



INKSTER CITY COUNCIL

September 16, 2019
26215 Trowbridge, Inkster, MI 48141
(313) 563-4232 www.cityofinkster.com

Mayor – Byron Nolen
Mayor Pro Tem – Timothy Williams, District I

Council Members:

Clarence Oden, Jr., District II
Sandra K. Watley., District III
Steven Chisholm, District IV
Kim Howard, District V
Connie R. Mitchell, District VI

FELICIA RUTLEDGE
CITY CLERK

BYRON NOLEN
MAYOR

TREASURER
DARIN CARRINGTON

DAVID JONES
CITY ATTORNEY

Council may be addressed during the Regular Meeting by filling out the Public Participation Form. Address Council as a whole through the Mayor. Please state your name and your address for the record prior to providing your comments. Comments are limited to three (3) minutes.

Council Orientation Agenda – 6:00 PM

1. Call to Order
2. Discussion
 - A. Agenda Discussion
 - B. Land presentation – Sammy Ward-Bey

Public Participation (limit to 3 minutes)

3. CLOSED SESSION – Council may enter into Closed Session to discuss contract negotiations, purchase or lease of real property and/or pending litigation in accordance with MCL 15.268 (a), (c), (d), (e) and/or (f).
4. Adjournment

September 16, 2019
Regular City Council Agenda – 7:00 PM

1. Call Meeting to Order

- A. Pledge of Allegiance
- B. Roll Call

2. Approval of Agenda

3. Presentations/Discussion

4. Public Hearing

5. Consent Agenda

- A. August 19, 2019 Regular City Council Meeting Minutes.

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- B. Allen Brother's and Attorney's PLLC. Invoice \$ 51,854.55

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6. Boards and Commissions

- A. Update of current list of appointments to Boards & Commissions.

7. Previous Business

8. Ordinance(s)

- A. First Reading(s)

- B. Second Reading(s)

9. New Business

- A. Discussion/Action: (Felicia Rutledge) Consideration and approval of a Street Closure on Beech between Middlebelt/Northland on September 22, 2019 from 11:00 a.m. until 10:00 p.m. for a Backpack give-away. The applicant is Tarikh Hunter. **Pg. 7**
- B. Discussion/Action: (Felicia Rutledge) Consideration and approval of a Special Event on Saturday, October 12, 2019 from 2:00 p.m. until 5:00 p.m. for a Costume give-away presented by The Tax Experts. **Pg. 15**
- C. Discussion/Action: (Felicia Rutledge) Consideration and approval to recognize Zaman's International as a non-profit organization within the city of Inkster for

qualification for a temporary Charitable Gaming License to host a gift card raffle on September 21, 2019 at their Run Walk Picnic.

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D. Discussion/Action: (Kaitlyn Hines) Consider approval of offer to purchase (Case # LD 19-15) six (6) Industrial lots which are located on the north side of Dunning between Bayhan Ave. and Meadowdale Ave. and are legally described as *30D229 230* LOTS 229 AND 230 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR - K - 98.94 (Property I.D. 44 020 02 0229 300), *30D235B TO 237* E 1/2 OF LOT 235 ALSO LOTS 236 AND 237 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0235 304), 30D233 234 235A LOTS 233 AND 234 ALSO W 1/2 OF LOT 235 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0233 301), *30D235B TO 237* E 1/2 OF LOT 235 ALSO LOTS 236 AND 237 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0235 304), *30D238, 239* LOTS 238 AND 239 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0238 305) or 26170 Dunning, and *30D240 30D241* LOTS 240 AND 241--- WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0240 000) in the amount of \$3,000 to Fred Bishop Jr.

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E. Discussion/Action: (Kaitlyn Hines) Consider the approval of sale of land to previous owner of the following foreclosed single-family residential properties: 1608 Helen (Parcel I.D. 44 006 01 0542 000), legally described as 24P542 LOT 542 DEARBORN HILLS MANOR T2S R9E L52 P93 WCR in the amount of \$11,246.42 to Jesse Lamourn Whitener.

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10. Public Participation (limit to 3 minutes)

11. City Clerk

12. City Treasurer

13. Mayor and Council Communication

14. Closed Session

Council may enter into Closed Session to discuss contract negotiations, purchase or lease of real property and/or pending litigation in accordance with MCL 15.268 (a), (c), (d), (e) and/or (f).

15. Adjournment

Felicia Rutledge
City Clerk

August 19, 2019

Regular City Council Meeting – 7:00 PM

The regular meeting of the Council of the City of Inkster, Wayne County, Michigan convened in the Council Chambers, 26215 Trowbridge, on Monday, August 19, 2019.

Prior to the Regular Council Meeting: City Council members discussed:

A. Agenda Discussion

Moved by Councilmember Mitchell, Seconded by Councilmember Oden to go into Executive Session 6:30 p.m. to discuss pending litigation, personnel and land sales in accordance with MCL 15.286 (e). Motion carried unanimously

Moved by Councilmember Oden, Seconded by Councilmember Watley adjourn the closed Executive Session at 7:02 p.m. Motion carried unanimously.

Call Meeting to Order

Mayor Nolen called the meeting to order at 7:15 p.m.

Pledge of Allegiance

City Council and the public in attendance pledged allegiance to the flag of the United States of America.

Prayer

Prayer was led by Reverend George Williams

Roll Call

Mayor Nolen	Present	Councilwoman Howard	Exc. Absence
Councilwoman Watley	Present	Mayor Pro-Tem Williams	Present
Councilman Oden	Present	Councilman Chisholm	Present
Councilwoman Mitchell	Present		

Approval of Agenda

Moved by Councilmember Watley, Seconded by Councilmember Chisholm to approve the agenda with the addition of item "B" and "C" under New Business.

Resolution 8-19-136R - Motion carried.

Presentations/Discussion**Public Hearings****Consent Agenda**

A. August 5, 2019 Regular City Council Meeting Minutes.

Moved by Councilmember Chisholm, Seconded by Councilmember Oden

to approve the Consent Agenda.
Resolution 8-19-137R – Motion carried.

Boards and Commission

- A. Update of current list of appointments to Boards & Commissions.
- Nomination of Barbara Cooper to the DDA

Previous Business

Ordinance(s)

- A. First Reading(s)
- B. Second Reading(s)

New Business

- A. Discussion/Action: (Jerome Bivins) Consideration and approval authorizing Administration approval of a contract for Concrete and Turf Restoration with Century Cement to repair city property after water main breaks and minor roads work for an initial term of three (3) years, with three options to renew the contract one year at a time. The contract bid was \$178,000.00, we are asking for a not to exceed \$250,000.00.

Moved by Mayor Pro-Tem Williams, Seconded by Councilmember Oden to approve authorizing Administration approval of a contract for Concrete and Turf Restoration with Century Cement to repair city property after water main breaks and minor roads work for an initial term of three (3) years, with three options to renew the contract one year at a time. The contract bid was \$178,000.00, we are asking for a not to exceed \$250,000.00.
Resolution 8-19-138R– Motion carried.

- B. Discussion/Action: (City Council) Consideration and approval for the Auxiliary Police to host their Annual Picnic in Wheatley Park on August 24, 2019 from 12:00 p.m. until 5:00 p.m.

Moved by Mayor Pro-Tem Williams, Seconded by Councilmember Chisholm to approve for the Auxiliary Police to host their Annual Picnic in Wheatley Park on August 24, 2019 from 12:00 p.m. until 5:00 p.m.
Resolution 8-19-139R– Motion carried.

- C. Discussion/Action: (City Council) To Vote in accordance with the vote taken in closed session (Williams).

Moved by Councilmember Mitchell, Seconded by Councilmember Watley to approve to vote in accordance with the vote taken in closed session (Williams)
Resolution 8-19-140R– Motion carried.

Public Participation

- **Willie Gibson** – Had Ordinance questions and concerns regarding garbage cans.
- **LaDonna Wesley** – Stated there was a water main break in front of her driveway. She stated that her front driveway and grass still have not been repaired. She further stated that since, her cooper piping has been stolen. She asked when the repairs to the driveway and grass would occur. She lastly stated that her daughter resides on Old Henry street and every time it rains her basement floods.
- **Reginaid Woods** – Inquired about the ordinance for signs being amended. He stated that for political signs, he would like to see the ordinance read forty five days as opposed to thirty days. He stated that absentee ballots go out forty five days prior to an election.
- **Officer Heyward** – Announced the Police Movie Night on August 30, 2019. He further announced Coffee with at Cop at Oak Street Health on August 21, 2019.
- **Yvette Brock** – Asked Mayor Pro-Tem Williams to explain his Facebook post stating that the Mayor and his colleagues are unethical.
- **Tarik Hunter** – Stated he is giving a neighborhood BBQ on September 22, 2019 and would like to know when he would be receiving street closure approval.
- **Michael Wells** – Thanked residents for the passage of the Library Millage. He further requested information for administration regarding payment in lieu of taxes for the TIFA, DDA and Brownfield. Lastly he inquired about a seventeen thousand property tax bill for the library's old location.
- **Samuel Ward-Bey** – Inquired about the property on Cherry and Allen all the way down to Cherry and Hickory. He stated that grass is very high and Community Up would like to maintain the property. He further announced Boys Scouting being brought back to the city of Inkster.
- **Barbara Cooper** – Stated that backpack give-away was a success. She stated that she wished more persons in the community knew about the event. She stated that the Good fellows would be hosting their annual Pancake Breakfast on October 19, 2019.
- **Mardina Willis** – Asked about funds from the community block grant to fix her home. She further stated she worked for Senior Alliance and encouraged residents to call for different type programs offered to seniors. She provided Senior Alliance telephone number 734-727-2830.
- **Tabatha Kerr** – Stated she had a daughter that was killed by a school lunch room table. She asked residents and city council to support the Lilianna Bill if and when it is introduced. She further asked for persons to ask for local school's records on building hazards. She said that if you find non-compliance to report to OSHA.
- **Jackie Hoskins** – Stated that there should be a noise ordinance.
- **Randa Davis** – Announced Smith Chapel's 95th Anniversary. She said the church family would be hosting events on October 19, 2019 at the Charles H. Wright Museum and a banquet on October 20, 2019. She invited all to attend.

City Clerk

- Announced Councilwoman Howards District V Advisory Meeting on August 26, 2019 at 5:00 p.m. to be held in the TIFA Room

City Treasurer

- Announced due to holidays and the tax deadline being on a Sunday, the tax deadline date with no penalties would be on September 3, 2019.

Mayor and Council

- **Councilwoman Watley** – Acknowledged the Wayne Robotics Team. She said she was invited to see them perform. She stated she will now be doing a segment titled “Clear the A.I. R.; which will be addressing rumors that have been put out in the community. She intends to provide facts for these rumors and at least give residents the opportunity to see the facts then make their own judgment. She lastly announced the City of Inkster second annual car show to be held on September 21, 2019.
- **Councilman Oden** – Asked about a program that was had in Inkster back in the day, paint the town. He said the program provided residents with paint, to paint their homes. He lastly thanked persons that voted for him and said that although he didn’t make the primary, he will be still doing work in the community.
- **Councilwoman Mitchell** – Thanked everyone for attending the backpack give-away. She stated that there are extra back packs that can be provided to students. She asked about signage for Penn Park. She further discussed one hundred families, one hundred homes. She announced the September 28, 2019 Bike-A-Thon so that persons can bike around the city and see the homes available. She lastly announced the Inkster Task Force Annual 5K Walk on November 2, 2019, Woodson Block Club on August 26, 2019 and District VI Advisory Meeting on September 10, 2019.
- **Councilman Chisholm** – Stated that Congresswoman Rashida Talib would be attending the Elder Abuse seminar that Dana Nesell will be hosting. He provided State Representative, Jewell Jones telephone number 517-373-0839.
- **Mayor Pro-Tem Williams** – Stated that a citizen on Brentwood has been receiving code enforcement tickets for high grass and that he rode by the property and does not see high grass. He further stated that he made a post on his FB page regarding the Mayor and his colloques being unethical regarding the INSP program because city council did not approve the vendors. He stated that friends and family members are part of the INSP program. He lastly stated that he attended an event where he was told that it is illegal for the county to take the homes and sell to investors. He said we should be trying to help residents stay in their properties not take them.
- **City Treasurer** – Stated that Wayne County forecloses on properties not the city. He stated that the city purchases the properties thru the first right of refusal. He said that the INSP program was created so that homes could be brought up to code, sold and/or rented to home owners.

Adjournment

There being no further business to come before Council, on a motion duly made
By Councilmember Oden, Seconded by Councilmember Chisholm and carried,
the Regular Council meeting of August 19, 2019 was adjourned at 8:51 p.m.



Felicia Rutledge, City Clerk
City of Inkster

Allen Brothers
Attorneys & Counselors, PLLC
400 Monroe Street, Suite 620
Detroit, MI 48226-2963

Inkster, City of
26215 Trowbridge Street
Inkster, MI 48141

Attn: Byron Nolan

Page: 1
08/15/2019
Account No: 1897M

BREAKDOWN OF FEES/EXPENSES BY CATEGORY

Category	Fees/Costs
Flat fee/City Attorney work	\$6,000.00
Municipal Legal Services	\$3,043.75
Labor	\$1,725.00
Litigation	\$41,085.70
Total Invoice for August, 2019	\$51,854.45

REQUEST FOR COUNCIL ACTION

To: Byron Nolen, Mayor

Date: September 6, 2019

From: Felicia Rutledge, City Clerk Date for Council Consideration: September 16, 2019

ACTION REQUESTED: Consider approving the request for street closures of Beech Street between Middlebelt/Northland streets on September 22, 2019 for a Back to School Backpack Event 11 a.m. until 10:00 p.m. The applicant is Tarikh Hunter.

Current Action ☒ Emergency ☐ Future ☐

Funds Budgeted: If Yes ☐ Account # ☐ No ☐ N/A ☒

Mayor's Approval ☐

BACKGROUND INFORMATION

The request is to seek permission to close Beech Street between Middlebelt/Northland Streets on September 22, 2019 from 11:00 a.m. until 10:00 p.m. A signed petition by neighbors has been included. All appropriate sign offs from the city have been obtained.

SCOPE OF SERVICES

N/A

JUSTIFICATION

N/A

PROJECT OR IMPROVEMENT TASKS

N/A

COSTS

N/A

PROJECT TIME TABLE

September 22, 2019 from 11:00 a.m. until 10:00 p.m.

RESOLUTION

Authorization is hereby given for a Street closure on Beech Street between Middlebelt/Northland on September 22, 2019 from 11:00 a.m. until 10:00 p.m. The applicant is Tarikh Hunter.

