

Memo

To: City Council
From: Bryan Myrkle, Community Development Director
Date: October 6, 2020
Re: Special Assessment for Sidewalk Snow Removal – hearing,
special assessment roll and final resolutions

On your City Council agenda Monday evening is a public hearing for the Special Assessment for Sidewalk Snow Removal. All affected property owners have an opportunity to comment on the proposed special assessment.

As previously discussed, this is a 5 year assessment to be paid by downtown property owners at a rate of \$2 per linear foot of frontage per year. The snow removal district map and a detailed discussion of the program were provided in the September 14, 2020 meeting packet.

Following the public hearing, you have the opportunity to approve Special Assessment Resolutions 3, 4 and 5, establishing the Special Assessment Roll and completing the process.

In addition to the three resolutions, I have also included with a copy of the public notice sent to the affected property owners, a copy of a letter I sent to accompany the memo, the proposed agreement with the snow removal contractor, and a copy of the special assessment roll as prepared by City Assessor Randy Jewell.

Please note that the contracted amount is not the same as the assessment -- \$11,800 annually vs. \$13,500. This overage is intended for use when circumstances may warrant additional snow removal outside the terms of the agreement. These one-off snow removal tasks are typically negotiated at the time of need.

I have talked to a number of downtown property owners about the program since the notice was mailed, but I have not spoken to anyone who objects to the assessment, or the continuation of the program.

RESOLUTION NO. 2020 -

**SPECIAL ASSESSMENT PROJECT – DOWNTOWN SIDEWALK SNOW REMOVAL –
RESOLUTION NO. 3**

WHEREAS, the City Council, after due and legal notice, has met and heard all persons to be affected by the proposed public improvement more particularly herein described, and

WHEREAS, the City Council deems it necessary and advisable to proceed with said public improvement as more particularly hereinafter described.

NOW, THEREFORE BE IT RESOLVED THAT:

1. The City Council hereby determines to make and proceed with the following described public improvement and to defray a part or the whole cost, as more particularly hereinafter provided, by special assessment upon the property specially benefited: procuring and providing sidewalk snow removal along portions of Harris Avenue, East Lawrence Avenue, Lovett Street, Seminary Street, Washington Street, Cochran Avenue and Bostwick Street as further described in Appendix A of this resolution; and
2. The City Council hereby approves the plans for the aforesaid public improvement as prepared and presented by the City Manager and determines the estimated cost of said public improvement to be \$67,500.00, or \$13,500.00 each year and approves said estimated cost and determines that the estimated life of said public improvement is five (5) years; and
3. The City Council determines that of said total estimated cost, the sum of \$67,500.00 be paid by special assessment upon the property specially benefited, as more particularly hereinafter described; and
4. The City Council hereby designates the following described property as the special assessment district upon which the special assessment shall be levied: portions of Harris Avenue, East Lawrence Avenue, Lovett Street, Seminary Street, Washington Street, Cochran Avenue and Bostwick Street as further described in Appendix A of this resolution; and
5. The City Assessor shall prepare a special assessment roll including all lots and parcels of land within the special assessment district herein designated, and the Assessor shall assess to each such lot or parcel of land such relative portion of the whole sum to be levied against all lands in the special assessment district as the benefit to such lot or parcel of land bears to the total benefits to all lands in such district.

RESOLUTION NO. 2020 -

**SPECIAL ASSESSMENT PROJECT – DOWNTOWN SIDEWALK SNOW REMOVAL –
RESOLUTION NO. 4**

WHEREAS, the Assessor has prepared a special assessment roll for the purpose of specially assessing that portion of the cost of the public improvements more particularly hereinafter described to the properties specially benefited by said public improvement, and the same has been presented to the Council by the City Clerk.

