

Downtown Development Authority of City of Madison Heights

Memorandum

Date: July 11, 2025

To: Melissa Marsh, City Manager

From: Giles Tucker, Community Development Director

Subject: **515 E. 11 Mile Delton Approach Easement Agreement**

This proposed easement between the City of Madison Heights and the property owner of 515 E 11 Mile Rd has been proposed to help mitigate the impact on the private property owners' parking spaces and circulation created by the 11 Mile Streetscape project. To include on-street parking, the project must close the 11 Mile drive approach to the parking lot for 515 E 11 Mile Rd. The project originally proposed that a new approach be added on Delton and doing so would eliminate two (2) parking spaces.

Instead of this approach on Delton, the Property owner has asked for this easement to secure access to their parking lot through the city alleyway. At its June 19th DDA meeting, the DDA agreed to the terms set forth within the agreement including that in the event the property owner wanted the approach within the two (2) years of signing the easement, the DDA would bear the costs of installing an approach on Delton. No costs for this arrangement are expected to impact the City's General Fund.

Staff Recommended Action:

Staff recommend that City Council approve this agreement and authorize the City Manager and City Clerk to sign the proposed Easement Agreement pending final legal approval. If approved this agreement will be recorded at the Oakland County Register of Deeds.