Resolved by ☐

Seconded by ☐

Yes:

No:

Absent:

STREET CLOSURE/BLOCK PARTY REQUEST

APPLICANT:

Tarikh Hunter
Name

(313) 728-5209
Phone Number

811 Clair
Applicant Address

tarikhhunter@gmail.com
Email (Optional)

REQUEST:

Street To Be Closed: Beech Cross Streets: Middlebelt Northland

Date(s) To Be Closed: ~~Sept 12~~ September 22nd 2019

Event Hours: 11 am/pm To 10 am/pm (EVENTS MUST CONCLUDE BY 10PM)

Type Of Event: Back to School Backpack event

Please read this Waiver carefully before signing – The undersigned hereby verifies that he/she agrees to indemnify defend and save harmless the City of Inkster, its officers, agents and employees from and against all loss and expense be reason of liability imposed by law of bodily injury, including death at any time resulting there from, sustained loss of use thereof, arising out of or in consequence of performance of this agreement, whether such injuries to person or damage to property is due or claimed to be due to the negligence of the contractor, the City of Inkster, its officers, agents and employees, excepting only such injury or damage as shall have been occasioned by the sole negligence of the City of Inkster, its officers, agents and employees. The undersigned further understands that failure to comply with all arrangements herein stated or falsification of any information called for in this application will be grounds for denial of this or any future request.

Applicant assumes all responsibility for the return of all required barricades/cones used for this event. The barricades/cones are to be returned in the same condition as received on the business day following the event.

Furthermore, the undersigned will be liable for the replacement costs of the barricades/cones in the event of loss or damage. The replacement cost is \$20.00 (Twenty Dollars) per item. If the matter is adjudicated in court, attorney fees and court costs will be assessed.

The barricades/cones may be obtained at the Department of Public Service, 26900 Princeton St., between the hours of 10:00 a.m. and 3:00 p.m. Call to make arrangements: 313-563-9773

Applicant Signature: Tarikh Hunter

Date: 8-15-2019

**OFFICIAL USE ONLY
REQUIRED APPROVALS:**

Police ☒ Fire ☒ DPS ☒ BLDG ☒

REQUIRED EQUIPMENT:

Barricades ☐ Cones ☐ Other ☐

CITY COUNCIL APPROVAL: Date Approved: _____ Resolution Number: _____

City Clerk Signature: _____ Date: _____



Street Closure/Block Party Petition

We the undersigned acknowledge and support the request for a Block Party on

_____ between _____
(Street) (Street)
and _____ for the date and time of _____
(Street) (Event date & time)

Block Party Coordinator: _____
(Contact Person)

Daytime Number: _____ Evening Number: _____

Name

Address

NO
ON T

houses

E Street

STREET CLOSURE/BLOCK PARTY REQUEST

APPLICANT:

Tarikh Hunter
Name

811 Clair
Applicant Address

(313) 728-5209
Phone Number

tarikhhunter@gmail.com
Email (Optional)

REQUEST:

Street To Be Closed: Beech Cross Streets: Middlebelt/ Northland

Date(s) To Be Closed: ~~Sept 12~~ September 20th 2019

Event Hours: 11 am/pm To 10 am/pm (EVENTS MUST CONCLUDE BY 10PM)

Type Of Event: Back to School Backpack event

Please read this Waiver carefully before signing – The undersigned hereby verifies that he/she agrees to indemnify defend and save harmless the City of Inkster, its officers, agents and employees from and against all loss and expense be reason of liability imposed by law of bodily injury, including death at any time resulting there from, sustained loss of use thereof, arising out of or in consequence of performance of this agreement, whether such injuries to person or damage to property is due or claimed to be due to the negligence of the contractor, the City of Inkster, its officers, agents and employees, excepting only such injury or damage as shall have been occasioned by the sole negligence of the City of Inkster, its officers, agents and employees. The undersigned further understands that failure to comply with all arrangements herein stated or falsification of any information called for in this application will be grounds for denial of this or any future request.

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Applicant Signature: Tarikh Hunter

Date: 8-15-2019

**OFFICIAL USE ONLY
REQUIRED APPROVALS:**

Police _____ Fire ☒ DPS _____ BLDG _____

REQUIRED EQUIPMENT:

Barricades _____ Cones _____ Other _____

CITY COUNCIL APPROVAL: Date Approved: _____ Resolution Number: _____

City Clerk Signature: _____ Date: _____

Felicia Rutledge, City Clerk
City of Inkster
26215 Trowbridge
Inkster, MI 48141



www.cityofinkster.com
Phone: 313.563.9770
frutledge@cityofinkster.com

STREET CLOSURE/BLOCK PARTY REQUEST

APPLICANT:

Tarikh Hunter
Name
811 Clair
Applicant Address

(313) 728-5209
Phone Number
tarikhhunter@gmail.com
Email (Optional)

REQUEST:

Street To Be Closed: Beech Cross Streets: Middlebelt/Northland
Date(s) To Be Closed: ~~September 20th~~ September 20th 2019
Event Hours: 11 am/pm To 10 am/pm (EVENTS MUST CONCLUDE BY 10PM)
Type Of Event: Back to School Backpack event

Please read this Waiver carefully before signing – The undersigned hereby verifies that he/she agrees to indemnify defend and save harmless the City of Inkster, its officers, agents and employees from and against all loss and expense be reason of liability imposed by law of bodily injury, including death at any time resulting there from, sustained loss of use thereof, arising out of or in consequence of performance of this agreement, whether such injuries to person or damage to property is due or claimed to be due to the negligence of the contractor, the City of Inkster, its officers, agents and employees, excepting only such injury or damage as shall have been occasioned by the sole negligence of the City of Inkster, its officers, agents and employees. The undersigned further understands that failure to comply with all arrangements herein stated or falsification of any information called for in this application will be grounds for denial of this or any future request.

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Applicant Signature: Tarikh Hunter Date: 8-15-2019

**OFFICIAL USE ONLY
REQUIRED APPROVALS:**

Police _____ Fire _____ DPS JIS BLDG _____

REQUIRED EQUIPMENT:

Barricades _____ Cones ✓ Other _____

CITY COUNCIL APPROVAL: Date Approved: _____ Resolution Number: _____

City Clerk Signature: _____ Date: _____

Yolanda Holmes

From: Building Department
Sent: Friday, August 16, 2019 11:02 AM
To: Yolanda Holmes
Subject: RE: Street Closure/Block Party Request

Approved.

Regards,

Curt Kropp, Department Administrator
Inkster Building Department
building@cityofinkster.com
Bus: (313) 563-7716
Fax: (313) 563-6521

From: Yolanda Holmes
Sent: Friday, August 16, 2019 10:03 AM
To: Building Department
Subject: Street Closure/Block Party Request

Good Morning,

Please find attached a street closure/block party request from Tariqh Hunter for September 22, 2019.

Thank you,

Yolanda Holmes
Assistant City Clerk
City of Inkster
26215 Trowbridge
Inkster, MI 48141
313-563-9770



STREET CLOSURE/BLOCK PARTY REQUEST

APPLICANT:

Tarikh Hunter
Name

(313) 728-5209
Phone Number

811 Clair
Applicant Address

tarikhhunter@gmail.com
Email (Optional)

REQUEST:

Street To Be Closed: Beech Cross Streets: Middlebelt/ Northland

Date(s) To Be Closed: ~~September 17~~ September 20th 2019

Event Hours: 11 am/pm To 10 am/pm (EVENTS MUST CONCLUDE BY 10PM)

Type Of Event: Back to School Backpack event

Please read this Waiver carefully before signing – The undersigned hereby verifies that he/she agrees to indemnify defend and save harmless the City of Inkster, its officers, agents and employees from and against all loss and expense be reason of liability imposed by law of bodily injury, including death at any time resulting there from, sustained loss of use thereof, arising out of or in consequence of performance of this agreement, whether such injuries to person or damage to property is due or claimed to be due to the negligence of the contractor, the City of Inkster, its officers, agents and employees, excepting only such injury or damage as shall have been occasioned by the sole negligence of the City of Inkster, its officers, agents and employees. The undersigned further understands that failure to comply with all arrangements herein stated or falsification of any information called for in this application will be grounds for denial of this or any future request.

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The barricades/cones may be obtained at the Department of Public Service, 26900 Princeton St., between the hours of 10:00 a.m. and 3:00 p.m. Call to make arrangements: 313-563-9773

Applicant Signature: Tarikh Hunter

Date: 8-15-2019

**OFFICIAL USE ONLY
REQUIRED APPROVALS:**

Police P Fire _____ DPS _____ BLDG _____

REQUIRED EQUIPMENT:

Barricades P Cones _____ Other _____

CITY COUNCIL APPROVAL: Date Approved: _____ Resolution Number: _____

City Clerk Signature: _____ Date: _____

REQUEST FOR COUNCIL ACTION

To: Byron Nolen, Mayor

Date: September 6, 2019

From: Felicia Rutledge, City Clerk

Date for Council's Consideration: September 16, 2019

ACTION REQUESTED: Special Event; Consideration and approval for a free Costume Give-Away, presented by The Tax Experts on Saturday, October 12, 2019 from 2:00-5:00p.m. at the Inkster Town Plaza.

Current Action ☒ Emergency ☐ Future ☐

Funds Budgeted: If Yes ☐ Account # No ☐ N/A ☐

Mayor's Approval

BACKGROUND:

The Tax Experts would like to host a free costume give-away in the Inkster Town Plaza located off Michigan Ave. The events plans to have bounce houses and entertainment. They are expecting between 50-100 persons to attend the event. Permission has been provided by the owner of the Inkster Town Plaza.

SCOPE OF SERVICES:

A Special Event application was completed.

JUSTIFICATION:

City Council adopted a Special Events Policy for events that will be held in the city. This policy is to notify administration and essential departments of "Special Events" so that the city is abreast and able to respond if necessary.

PROJECT IMPROVEMENTS:

COSTS:

Free Costume Give-Away

RESOLUTION:

Authorization is hereby given to allow the Tax Experts to host a free costume give-away on Saturday October 12, 2019 from 2:00 p.m. until 5:00 p.m. at the Inkster Town Plaza.

Resolved by

Seconded by

Yes:

No:

Absent:



City of Inkster, Michigan

Application Packet For Class 1 and Class 2 Events

Received: 9/5/2019

NOTICE OF INTENT TO APPLY FOR AN EVENT PERMIT

The first page of this packet implies your intent to hold an event, reserve a park, or close a street in the city of Inkster. The due date for the Notice of Intent can be found on the next page under your event class. In order to reserve a date and location, please fill out this first page and mail or email it to:

City Clerk's Office
26215 Trowbridge Rd. Inkster, MI. 48141
Office: (313) 563-9770; Fax: (313) 563-7378
E-Mail: frutledge@cityofinkster.com
www.cityofinkster.com

Event Title: Free Costume Giveaway (Presented by The Tax Experts)
Type of Event: Handing out free costumes to residents, entertainment (bounced house)
Estimated Class Level (please circle): Class 1
Event Date (s): Sat, Oct 12th Event Hours: 2:00 - 5pm
FACE PAINTERS

Park Name and Location (if only interested in a portion of a park, please specify the portion):

Inkster Town Plaza

***Additional days for set up: n/a ***Additional days for clean-up: n/a

***Please note, the rental rate allows for set up to begin after 5:00 pm the day prior and clean up to end by 10:00AM following your event. If this does not allow you enough time, please discuss with the Clerk's Office.

Please name the person(s) principally responsible for this event (applicant):

Name: Cristina Lopez E-mail Address: clopez6681@yahoo.com

Phone 1: 248.252.8839 (work/home/cell) Phone 2: _____ (work/home/cell) Fax: _____

Legal name of applicant's organization: Hansen & Prayner LLC

Form of ownership:

☒ Doing Business As
The Tax Experts

☐ Corporation

☐ Non-Profit

**City of Inkster
Event Permit**

☒ Individual

☐ Association

☐ Partnership

Applicant organization is:

☐ Resident or located in the City (proof of residency is required) ☒ Non-resident

Legal address: 12390 Risman Dr. Apt 201

Mailing address: _____

City: Plymouth State: MI Zip: 48170

Phone: 248.252.8839 Fax: _____ E-mail: clopez.6651@yahoo.com

The permit shall not be issued until the application (pages 8-13) has been reviewed and approved by the Clerk's Office, DPW, Police Department, Fire Department, City Mayor, and City Council.

Received: _____

EVENT PERMIT

Please note Event Organizer (s) is responsible for notifying vendors and attendees: Of the No Alcohol Policy/Ordinance.

Event Title: The Tax Expo presents Free Costumes Giveaway & Entertainment

Location: Inkster Town Plaza (parking lot)

Estimated Class Level (please circle): Class 1 Class 2

Event Date/time (s):

Date: Oct 12, 2015 Start: 2 AM/PM End: 5 AM/PM

Please name the person (s) principally responsible for this event (applicant):

Name: Cristina Lopez E-mail Address: clopez26681@yahoo.com

Mailing address: 12390 RISMAN DR APT 201

City: Plymouth State: MI Zip: 48170

Day Phone: 248 252-8839 Evening Phone: _____

Cell Phone: Same as above Fax: N/A

Names and addresses of all officers and directors (attach separate sheet if necessary):

President: _____ Secretary: _____

Vice President: _____ Treasurer: _____

+++++

Were there any changes to event date/location/time/structure/etc. since the Notice of Intent was submitted?
If yes, please describe and explain:

**City of Inkster
Event Permit**

Section
requirement
by class

1, 2

Please read and check the boxes stating that you are aware of the following.

1a. Ordinance inclusion on Promotional Materials

Please check the box to indicate you have read and understood this section.

The City of Inkster **highly encourages** adding the following information on all promotional materials, fliers, websites, etc. because people violating this ordinance will be asked to leave the premises:

☒ "The City's event ordinance prohibits the allowance of Alcoholic Beverages on premises.

1b. Ordinance inclusion on Signage:

☒ The City does not allow posting of flyers on any poles (utility or otherwise) within the City limits, nor does it allow posting of signs in any public right of way (space between street and sidewalk) without express permission (please attach copies of written authorization).

Please note that the event organizer is responsible for informing vendors and other participants of these ordinances.

1, 2

2. Attendance:

Please estimate the number of people you expect to attend the event: 50-100 at any one time

1, 2
DPW

3. Utilities:

Does this event require any utilities? (Electricity in the parks may need to be requested in order to be turned on; not all parks are equipped with electricity).

☐ Yes (see below) ☒ No

☐ Electricity ☐ Water ☐ Other _____

Are the necessary utilities available at the location?