NOW, THEREFORE BE IT RESOLVED THAT:

1. Said special assessment roll is hereby accepted and shall be filed in the office of the City Clerk for public examination.
2. The City Council met in Council Chambers at the Charlotte City Hall, 111 E. Lawrence Avenue, Charlotte, Michigan at 7:00 p.m., on October 11, 2020 for the purpose of hearing all persons interested in said special assessment roll and reviewing the same.
3. The City of Charlotte published notice of said hearings once in the County Journal, not less than ten (10) days prior to said hearing and further caused notice of said hearing to be sent by first class mail to each owner of the property subject to assessment, as indicated by records in the City Assessor's office as shown on the general tax rolls of the city, at least ten (10) days before the time of said hearing, said notice to be mailed to the addresses shown on said general tax rolls of the city.
4. The notice of said hearing published and mailed was in substantially the following form:

NOTICE OF HEARING TO REVIEW

SPECIAL ASSESSMENT ROLL

CITY OF CHARLOTTE, MICHIGAN

TO THE OWNERS OF THE FOLLOWING DESCRIBED PROPERTY:

(NAME OF STREET)

TAKE NOTICE that a Special Assessment roll has been prepared for the purpose of defraying the Special Assessment district's share of the cost of the following described public improvements:

DOWNTOWN SIDEWALK SNOW REMOVAL

The said Special Assessment roll is on file for public examination with the City Clerk and any objections to said Special Assessment roll must be filed in writing with the City Clerk Prior to the close of the hearing to review said Special Assessment roll.

TAKE FURTHER NOTICE that appearance and protest at this hearing is required in order to appeal the amount of the special assessment to the State Tax Tribunal if an appeal should be desired. A property owner or party in interest, his or her agent, may appear in person at the hearing to protest the special assessment or may file his or her appearance by letter and his or her personal appearance shall not be required. The property owner or any person having an interest in the property subject to the proposed special assessment may file a written appeal of the special assessment with the State Tax Tribunal within thirty days after confirmation of the special assessment roll if that special assessment was protested at this hearing.

TAKE FURTHER NOTICE that the City Council will meet in Council Chambers at the Charlotte City Hall, 111 E. Lawrence Avenue, Charlotte, Michigan at 7:00 p.m., on October 11, 2020 for the purpose of reviewing said special assessment roll and for the purpose of considering all objections to said roll submitted in writing.

RESOLUTION NO. 2020 -

**SPECIAL ASSESSMENT PROJECT – DOWNTOWN SIDEWALK SNOW REMOVAL –
RESOLUTION NO. 5**

WHEREAS, the City Council has met, after due and legal notice, and reviewed the special assessment roll prepared for the purpose of defraying the special assessment district's share of the following described public improvement:

DOWNTOWN SIDEWALK SNOW REMOVAL

And

WHEREAS, after hearing all persons interested therein and after carefully reviewing said special assessment roll the Council deems said special assessment roll to be fair, just and equitable and that each of the assessments contained thereon results in the special assessment being in accordance with benefits to be derived by the parcel of land assessed.

NOW, THEREFORE BE IT RESOLVED THAT:

1. Said special assessment roll as prepared by the City Assessor in the amount of \$67,500.00, or \$13,500.00 each year for a period of five years is hereby confirmed and shall be known as Special Assessment Roll No. 2020-##.
2. Said special assessment roll shall be divided into five (5) equal annual installments, the first of which shall be due and payable on January 1, 2021, and the subsequent installments shall be due on October 1, 2021 and October 1 of each and every year thereafter. Payment of the amount of the special assessment may be made in full without interest or penalty by December 1 of those years.
3. The installments of the special assessment rolls shall bear interest at the rate of 0% per annum.
4. If any installment shall remain unpaid after December 1 of the year in which it is due and payable, said installment shall be considered as delinquent and the same penalties shall be collected on such unpaid installments as are provided in the Charter to be collected on delinquent general city taxes.

Said Special assessment roll shall be placed on file in the office of the City Clerk who shall attach her warrant to a certified copy thereof within ten (10) days commanding the Assessor to spread the various sums shown there as directed by the City Council.

September 20, 2020

Dear Downtown Property Owner:

Enclosed you will find notice of public hearing for a special assessment to continue the annual downtown sidewalk snow removal service. The City of Charlotte has negotiated a five-year extension of the contract with Eric Rogers, LLC to continue providing the service.

