



City of Rochester Hills
AGENDA SUMMARY
NON-FINANCIAL ITEMS

1000 Rochester Hills Dr.
Rochester Hills, MI 48309
248.656.4630
www.rochesterhills.org

Legislative File No: 2016-0135

TO: Mayor and City Council Members

FROM: Allan E. Schneck, P.E., Director of Public Services

DATE: April 11, 2016

SUBJECT: Request to vacate the public portion of S. Castell Avenue south of Helmand Road

REQUEST:

City Council is asked to consider vacating the public road portion of S. Castell Avenue south of Helmand Road.

BACKGROUND:

George Snow (505 Harding Avenue) and Jeffrey Miller (501 S. Castell Avenue) have jointly requested that the City of Rochester Hills vacate a portion of S. Castell Avenue south of Helmand. Each property owner provided written statements (attached) that provide Mr. Cleaton Lindsey III (368 Helmand) permission to request the right-of-way vacation on the attached application.

Existing Conditions

S. Castell Avenue south of Helmand is what is commonly referred to as a “paper road”. The right-of-way for a future road extension was reserved in the past but the road extension was never built and it is very unlikely that a future road would be needed or built. As shown on the attached photo file from Google Maps, the 25-foot width of the S. Castell Avenue right-of-way south of Helmand is undeveloped and situated between a detached two-car garage for 505 Harding Avenue and the home at 501 S. Castell Avenue. The southerly portion of the S. Castell Avenue “paper road” terminates at the common line of the Sanctuary at River’s Edge property.

There are no public utilities present in S. Castell Avenue south of Helmand and it is unimproved and not maintained by the City. Other utility company owners (e.g. DTE Energy, Consumers Energy) were asked if their facilities had an existing need to be protected and the City did not receive any return correspondences asking us to reserve an easement as a condition of the right-of-way vacation.

Future Uses

The City has no plans for upgrading the existing S. Castell Avenue south of Helmand Street.

RECOMMENDATION:

The Department of Public Services recommends that City Council tentatively approve the proposed vacation of S. Castell south of Helmand and schedule a public hearing to receive any public comments on the matter at the May 2, 2016 regular city council meeting.

Attachment(s): Location Drawing.pdf
Applic for Vacation of ROW 012215.pdf
Google Map View of S. Castell S. of Helmand.jpg
Miller Auth Letter 101615.pdf
Snow Auth Letter 101615.pdf

APPROVALS:	SIGNATURE	DATE
Department Review		
Department Director		
Mayor		
Deputy Clerk		

I:\Eng\PUBL\E05022 Vacation of ROW\VACATE\15403001 S Castell Ave Unimproved\2016 April11 Council Mtg\Castell south of Helmand Agenda Summary.doc