintenance periods are from July 1, 2023 through June 30, 2024 and the fifth of five annual maintenance periods is from July 1, 2027 through June 30, 2028, and
2. To consider such other items of business that may properly come before the Council in relation to this matter.

S// Mike Sareini  
COUNCIL PRESIDENT

S/ Kamal Alsawafy  
COUNCILMEMBER

By Alsawafy supported by Paris.

12-590-24. RESOLVED: That the Public Hearing to consider and take action to confirm the creation of Special Assessment District No. 875 (SAD 875) - for the public purpose of maintaining City-owned parking lots in the East Dearborn Business District for five (5) annual one-year periods, be and is hereby terminated.

The resolution was adopted as follows: Yeas: Abraham, Alsawafy, Enos, Hammoud, Herrick, Paris, and Sareini (7), Nays: None (0); Absent: None (0).

By Alsawafy supported by Enos.

12-591-24. WHEREAS: The Department of Assessment has requested a public hearing for the creation of Special Assessment District No. 875 for the public purpose of maintaining city-owned parking lots and surrounding area in the East Dearborn Business Maintenance District for five annual one-year periods; therefore be it

RESOLVED: That City Council shall hold a public hearing on Tuesday, December 10, 2024 at 6:30 p.m. in Council Chambers, at the Dearborn Administrative Center, 16901 Michigan Ave., Dearborn, Michigan, or as soon thereafter as the Council order of business will permit, to create the proposed Special Assessment District No. 875 for the public purpose of maintaining city-owned parking lots and surrounding area in the East Dearborn Business Maintenance District for five (5) annual one-year periods

RESOLVED: That the City Clerk be and is hereby authorized and directed to publish a copy of the following "Notice of Hearing" in the official newspaper for the City of Dearborn in accordance with Section 15.2 of the City Charter and by mailing at least 15 days prior to the hearing to affected property owners:

## NOTICE OF HEARING

### CREATION OF SPECIAL ASSESSMENT DISTRICT No. 875 (East Dearborn Business Maintenance District)

The Dearborn City Council will hold a public hearing at a special meeting on Tuesday, December 10, 2024 at 6:30pm. in the Council Chambers of the Dearborn Administrative Center, 16901 Michigan Avenue, for the creation of Special Assessment District No. 875. The public purpose is for maintaining city-owned parking lots and the surrounding area in the East Dearborn Business Maintenance District for five annual one-year periods. The first of the five annual maintenance periods from July 1, 2023 through June 30, 2024 and the fifth annual maintenance period is from July 1, 2027 through June 30, 2028. The legal descriptions of the properties to be included in the proposed Special Assessment District No. 875 are located within the following boundary:

Land in the City of Dearborn, Wayne County, Michigan, Being More Particularly Described as:

All of Lots 17 to 40, both inclusive; the northerly 36 feet of Lot 55 except that part taken for widening of Schaefer; Lots 56 to 78, both inclusive, except that part taken for the widening of Schaefer; the east 15.00 feet of Lots 189 to 197 both inclusive, including part of vacated public alley west of Bingham; and all of Lots 272 to 280, both inclusive, including part of vacated public alley west of Bingham; as platted in Addition to Maplewood Park Subdivision, being a subdivision of west 1/2 of west 1/2 of Fractional Section 17, T. 2 S., R. 11 E., lying north of Michigan Avenue, Springwells Township, now City of Dearborn, Wayne County, Michigan as recorded in Liber 32, Page 72 of Plats, Wayne County Records. All of Lots 1 to 17, both inclusive, and Outlot A as platted in John H. Schaefer Building Subdivision, being a re-subdivision of Lots 41-53 inclusive, Part of Lot 54 and vacated alley of Addition to Maplewood Park Subdivision which is a subdivision of west 1/2 of west 1/2 of Fractional Section 17, T. 2 S., R. 11 E., lying north of Michigan Avenue, City of Dearborn, Wayne County, Michigan, as recorded in Liber 64, Page 25 of Plats, Wayne County Records. Lots 38 to 43, both inclusive, except part taken for widening of Schaefer; Lot 47 except part taken for widening of Schaefer and Colson, Lots 48 to 51, both inclusive, except part taken for the widening of Schaefer; Lots 56 to 64, both inclusive, except for part taken for the widening of