☐ Yes ☐ No (see below)

If not, how do you propose supplying the required utilities?

**City of Inkster
Event Permit**

Section
requirement
by class

1, 2
DPW

4. Street closures:

Does your event require street closures: ☐ Yes (see below) ☒ No

Michigan Ave., is considered a State Trunklines. MDOT must be notified of any closings of these streets. If you are listing a state trunkline, please put a Y in the trunkline column.

Please list all streets that will be closed, including their intersecting streets on either end.

EXAMPLE:

Street to close	From	To	Date	Time	Trunkline?
Penn	9/1/13	9/5/13	8/30/13	Noon-3p	N

Street to close	From	To	Date	Time	Trunkline?

(Please be sure to include enough time for event set up and clean up. Please attach additional sheets as necessary).

Will you require the use of City owned barricades to close the street(s)? Yes ☐ No ☒

If no, by what means will you close the street? _____

If yes, please provide the name and address of the person who will take responsibility for the barricades during the course of the event. (Barricades can be picked up at the Inkster Police Department the day before your event. Barricades should be returned to the Inkster Police Department upon completion of your event or a fee will be incurred.

If it's the same as the applicant, please write SAME in the name field.

Name: _____ Address: _____ Phone: _____

Describe the means by which you intend to inform residents of the street closing.

Will you permit local residential traffic street access during the event? Yes ☒ No ☐

If no, how do you intend to accommodate residents? _____

****Must have an entrance and exit for Emergency Vehicles.**

**City of Inkster
Event Permit**

Section requirement by class
1, 2
1, 2
1, 2 IPD
Section

5. Food Permit:

Will any food be prepared, distributed, or sold at event?

☒ Yes (see below) ☐ No

If food will be prepared on site, distributed or sold each vendor must apply for and receive a permit from the **City Clerk's Office/Wayne County**. ****

Please note that the Wayne County Health Department must be contacted and advised of event date (s), times, and event organizer contact information in case they have any questions.

6. Restrooms:

***Wheatley Park has Restrooms.**

Does your event require restroom facilities?

☐ Yes (see below) ☒ No

How many portable restrooms are you supplying? _____

7. Noise Permit:

Does your event require a noise permit: ☒ Yes (see below) ☐ No

Type of sound at this event:

☐ P.A. system ☐ live band ☒ stereo equipment ☐ other: _____

Event coordinators are responsible for monitoring noise levels and ensuring compliance with the stated noise policy for park events.

1. Permissible Noise Levels – Maximum decibel levels shall not exceed 80 dB (A) from the hours of 10 am thru 10 pm. Maximum decibel levels shall not exceed 75 dB (A) from the hours of 10 pm thru 10 am. These measurements shall be taken from the ROW along the perimeters of the parks. Parties in violation will be given (1) warning to correct violations. If a second violation occurs, then the event will be shut down. Event holders are responsible for any cost incurred to the IPD in this respect.
2. No obscene language or racial epithets shall be allowed during stage productions.
3. The IPD reserve the right to cancel any production for any violation of item (1) or (2). No refunds shall be given and additional costs may be deducted from the security deposit.

Please state the days and times that music or P.A. system will be used:

Date:	Time from:	Time to:
OCT. 12, 2019	2:00 p.m.	5:00 p.m.

Please attach a scaled layout/set up for the event

**City of Inkster
Event Permit**

requirement
by class

1, 2
DPW

8. Temporary Apparatus:
Will your event include any of the following?
☒ Yes (see below) ☐ No

If yes, check all that apply and include placement of each on event site plan:
(Note that the city can only supply bleachers and picnic tables)

- ☐ Tent (s) ☐ Portable toilet (s)*** ☒ Inflatable
devices***
☒ Portable lights ☐ Other _____
☐ Bleacher (s) Number requested from the City _____
☐ Picnic Table (s) Number requested from the City _____

***Please see page 4 for insurance requirements if these are utilized.

1, 2
DPW

9. Trash:
How many trash receptacles (with liners) do you intend to
provide 6-8

How do you intend to dispose of the trash following your event? Remove
From Sight personally

Republic sells event trash boxes (55 gallons each, 1box is equal to 1/4 cubic yard). You
can contact them at 877-264-5544

1, 2
DPW

10. Site Restoration:
**Site restoration and equipment removal are required by 10:00 am the morning
following your event.**
What date do you agree to restore the location to the condition in which you found it?

**City of Inkster
Event Permit**

Event Title: The Jax Experts presents Costume Gueaway of Entertainment
Event Date(s): Sat, Oct, 12, 2019 Event Hours: 2⁰⁰ pm - 5⁰⁰ pm

ATTESTATION

As applicable to event, applicant understands and agrees to comply with City ordinances and rules governing events and agrees to make final payment within thirty (30) days after the scheduled event invoice is received for any additional services required. Failure to comply within thirty (30) days shall place the applicant in default status. Further, it is understood that in the event a permit holder is placed in default status, the permit holder will be denied any other event permit (s) for a period of at least eighteen (18) months from the date of final payment and/or default resolution.

I hereby agree to comply with all Federal and State Statutes and with all City of Inkster Ordinances, including the curfew and noise ordinances. I understand and agree that in the event any nuisance or disturbances are caused by the individuals attending the event, the use of the location may be terminated without prior notice by the Police Chief or the City Mayor or their designee. I authorize the Fire Chief to determine the maximum number of persons who may attend this event based on available space. Further, I understand and agree to abide by any additional City requirements that may be deemed necessary to safely operate the proposed event.

This application represents my intent for the proposed event to the best of my knowledge. I am authorized to sign on behalf of the organization:

Cristina Lopez [Signature] 09.05.19
Applicant Name (printed) Signature Date

City of Inkster Approvals

<u>Department Approval</u>	<u>Name (printed)</u>	<u>Approved?</u>	<u>Date</u>
City Council	Resolution Number		
Public Works	Jerome Bivins		
Inkster Fire Dept.	Chief Hubbard		
Inkster Police	Chief Riley		
City Mayor	Byron Noien		
City Clerk	Felicia Rutledge		

A permit shall not be issued until all information has been submitted, application and security deposit fees paid and approved by all departments.

Michael S. Siskind & Company

30300 Northwestern Highway, First Floor
Farmington Hills, Michigan 48334
(248) 932-0100 Fax (248) 932-1734

September 6, 2019

To Whom It May Concern;

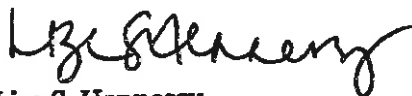
Please be advised that we have entered into a Lease today with Hansen & Prayner, LLC, d/b/a The Tax Experts for commercial space in the Inkster Town Center located at 27465 Michigan Avenue, Inkster, MI 48141.

In that regard, our Tenant does have permission from Landlord to hold a promotional event at the shopping center on Saturday, October 12, 2019, provided the following guidelines are followed:

1. Request permission from the City of Inkster to hold this event, if applicable;
2. Provide additional insurance to cover any potential incident that may occur in the parking lot area on the day of the event naming Siswin Partners, LLC (owner entity) & Michael S. Siskind & Company (management company) as additional insureds;
3. The area to be utilized is indicated on a Site Plan, which is attached hereto;
4. No other area of the parking lot is to be used for this event.
5. If tents are to be used, they may only be secured by water barrels. No staking of tents in the parking lot is allowed;
6. Tenant shall clean up and return parking areas to the original condition that it was found in;

If you have any questions or require additional information, please contact our office.

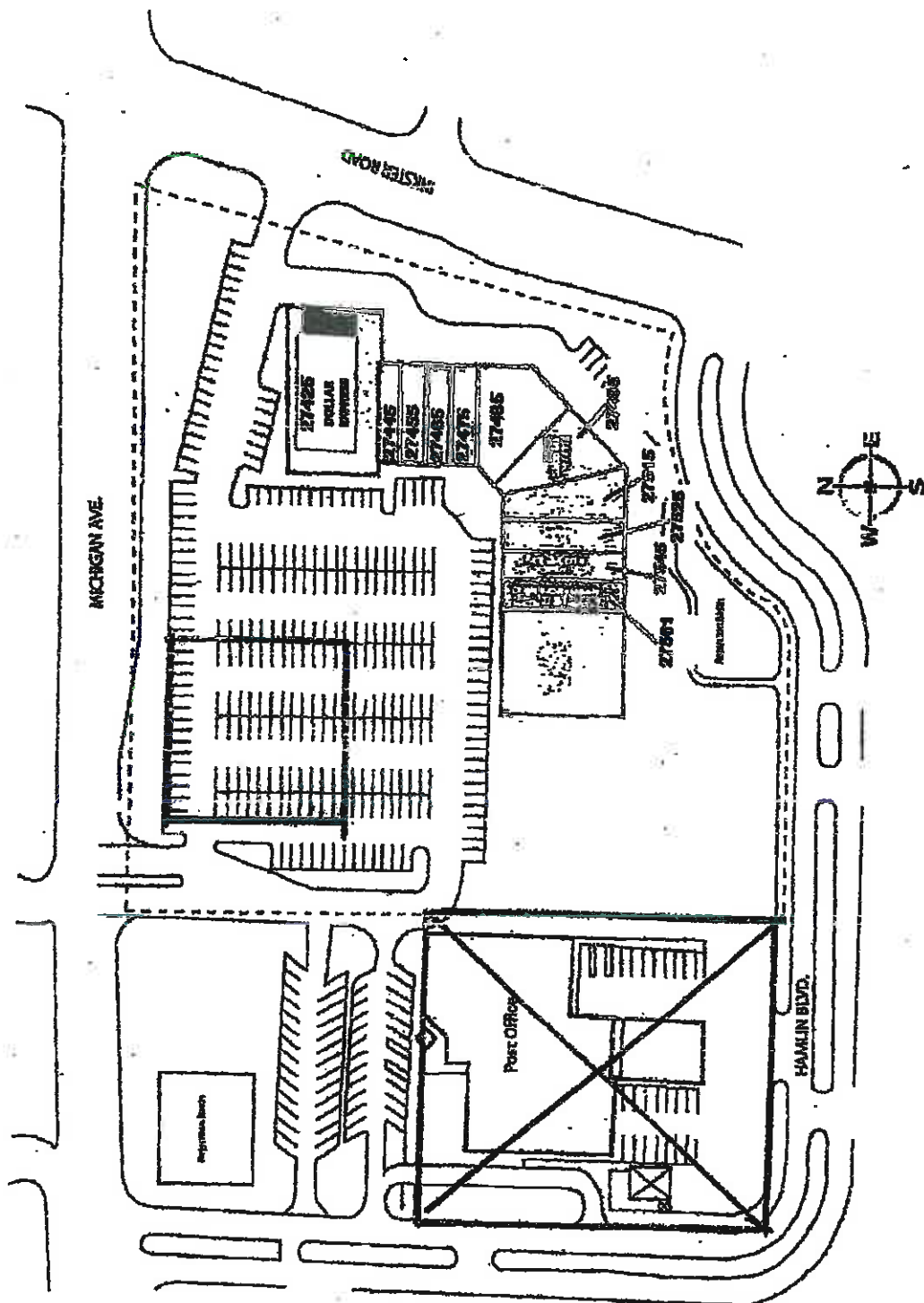
Very truly yours,



Liza S. Hennessy
LHennessy@mssandco.com

/lsh

Enc.



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REQUEST FOR COUNCIL ACTION

To: Byron Nolen, Mayor

Date: September 6, 2019

From: Felicia Rutledge, City Clerk

Date for Council Consideration: September 16, 2019

ACTION REQUESTED: Consideration and approval to recognize Zaman's International as a non-profit organization within the city of Inkster for qualification for a temporary Charitable Gaming License to host a gift card raffle on September 21, 2019 at their Run Walk Picnic.

Current Action ☒X_____ Emergency _____ Future _____

Funds Budgeted: If Yes _____ Account # _____ No _____ N/A ☒X_____

Mayor's Approval _____

BACKGROUND INFORMATION

Zaman's International is hosting a Run Walk Fundraiser Picnic on September 21, 2019 and would like to have a qualified gift card raffle. The law allows qualified nonprofit organizations to be licensed to conduct bingos, raffles, and to sell charity game tickets. Zaman's organization is seeking to hold a raffle. A raffle is a game of chance where raffle tickets are sold, a winner(s) is determined by randomly drawing a ticket stub from a container, and a prize is awarded. Since Zaman's organization would like to hold a gift card raffle, for a prize, their event will require a raffle license. The local unit of government has to approve and recognize Zaman's International as a non-profit organization, in order for them to qualify and be approved for a charitable gaming license to have a raffle.

SCOPE OF SERVICES

There are generally two types of tickets—roll-type and preprinted. Raffle tickets contain a unique number that is printed on both sections of a perforated ticket where the stub can be separated and entered into a drawing. **Roll-type** (theatre style) tickets can be found at office supply stores, superstores, and online. These tickets may only be sold during the hours and at the location on the license (in-house). They typically are sold at sporting events and fundraisers. Often the licensee awards 50% of sales as prizes (50/50 raffle). Pre-printed tickets are designed and professionally printed. They must contain the license number, licensee name, top prize(s), and other information required by the rules. **Pre-printed** tickets may be sold once a license has been issued and the tickets are printed with all required content. The event may be advertised by any legal means once the license number has been issued. The license number must appear in any advertisements

JUSTIFICATION

N/A

PROJECT OR IMPROVEMENT TASKS

N/A

COSTS

Under a small raffle license, the total value of all prizes may not exceed \$500. Where the total value of prizes exceeds \$500, a large raffle license is required. NOTE: When prizes are donated, the value of a prize is the retail value had it been purchased. With handmade items, the donor should set the value. A large raffle license is \$50 per drawing date. A small raffle license is \$15 for up to three drawing dates at the same location and \$5 for each additional date.

PROJECT TIME TABLE

September 21, 2019.

RESOLUTION

Authorization is hereby given to approve and recognize Zaman's International as a non-profit organization operating in the City of Inkster for the purposes of a Charitable gaming license for their Run Walk event on September 21, 2019.

Resolved by _____

Seconded by _____

Yes:

No:

Absent:

QUALIFICATION INFORMATION

Complete this form and submit with the required qualification documents listed on the attached Qualification Requirements sheet. A Bingo, Raffle, or Charity Game Ticket license application and fee may also be submitted with this information. See box #5 below for mailing instructions.