The amount of the assessment remains \$2.00 per linear foot of frontage for a year. For example, if your storefront or property is 30 feet wide, your annual assessment will be \$60. Please note that the price is fixed, and will not change during the next five years. You can pay for the service annually, or in a single payment, as some prefer to do.

This sidewalk snow removal program is intended to provide an affordable, basic level of service. While it would be possible to provide additional services beyond what the assessment currently funds, it would be correspondingly more expensive. Property owners who desire more or different services, are encouraged to seek or provide that on their own.

Ice melting salt is corrosive, and is damaging to both public sidewalks and private property. Therefore, salt is only used in especially troublesome areas, or if there is a more serious icing event that affects the entire district. Similar to above, if you as a property owner wish to spread additional salt or ice melting compound, you are allowed to do that.

Timing of sidewalk snow removal is based on the known or anticipated timing of the precipitation, and our best estimate of when removing it will be most effective. Similarly, no timing preference can be given to specific properties or blocks, as every property is paying for the same service.

Finally, if you have private property downtown that you are clearing of snow, please note that it is not legal to move that snow onto public property. This is especially problematic when property owners push their snow into the public parking lots after they have been cleared by the City DPW.

If you have any questions or concerns about the assessment, please feel free to call me (517) 543-8853.

Thank you,

Bryan Myrkle
City of Charlotte

**CITY OF CHARLOTTE
SIDEWALK SNOW REMOVAL AGREEMENT**

2020 – 2025

This agreement between the City of Charlotte and Eric Rogers, LLC, is for the 2020 through 2025 snow removal seasons, which for the purposes of this agreement shall be November 15 through April 15 of each winter season.

This agreement is for a fixed rate of \$11,800.00 per season, to be paid in 10 installments during the snow removal season. This amount is to remain the same each year for the duration of the 5 year agreement.

Insurance Requirements:

A. Contractor shall save harmless and indemnify the City of Charlotte as well as its officers, agents and employees, against all claims for damages to public or private property and for injuries to persons arising out of and during the progress and to the completion of the work.

B. Certificate of Liability Insurance must be submitted to the City of Charlotte prior to the commencement of any snow removal activities each year. It must contain the following specific information:

1. CERTIFICATE HOLDER block must read:
City of Charlotte
111 E Lawrence Ave.
Charlotte, Michigan 48813
2. The following are minimum insurance requirements:

Type of Insurance	Limit of Liability
Workers' Compensation	Statutory coverage
General Liability and Automobile Liability	\$1,000,000 per occurrence/ \$1,000,000 aggregate OR \$1,000,000 combined single limit

Cancellation of Contract Provisions:

The City of Charlotte shall have the right to cancel this agreement for non-performance, should an inspection by the designated representative reveal that the Contractor's work results in any non-acceptable condition of one or all specified areas. The designated representative of the City of Charlotte shall communicate the location of the non-acceptable condition to the Contractor, who will work to remedy the condition in a timely matter. If the designated representative

determines that the condition is not remedied, or regularly persists as a non-acceptable condition, the designated representative will issue a written warning of possible contract termination. If the condition continues to be a problem after a written warning is issued, a written notice of contract termination shall be sent.

The Contractor shall not discriminate against any employee or applicant for employment, to be employed in the performance of this contract, with respect to his/her hire, tenure, terms, conditions or privileges for employment because of his/her race, color, religion, national origin, or ancestry. Breach of this covenant may be regarded as a material breach of this contract.