Schaefer; Lot 65 except part taken for widening of Schaefer and widening of public alley north of Michigan; Lot 66, except part taken for widening of Schaefer; all of Lots 67 to 77, both inclusive; the north 29.42 feet of Lot 93 except part taken for widening of public alley west of Schaefer; Lots 94 to 97, both inclusive, except part taken for widening of public alley west of Schaefer; the south 12.00 feet of Lot 98 except part taken for widening of public alley west of Schaefer; the south 12.00 feet of the east 87.00 feet of Lot 191, including part of vacated Neckel right-of-way; the east 87.00 feet of Lots 192 to 195, both inclusive, including part of vacated Neckel right-of-way; the north 29.42 feet of the east 87.00 feet of Lot 196 including part of vacated Neckel right of way; all of Lots 213 to 224, both inclusive; and all of Lots 365 to 376, both inclusive; as platted in Maplewood Park Subdivision of part of Section 18, T. 2 S., R. 11 E., lying north of Michigan Avenue, Springwells Township, now City of Dearborn, Wayne County, Michigan as recorded in Liber 32, Page 25 of Plats, Wayne County Records. All of Lots 41 to 51, both inclusive; Lots 137 to 145, both inclusive; and all of Lots 234 to 240, both inclusive; as platted in Ardross Subdivision of part of east 1/2 of Section 18, T. 2 S., R. 11 E., lying north of Michigan Avenue, Springwells Township, now City of Dearborn, Wayne County, Michigan as recorded in Liber 36, Page 30 of Plats, Wayne County Records. All of Lots 1 to 19, both inclusive, as platted in Miller Home Subdivision of part of Fractional Section 17, T. 2 S., R. 11 E., south of Michigan Avenue, Springwells Township, now City of Dearborn, Wayne County, Michigan as recorded in Liber 32, Page 97 of Plats, Wayne County Records. Land in west 1/2 of Fractional Section 17, T. 2 S., R. 11 E., beginning at the intersection of the southerly line of Michigan Avenue and the west line of Calhoun Avenue; thence south 143.43 feet along the west line of Calhoun Avenue; thence westerly 121.20 feet along the north line of vacated public alley; thence southwest 40.00 feet; thence north 110.55 feet along a line parallel to Schaefer Road to southerly line of Michigan Avenue; thence northeast 169.32 feet along southerly line of Michigan Avenue to Point of Beginning. Land in west 1/2 of Fractional Section 17, T. 2 S., R. 11 E., beginning at the intersection of the southerly line of Michigan Avenue and east line of Schaefer; thence northeast 103.00 feet along the southerly line of Michigan Avenue; thence south 110.55 feet along a line parallel to east line of Schaefer Road; thence northeast 32.71 feet along a line parallel to southerly line of Michigan Avenue; thence south 507.79 feet along a line parallel to Schaefer Road to north line of Osborn Avenue;

thence west 128.00 feet along north line of Osborn Avenue to east line of Schaefer Road; thence north 563.08 feet along east line of Schaefer Road to the Point of Beginning. Lots 87 to 89, both inclusive, except parts taken for widening of southwest corner of Michigan and Maple; and all of Lots 90 to 110, both inclusive; as platted in Home Farm Subdivision of part of the southeast 1/4 of Fractional Section 18, T. 2 S., R. 11 E., Springwells (City), now City of Dearborn, Wayne County, Michigan as recorded in Liber 49, Page 44 of Plats, Wayne County Records. All of Lots 305 to 319, both inclusive; Lots 320 and 321 except parts taken for Schlaff right-of-way; Lots 324 and 325, both inclusive, except parts taken for Schlaff right-of-way; all of Lots 326 to 331, both inclusive; and all of Lots 335 to 346, both inclusive; as platted in Williamson Subdivision of part of southeast 1/4 of Fractional Section 18, T. 2 S., R. 11 E., lying south of Michigan Avenue and part of Private Claim 43, Springwells Township, now City of Dearborn, Wayne County, Michigan, as recorded in Liber 32, Page 65 of Plats, Wayne County Records. Land in Fractional Section 18, T. 2 S., R. 11 E., beginning at the intersection of the southerly line of Michigan Avenue and the easterly line of Roemer; thence north 70 degrees 22' 00" east, 72.62 feet along the southerly line of Michigan Avenue; thence south 13 degrees 55' 00" east, 100.50 feet; thence south 70 degrees 22' 00" west, 50.57 feet along the northerly line of an 18 foot wide public alley; thence north 26 degrees 30' 00" west, 100.72 feet along the easterly line of Roemer to the point of beginning. All of Lots 15 through 19, Maple-Schaefer Subdivision.

A notice will be sent to the owner of each business property located within the proposed district by mail at least 15 days prior to the public hearing. Any persons having objections to the creation of the special assessment district must either attend the hearing or file their objections in writing with the City Clerk prior to the hearing date.

Individuals with disabilities who require special accommodations, auxiliary aids or services to attend or participate in this meeting should contact the Department of Assessment at (313) 943-2140 or the TDD at (313) 943-2074. Reasonable advance notice is required.

George T. Darany  
City Clerk

BE IT FURTHER

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

There being no further business, upon a motion duly made, seconded and adopted, the Council then adjourned at 7:03 P.M.

APPROVED:

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President of the Council

ATTESTED:

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City Clerk