1. ORGANIZATION INFORMATION

Organization Name Zaman International			
Organization Physical Street Address 26091 Trowbridge			
City Inkster	State MI	Zip Code 48141	County Wayne
Organization Mailing Address			☒ Same as Physical Address
City	State	Zip Code	County
Organization Telephone Number 313-551-3994			

2. ORGANIZATION PURPOSE

Briefly describe the purpose of your organization.

Zaman is committed to facilitating change and advancing the lives of marginalized women and children by enabling them to meet essential needs common to all humankind.

3. LICENSE APPLICATION

Enclosed is a completed application and fee for a ☐ Bingo ☐ Raffle ☐ Charity Game Ticket license.
Make checks payable to STATE OF MICHIGAN.

4. AUTHORIZED CONTACT PERSON

First Name Gail Zion		Last Name		Position/Role with Organization COO
Mailing Address 26091 Trowbridge			City Inkster	
State Michigan	Zip Code 48141	Telephone Number (Day) 313-551-3994	Telephone Number (Evening)	

By signing below, I hereby certify that the representations, information, and data presented are true, accurate, and complete to the best of my knowledge. I understand that failure to answer truthfully, completely, and accurately could preclude the organization from receiving an approval to obtain a gaming license.

Authorized Contact Person Signature

Date

Print Authorized Contact Name and Title

Gail Zion COO

5. MAILING INSTRUCTIONS

Mail this completed Qualification Information form, the required qualification documentation listed on the Qualification Requirements sheet, and the completed license application and fee (if also applying for a gaming license) to Charitable Gaming Division, PO Box 30023, Lansing, MI 48909. If submitting by overnight carrier (FedEx, UPS, etc.), send to Charitable Gaming Division, 101 East Hillsdale, Lansing, MI 48933.





Charitable Gaming Division
Box 30023, Lansing, MI 48909
OVERNIGHT DELIVERY
101 E. Hillsdale, Lansing MI 48933
(517) 335-5780
www.michigan.gov/cg

LOCAL GOVERNING BODY RESOLUTION FOR CHARITABLE GAMING LICENSES
(Required by MCL 432.103(k)(iii))

At a _____ meeting of the _____
REGULAR OR SPECIAL TOWNSHIP, CITY, OR VILLAGE COUNCIL/BOARD

called to order by _____ ON _____
DATE

at _____ a.m./p.m. the following resolution was offered:
TIME

Moved by _____ and supported by _____

that the request from _____ of _____
NAME OF ORGANIZATION CITY

county of _____, asking that they be recognized as a
COUNTY NAME

nonprofit organization operating in the community for the purpose of obtaining charitable

gaming licenses, be considered for _____
APPROVAL/DISAPPROVAL

APPROVAL

Yeas: _____

Nays: _____

Absent: _____

DISAPPROVAL

Yeas: _____

Nays: _____

Absent: _____

I hereby certify that the foregoing is a true and complete copy of a resolution offered and

adopted by the _____ at a _____
TOWNSHIP, CITY, OR VILLAGE COUNCIL/BOARD REGULAR OR SPECIAL

meeting held on _____
DATE

SIGNED: _____
TOWNSHIP, CITY, OR VILLAGE CLERK

PRINTED NAME AND TITLE

ADDRESS

COMPLETION: Required
PENALTY: Possible denial of application
BSL-CG-1153(R6/09)

REQUEST FOR COUNCIL ACTION

To: Byron Nolen, Mayor

Date: September 10, 2019

**From: Kaitlyn Hines
Community Planner**

Date for Council Consideration: September 16, 2019

ACTION REQUESTED: Consider approval of offer to purchase (Case # LD 19-15) six (6) Industrial lots which are located on the north side of Dunning between Bayhan Ave. and Meadowdale Ave. and are legally described as *30D229 230* LOTS 229 AND 230 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR - K - 98.94 (Property I.D. 44 020 02 0229 300), *30D235B TO 237* E 1/2 OF LOT 235 ALSO LOTS 236 AND 237 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0235 304), 30D233 234 235A LOTS 233 AND 234 ALSO W 1/2 OF LOT 235 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0233 301), *30D235B TO 237* E 1/2 OF LOT 235 ALSO LOTS 236 AND 237 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0235 304), *30D238, 239* LOTS 238 AND 239 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0238 305) or 26170 Dunning, and *30D240 30D241* LOTS 240 AND 241--- WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0240 000) in the amount of \$3,000 to Fred Bishop Jr.

Current Action X Emergency Future

Funds Budgeted: If Yes X Account # 101.721.673.130 No N/A

Mayor's Approval _____

BACKGROUND INFORMATION

Fred Bishop Jr. has made the application to purchase six (6) industrial lots which are located on the north side of Dunning between Bayhan Ave. and Meadowdale Ave. and are legally described as *30D229 230* LOTS 229 AND 230 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR - K - 98.94 (Property I.D. 44 020 02 0229 300), *30D235B TO 237* E 1/2 OF LOT 235 ALSO LOTS 236 AND 237 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0235 304), 30D233 234 235A LOTS 233 AND 234 ALSO W 1/2 OF LOT 235 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0233 301), *30D235B TO 237* E 1/2 OF LOT 235 ALSO LOTS 236 AND 237 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0235 304), *30D238, 239* LOTS 238 AND 239 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0238 305) or 26170 Dunning, and *30D240 30D241* LOTS 240 AND 241--- WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0240 000), because it is next to his property.

SCOPE OF SERVICES

Preparation and execution of purchase agreement, quit claim deed, property transfer affidavit, and recording the deed. It is highly recommended by the Planning Division that the applicant complete a title search of the property.

JUSTIFICATION

The parcel is located in the M-1 zoning district. The property that is owned by Mr. Bishop could be expanded for further M-1 use.

PROJECT OR IMPROVEMENT TASK

1. Develop a plan to address the City's current debt and legacy costs.
2. Improve and promote the image of Inkster.

COST

The applicant has made a good faith deposit of \$600.

RESOLUTION

Authorization is hereby given for the sale of (6) Industrial lots which are located on the north side of Dunning between Bayhan Ave. and Meadowdale Ave. and are legally described as *30D229 230* LOTS 229 AND 230 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR - K - 98.94 (Property I.D. 44 020 02 0229 300), *30D235B TO 237* E 1/2 OF LOT 235 ALSO LOTS 236 AND 237 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0235 304), 30D233 234 235A LOTS 233 AND 234 ALSO W 1/2 OF LOT 235 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0233 301), *30D235B TO 237* E 1/2 OF LOT 235 ALSO LOTS 236 AND 237 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0235 304), *30D238, 239* LOTS 238 AND 239 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0238 305) or 26170 Dunning, and *30D240 30D241* LOTS 240 AND 241--- WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR (Property I.D. 44 020 02 0240 000) in the amount of \$3,000 to Fred Bishop Jr. subject to the following conditions:

Complete closing on the property within thirty (30) days and entering into a purchase agreement and executing a property transfer affidavit.

Finally, it is highly recommended that the applicant complete a title search of the property.

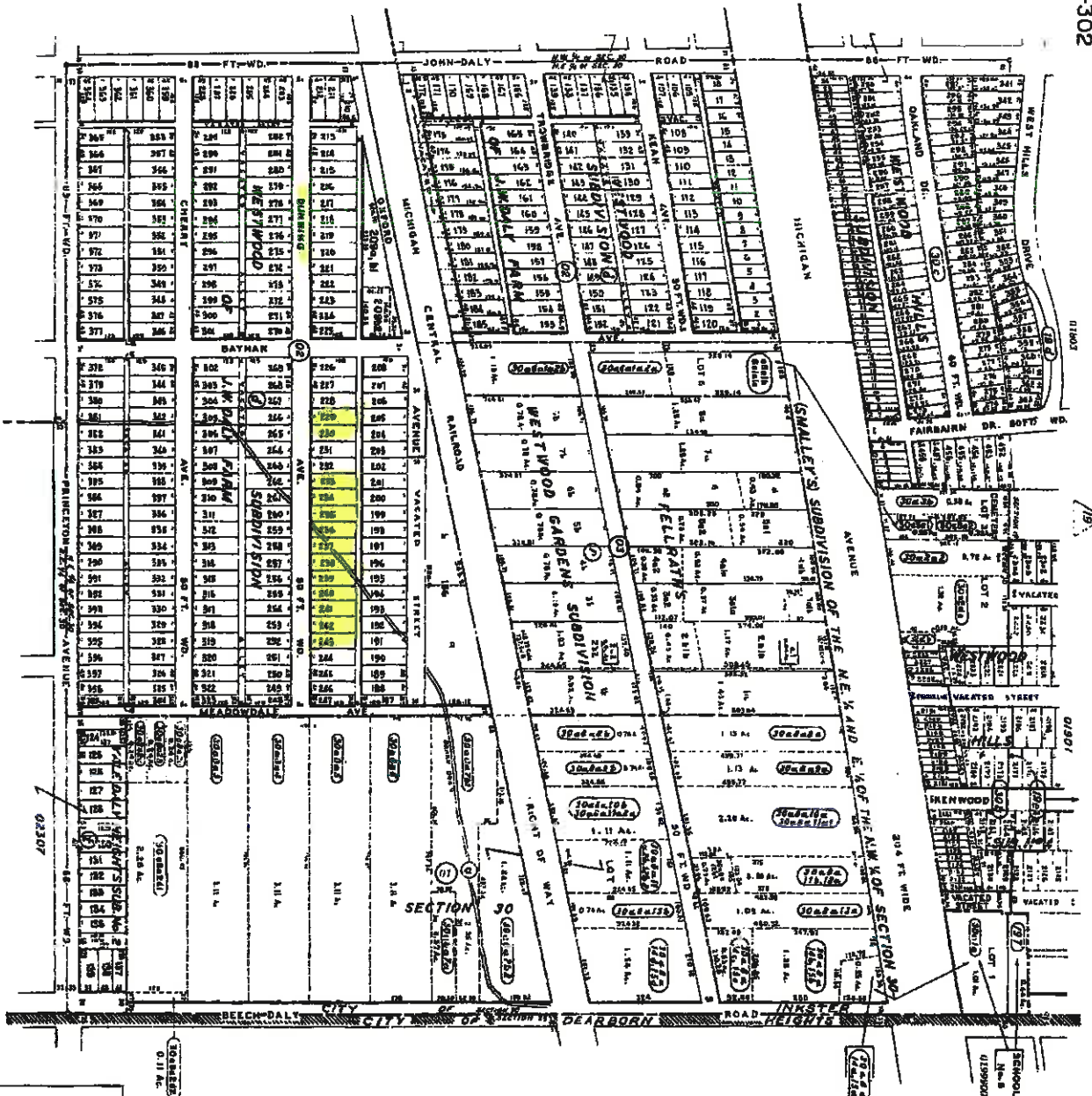
Resolved by _____

Seconded by _____

Yes:

No:

Absent:

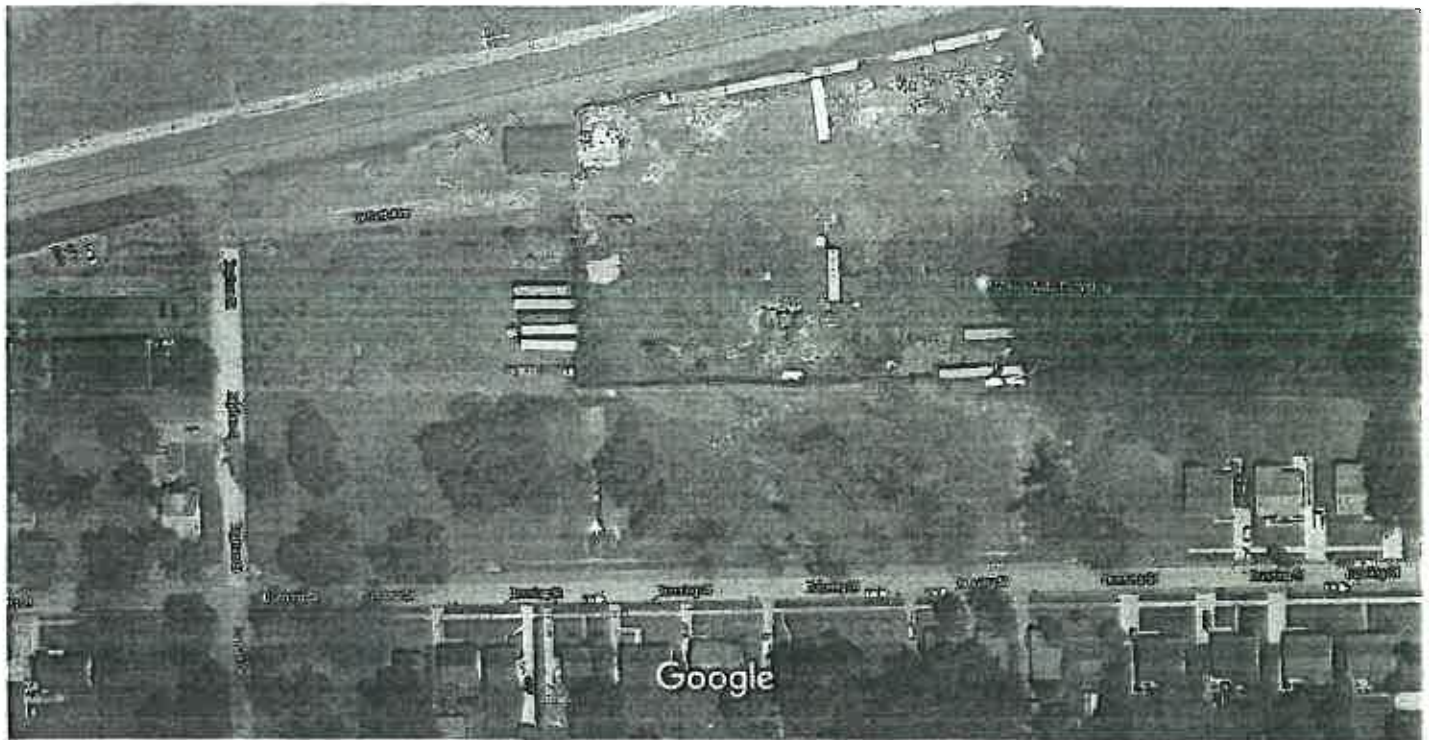


N.E. 1/4 SECTION 30.
T. 2 S. R. 10 E.
WAYNE COUNTY, MICHIGAN

SCALE: 1" = 500 FEET

DEPARTMENT OF MANAGEMENT AND BUDGET
ASSESSMENT AND EQUALIZATION DIVISION

© 2005 COUNTY OF WAYNE, STATE OF MICHIGAN



Imagery ©2019 DigitalGlobe, U.S. Geological Survey 50 ft

MURRAY'S REAL ESTATE SERVICES LLC

HOLD HARMLESS FORM

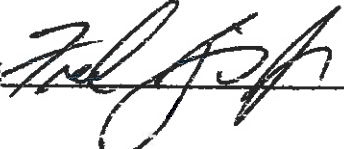
28057 MICHIGAN AVE

INKSTER, MICHIGAN 48141

313-478-8526

CAUTION PLEASE READ AND SIGN BEFORE ENTERING

MURRAY'S REAL ESTATE SERVICES LLC. AND STEPHANIE MURRAY TAYLOR AND PEGGY BISHOP HAS INFORMED THE BUYER, SELLER, ASSIGNEE, ASSIGNOR, AND ANY INSPECTOR, CONSULTANT, CONTRACTOR AND ATTORNEY. THAT STEPHANIE TAYLOR AND PEGGY BISHOP WHO WORKS FOR MURRAY REAL ESTATE SERVICES LLC IS WITNESSING SIGNATURES TO AN OFFER TO PURCHASE REAL ESTATE FROM THE CITY OF INKSTER. THE BUYERS HAS BEEN TOLD TO CONSULT THEIR ATTORNEY, TITLE COMPANY, HOME OWNER ASSOCIATION, TREASURER, REGISTER DEED ASSESSMENT AT THE CITY OF INKSTER TO COMPLETE A TRANSFER AFFIDAVIT WITHIN 45 DAYS OF THIS QUIT CLAIM DEED AND OBTAIN INSURANCE, AND TITLE SEARCH AND TITLE INSURANCE TO FIND OUT IF ANY ENTITIY THAT COULD HAVE AN INTEREST OR EFFECT TO THE TRANSFER OF THIS PROPERTY. PEGGY BISHOP AND STEPHANIE TAYLOR IS NOT APART OF THIS TRANSATION AND BOTH PARTIES HOLD MURRAY'S REAL ESTATE PEGGY BISHOP AND STEPHANIE TAYLOR HARMELESS AND FREE FROM ANY LEGAL LIABILITY.