It is anticipated that the City of Charlotte Community Development Director will be the City's designated representative during the period of time covered by this agreement. However, the City reserves the right to reassign that responsibility at any time, and will communicate that change to the Contractor in writing. At the time of this agreement, the contact information for the City's designated representative is as follows:

Bryan Myrkle
City of Charlotte
111 E. Lawrence Ave
Charlotte, MI 48813
bmyrkle@charlottemi.org
Primary Phone 517-543-8853
Alternate Phone 517-290-2691

Indemnification:

Contractor agrees to hold harmless and indemnify the City of Charlotte, its officers, agents and employees from any and all claims, suits and judgments to which the commission, its commissioners or employees may be subject and for all costs and actual attorney fee which may be incurred arising out of any injury to persons or damage to property, including property of the city, whether due to negligence of the contractor or the joint negligence of the contractor and the city, arising out of the work specified in this proposal, or in connection with work not authorized in this proposal, or resulting from failure to comply with the terms of this proposal. Contractor will not be obligated to indemnify the City of Charlotte for any injury or property damage arising out of the sole negligence of the City of Charlotte, its officers, agents or employees.

Work Required:

The undersigned will be responsible for clearing snow from downtown sidewalks in the areas described in Exhibit A (map). Snow removal shall be completed as necessary to keep sidewalks clear and passable during the periods of time specified in this agreement. This is understood to mean free of snow and ice that poses a danger or impediment to pedestrian transit of these sidewalks. The parties to this agreement acknowledge that this may mean more than one completion of the route in a given day if it is particularly snowy, or no snow removal activities at all if the sidewalks are clear. The parties further acknowledge that snow removal should be responsive to the amount and frequency of precipitation, rather than time of day, or day of the week.

The contractor will be responsible for hand-shoveling in the northern half of Timepiece Park as maybe necessary to keep the park useable throughout the season. It is understood that shoveled snow will be stockpiled onsite, not removed, and that the entire park area will not be shoveled. Special event organizers who may wish to use more of Timepiece Park than is shoveled will be responsible for arranging additional snow removal at their own expense.

It is understood that effective snow removal may require a combination of mechanical equipment and ice melting applications such as salt. Salt may be applied to only those areas that are icy, or to the entire route if there is a significant ice event. Because salt is a corrosive application that is damaging to both public sidewalks and adjacent private property, it should only be used when necessary. This determination is to be made by the designated City of Charlotte representative if the question arises as to whether it is necessary.

The contractor will be responsible for any damage caused to city property such as trees, flower planters and waste receptacles. However, the City acknowledges that snow removal activities such as described in this agreement are inherently damaging to the sidewalks, and the Contractor will not be responsible for degradation caused by these activities.

At the time of the execution of this agreement, the Contractor shall furnish the following information, if it is not already on file with the City of Charlotte:

1. An insurance certificate in the amounts indicated elsewhere in this agreement
2. A federal I.D.#

This information must be submitted prior to commencing work. Payment for work completed will be made in 10 equal installments, following the City Council Meetings, which are held on the second and fourth Monday of the month.

Company Name: _____

Address: _____

Federal I.D. #: _____

Signed: _____

Printed Name: _____

e-mail address: _____

Date: _____

**SNOW REMOVAL SPECIAL ASSESSMENT ROLL
2020 THRU 2024**

PARCEL NUMBER	OWNERS NAME	OWNER ADDRESS	STATE	ZIP	PROPERTY ADDRESS	1ST YEAR		2ND YEAR		3RD YEAR		4TH YEAR		5TH YEAR		GRAND TOTAL ASSESSMENT
						FRONTAGE	COST FOR 1ST YEAR	TOTAL \$ PER FF	COST FOR 2ND YEAR	TOTAL \$ PER FF	COST FOR 3RD YEAR	TOTAL \$ PER FF	COST FOR 4TH YEAR	TOTAL \$ PER FF	COST FOR 5TH YEAR	
200-000-018-030-00	CHARLOTTE BARYAMES LLC	2423 S CEDAR ST	MI	48812	101 E LAWRENCE AVE	MI 48813	209.5	2.00	\$419.00	2.00	419.00	2.00	419.00	2.00	419.00	\$2,095.00
200-000-018-040-00	W DONALD & MICHELE MATTHEW B & B REALTY, LLC	1715E WOODRIDER DR	MI	48812	109 E LAWRENCE AVE	MI 48813	18.66	2.00	\$37.32	2.00	37.32	2.00	37.32	2.00	37.32	\$186.66
200-000-019-11-00	MCNAMARA, ROSALBA	205 E LAWRENCE	MI	48813	110 N COCHRAN AVE	MI 48813	25.00	2.00	\$50.00	2.00	50.00	2.00	50.00	2.00	50.00	\$250.00
200-000-022-130-00	LAHR, MICHAEL P & ARLETTA J	422 PEARL ST	MI	48813	205 E LAWRENCE	MI 48813	190.00	2.00	\$380.00	2.00	380.00	2.00	380.00	2.00	380.00	\$1,900.00
200-000-022-150-00	JAE PROPS #1 LLC	105 COCHRAN AVE	MI	48813	119 S WASHINGTON ST	MI 48813	122.5	2.00	\$245.00	2.00	245.00	2.00	245.00	2.00	245.00	\$1,225.00
200-000-023-010-00	NATIONAL CITY BANK OF MIL	101 S COCHRAN	MI	48813	141 S WASHINGTON ST	MI 48813	46	2.00	\$92.00	2.00	92.00	2.00	92.00	2.00	92.00	\$460.00
200-000-023-015-00	PELEGGRINO, ARMANDO A	1400 BATTLE CREEK RD	MI	48813	101 S COCHRAN AVE	MI 48813	139	2.00	\$278.00	2.00	278.00	2.00	278.00	2.00	278.00	\$1,390.00
200-000-023-020-00	ARVIDSON, CHRISTOPHER E	PO BOX 54	MI	48813	105 S COCHRAN AVE	MI 48813	20.5	2.00	\$41.00	2.00	41.00	2.00	41.00	2.00	41.00	\$205.00
200-000-023-026-00	JEWETT, ROBERT JR & ANDREA	109 S COCHRAN	MI	48813	107 S COCHRAN AVE	MI 48813	20	2.00	\$40.00	2.00	40.00	2.00	40.00	2.00	40.00	\$200.00
200-000-023-045-00	PRECEDENT PROPERTIES LLC	239 S COCHRAN	MI	48813	109 S COCHRAN AVE	MI 48813	50	2.00	\$100.00	2.00	100.00	2.00	100.00	2.00	100.00	\$500.00
200-000-023-050-00	DUTCH BROTHERS DEVELOPMENT	114 E LAWRENCE AVE STE 160	MI	48813	112 E LAWRENCE AVE	MI 48813	22	2.00	\$44.00	2.00	44.00	2.00	44.00	2.00	44.00	\$220.00
200-000-023-055-00	BRODALL, BRENDA S	119 LAWRENCE AVE	MI	48813	114 E LAWRENCE AVE	MI 48813	25	2.00	\$50.00	2.00	50.00	2.00	50.00	2.00	50.00	\$250.00
200-000-023-060-00	ROLLE, ROBERT D P.C. & SHOUN	104 S WASHINGTON	MI	48813	118 E LAWRENCE AVE	MI 48813	31.67	2.00	\$63.34	2.00	63.34	2.00	63.34	2.00	63.34	\$316.70
200-000-023-070-00	MCNAMARA, DAVID B	108 S WASHINGTON ST	MI	48813	104 S WASHINGTON ST	MI 48813	35	2.00	\$70.00	2.00	70.00	2.00	70.00	2.00	70.00	\$350.00
200-000-023-080-00	SHETENHELM RENTALS LLC	125 COCHRAN LLC	MI	48813	108 S WASHINGTON ST	MI 48813	11.5	2.00	\$23.00	2.00	23.00	2.00	23.00	2.00	23.00	\$115.00
200-000-023-086-01	SHETENHELM RENTALS LLC	PO BOX 353	MI	48813	115 S COCHRAN AVE	MI 48813	19.83	2.00	\$39.66	2.00	39.66	2.00	39.66	2.00	39.66	\$198.30
200-000-023-086-02	DUTCH BROTHERS DEVELOPMENT	114 E LAWRENCE AVE STE 160	MI	48813	117 S COCHRAN AVE	MI 48813	19.67	2.00	\$39.34	2.00	39.34	2.00	39.34	2.00	39.34	\$196.70
200-000-023-126-00	CRANDALL, JAMES TRUST	882 CHADS WAY	MI	48813	119 S COCHRAN AVE	MI 48813	20	2.00	\$40.00	2.00	40.00	2.00	40.00	2.00	40.00	\$200.00
200-000-023-130-00	125 COCHRAN LLC	125 S COCHRAN AVE	MI	48813	125 S COCHRAN AVE	MI 48813	33	2.00	\$66.00	2.00	66.00	2.00	66.00	2.00	66.00	\$330.00
200-000-023-135-01	JON HALL ASSOCIATES LLC	127 1/2 S COCHRAN	MI	48813	127 S COCHRAN AVE	MI 48813	25	2.00	\$50.00	2.00	50.00	2.00	50.00	2.00	50.00	\$250.00
200-000-023-140-00	EQUITY TRUST COMPANY	127 1/2 S COCHRAN	MI	48813	129 S COCHRAN AVE	MI 48813	25	2.00	\$50.00	2.00	50.00	2.00	50.00	2.00	50.00	\$250.00
200-000-023-160-00	131 S COCHRAN LLC	2375 WOODLAKE DR STE 380	MI	48864	131 S COCHRAN AVE	MI 48813	20	2.00	\$40.00	2.00	40.00	2.00	40.00	2.00	40.00	\$200.00
200-000-023-175-00	KLO INVESTMENTS LLC	133 S COCHRAN	MI	48813	133 S COCHRAN AVE	MI 48813	20	2.00	\$40.00	2.00	40.00	2.00	40.00	2.00	40.00	\$200.00
200-000-023-200-00	EEV, LLC	3505 COOLIDGE ROAD	MI	48823	135 S COCHRAN AVE	MI 48813	15.5	2.00	\$31.00	2.00	31.00	2.00	31.00	2.00	31.00	\$155.00
200-000-023-200-03	MODERN EQUITIES LLC	PO BOX 56	MI	48813	137 S COCHRAN AVE	MI 48813	44.5	2.00	\$89.00	2.00	89.00	2.00	89.00	2.00	89.00	\$445.00
200-000-023-220-00	MODERN EQUITIES LLC	PO BOX 56	MI	48813	143 S COCHRAN AVE	MI 48813	20	2.00	\$40.00	2.00	40.00	2.00	40.00	2.00	40.00	\$200.00
200-000-023-240-00	SODERBERG PROPERTY MNGT LLC	6471 MORSE DR	MI	49076	145 S COCHRAN AVE	MI 48813	20	2.00	\$40.00	2.00	40.00	2.00	40.00	2.00	40.00	\$200.00
200-000-023-245-00	LAD OF CHARLOTTE LLC	147 S COCHRAN AVE	MI	48813	147 S COCHRAN AVE	MI 48813	150	2.00	\$300.00	2.00	300.00	2.00	300.00	2.00	300.00	\$1,500.00
200-000-024-010-00	MAX AUTO CENTERS INC	126 W LAWRENCE AVE	MI	48813	126 W LAWRENCE AVE	MI 48813	192	2.00	\$384.00	2.00	384.00	2.00	384.00	2.00	384.00	\$1,920.00
200-000-024-020-00	THE DANCE CONSERVATORY	121 W LAWRENCE AVE	MI	48813	121 W LAWRENCE AVE	MI 48813	22	2.00	\$44.00	2.00	44.00	2.00	44.00	2.00	44.00	\$220.00
200-000-024-030-00	THE DANCE CONSERVATORY	119 W LAWRENCE AVE	MI	48813	119 W LAWRENCE AVE	MI 48813	16	2.00	\$32.00	2.00	32.00	2.00	32.00	2.00	32.00	\$160.00
200-000-024-050-00	PREMISES HOLDING OF MICHIGAN LLC	5625 MOYER RD	MI	48813	120 W LAWRENCE AVE	MI 48813	40	2.00	\$80.00	2.00	80.00	2.00	80.00	2.00	80.00	\$400.00
200-000-024-050-01	BROWN, LARRY J	113 W LAWRENCE	MI	48813	113 W LAWRENCE AVE	MI 48813	20	2.00	\$40.00	2.00	40.00	2.00	40.00	2.00	40.00	\$200.00
200-000-024-055-01	JEWELL, RANDY L & CYNTHIA L	298 BONNIE BROOK DR	MI	48813	111 W LAWRENCE AVE	MI 48813	26	2.00	\$52.00	2.00	52.00	2.00	52.00	2.00	52.00	\$260.00
200-000-024-060-01	OMAR'S REAL ESTATE LLC	2954 CAMERON DR	MI	49076	107 W LAWRENCE AVE	MI 48813	19	2.00	\$38.00	2.00	38.00	2.00	38.00	2.00	38.00	\$190.00
200-000-024-065-00	CROSSWALK TEEN CENTER	103 W LAWRENCE AVE	MI	48813	103 W LAWRENCE AVE	MI 48813	15	2.00	\$30.00	2.00	30.00	2.00	30.00	2.00	30.00	\$150.00
200-000-024-075-00	DELEEUW, MATTHEW D & JENNIFER	1247 KRISTINA DR	MI	48813	106 S COCHRAN AVE	MI 48813	21	2.00	\$42.00	2.00	42.00	2.00	42.00	2.00	42.00	\$210.00
200-000-024-080-00	WIRT, KENNETH E	123 N BOSTWICK	MI	48813	108 S COCHRAN AVE	MI 48813	24.5	2.00	\$49.00	2.00	49.00	2.00	49.00	2.00	49.00	\$245.00
200-000-024-090-00	CROSSWALK TEEN DEVELOPMENT	114 S BOSTWICK	MI	48813	114 S BOSTWICK AVE	MI 48813	41	2.00	\$82.00	2.00	82.00	2.00	82.00	2.00	82.00	\$410.00
200-000-024-090-01	LEZZELL BUILDING LLC	114 S COCHRAN	MI	48813	114 S COCHRAN AVE	MI 48813	25	2.00	\$50.00	2.00	50.00	2.00	50.00	2.00	50.00	\$250.00
200-000-024-095-00	LATCHAW, MARTIN L & SUE E	930 FOREST	MI	48813	116 S COCHRAN AVE	MI 48813	25	2.00	\$50.00	2.00	50.00	2.00	50.00	2.00	50.00	\$250.00
200-000-024-120-00	LATCHAW, MARTIN L & SUE E	930 FOREST	MI	48813	118 S COCHRAN AVE	MI 48813	25.58	2.00	\$51.16	2.00	51.16	2.00	51.16	2.00	51.16	\$255.80
200-000-024-160-00	LO VENTURES	2001 COOLIDGE RD	MI	48823	122 S COCHRAN AVE	MI 48813	44.92	2.00	\$89.84	2.00	89.84	2.00	89.84	2.00	89.84	\$449.20
200-000-024-165-00	RILEYS TAX SERVICE INC	126 S COCHRAN	MI	48813	124 S COCHRAN AVE	MI 48813	19.5	2.00	\$39.00	2.00	39.00	2.00	39.00	2.00	39.00	\$195.00
200-000-024-170-00	DOUBLED REAL ESTATE LLC	200 WOODLAND PASS	MI	48823	126 S COCHRAN AVE	MI 48813	20	2.00	\$40.00	2.00	40.00	2.00	40.00	2.00	40.00	\$200.00
200-000-024-175-00	WIRT, KENNETH E	123 N BOSTWICK	MI	48813	128 S COCHRAN AVE	MI 48813	28	2.00	\$56.00	2.00	56.00	2.00	56.00	2.00	56.00	\$280.00
200-000-024-210-00	RIVER BRANCH INVESTMENTS LLC	346 MAPLEVIEW DR	MI	48813	136 S COCHRAN AVE	MI 48813	25	2.00	\$50.00	2.00	50.00	2.00	50.00	2.00	50.00	\$250.00
200-000-024-215-00	REAL PROS REAL ESTATE LLC	128 S COCHRAN	MI	48813	138 S COCHRAN AVE	MI 48813	25	2.00	\$50.00	2.00	50.00	2.00	50.00	2.00	50.00	\$250.00
200-000-024-240-00	HORT, KENDRA L	699 COMMERCIAL ST	MI	02169	140 S COCHRAN AVE	MI 48813	25	2.00	\$50.00	2.00	50.00	2.00	50.00	2.00	50.00	\$250.00
200-000-024-251-00	MARTINEZ, ELUIO & LINDA	1568 MILLERBURG	MI	48813	142 S COCHRAN AVE	MI 48813	24.68	2.00	\$49.36	2.00	49.36	2.00	49.36	2.00	49.36	\$246.80
200-000-024-254-00	SCHWALBACH, TRACEY L	106 W LOVETT ST	MI	48813	106 W LOVETT ST	MI 48813	39.57	2.00	\$79.14	2.00	79.14	2.00	79.14	2.00	79.14	\$395.70
200-000-024-259-00	LAN DU LLC	4604 MALPASO	MI	48817	144 S COCHRAN AVE	MI 48813	116.37	2.00	\$232.74	2.00	232.74	2.00	232.74	2.00	232.74	\$1,163.70
200-000-025-150-00	FRIENDS OF BEACH MARKET INC	2013 PRARIE ST	MI	48813	2013 W LOVETT ST	MI 48813	1	2.00	\$2.00	2.00	2.00	2.00	2.00	2.00	2.00	\$10.00
200-000-025-150-01	DUTCH BROTHERS DEVELOPMENT	114 E LAWRENCE AVE STE 160	MI	48813	134 S BOSTWICK ST	MI 48813	60	2.00	\$120.00	2.00	120.00	2.00	120.00	2.00	120.00	\$600.00
200-000-030-020-00	P GADOLA PROPERTIES LLC	2015 WALMART DRIVE	MI	48917	204 S BOSTWICK ST	MI 48813	137	2.00	\$274.00	2.00	274.00	2.00	274.00	2.00	274.00	\$1,370.00
200-000-031-010-00	ARCHER, CHARLES & SUZANNE	218 S BOSTWICK ST	MI	48813	218 S BOSTWICK ST	MI 48813	63	2.00	\$126.00	2.00	126.00	2.00	126.00	2.00	126.00	\$630.00
200-000-031-010-01	U S POST OFFICE	117 W LOVETT	MI	48813	117 W LOVETT ST	MI 48813	248	2.00	\$496.00	2.00	496.00	2.00	496.00	2.00	496.00	\$2,480.00
200-000-031-020-00	MBT ENTERPRISES LLC	5420 BECKLEY RD #115	MI	49015	200 S COCHRAN AVE	MI 48813	183	2.00	\$366.00	2.00	366.00	2.00	366.00	2.00	366.00	\$1,830.00
200-000-031-030-00	THE RAMOS GROUP LLC	1399 NICHOLAS LANE	MI	48813	208 S COCHRAN AVE	MI 48813	22	2.00	\$44.00	2.00	44.00	2.00	44.00	2.00	44.00	\$220.00
200-000-031-060-01	HUGHES, MARK D & VALERIE K	210 S COCHRAN	MI	48813	210 S COCHRAN AVE	MI 48813	9.5	2.00	\$19.00	2.00	19.00	2.00	19.00	2.00	19.00	\$95.00
200-000-031-070-02	DAVIS, BRUCE A & DEANNE S	214 S COCHRAN	MI	48813	214 S COCHRAN AVE	MI 48813	49	2.00	\$98.00	2.00	98.00	2.00	98.00	2.00	98.00	\$490.00
200-000-031-076-00	218 S COCHRAN LLC	4390 S PERKEY ROAD	MI	48813	218 S COCHRAN AVE	MI 48813	30	2.00	\$60.00	2.00	60.00	2.00	60.00	2.00	60.00	\$300.00
200-000-031-110-00	PRECEDENT PROPERTIES LLC	239 S COCHRAN	MI	48813	224 S COCHRAN AVE	MI 48813	40</									