SIGNATURE  DATE 7-22-19

PRINT NAME _____ FRED GEORGE BISHOP JR. _____ DATE _____

SIGNATURE _____ DATE _____

PRINT NAME _____ DATE _____

WITNESS  DATE 7-22-19



LETTER OF GOOD STANDING

Date: 7-22-19

In accordance with the City of Inkster Land Sale policy designed to ensure a buyer's ability to develop, use and maintain City-owned property in a manner acceptable to the City, the City of Inkster must verify that the buyer is in "good standing". Good standing means that the buyer(s) is/are not delinquent in real or personal property taxes, water assessments or other property-related assessments with the City of Inkster. Property-related assessments may include, but are not limited to, board-up charges, clean-up charges, weed cutting charges and other miscellaneous property maintenance charges. In addition, the buyer shall not own property that is being foreclosed upon, abandoned or otherwise code-deficient and all properties owned by the buyer must have a valid certificate of occupancy. The buyer shall not own any unsafe structures and is shall not be in default of a previous Purchase Agreement with the City.

I, Fred George Bishop Jr. (buyer's printed name), certify having read, understand and agree to the aforementioned statement on the meaning of "Good Standing."

I,  (buyer's signature), certify that I am in "Good Standing" with the City of Inkster.



Deposit/Administrative Fee Received _____
Date Received _____
Case # _____

CITY OF INKSTER
APPLICATION TO PURCHASE CITY-OWNED PROPERTY

APPLICANT INFORMATION (Please Print Clearly)

Applicant's Name Fred George Bishop Jr.

Applicant's Address 28659 Michigan Ave. Inkster Michigan 48141

Applicant's Phone Number: 734 260-7533

Proposed Owner's Name (as indicated on deed): Same

PROPERTY INFORMATION — Purchase Offer \$500.00

Property Location: NORTH side of DUNNING Street/Avenue

Between Street/Avenue Michigan Ave. and Carlyle Street/Avenue

Tax ID, Legal Description, and Address if Structure 44020020229300

30D229 230 LOTS 229 AND 230 WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 R19
WCR-K-98.94

Parcel Size: _11500_ (Width) _90_ X (Length) _128_ Current Residential

☐ Additional Parcels/Lots (attach Request for Additional Property Form)

Summary of Proposed Use: Additional Property Next to House.

Use additional sheets as needed _____ THIS LOT IS NEXT TO THE PURCHASERS PROPERTY.

I understand and accept as evidenced by the good-faith deposit of \$100.00 for the offer to purchase city-owned property. I also understand that the offer to purchase is subject to acceptance and approval by the City of Inkster City Council. I further understand that the Council can reject the offer in the best interest of the City, but that acceptance of this offer binds me to the specific use of the property as provided by the codes and ordinances of the City.

NOTE: All City-owned property is sold "AS IS". The City is not responsible for clear title.

Applicant's Signature _____

7-22-19
Date

Broker's Name _____

CITY OF INKSTER PURCHASE AGREEMENT

This Purchase Agreement, dated and made effective as of this 22nd day of July, 2019, by and between the City of Inkster, a Michigan Municipal Corporation, located at 26215 Trowbridge, Inkster, Michigan 48141, ("Seller") and FRED GEORGE BISHOP JR. located at 28659 MICHIGAN AVE. INKSTER MI 48141, ("Purchaser"):

The undersigned purchaser, hereby agrees to purchase the following land situated in the City of Inkster, Wayne County, Michigan described as follows: *30D229 230* LOTS 229 AND 230 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR-K-98.94

Parcel ID:44020020229300

IN CONSIDERATION OF THE COVENANTS and AGREEMENTS contained in this Purchase Agreement, the parties hereto agree as follows:

CONDITIONS SUBSEQUENT TO THE SALE OF PROPERTY

1. All property taxes must be kept current on the Property.
2. Within 15 days of the closing, the Buyer must secure the Property and ensure that all debris, trash or other materials have been removed from the outside yard area and that the grass, yard, shrubs, plantings, etc have been trimmed or removed.
3. Within 180 days of closing, the Buyer must apply for and receive a Final Certificate of Occupancy for any structure on the property (if applicable).
4. The Property shall comply with all other local ordinances regarding property maintenance and conditions.
5. The failure of the Purchaser to comply with these conditions or to cure the default within 30 days of written notice of the failure to comply may result in the City filing a reverter action in Wayne County Circuit Court seeking to rescind the purchase and requesting that title to the Property revert to the City. In addition to losing title to the Property, the Purchaser shall forfeit the purchase price for the Property.

SALE OF PROPERTY

1. The Seller will execute a Quit Claim for the aforementioned property, within 30 days of approval by the Inkster City Council. Upon Closing of the aforesaid property, a Quit Claim Deed will be provided to the Purchaser by the Seller for recording at the Wayne County Register of Deeds at the Purchaser's expense.
2. The aforementioned property is sold in "As Is Condition" and the Seller makes no warranties, representations or guarantees as to the condition of the aforementioned property. This provision also applies to property identified as condemned, dangerous, or uninhabitable.
3. The Purchaser, at its own expense, shall be responsible for obtaining a policy of title insurance, hazard insurance and all necessary permits to bring the property into compliance with all applicable local and state laws, any and all required licenses and a Certificate of Occupancy (if required).
4. The Purchaser shall complete closing within 30 days by paying the balance of the price of the sale, paying the cost of recording the deed and executing a property transfer affidavit.

PURCHASE PRICE

1. The Purchaser shall pay the Sum of FIVE HUNDRED AND FIFTY Dollars (\$500.00) USD for the aforesaid property, as follows:
2. Down payment of One Hundred Dollars (\$100.00) USD
3. The remainder of the purchase price of FOUR HUNDRED AND EIGHTEEN /DOLLARS (\$418.00) USD shall be paid by CERTIFIED CHECK OR MONEY ORDER, made payable to: THE CITY OF INKSTER, 26215 Trowbridge, Inkster, MI 48141.

CLOSING

1. Closing on the aforesaid property shall take place at the City of Inkster offices located at 26215 Trowbridge, Inkster, MI 48141 within 30 days of Council approval of this Purchase Agreement.
2. Purchaser shall remit the balance of purchase price by CERTIFIED CHECK OR MONEY ORDER at the time of closing.

ADDITIONAL CONDITIONS (If Any):

THE EMD IS TOTALLY REFUNDABLE IF THE OFFER IS NOT ACCEPTED.

Purchasers Initials: AB

Sellers Initials: _____

PURCHASER:

By: [Signature] L.S.

By: _____ L.S.

Its:

Telephone No: (734) 260-7533

FRED GEORGE BISHOP JR.
28659 MICHIGAN AVE.
INKSTER, MI 48141

IN PRESENCE OF:

Murray's Real Estate Services LLC
Inkster MI 48141

Stephanie Taylor & Peggy Bishop
313 478-8526 734 306-1066

Dated: 7-22-19

ACCEPTANCE TO THE OFFER ABOVE BY THE NAMED SELLER: The foregoing offer is accepted in accordance with the terms stated.

SELLERS:
CITY OF INKSTER

By: _____ L.S.

Its: _____

Seller's Address: 26215 Trowbridge
Inkster, MI 48141

Telephone No: 313-563-4232

IN PRESENCE OF:

Dated: _____

The undersigned Purchaser hereby acknowledges the receipt of the Seller's signed acceptance of the foregoing Purchase Agreement.

Dated: _____ X _____ L.S.
Purchaser

Dated: _____ X _____ L.S.
Purchaser

NOTICE: IT IS RECOMMENDED THAT ALL PARTIES TO THIS PURCHASE AGREEMENT SEEK THE ASSISTANCE OF A LAWYER OR OTHER QUALIFIED PERSON.

Wayne County Public Records - Full Detail Report*Location & Ownership*

Property Address:	Dunning	Property ID:	44020020229300
City/State/Zip:	Inkster, Michigan, 48141		
Owner Name:	City Of Inkster	Lat/Long:	0.000000 / 0.000000
Taxpayer Address:	15178 Harrison	Census Tract:	
City/State/Zip:	Romulus, Michigan, 48174-3027	Block Group:	
City/Village/Town:	Inkster	School District:	Westwood
Subdivision:	WESTWOOD SUB OF J W DALY FARM	Property Category:	Other
MLS Area:	05080 - Inkster	Land Use:	710 - EXEMPT LAND BANK
Legal Description:	*30D229 230* LOTS 229 AND 230 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR - K - 98.94		

Taxes

<u>Year</u>	<u>Season</u>	<u>Total Ad Val</u>	<u>Admin Fee</u>	<u>Asmnt</u>	<u>CVT</u>	<u>Ttl Seasonal</u>
2018	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018	S	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	S	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2016		\$0.00	\$0.00	\$0.00	\$0.00	\$144.61
2015		\$0.00	\$0.00	\$0.00	\$0.00	\$142.37

Assessments

<u>Year</u>	<u>Taxable Val</u>	<u>State Eq Val</u>	<u>Hmstd %</u>	<u>Ttl Taxes</u>
2016	\$0	\$3,400	0	\$144.61
2015	\$0	\$1,700	0	\$142.37
2014	\$0	\$1,900	0	

Transfer Information

<u>Grantor</u>	<u>Grantee</u>	<u>Record Date</u>	<u>Deed Date</u>	<u>Sale Price</u>	<u>Deed Type</u>	<u>Liber/Page</u>
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Other Recordings

<u>Obligee</u>	<u>Obligor</u>	<u>Record Date</u>	<u>Doc Date</u>	<u>Amount</u>	<u>Doc Type</u>	<u>Liber/Page</u>
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Characteristics

#1 Porch/Dimensions: /	Storm Sewer:	
#2 Porch/Dimensions: /	Land Dimension:	90.00X128.00
Topography:	Land Sqft:	11500
Irregular:	Acres:	0.26

Search for MLS Listings



Deposit/Administrative Fee Received _____
Date Received _____
Case # _____

CITY OF INKSTER
APPLICATION TO PURCHASE CITY-OWNED PROPERTY

APPLICANT INFORMATION (Please Print Clearly)

Applicant's Name **FRED GEORGE BISHOP JR.**

Applicant's Address **28659 MICHIGAN AVE. INKSTER MI 48141**

Applicant's Phone Number: **734 260-7533**

Proposed Owner's Name (as indicated on deed): **SAME**

PROPERTY INFORMATION - Purchase Offer \$500.00

Property Location: **SOUTH SIDE OF DUNNING Street/Avenue**

Between Street/Avenue and **MICHIGAN AVE** and **CARLYSLE Street/Avenue**

Tax ID, Legal Description, and Address if Structure **44020020242301**

***30D242, 243A* LOTS 242 AND W 15 FT LOT 243 WESTWOOD SUB OF J.W. DALY FARM
T2S R10E L41 P19 WCR**

Parcel Size: **11500**__ (Width) **90**__ X (Length) **128**__ Current Residential

☐ Additional Parcels/Lots (attach Request for Additional Property Form)

Summary of Proposed Use: **Additional Property Next to House.**

Use additional sheets as needed _____ **THIS LOT IS NEAR THE PURCHASERS PROPERTY.**

I understand and accept as evidenced by the good-faith deposit of \$100.00 for the offer to purchase city-owned property. I also understand that the offer to purchase is subject to acceptance and approval by the City of Inkster City Council. I further understand that the Council can reject the offer in the best interest of the City, but that acceptance of this offer binds me to the specific use of the property as provided by the codes and ordinances of the City.

NOTE: All City-owned property is sold "AS IS". The City is not responsible for clear

title.

Applicant's Signature

Date

Broker's Name

CITY OF INKSTER

PURCHASE AGREEMENT

This Purchase Agreement, dated and made effective as of this 22nd day of July, 2019, by and between the City of Inkster, a Michigan Municipal Corporation, located at 26215 Trowbridge, Inkster, Michigan 48141, ("Seller") and FRED GEORGE BISHOP JR. located at 28659 MICHIGAN AVE. INKSTER MI 48141, ("Purchaser"):

The undersigned purchaser, hereby agrees to purchase the following land situated in the City of Inkster, Wayne County, Michigan described as follows: *30D242, 243A* LOT 242 AND W 15 FT LOT 243 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR
Parcel ID:44020020242301

IN CONSIDERATION OF THE COVENANTS and AGREEMENTS contained in this Purchase Agreement, the parties hereto agree as follows:

CONDITIONS SUBSEQUENT TO THE SALE OF PROPERTY

1. All property taxes must be kept current on the Property.
2. Within 15 days of the closing, the Buyer must secure the Property and ensure that all debris, trash or other materials have been removed from the outside yard area and that the grass, yard, shrubs, plantings, etc have been trimmed or removed.
3. Within 180 days of closing, the Buyer must apply for and receive a Final Certificate of Occupancy for any structure on the property (if applicable).
4. The Property shall comply with all other local ordinances regarding property maintenance and conditions.
5. The failure of the Purchaser to comply with these conditions or to cure the default within 30 days of written notice of the failure to comply may result in the City filing a reverter action in Wayne County Circuit Court seeking to rescind the purchase and requesting that title to the Property revert to the City. In addition to losing title to the Property, the Purchaser shall forfeit the purchase price for the Property.

SALE OF PROPERTY

1. The Seller will execute a Quit Claim for the aforementioned property, within 30 days of approval by the Inkster City Council. Upon Closing of the aforesaid property, a Quit Claim Deed will be provided to the Purchaser by the Seller for recording at the Wayne County Register of Deeds at the Purchaser's expense.
2. The aforementioned property is sold in "As Is Condition" and the Seller makes no warranties, representations or guarantees as to the condition of the aforementioned property. This provision also applies to property identified as condemned, dangerous, or uninhabitable.
3. The Purchaser, at its own expense, shall be responsible for obtaining a policy of title insurance, hazard insurance and all necessary permits to bring the property into compliance with all applicable local and state laws, any and all required licenses and a Certificate of Occupancy (if required).
4. The Purchaser shall complete closing within 30 days by paying the balance of the price of the sale, paying the cost of recording the deed and executing a property transfer affidavit.

PURCHASE PRICE

1. The Purchaser shall pay the Sum of FIVE HUNDRED AND FIFTY Dollars (\$500.00) USD for the aforesaid property, as follows:
2. Down payment of One Hundred Dollars (\$100.00) USD
3. The remainder of the purchase price of FOUR HUNDRED AND EIGHTEEN /DOLLARS (\$418.00) USD shall be paid by CERTIFIED CHECK OR MONEY ORDER, made payable to: THE CITY OF INKSTER, 26215 Trowbridge, Inkster, MI 48141.

CLOSING

1. Closing on the aforesaid property shall take place at the City of Inkster offices located at 26215 Trowbridge, Inkster, MI 48141 within 30 days of Council approval of this Purchase Agreement.
2. Purchaser shall remit the balance of purchase price by CERTIFIED CHECK OR MONEY ORDER at the time of closing.

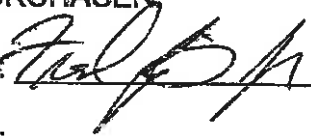
ADDITIONAL CONDITIONS (If Any):

THE EMD IS TOTALLY REFUNDABLE IF THE OFFER IS NOT ACCEPTED.

Purchasers Initials: 

Sellers Initials: _____

PURCHASER:

By:  L.S.

By: _____ L.S.

Its:

Telephone No: (734) 260-7533

FRED GEORGE BISHOP JR.
28659 MICHIGAN AVE.
INKSTER, MI 48141

IN PRESENCE OF:

Murray's Real Estate Services LLC
Inkster MI 48141
Stephanie Taylor & Peggy Bishop
313 478-8526 734 306-1066


Dated: 7-22-19

ACCEPTANCE TO THE OFFER ABOVE BY THE NAMED SELLER: The foregoing offer is accepted in accordance with the terms stated.

SELLERS:
CITY OF INKSTER

By: _____ L.S.

Its: _____

Seller's Address: 26215 Trowbridge
Inkster, MI 48141
Telephone No: 313-563-4232

IN PRESENCE OF:

Dated: _____

The undersigned Purchaser hereby acknowledges the receipt of the Seller's signed acceptance of the foregoing Purchase Agreement.

Dated: _____ X _____ L.S.
Purchaser

Dated: _____ X _____ L.S.
Purchaser

NOTICE: IT IS RECOMMENDED THAT ALL PARTIES TO THIS PURCHASE AGREEMENT SEEK THE ASSISTANCE OF A LAWYER OR OTHER QUALIFIED PERSON.

Wayne County Public Records - Full Detail Report

Location & Ownership

Property Address:	26130 Dunning	Property ID:	44020020242301
City/State/Zip:	Inkster, Michigan, 48141		
Owner Name:	City Of Inkster	Lat/Long:	0.000000 / 0.000000
Taxpayer Address:	26215 Trowbridge Street	Census Tract:	
City/State/Zip:	Inkster, Michigan, 48141-2479	Block Group:	
City/Village/Town:	Inkster	School District:	Westwood
Subdivision:	WESTWOOD SUB OF J W DALY FARM	Property Category:	Government
MLS Area:	05080 - Inkster	Land Use:	703 - EXEMPT - COUNTY, CITY, TWP, VILL
Legal Description:	*30D242, 243A* LOT 242 AND W 15 FT LOT 243 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR		

Taxes

<u>Year</u>	<u>Season</u>	<u>Total Ad Val</u>	<u>Admin Fee</u>	<u>Assmnt</u>	<u>CVT</u>	<u>Ttl Seasonal</u>
2018	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018	S	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	S	\$73.99	\$73	\$0.00	\$0.00	\$74.72
2016		\$0.00	\$0.00	\$0.00	\$0.00	\$101.99
2015		\$0.00	\$0.00	\$0.00	\$0.00	\$100.48
2014		\$0.00	\$0.00	\$0.00	\$0.00	\$99.54

Assessments

<u>Year</u>	<u>Taxable Val</u>	<u>State Eq Val</u>	<u>Hmstd %</u>	<u>Ttl Taxes</u>
2016	\$0	\$2,800	0	\$101.99
2015	\$0	\$1,200	0	\$100.48
2014	\$0	\$1,300	0	\$99.54

Transfer Information

<u>Grantor</u>	<u>Grantee</u>	<u>Record Date</u>	<u>Deed Date</u>	<u>Sale Price</u>	<u>Deed Type</u>	<u>Liber/Page</u>
SABREE ERIC R	TREASURER CONTROLLER C	02/20/2017	02/20/2017		QCD	53528/1480
SINGLE HOUSE LLC	HABITAT FOR HUMANITY W	08/31/2010	12/06/2007		QCD	48717/0257

Other Recordings

<u>Obligee</u>	<u>Obligor</u>	<u>Record Date</u>	<u>Doc Date</u>	<u>Amount</u>	<u>Doc Type</u>	<u>Liber/Page</u>
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Characteristics

#1 Porch/Dimensions: /	Storm Sewer:	
#2 Porch/Dimensions: /	Land Dimension:	60.00X128.00
Topography:	Land Sqft:	7667
Irregular:	Acres:	0.18

Search for MLS Listings



Deposit/Administrative Fee Received _____
Date Received _____
Case # _____

CITY OF INKSTER
APPLICATION TO PURCHASE CITY-OWNED PROPERTY

APPLICANT INFORMATION (Please Print Clearly)

Applicant's Name **FRED GEORGE BISHOP JR.**

Applicant's Address **28659 MICHIGAN AVE. INKSTER MI 48141**

Applicant's Phone Number: **734 260-7533**

Proposed Owner's Name (as indicated on deed): **SAME**

PROPERTY INFORMATION — Purchase Offer \$500.00

Property Location: **SOUTH SIDE OF DUNNING Street/Avenue**

Between Street/Avenue and **MICHIGAN AVE** and **CARLYSLE Street/Avenue**

Tax ID, Legal Description, and Address if Structure **44020020240000**

***30D240 30D241* LOTS 240 AND 241—WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41
P19 WCR**

Parcel Size: **11500** (Width) **90** X (Length) **128** Current Residential

☐ Additional Parcels/Lots (attach Request for Additional Property Form)

Summary of Proposed Use: **Additional Property Next to House.**

Use additional sheets as needed **THIS LOT IS NEAR THE PURCHASERS PROPERTY.**

I understand and accept as evidenced by the good-faith deposit of \$100.00 for the offer to purchase city-owned property. I also understand that the offer to purchase is subject to acceptance and approval by the City of Inkster City Council. I further understand that the Council can reject the offer in the best interest of the City, but that acceptance of this offer binds me to the specific use of the property as provided by the codes and ordinances of the City.

NOTE: All City-owned property is sold "AS IS". The City is not responsible for clear title

Applicant's Signature

Broker's Name

Date

CITY OF INKSTER

PURCHASE AGREEMENT

This Purchase Agreement, dated and made effective as of this 22nd day of July, 2019, by and between the City of Inkster, a Michigan Municipal Corporation, located at 26215 Trowbridge, Inkster, Michigan 48141, ("Seller") and FRED GEORGE BISHOP JR. located at 28659 MICHIGAN AVE. INKSTER MI 48141, ("Purchaser"):

The undersigned purchaser, hereby agrees to purchase the following land situated in the City of Inkster, Wayne County, Michigan described as follows: *30D240 30D241* LOTS 240 AND 241 —WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR

Parcel ID:44020020240000

IN CONSIDERATION OF THE COVENANTS and AGREEMENTS contained in this Purchase Agreement, the parties hereto agree as follows:

CONDITIONS SUBSEQUENT TO THE SALE OF PROPERTY

1. All property taxes must be kept current on the Property.
2. Within 15 days of the closing, the Buyer must secure the Property and ensure that all debris, trash or other materials have been removed from the outside yard area and that the grass, yard, shrubs, plantings, etc have been trimmed or removed.
3. Within 180 days of closing, the Buyer must apply for and receive a Final Certificate of Occupancy for any structure on the property (if applicable).
4. The Property shall comply with all other local ordinances regarding property maintenance and conditions.
5. The failure of the Purchaser to comply with these conditions or to cure the default within 30 days of written notice of the failure to comply may result in the City filing a reverter action in Wayne County Circuit Court seeking to rescind the purchase and requesting that title to the Property revert to the City. In addition to losing title to the Property, the Purchaser shall forfeit the purchase price for the Property.

SALE OF PROPERTY

1. The Seller will execute a Quit Claim for the aforementioned property, within 30 days of approval by the Inkster City Council. Upon Closing of the aforesaid property, a Quit Claim Deed will be provided to the Purchaser by the Seller for recording at the Wayne County Register of Deeds at the Purchaser's expense.
2. The aforementioned property is sold in "As Is Condition" and the Seller makes no warranties, representations or guarantees as to the condition of the aforementioned property. This provision also applies to property identified as condemned, dangerous, or uninhabitable.
3. The Purchaser, at its own expense, shall be responsible for obtaining a policy of title insurance, hazard insurance and all necessary permits to bring the property into compliance with all applicable local and state laws, any and all required licenses and a Certificate of Occupancy (if required).
4. The Purchaser shall complete closing within 30 days by paying the balance of the price of the sale, paying the cost of recording the deed and executing a property transfer affidavit.

PURCHASE PRICE

1. The Purchaser shall pay the Sum of FIVE HUNDRED AND FIFTY Dollars (\$500.00) USD for the aforesaid property, as follows:
2. Down payment of One Hundred Dollars (\$100.00) USD
3. The remainder of the purchase price of FOUR HUNDRED AND EIGHTEEN /DOLLARS (\$418.00) USD shall be paid by CERTIFIED CHECK OR MONEY ORDER, made payable to: THE CITY OF INKSTER, 26215 Trowbridge, Inkster, MI 48141.

CLOSING

1. Closing on the aforesaid property shall take place at the City of Inkster offices located at 26215 Trowbridge, Inkster, MI 48141 within 30 days of Council approval of this Purchase Agreement.
2. Purchaser shall remit the balance of purchase price by CERTIFIED CHECK OR MONEY ORDER at the time of closing.

ADDITIONAL CONDITIONS (If Any):

THE EMD IS TOTALLY REFUNDABLE IF THE OFFER IS NOT ACCEPTED.

Purchasers Initials: TS

Sellers Initials: _____

PURCHASER:

By: Fred George Bishop Jr. L.S.

By: _____ L.S.

Its:

Telephone No: (734) 260-7533

FRED GEORGE BISHOP JR.
28659 MICHIGAN AVE.
INKSTER, MI 48141

IN PRESENCE OF:

Murray's Real Estate Services LLC
Inkster MI 48141

Stephanie Taylor & Peggy Bishop
313 478-8526 / 734 306-1066

[Signature]
Dated: 7-22-19

ACCEPTANCE TO THE OFFER ABOVE BY THE NAMED SELLER: The foregoing offer is accepted in accordance with the terms stated.

SELLERS:
CITY OF INKSTER

By: _____ L.S.

Its: _____

Seller's Address: 26215 Trowbridge
Inkster, MI 48141
Telephone No: 313-563-4232

IN PRESENCE OF:

Dated: _____

The undersigned Purchaser hereby acknowledges the receipt of the Seller's signed acceptance of the foregoing Purchase Agreement.

Dated: _____ X _____ L.S.
Purchaser

Dated: _____ X _____ L.S.
Purchaser

NOTICE: IT IS RECOMMENDED THAT ALL PARTIES TO THIS PURCHASE AGREEMENT SEEK THE ASSISTANCE OF A LAWYER OR OTHER QUALIFIED PERSON.

Wayne County Public Records - Full Detail Report

Location & Ownership

Property Address:	Dunning	Property ID:	44020020240000
City/State/Zip:	Inkster, Michigan, 48141		
Owner Name:	City Of Inkster	Lat/Long:	0.000000 / 0.000000
Taxpayer Address:	26215 Trowbridge Street	Census Tract:	
City/State/Zip:	Inkster, Michigan, 48141-2479	Block Group:	
City/Village/Town:	Inkster	School District:	Westwood
Subdivision:	WESTWOOD SUB OF J W DALY FARM	Property Category:	Other
MLS Area:	05080 - Inkster	Land Use:	710 - EXEMPT LAND BANK
Legal Description:	*30D240 30D241* LOTS 240 AND 241--- WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR		

Taxes

<u>Year</u>	<u>Season</u>	<u>Total Ad Val</u>	<u>Admin Fee</u>	<u>Asmnt</u>	<u>CVT</u>	<u>TH Seasonal</u>
2018	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018	S	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	S	\$0.00	\$1.13	\$113.44	\$0.00	\$114.57
2016		\$0.00	\$0.00	\$0.00	\$0.00	\$144.61
2015		\$0.00	\$0.00	\$0.00	\$0.00	\$1,180.49
2014		\$0.00	\$0.00	\$0.00	\$0.00	\$508.78

Assessments

<u>Year</u>	<u>Taxable Val</u>	<u>State Eq Val</u>	<u>Hmstd %</u>	<u>TH Taxes</u>
2016	\$0	\$3,400	0	\$144.61
2015	\$0	\$1,700	0	\$1,180.49
2014	\$0	\$1,900	0	\$508.78

Transfer Information

<u>Grantor</u>	<u>Grantee</u>	<u>Record Date</u>	<u>Deed Date</u>	<u>Sale Price</u>	<u>Deed Type</u>	<u>Liber / Page</u>
WAYNE COUNTY LAND BANK	CITY OF INKSTER	12/19/2017	12/19/2017	\$1,400	QCD	54128/0037
SABREE ERIC R	WAYNE COUNTY LAND BANK	02/08/2017	02/08/2017		QCD	53504/1340
WOJTOWICZ RAYMOND J	SARNECKY II JOHN T	11/28/2007	11/26/2007	\$500	QCD	46824/0044
WOJTOWICZ RAYMOND J	CITY OF INKSTER	01/16/2004	12/30/2003		QCD	39731/0115

Other Recordings

<u>Obligee</u>	<u>Obligor</u>	<u>Record Date</u>	<u>Doc Date</u>	<u>Amount</u>	<u>Doc Type</u>	<u>Liber / Page</u>
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Characteristics

#1 Porch/Dimensions: /	Storm Sewer:	
#2 Porch/Dimensions: /	Land Dimension:	90.00X128.00
Topography:	Land Sqft:	11500
Irregular:	Acres:	0.26

Search for MLS Listings



Deposit/Administrative Fee Received _____
Date Received _____
Case # _____

CITY OF INKSTER
APPLICATION TO PURCHASE CITY-OWNED PROPERTY

APPLICANT INFORMATION (Please Print Clearly)

Applicant's Name Fred George Bishop Jr.
Applicant's Address 28659 Michigan Ave Inkster Michigan 48141
Applicant's Phone Number: 734 260-7533
Proposed Owner's Name (as indicated on deed): Same

PROPERTY INFORMATION -- Purchase Offer \$500.00

Property Location: NORTH SIDE of Dunning Street/Avenue
Between Street/Avenue and MICHIGAN AVE and PRINCETON Street/Avenue
Tax ID, Legal Description, and Address if Structure 44020020238305
30D242, 243A LOT 242 AND W 15 FT LOT 243 WESTWOOD SUB OF J.W. DALY
FARM T2S R10E L41 P19 WCR

Parcel Size: _11500_(Width) _90_X (Length) ____128__ Current Residential

☐ Additional Parcels/Lots (attach Request for Additional Property Form)

Summary of Proposed Use: Additional Property Next to House.
Use additional sheets as needed _THIS LOT IS NEXT TO THE PURCHASERS PROPERTY.

I understand and accept as evidenced by the good-faith deposit of \$100.00 for the offer to purchase city-owned property. I also understand that the offer to purchase is subject to acceptance and approval by the City of Inkster City Council. I further understand that the Council can reject the offer in the best interest of the City, but that acceptance of this offer binds me to the specific use of the property as provided by the codes and ordinances of the City.

NOTE: All City-owned property is sold "AS IS". The City is not responsible for clear title.

Applicant's Signature _____

7-22-19
Date

Broker's Name _____

CITY OF INKSTER

PURCHASE AGREEMENT

This Purchase Agreement, dated and made effective as of this 22nd day of July, 2019, by and between the City of Inkster, a Michigan Municipal Corporation, located at 26215 Trowbridge, Inkster, Michigan 48141, ("Seller") and FRED GEORGE BISHOP JR. located at 28659 MICHIGAN AVE. INKSTER MI 48141, ("Purchaser"):

The undersigned purchaser, hereby agrees to purchase the following land situated in the City of Inkster, Wayne County, Michigan described as follows: *30D238, 239* LOTS 238 AND 239 ---WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR

Parcel ID:44020020238305

IN CONSIDERATION OF THE COVENANTS and AGREEMENTS contained in this Purchase Agreement, the parties hereto agree as follows:

CONDITIONS SUBSEQUENT TO THE SALE OF PROPERTY

1. All property taxes must be kept current on the Property.
2. Within 15 days of the closing, the Buyer must secure the Property and ensure that all debris, trash or other materials have been removed from the outside yard area and that the grass, yard, shrubs, plantings, etc have been trimmed or removed.
3. Within 180 days of closing, the Buyer must apply for and receive a Final Certificate of Occupancy for any structure on the property (if applicable).
4. The Property shall comply with all other local ordinances regarding property maintenance and conditions.
5. The failure of the Purchaser to comply with these conditions or to cure the default within 30 days of written notice of the failure to comply may result in the City filing a reverter action in Wayne County Circuit Court seeking to rescind the purchase and requesting that title to the Property revert to the City. In addition to losing title to the Property, the Purchaser shall forfeit the purchase price for the Property.

SALE OF PROPERTY

1. The Seller will execute a Quit Claim for the aforementioned property, within 30 days of approval by the Inkster City Council. Upon Closing of the aforesaid property, a Quit Claim Deed will be provided to the Purchaser by the Seller for recording at the Wayne County Register of Deeds at the Purchaser's expense.
2. The aforementioned property is sold in "As Is Condition" and the Seller makes no warranties, representations or guarantees as to the condition of the aforementioned property. This provision also applies to property identified as condemned, dangerous, or uninhabitable.
3. The Purchaser, at its own expense, shall be responsible for obtaining a policy of title insurance, hazard insurance and all necessary permits to bring the property into compliance with all applicable local and state laws, any and all required licenses and a Certificate of Occupancy (if required).
4. The Purchaser shall complete closing within 30 days by paying the balance of the price of the sale, paying the cost of recording the deed and executing a property transfer affidavit.

PURCHASE PRICE

1. The Purchaser shall pay the Sum of FIVE HUNDRED AND FIFTY Dollars (\$500.00) USD for the aforesaid property, as follows:
2. Down payment of One Hundred Dollars (\$100.00) USD
3. The remainder of the purchase price of FOUR HUNDRED AND EIGHTEEN /DOLLARS (\$418.00) USD shall be paid by CERTIFIED CHECK OR MONEY ORDER, made payable to: THE CITY OF INKSTER, 26215 Trowbridge, Inkster, MI 48141.

CLOSING

1. Closing on the aforesaid property shall take place at the City of Inkster offices located at 26215 Trowbridge, Inkster, MI 48141 within 30 days of Council approval of this Purchase Agreement.
2. Purchaser shall remit the balance of purchase price by CERTIFIED CHECK OR MONEY ORDER at the time of closing.

ADDITIONAL CONDITIONS (If Any):

THE EMD IS TOTALLY REFUNDABLE IF THE OFFER IS NOT ACCEPTED.

Purchasers Initials: TS

Sellers Initials: _____

PURCHASER:

By: [Signature] L.S.

By: _____ L.S.

Its:

Telephone No: (734) 260-7533

FRED GEORGE BISHOP JR.
28659 MICHIGAN AVE.
INKSTER, MI 48141

IN PRESENCE OF:

Murray's Real Estate Services LLC
Inkster MI 48141

Stephanie Taylor & Peggy Bishop
313 478-8526 734 306-1066

[Signature]
Dated: 7-22-19

ACCEPTANCE TO THE OFFER ABOVE BY THE NAMED SELLER: The foregoing offer is accepted in accordance with the terms stated.

SELLERS:
CITY OF INKSTER

By: _____ L.S.

Its: _____

Seller's Address: 26215 Trowbridge
Inkster, MI 48141

Telephone No: 313-563-4232

IN PRESENCE OF:

Dated: _____

The undersigned Purchaser hereby acknowledges the receipt of the Seller's signed acceptance of the foregoing Purchase Agreement.

Dated: _____ X _____ L.S.
Purchaser

Dated: _____ X _____ L.S.
Purchaser

NOTICE: IT IS RECOMMENDED THAT ALL PARTIES TO THIS PURCHASE AGREEMENT SEEK THE ASSISTANCE OF A LAWYER OR OTHER QUALIFIED PERSON.

Wayne County Public Records - Full Detail Report

Location & Ownership

Property Address:	26170 Dunning Street	Property ID:	44020020238305
City/State/Zip:	Inkster, Michigan, 48141-2478		
Owner Name:	City Of Inkster	Lat/Long:	42.292305 / -83.294213
Taxpayer Address:	26215 Trowbridge Street	Census Tract:	5710
City/State/Zip:	Inkster, Michigan, 48141-2479	Block Group:	1
City/Village/Town:	Inkster	School District:	Westwood
Subdivision:	WESTWOOD SUB OF J W DALY FARM	Property Category:	VacantLand
MLS Area:	05080 - Inkster	Land Use:	402 - RESIDENTIAL VACANT
Legal Description:	*30D238, 239* LOTS 238 AND 239 --- WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR		

Taxes

Year	Season	Total Ad Val	Admin Fee	Assmnt	CVT	Ttl Seasonal
2018	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018	S	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	S	\$799.71	\$8.72	\$73.00	\$0.00	\$881.43
2016		\$0.00	\$0.00	\$0.00	\$0.00	\$1,267.24
2015		\$0.00	\$0.00	\$0.00	\$0.00	\$1,435.91
2014		\$0.00	\$0.00	\$0.00	\$0.00	\$1,416.60

Assessments

Year	Taxable Val	State Eq Val	Hmstd %	Ttl Taxes
2016	\$0	\$13,000	0	\$1,267.24
2015	\$0	\$15,500	0	\$1,435.91
2014	\$0	\$16,900	0	\$1,416.60

Transfer Information

Grantor	Grantee	Record Date	Deed Date	Sale Price	Deed Type	Liber/Page
SABREE ERIC R	TREASURER CONTROLLER C	02/20/2017	02/20/2017		QCD	53528/1477
WAYNE COUNTY TREASURE	GORDON MICHAEL	11/16/2012	11/16/2012	\$500	QCD	50287/0062
HSBC BANK USA NA	PARAMOUNT LAND HOLDIN	04/16/2009	12/05/2008		QCD	47864/1178
SUNRISE PROPERTIES INC	HSBC BANK USA NA	02/22/2008	02/07/2008	\$20,000	CR	47009/0143
MITCHELL GARY	HSBC BANK USA NA	01/07/2008	12/20/2007	\$82,212	SHER/DEED	46896/0545
COLLIE JERRY JEROME	CONCEPT ONE LLC	08/08/2006	01/03/2006		QCD	45105/0181
COLLIE JAMES JEROME	COLLIE JERRY JEROME	07/21/2006	01/22/2004		QCD	45033/0095
COLLIE JAMES J	SUNRISE PROPERTIES INC	06/12/2006	05/24/2006	\$14,746	SHER/DEED	44808/0049

Other Recordings

Obligee	Obligor	Record Date	Doc Date	Amount	Doc Type	Liber/Page
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Characteristics

Living Area SF:	1044	Bedrooms:	
Basement Sqft:		Bathrooms:	1.0
Year Built:	1947	Pool:	
Architecture Level:	1 1/4 Story	Garage Year Built:	
Style:		Garage Sqft:	320
Heating:	No Heat	Gas Service:	
#1 Porch/Dimensions:	/	Storm Sewer:	
#2 Porch/Dimensions:	/	Land Dimension:	90.00X128.00
Topography:		Land Sqft:	11500
Irregular:		Acres:	0.26

Search for MLS Listings



Deposit/Administrative Fee Received _____
Date Received _____
Case # _____

CITY OF INKSTER
APPLICATION TO PURCHASE CITY-OWNED PROPERTY

APPLICANT INFORMATION (Please Print Clearly)

Applicant's Name Fred George Bishop Jr.
Applicant's Address 28659 Michigan Ave Inkster Michigan 48141
Applicant's Phone Number: 734 306-1066
Proposed Owner's Name (as indicated on deed): Same

PROPERTY INFORMATION -- Purchase Offer \$500.00

Property Location: NORTH SIDE of Dunning Street/Avenue
Between Street/Avenue and MICHIGAN AVE and PRINCETON Street/Avenue
Tax ID, Legal Description, and Address if Structure 44020020233301
30D233 234 235A LOTS 233 AND 234 ALSO W ½ OF LOT 235 WESTWOOD SUB OF J.W. DALY
FARM T2S R10E L41 P19 WCR

Parcel Size: _14418_(Width) _122.50_X (Length) ____128__ Current Residential

☐ Additional Parcels/Lots (attach Request for Additional Property Form)

Summary of Proposed Use: Additional Property Next to House.
Use additional sheets as needed _THIS LOT IS NEXT TO THE PURCHASERS PROPERTY.

I understand and accept as evidenced by the good-faith deposit of \$100.00 for the offer to purchase city-owned property. I also understand that the offer to purchase is subject to acceptance and approval by the City of Inkster City Council. I further understand that the Council can reject the offer in the best interest of the City, but that acceptance of this offer binds me to the specific use of the property as provided by the codes and ordinances of the City.

NOTE: All City-owned property is sold "AS IS". The City is not responsible for clear

title
Applicant's Signature _____
Broker's Name _____

2022-12
Date

CITY OF INKSTER **PURCHASE AGREEMENT**

This Purchase Agreement, dated and made effective as of this 22nd day of July, 2019, by and between the City of Inkster, a Michigan Municipal Corporation, located at 26215 Trowbridge, Inkster, Michigan 48141, ("Seller") and FRED GEORGE BISHOP JR. located at 28659 MICHIGAN AVE. INKSTER MI 48141, ("Purchaser"):

The undersigned purchaser, hereby agrees to purchase the following land situated in the City of Inkster, Wayne County, Michigan described as follows: *30D233 234 235A LOTS 233 AND 234 ALSO W ½ OF LOT 235 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR

Parcel ID:44020020233301

IN CONSIDERATION OF THE COVENANTS and AGREEMENTS contained in this Purchase Agreement, the parties hereto agree as follows:

CONDITIONS SUBSEQUENT TO THE SALE OF PROPERTY

1. All property taxes must be kept current on the Property.
2. Within 15 days of the closing, the Buyer must secure the Property and ensure that all debris, trash or other materials have been removed from the outside yard area and that the grass, yard, shrubs, plantings, etc have been trimmed or removed.
3. Within 180 days of closing, the Buyer must apply for and receive a Final Certificate of Occupancy for any structure on the property (if applicable).
4. The Property shall comply with all other local ordinances regarding property maintenance and conditions.
5. The failure of the Purchaser to comply with these conditions or to cure the default within 30 days of written notice of the failure to comply may result in the City filing a reverter action in Wayne County Circuit Court seeking to rescind the purchase and requesting that title to the Property revert to the City. In addition to losing title to the Property, the Purchaser shall forfeit the purchase price for the Property.

SALE OF PROPERTY

1. The Seller will execute a Quit Claim for the aforementioned property, within 30 days of approval by the Inkster City Council. Upon Closing of the aforesaid property, a Quit Claim Deed will be provided to the Purchaser by the Seller for recording at the Wayne County Register of Deeds at the Purchaser's expense.
2. The aforementioned property is sold in "As Is Condition" and the Seller makes no warranties, representations or guarantees as to the condition of the aforementioned property. This provision also applies to property identified as condemned, dangerous, or uninhabitable.
3. The Purchaser, at its own expense, shall be responsible for obtaining a policy of title insurance, hazard insurance and all necessary permits to bring the property into compliance with all applicable local and state laws, any and all required licenses and a Certificate of Occupancy (if required).
4. The Purchaser shall complete closing within 30 days by paying the balance of the price of the sale, paying the cost of recording the deed and executing a property transfer affidavit.

PURCHASE PRICE

1. The Purchaser shall pay the Sum of FIVE HUNDRED AND FIFTY Dollars (\$500.00) USD for the aforesaid property, as follows:
2. Down payment of One Hundred Dollars (\$100.00) USD
3. The remainder of the purchase price of FOUR HUNDRED AND EIGHTEEN /DOLLARS (\$418.00) USD shall be paid by CERTIFIED CHECK OR MONEY ORDER, made payable to: THE CITY OF INKSTER, 26215 Trowbridge, Inkster, MI 48141.

CLOSING

1. Closing on the aforesaid property shall take place at the City of Inkster offices located at 26215 Trowbridge, Inkster, MI 48141 within 30 days of Council approval of this Purchase Agreement.
2. Purchaser shall remit the balance of purchase price by CERTIFIED CHECK OR MONEY ORDER at the time of closing.

ADDITIONAL CONDITIONS (If Any):

THE EMD IS TOTALLY REFUNDABLE IF THE OFFER IS NOT ACCEPTED.

Purchasers Initials: FB

Sellers Initials: _____

PURCHASER:

By: Fred George Bishop Jr. L.S.

By: _____ L.S.

Its:

Telephone No: (734) 260-7533

FRED GEORGE BISHOP JR.
28659 MICHIGAN AVE.
INKSTER, MI 48141

IN PRESENCE OF:

Murray's Real Estate Services LLC
Inkster MI 48141

Stephanie Taylor & Peggy Bishop
313 478-8526 734 306-1066

Dated: 7-22-19

ACCEPTANCE TO THE OFFER ABOVE BY THE NAMED SELLER: The foregoing offer is accepted in accordance with the terms stated.

SELLERS:
CITY OF INKSTER

By: _____ L.S.

Its: _____

Seller's Address: 26215 Trowbridge
Inkster, MI 48141

Telephone No: 313-563-4232

IN PRESENCE OF:

Dated: _____

The undersigned Purchaser hereby acknowledges the receipt of the Seller's signed acceptance of the foregoing Purchase Agreement.

Dated: _____ X _____ L.S.
Purchaser

Dated: _____ X _____ L.S.
Purchaser

NOTICE: IT IS RECOMMENDED THAT ALL PARTIES TO THIS PURCHASE AGREEMENT SEEK THE ASSISTANCE OF A LAWYER OR OTHER QUALIFIED PERSON.

Wayne County Public Records - Full Detail Report

Location & Ownership

Property Address:	Dunning	Property ID:	44020020233301
City/State/Zip:	Inkster, Michigan, 48141		
Owner Name:	City Of Inkster	Lat/Long:	0.000000 / 0.000000
Taxpayer Address:	26215 Trowbridge Street	Census Tract:	
City/State/Zip:	Inkster, Michigan, 48141-2479	Block Group:	
City/Village/Town:	Inkster	School District:	Westwood
Subdivision:	WESTWOOD SUB OF J W DALY FARM	Property Category:	Government
MLS Area:	05080 - Inkster	Land Use:	703 - EXEMPT - COUNTY, CITY, TWP, VILL
Legal Description:	30D233 234 235A LOTS 233 AND 234 ALSO W 1/2 OF LOT 233 WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR		

Taxes

Year	Season	Total Ad Val	Admin Fee	Assmt	CVT	TN Seasonal
2018	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018	S	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	S	\$148.16	\$1.48	\$0.00	\$0.00	\$149.64
2016		\$0.00	\$0.00	\$0.00	\$0.00	\$204.19
2015		\$0.00	\$0.00	\$0.00	\$0.00	\$201.07
2014		\$0.00	\$0.00	\$0.00	\$0.00	\$199.19

Assessments

Year	Taxable Val	State Eq Val	Hmstrl %	TN Taxes
2016	\$0	\$3,800	0	\$204.19
2015	\$0	\$2,400	0	\$201.07
2014	\$0	\$2,600	0	\$199.19

Transfer Information

Grantor	Grantee	Record Date	Deed Date	Sale Price	Deed Type	Liber/Page
SABREE ERIC R	TREASURER CONTROLLER C	02/20/2017	02/20/2017		QCD	53528/1482
THE CITY OF INKSTER	GORDON MICHAEL	09/21/2012	08/30/2012		QCD	50152/1307
COUNTY OF WAYNE	TREASURER CONTROLLER C	01/18/2011	01/18/2011		QCD	48939/1302
HSBC BANK USA NA	PARAMOUNT LAND HOLDING	04/16/2009	12/05/2008		QCD	47864/1178

Other Recordings

Officer	Officer	Record Date	Doc Date	Amount	Doc Type	Liber/Page
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Characteristics

#1 Porch/Dimensions: /	Storm Sewer:	
#2 Porch/Dimensions: /	Land Dimension:	112.50X128.00
Topography:	Land Sqft:	14418
Irregular:	Acres:	0.33

Search for MLS Listings



Deposit/Administrative Fee Received _____
Date Received _____
Case # _____

CITY OF INKSTER
APPLICATION TO PURCHASE CITY-OWNED PROPERTY

APPLICANT INFORMATION (Please Print Clearly)

Applicant's Name Fred George Bishop Jr.

Applicant's Address 28659 Michigan Ave Inkster Michigan 48141

Applicant's Phone Number: 734 260-7533

Proposed Owner's Name (as indicated on deed): Same

PROPERTY INFORMATION — Purchase Offer \$500.00

Property Location: NORTH SIDE of Dunning Street/Avenue

Between Street/Avenue and MICHIGAN AVE and PRINCETON Street/Avenue

Tax ID, Legal Description, and Address if Structure 44020020235304

30D235B TO 237* E ½ OF LOT 235 ALSO LOTS 236 AND 237—WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR

Parcel Size: _14418_ (Width) _122.50_ X (Length) ___128___ Current Residential

☐ Additional Parcels/Lots (attach Request for Additional Property Form)

Summary of Proposed Use: Additional Property Next to House.

Use additional sheets as needed _THIS LOT IS NEXT TO THE PURCHASERS PROPERTY.

I understand and accept as evidenced by the good-faith deposit of \$100.00 for the offer to purchase city-owned property. I also understand that the offer to purchase is subject to acceptance and approval by the City of Inkster City Council. I further understand that the Council can reject the offer in the best interest of the City, but that acceptance of this offer binds me to the specific use of the property as provided by the codes and ordinances of the City.

NOTE: All City-owned property is sold "AS IS". The City is not responsible for clear title.

Applicant's Signature

Broker's Name

Date

CITY OF INKSTER

PURCHASE AGREEMENT

This Purchase Agreement, dated and made effective as of this 22nd day of July, 2019, by and between the City of Inkster, a Michigan Municipal Corporation, located at 26215 Trowbridge, Inkster, Michigan 48141, ("Seller") and FRED GEORGE BISHOP JR. located at 28659 MICHIGAN AVE. INKSTER MI 48141, ("Purchaser");

The undersigned purchaser, hereby agrees to purchase the following land situated in the City of Inkster, Wayne County, Michigan described as follows: *30D235B TO 237* E ½ OF LOT 235 ALSO LOTS 236 AND 237 —WESTWOOD SUB OF J. W. DALY FARM T2S R10E L41 P19 WCR

Parcel ID:44020020235304

IN CONSIDERATION OF THE COVENANTS and AGREEMENTS contained in this Purchase Agreement, the parties hereto agree as follows:

CONDITIONS SUBSEQUENT TO THE SALE OF PROPERTY

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2. The aforementioned property is sold in "As Is Condition" and the Seller makes no warranties, representations or guarantees as to the condition of the aforementioned property. This provision also applies to property identified as condemned, dangerous, or uninhabitable.
3. The Purchaser, at its own expense, shall be responsible for obtaining a policy of title insurance, hazard insurance and all necessary permits to bring the property into compliance with all applicable local and state laws, any and all required licenses and a Certificate of Occupancy (if required).
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2. Down payment of One Hundred Dollars (\$100.00) USD
3. The remainder of the purchase price of FOUR HUNDRED AND EIGHTEEN /DOLLARS (\$418.00) USD shall be paid by CERTIFIED CHECK OR MONEY ORDER, made payable to: THE CITY OF INKSTER, 26215 Trowbridge, Inkster, MI 48141.

CLOSING

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2. Purchaser shall remit the balance of purchase price by CERTIFIED CHECK OR MONEY ORDER at the time of closing.

ADDITIONAL CONDITIONS (If Any):

THE EMD IS TOTALLY REFUNDABLE IF THE OFFER IS NOT ACCEPTED.

Purchasers Initials: FS

Sellers Initials: _____

PURCHASER:

By: [Signature] L.S.

By: _____ L.S.

Its:

Telephone No: (734) 260-7533

FRED GEORGE BISHOP JR.
28659 MICHIGAN AVE.
INKSTER, MI 48141

IN PRESENCE OF:

Murray's Real Estate Services LLC
Inkster MI 48141

Stephanie Taylor & Peggy Bishop
313 478-8526 734 306-1066

[Signature]

Dated: 7-22-19

ACCEPTANCE TO THE OFFER ABOVE BY THE NAMED SELLER: The foregoing offer is accepted in accordance with the terms stated.

SELLERS:
CITY OF INKSTER

By: _____ L.S.

Its: _____

Seller's Address: 26215 Trowbridge
Inkster, MI 48141

Telephone No: 313-563-4232

IN PRESENCE OF:

Dated: _____

The undersigned Purchaser hereby acknowledges the receipt of the Seller's signed acceptance of the foregoing Purchase Agreement.

Dated: _____ X _____ L.S.
Purchaser

Dated: _____ X _____ L.S.
Purchaser

NOTICE: IT IS RECOMMENDED THAT ALL PARTIES TO THIS PURCHASE AGREEMENT SEEK THE ASSISTANCE OF A LAWYER OR OTHER QUALIFIED PERSON.

Wayne County Public Records - Full Detail Report

Location & Ownership

Property Address:	Dunning Inkster, Michigan, 48141	Property ID:	44020020235304
Owner Name:	City Of Inkster	Lat/Long:	0.000000 / 0.000000
Taxpayer Address:	26215 Trowbridge Street	Census Tract:	
City/State/Zip:	Inkster, Michigan, 48141-2479	Block Group:	
City/Village/Town:	Inkster	School District:	Westwood
Subdivision:	WESTWOOD SUB OF J W DALY FARM	Property Category:	Government
MLS Area:	05080 - Inkster	Land Use:	703 - EXEMPT - COUNTY, CITY, TWP, VILL
Legal Description:	*30D235B TO 237* E 1/2 OF LOT 235 ALSO LOTS 236 AND 237 - - - WESTWOOD SUB OF J.W. DALY FARM T2S R10E L41 P19 WCR		

Taxes

<u>Year</u>	<u>Season</u>	<u>Total Ad Val</u>	<u>Admin Fee</u>	<u>Asmnt</u>	<u>CVT</u>	<u>Ttl Seasonal</u>
2018	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2018	S	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	W	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2017	S	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2016		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

Assessments

<u>Year</u>	<u>Taxable Val</u>	<u>State Eq Val</u>	<u>Hmstd %</u>	<u>Ttl Taxes</u>
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Transfer Information

<u>Grantor</u>	<u>Grantee</u>	<u>Record Date</u>	<u>Deed Date</u>	<u>Sale Price</u>	<u>Deed Type</u>	<u>Liber/Page</u>
COUNTY OF WAYNE	TREASURER CONTROLLER C	01/18/2011	01/18/2011		QCD	48939/1303
HSBC BANK USA NA	PARAMOUNT LAND HOLDING	04/16/2009	12/05/2008		QCD	47864/1178

Other Recordings

<u>Obligee</u>	<u>Obligor</u>	<u>Record Date</u>	<u>Doc Date</u>	<u>Amount</u>	<u>Doc Type</u>	<u>Liber/Page</u>
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Characteristics

#1 Porch/Dimensions: /	Storm Sewer:	
#2 Porch/Dimensions: /	Land Dimension:	112.50X128.03
Topography:	Land Sqft:	14418
Irregular:	Acres:	0.33

Search for MLS Listings

REQUEST FOR COUNCIL ACTION

To: Byron Nolen, Mayor

Date: September 11, 2019

**From: Kaitlyn Hines
Community Planner**

Date for Council Consideration: September 16, 2019

ACTION REQUESTED: Consider the approval of sale of land to previous owner of the following foreclosed single-family residential properties:

1608 Helen (Parcel I.D. 44 006 01 0542 000), legally described as 24P542 LOT 542 DEARBORN HILLS MANOR T2S R9E L52 P93 WCR in the amount of \$11,246.42 to Jesse Lamourn Whitener.

Current Action X Emergency Future

Funds Budgeted: If Yes Account # 101.727.673.170 No N/A

Mayor's Approval _____

BACKGROUND INFORMATION

The owner occupant of the below property has provided ownership and occupant documentation. The property was foreclosed by Wayne County Treasurer's in June 2019 and purchased by the City of Inkster in July 2019 as part of the Neighborhood Stabilization Program. The former owner has made contact with the City and has provided funds to purchase the property in full without conditions.

1608 Helen in the amount of \$11,246.42 to Jesse Lamourn Whitener.

PROJECT OR IMPROVEMENT TASKS

1. Develop a plan to Diversify the tax base to ensure a sustainable budget for Inkster

COSTS

The former owner has made payment in the full for the purchase of the aforementioned property. The City will provide developers will full refunds of all acquisitions costs associated with the properties.

RESOLUTION

Authorization is hereby given to sell 1608 Helen (Parcel I.D. 44 006 01 0542 000), legally described as 24P542 LOT 542 DEARBORN HILLS MANOR T2S R9E L52 P93 WCR in the amount of \$11,246.42 to Jesse Lamourn Whitener.

Resolved by _____ Seconded by _____

Yes:

No:

Absent: