

URAP

Utility Review and Permits A Field Services Department GLWA GEEP 2504

July 2, 2025

AMS Regent Court, LLC (formerly known as AMS Ford, LLC)
AMS Regent Court 2, LLC (formerly known as AMS Ford 2, LLC)
21355 Hickorywood Court, Dearborn Heights, MI 48127

Attention:

Mr. Mike Shehadi

Manager of AMS Regent Court, LLC

Regarding:

DTE Gas and Electric Infrastructure Crossing GLWA Easement

16800 Executive Plaza Drive, Dearborn, MI 48126 (Parcel ID: 82-09-131-01-018) 16900 Executive Plaza Drive, Dearborn, MI 48126 (Parcel ID: 82-09-131-01-019)

Great Lakes Water Authority (GLWA) has reviewed the request submitted on behalf of AMS Regent Court, LLC and AMS Regent Court 2, LLC regarding the proposed installation of two DTE gas and electric utility crossings and the construction of driveways at the referenced properties. A review of plans indicate potential conflicts with GLWA's existing 54-inch water transmission main, located within the easement and 66-inch water transmission main, located within the public right-of-way. GLWA has no objection to the proposed 10 foot wide easement for DTE gas and electric utility crossings over the 54-inch water main and the construction of driveways, as shown in the attached drawing GLWA Profiles 6-18-25.pdf. All construction activities shall adhere to the attached GLWA Special Provisions.pdf and comply with easement requirements.

LIABILITY:

APPLICANT shall hold harmless the City of Detroit (CITY), DWSD and GLWA, their officers, employees, agents, and successors and assigns from any and all liability, claims, suits, actions, or causes of action for damages and injuries or otherwise and shall assume the defense and bear all costs and expenses for actions which may be brought against the CITY, DWSD and GLWA and their officers, employees, agents, successors and assign by reason of the permission herein granted; provided, however, that nothing contained herein may be construed as rendering APPLICANT liable for acts of negligence by the CITY, DWSD or GLWA or their officers, employees or agents. APPLICANT shall furnish proof of insurance coverage as indicated below and for the period that the construction work herein permitted is carried out or required.



URAP

Utility Review and Permits A Field Services Department GLWA GEEP 2504

GLWA has no objections to the proposed request, subject to the following conditions:

Please note that the Great Lakes Water Authority (GLWA) prohibits the use of heavy construction equipment (bulldozers, backhoes, extremely large rollers, etc.) and/or storage of building materials or trailers <u>directly over or near our facilities</u>. GLWA also prohibits the use of cranes and hydraulic rams for pavement removal where the GLWA facilities are involved. If the water main or sewer facilities are broken or damaged because of any action on the part of the contractor, then the contractor shall be liable for all costs incidental to the repair of such broken or damaged water mains/sewer facilities and appurtenances. The contractor shall waive all claims for damages under such circumstances.

Construction shall not commence without the required inspections. To arrange inspections, please submit written notice at least ten (10) days in advance, referencing GLWA Job Number GEEP 2504 to Permits@glwater.org.

For locations regarding water and sewer facilities owned and operated by communities other than Great Lakes Water Authority (GLWA), contact the local community/authority or private concern involved for updated information:

✓ City of Dearborn

Our records indicate that you, Mr. Mike Shehadi, can be reached at (313) 737-0691. If this has changed, please update by email. One set of as-built prints, with dimensions from property lines and other permanent field identifiable objects locating water main, manholes, etc., shall be sent to Permits@glwater.org.

If you have questions regarding the above, please call (313) 267-3698 or email Anupam.Kumar@glwater.org.

Sincerely,

Anupam Kumar Digitally signed by Anupam Kumar Date: 2025.07.02 15:01:49 -04'00'

Engineer, GLWA - URAP

AK/ak/Letters GLWA GEEP Jobs cc: GLWA Conflict Reviews

EEREAS, application is hereby made for an Easement Encroachment Permit ("PERMIT") to the Board of Water Commissioners of the y of Detroit, a municipal corporation, acting through the Detroit Water and Sewerage Department ("CITY"), whose address is 735 modelph Street, Detroit, Michigan 48226, and its agent Great Lakes Water Authority ("GLWA"), a Michigan municipal authority and blic body corporate created pursuant to Act 233 of 1955, by Mike Shehadi, Manager of AMS Regent Court, LLC, and Manager of AMS Regent Court 2, LLC Dose address is21355 Hickorywood Court, Dearborn Heights, MI 48127 eafter called APPLICANT, to use an easement under the jurisdiction of the CITY described and located at: 100 Executive Plaza Drive, Dearborn, MI 48126 (Parcel ID: 82-09-131-01-018) and 16900 Executive Plaza Drive, Dearborn, MI 126 (Parcel ID: 82-09-131-01-019)									
EASEMENT ENCROACHMENT PERMIT:									
WHEREAS, application is hereby made for an Easement Encroachment Permit ("PERMIT") to the Board of Water Commissioners of the City of Detroit, a municipal corporation, acting through the Detroit Water and Sewerage Department ("CITY"), whose address is 735 Randolph Street, Detroit, Michigan 48226, and its agent Great Lakes Water Authority ("GLWA"), a Michigan municipal authority and public body corporate created pursuant to Act 233 of 1955, by Mr. Mike Shehadi, Manager of AMS Regent Court, LLC, and Manager of AMS Regent Court 2, LLC whose address is 21355 Hickorywood Court, Dearborn Heights, MI 48127 hereafter called APPLICANT, to use an easement under the jurisdiction of the CITY described and located at: 16800 Executive Plaza Drive, Dearborn, MI 48126 (Parcel ID: 82-09-131-01-018) and 16900 Executive Plaza Drive, Dearborn, MI 48126 (Parcel ID: 82-09-131-01-018)									
Mr. Mike Shehadi, Manager of AMS Regent Court, LLC, and Manager of AMS Regent Court 2, LLC									
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hereafter called APPLICANT, to use an easement under the jurisdiction of the CITY described and located at: 16800 Executive Plaza Drive, Dearborn, MI 48126 (Parcel ID: 82-09-131-01-018) and 16900 Executive Plaza Drive, Dearborn, MI 48126 (Parcel ID: 82-09-131-01-019)									
for the purpose of 1) installation of two DTE gas and electric utility crossings and the construction of driveways									
successors and assigns, to use the above described easement in accordance with the approved plans and specifications attached									
LIABILITY									
APPLICANT shall hold harmless the CITY and GLWA, their officers, employees, agents, and successors and assigns from any and all iability, claims, suits, actions, or causes of action for damages and injuries or otherwise and shall assume the defense and bear all costs and expense for actions which may be brought against the CITY and GLWA and their officers, employees, agents, successors and assigns by reason of the permission herein granted; provided, however, that nothing contained herein may be construed as endering APPLICANT liable for acts of negligence by the CITY or GLWA or their officers, employees or agents. APPLICANT shall urnish proof of insurance coverage as indicated below and for the period that the construction work herein permitted is carried out or equired.									
NSURANCE REQUIREMENTS (as satisfied in the attached Certificate of Liability Insurance)									
Contractor's Public Liability and Property Damage Insurance									
Owner's Protective Insurance									
Public Liability (bodily and personal injury) S <u>4.000,000.00</u> each occurrence; Property Damage and Contractual liability S <u>4.000,000.00</u> each occurrence; S <u>4.000,000.00</u> eggregate; automobile liability Insurance and worker's compensation insurance; and additional hazard coverage as the CITY/GLWA may require.									
For all policies: the CITY and GLWA shall be named as "additional insureds"; reflected as certificate holders; and given thirty (30) days' prior written notice if policies are modified or terminated.									
ADDITIONAL CONDITIONS									
Additional conditions of this Permit are listed on the reverse and are numbered "Additional Conditions" 1 through 11.									
making application for the foregoing Permit, APPLICANT acknowledges and agrees to abide with the terms and conditions of this									
STATE OF MICHIGAN) By: Mr. Mike Shenadi									
COUNTY OF A LYCUMD)) SS. TITLE: Manager of AMS Regent Court, LLC and AMS Regent Court 2, LLC subscribed and swom to before me this 15 day of 1000 day of 1000 day.									
Commission expires JUY 13, 2029 Augustual Oaluand DATE NOTARY PUBLIC COUNTY HANNAH KUTSCH Notary Public, State of Michigan County of Livingston									
nsurance Coverage									
Date Date Gen. Supt. Date									
HIS PERMIT is issued this day of .20									
CITY OF DETROIT BOARD OF WATER COMMISSIONERS									
BY:									

Property Act No. _____

(Continued)

ADDITIONAL CONDITIONS: (Those marked X apply to this permit)

\otimes	1a.	A specific condition and limitation of this permit is that if BOARD deems it necessary at any time to
		construct, reconstruct, maintain, repair, or operate its facilities or perform any other BOARD function that may necessitate, either permanently or temporarily, the raising or lowering, moving or changing or removing and replacing the construction or installation herein permitted within the easement APPLICANT, its successors and assigns, shall perform such labor with reasonable dispatch, at its own expense, upon notice from BOARD (it being intended hereby that the right of BOARD to the use and occupancy of the easement shall be paramount in all respects to APPLICANT, its successors or assigns). If the APPLICANT cannot perform such labor with reasonable dispatch, then BOARD shall have the right to perform such labor, all at the cost and expense of APPLICANT.
\otimes	1b.	Approval of this permit, BOARD does not waive any of its rights to its facilities located in the easement, and at all time, BOARD, its agents or employees, shall have the right to enter upon the easement to maintain, repair, alter, service, inspect, or install its facilities. All costs incident to the damaging, dismantling, demolishing, removal and replacement of structures or other improvements herein permitted and incurred in gaining access to the Board's facilities for maintenance, repairing, alteration, servicing or inspection by BOARD shall be borne by APPLICANT. All costs associated with gaining access to the BOARD's facilities which could normally be expected had APPLICANT not encroached into the easement shall be borne by BOARD.
\otimes	2	All construction performed under this permit shall not be commenced until after (10) days written notice to the City. Seventy-two (72) hours' notice shall also be provided in accordance with P.A. 53 1974, as amended, utilizing the MISS DIG one-call system.
\otimes	3	. Construction under this permit is subject to inspection and approval by BOARD forces. The cost of such inspection shall, at the discretion of the BOARD, be borne by APPLICANT.
\otimes	4	. This permit applies only to the easement interest of BOARD and APPLICANT is hereby put on notice that other grants and/or permits may be required.
\otimes	5	. If the BOARD facilities located within the easement shall break or be damaged as the result of any action on the part of APPLICANT, then in such event APPLICANT agrees to be liable for all costs incident to the repair, replacement or relocation of such broken or damaged BOARD facilities.
\otimes	6	APPLICANT shall hold BOARD harmless for any damage to the encroaching device constructed or installed under this permit which may be caused by the failure of BOARD's facilities.
\otimes	7.	If at any time in the future APPLICANT shall request removal and/or relocation of the BOARD's facilities in the easement being encroached upon, APPLICANT agrees to pay all costs for such removal and/or relocation.
\otimes	8.	The surface of the easement shall be restored to the same condition that existed prior to the Construction or installation herein permitted insofar as is practical.
\otimes	9.	Prior to the start of construction the contractor shall notify our Field Services, at (313) 267-8958, at least three (3) working days to arrange for an inspector to be present.
\otimes	10	A minimum vertical clearance of 18-inches shall be maintained between DWSD's facilities and any proposed utility. A minimum horizontal clearance of 10 feet shall be maintained between DWSD's
		facilities and any proposed utility.
\otimes	11.	The City, through its Detroit Water and Sewerage Department shall be permitted to assign this Contract to any successor in interest without the prior consent of the APPLICANT. As soon as

practicable thereafter, the City shall provide written notice to APPLICANT of the assignment.

				Property Act No.			
				File No.			
BOAR	O OF WATER COMMISS	SIONERS OF THE CIT	Y OF DETROIT				
EASEN	MENT ENCROACHMENT	FPERMIT:					
City of Randol	EAS, application is hereb Detroit, a municipal corp ph Street, Detroit, Michigody corporate created po	poration, acting throug gan 48226, and its ag	h the Detroit Water ent Great Lakes Water	and Sewerage Departr	ment ("CITY") whose a	address is 735	
Mr. Mik	e Shehadi, Manager of	AMS Regent Court, L	LC, and Manager o	of AMS Regent Court 2	, LLC		
whose a	address is 21355 Hickor	rywood Court, Dearbor	n Heights, MI 48127	6			
16800 B	er called APPLICANT, to Executive Plaza Drive, I Parcel ID: 82-09-131-01-	Dearborn, MI 48126 (. Dearborn, MI	
for the p	ourpose of 1) installa	tion of two DTE gas	and electric utility o	rossings and the cons	truction of driveways	5	
				_			
its succe hereto a	"HEREFORE, upon paynessors and assigns, to under made a part hereof. A	ise the above describe	ed easement in acco	rdance with the approv	ed plans and specifica	PPLICANT and titions attached	
LIABILI							
liability, costs an and ass rendering	ANT shall hold harmless claims, suits, actions, or did expense for actions w idens by reason of the p g APPLICANT liable for proof of insurance coverant.	r causes of action for which may be brought permission herein gra acts of negligence by	damages and injuried against the CITY and another the CITY or GLW, the CITY or GLW.	es or otherwise and sha ad GLWA and their offic rever, that nothing cont A or their officers, emp	all assume the defense ers, employees, agent tained herein may be lovees or agents. APP	e and bear all ts, successors construed as PLICANT shall	
INSURAI	NCE REQUIREMENTS (a	s satisfied in the atta	ched Certificate of	Liability Insurance)			
Ø	Contractor's Public Liat	bility and Property Dam	nage Insurance				
⊠	Owner's Protective Insu	urance					
Ø		ccurrence; \$_4,000,000	.00 aggregate; autor	ccurrence; Property Dan nobile liability Insurance ly require.			
×	For all policies: the C given thirty (30) days			ional insureds"; reflec dified or terminated.	ted as certificate hold	ders; and	
ADDITIO	NAL CONDITIONS						
Addition	nal conditions of this Pe	ermit are listed on the	reverse and are nu	ımbered "Additional C	onditions" 1 through	11.	
In making Permit.	g application for the foreg	going Permit, APPLICA	NT acknowledges a	nd agrees to abide with	the terms and condition	ns of this	
	OF MICHIGAN)		By:	y Dr			
COUNTY	(OFDA WALLA))S	· Lond	TITLE: Manage	Sheñadi er of AMS Regent Co	urt, LLC and AMS Re	legent Court 2, LLC	
	ed and swom to before m	ne this 15 m day	of October	, 20 25			
Commiss	sion expires 7014	13,2029 DATE	A dull NOTA	ARY PUBLIC	COUNTY	HANNAH KUTSCH Notary Public, State of Michigan County of Livingston	ı
Insurance Acceptab	e Coverage Ne	Preparation Fee Paid	Permit Recommended	P/L	Date	My Commission Expires Jul. 13, 2029 Acting in the County of DOVIGOR	
Date	Date		Gen. Supt.	R/W	Date Date Date		MODEL
2	Date		Son. oupt.		Date		
THIS PER	RMIT is issued this	day of	, 20				
WITNESS	SES		ВО.	Y OF DETROIT ARD OF WATER COMI	MISSIONERS		
			BY:				

(Continued)

 $\underline{ADDITIONAL\ CONDITIONS:\ (} \text{Those marked} \quad \textbf{X} \quad \text{apply to this permit)}$

\otimes) _{1a}	A specific condition and limitation of this permit is that if BOARD deems it necessary at any time to
		construct, reconstruct, maintain, repair, or operate its facilities or perform any other BOARD function that may necessitate, either permanently or temporarily, the raising or lowering, moving or changing, or removing and replacing the construction or installation herein permitted within the easement, APPLICANT, its successors and assigns, shall perform such labor with reasonable dispatch, at its own expense, upon notice from BOARD (it being intended hereby that the right of BOARD to the use and occupancy of the easement shall be paramount in all respects to APPLICANT, its successors or assigns). If the APPLICANT cannot perform such labor with reasonable dispatch, then BOARD shall have the right to perform such labor, all at the cost and expense of APPLICANT.
8) _{1b}	Approval of this permit, BOARD does not waive any of its rights to its facilities located in the easement, and at all time, BOARD, its agents or employees, shall have the right to enter upon the easement to maintain, repair, alter, service, inspect, or install its facilities. All costs incident to the damaging, dismantling, demolishing, removal and replacement of structures or other improvements herein permitted and incurred in gaining access to the Board's facilities for maintenance, repairing, alteration, servicing or inspection by BOARD shall be borne by APPLICANT. All costs associated with gaining access to the BOARD's facilities which could normally be expected had APPLICANT not
		encroached into the easement shall be borne by BOARD.
\otimes	2	2. All construction performed under this permit shall not be commenced until after (10) days written notice to the City. Seventy-two (72) hours' notice shall also be provided in accordance with P.A. 53 1974, as amended, utilizing the MISS DIG one-call system.
\otimes	3	3. Construction under this permit is subject to inspection and approval by BOARD forces. The cost of such inspection shall, at the discretion of the BOARD, be borne by APPLICANT.
\otimes	4	This permit applies only to the easement interest of BOARD and APPLICANT is hereby put on notice that other grants and/or permits may be required.
\otimes	5	If the BOARD facilities located within the easement shall break or be damaged as the result of any action on the part of APPLICANT, then in such event APPLICANT agrees to be liable for all costs incident to the repair, replacement or relocation of such broken or damaged BOARD facilities.
\otimes	6	APPLICANT shall hold BOARD harmless for any damage to the encroaching device constructed or installed under this permit which may be caused by the failure of BOARD's facilities.
\otimes	7.	If at any time in the future APPLICANT shall request removal and/or relocation of the BOARD's facilities in the easement being encroached upon, APPLICANT agrees to pay all costs for such removal and/or relocation.
\otimes	8.	The surface of the easement shall be restored to the same condition that existed prior to the Construction or installation herein permitted insofar as is practical.
\otimes	9.	Prior to the start of construction the contractor shall notify our Field Services, at (313) 267-8958, at least three (3) working days to arrange for an inspector to be present.
\otimes	10.	A minimum vertical clearance of 18-inches shall be maintained between DWSD's facilities and any proposed utility. A minimum horizontal clearance of 10 feet shall be maintained between DWSD's
		facilities and any proposed utility.

11. The City, through its Detroit Water and Sewerage Department shall be permitted to assign this Contract to any successor in interest without the prior consent of the APPLICANT. As soon as practicable thereafter, the City shall provide written notice to APPLICANT of the assignment.

File No										
BOARD OF WATER COMMISSIONERS OF THE CITY OF DETROIT										
EASEMENT ENCROACHMENT PERMIT:										
WHEREAS, application is hereby made for an Easement Encroachment Permit ("PERMIT") to the Board of Water Commissioners of the City of Detroit, a municipal corporation, acting through the Detroit Water and Sewerage Department ("CITY"), whose address is 735 Randolph Street, Detroit, Michigan 48226, and its agent Great Lakes Water Authority ("GLWA"), a Michigan municipal authority and public body corporate created pursuant to Act 233 of 1955, by										
Mr. Mike Shehadi, Manager of AMS Regent Court, LLC, and Manager of AMS Regent Court 2, LLC										
whose address is _21355 Hickonywood Court, Dearborn Heights, MI 48127										
hereafter called APPLICANT, to use an easement under the jurisdiction of the CITY described and located at: 16800 Executive Plaza Drive. Dearborn. MI 48126 (Parcel ID: 82-09-131-01-018) and 16900 Executive Plaza Drive. Dearborn, MI 48126 (Parcel ID: 82-09-131-01-019)										
for the purpose of 1) installation of two DTE gas and electric utility crossings and the construction of driveways										
NOW, THEREFORE, upon payment by APPLICANT of a Preparation Fee of \$ \$70.00, the CITY grants permission to APPLICANT and its successors and assigns, to use the above described easement in accordance with the approved plans and specifications attached hereto and made a part hereof. All work shall be done in accordance with the CITY's or GLWA's approved standards.										
LIABILITY										
APPLICANT shall hold harmless the CITY and GLWA, their officers, employees, agents, and successors and assigns from any and all liability, claims, suits, actions, or causes of action for damages and injuries or otherwise and shall assume the defense and bear all costs and expense for actions which may be brought against the CITY and GLWA and their officers, employees, agents, successors and assigns by reason of the permission herein granted; provided, however, that nothing contained herein may be construed as rendering APPLICANT liable for acts of negligence by the CITY or GLWA or their officers, employees or agents. APPLICANT shall furnish proof of insurance coverage as indicated below and for the period that the construction work herein permitted is carried out or required.										
INSURANCE REQUIREMENTS (as satisfied in the attached Certificate of Liability Insurance)										
⊠ Contractor's Public Liability and Property Damage Insurance										
Ø Owner's Protective Insurance										
Public Liability (bodily and personal injury) \$ 4.000.000.00 each occurrence; Property Damage and Contractual liability \$ 4.000.000.00 each occurrence; \$ 4.000.000.00 aggregate; automobile liability Insurance and worker's compensation insurance; and additional hazard coverage as the CITY/GLWA may require.										
For all policies: the CITY and GLWA shall be named as "additional insureds"; reflected as certificate holders; and given thirty (30) days' prior written notice if policies are modified or terminated.										
ADDITIONAL CONDITIONS										
Additional conditions of this Permit are listed on the reverse and are numbered "Additional Conditions" 1 through 11.										
In making application for the foregoing Permit, APPLICANT acknowledges and agrees to abide with the terms and conditions of this Permit.										
STATE OF MICHIGAN) By:										
Mr. Mike Sheñadi TITLE: Manager of AMS Regent Court, LLC and AMS Regent Court 2, LLC COUNTY OF (AMS) Subscribed and swom to before me this 15th day of (Ctvor), 20 25										
Commission expires TVI y 13, 2029 August Utal) Date Notary Public County HANNAH KUTSCH Notary Public, State of Michigan	ın									
Insurance Coverage Acceptable Preparation Fee Paid Recommended Permit Recommended R/W R/W Recommended R/W R/W R/W R/W R/W R/W R/W R/	9									
Date Date Gen. Supt. Date Date Date Date Date Date Date										
THIS PERMIT is issued this, 20										
WITNESSES CITY OF DETROIT BOARD OF WATER COMMISSIONERS										
BY:										

Property Act No. _____

(Continued)

ADDITIONAL CONDITIONS: (Those marked X apply to this permit)

⊗ _{1a.}	A specific condition and limitation of this permit is that if BOARD deems it necessary at any time to
3	construct, reconstruct, maintain, repair, or operate its facilities or perform any other BOARD function that may necessitate, either permanently or temporarily, the raising or lowering, moving or changing, or removing and replacing the construction or installation herein permitted within the easement, APPLICANT, its successors and assigns, shall perform such labor with reasonable dispatch, at its own expense, upon notice from BOARD (it being intended hereby that the right of BOARD to the use and occupancy of the easement shall be paramount in all respects to APPLICANT, its successors or assigns). If the APPLICANT cannot perform such labor with reasonable dispatch, then BOARD shall have the right to perform such labor, all at the cost and expense of APPLICANT.
6 6 1 3	Approval of this permit, BOARD does not waive any of its rights to its facilities located in the easement, and at all time, BOARD, its agents or employees, shall have the right to enter upon the easement to maintain, repair, alter, service, inspect, or install its facilities. All costs incident to the damaging, dismantling, demolishing, removal and replacement of structures or other improvements herein permitted and incurred in gaining access to the Board's facilities for maintenance, repairing, alteration, servicing or inspection by BOARD shall be borne by APPLICANT. All costs associated with gaining access to the BOARD's facilities which could normally be expected had APPLICANT not encroached into the easement shall be borne by BOARD.
	All construction performed under this permit shall not be commenced until after (10) days written notice to the City. Seventy-two (72) hours' notice shall also be provided in accordance with P.A. 53 1974, as amended, utilizing the MISS DIG one-call system.
3.	Construction under this permit is subject to inspection and approval by BOARD forces. The cost of such inspection shall, at the discretion of the BOARD, be borne by APPLICANT.
	This permit applies only to the easement interest of BOARD and APPLICANT is hereby put on notice that other grants and/or permits may be required.
ć	If the BOARD facilities located within the easement shall break or be damaged as the result of any action on the part of APPLICANT, then in such event APPLICANT agrees to be liable for all costs incident to the repair, replacement or relocation of such broken or damaged BOARD facilities.
⊗ 6.7 i	APPLICANT shall hold BOARD harmless for any damage to the encroaching device constructed or installed under this permit which may be caused by the failure of BOARD's facilities.
f	f at any time in the future APPLICANT shall request removal and/or relocation of the BOARD's facilities in the easement being encroached upon, APPLICANT agrees to pay all costs for such removal and/or relocation.
	The surface of the easement shall be restored to the same condition that existed prior to the Construction or installation herein permitted insofar as is practical.
⊗ 9. P 8	rior to the start of construction the contractor shall notify our Field Services, at (313) 267- 3958, at least three (3) working days to arrange for an inspector to be present.
	A minimum vertical clearance of 18-inches shall be maintained between DWSD's facilities and any proposed utility. A minimum horizontal clearance of 10 feet shall be maintained between DWSD's
fs	acilities and any proposed utility

11. The City, through its Detroit Water and Sewerage Department shall be permitted to assign this Contract to any successor in interest without the prior consent of the APPLICANT. As soon as practicable thereafter, the City shall provide written notice to APPLICANT of the assignment.

BOARD	OF WATER COMMISSION	ONERS OF THE CITY	OF DETROIT							
EASEM	ENT ENCROACHMENT	PERMIT:								
City of I Randolp	AS, application is hereby betroit, a municipal corpo h Street, Detroit, Michiga dy corporate created pur	oration, acting through an 48226, and its age	n the Detroit Water an ent Great Lakes Water	d Sewerage Departn	nent ("CITY"), whose	se address is 735				
Mr. Mike	Shehadi, Manager of A	MS Regent Court, L	LC, and Manager of A	MS Regent Court 2,	LLC					
whose a	ddress is 21355 Hickory	wood Court, Dearborn	Heights, MI 48127							
16800 E	ereafter called APPLICANT, to use an easement under the jurisdiction of the CITY described and located at: 3800 Executive Plaza Drive, Dearborn, MI 48126 (Parcel ID: 82-09-131-01-018) and 16900 Executive Plaza Drive, Dearborn, MI 3126 (Parcel ID: 82-09-131-01-019)									
for the p	impose of 1) installati	on of two DTE gas a	nd electric utility cros	ssings and the cons	truction of drivewa	ays				
its succe hereto ar	HEREFORE, upon payme ssors and assigns, to use id made a part hereof. All	e the above describe	d easement in accorda	ance with the approve	ed plans and specifi					
LIABILIT	Υ									
iability, o costs and and assi rendering	APPLICANT shall hold harmless the CITY and GLWA, their officers, employees, agents, and successors and assigns from any and all ability, claims, suits, actions, or causes of action for damages and injuries or otherwise and shall assume the defense and bear all osts and expense for actions which may be brought against the CITY and GLWA and their officers, employees, agents, successors nd assigns by reason of the permission herein granted; provided, however, that nothing contained herein may be construed as endering APPLICANT liable for acts of negligence by the CITY or GLWA or their officers, employees or agents. APPLICANT shall urnish proof of insurance coverage as indicated below and for the period that the construction work herein permitted is carried out or equired.									
NSURAN	NSURANCE REQUIREMENTS (as satisfied in the attached Certificate of Liability Insurance)									
×	Contractor's Public Liabi	lity and Property Dam	age Insurance							
⊠	Owner's Protective Insur	rance								
⊠	Public Liability (bodily ar \$ 4,000,000.00 each occ insurance; and additional	currence; \$ 4.000.000.	00 aggregate; automol	oile liability Insurance	The state of the s					
3	For all policies: the CIT given thirty (30) days'				ted as certificate h	nolders; and				
ADDITIO	NAL CONDITIONS									
Addition	al conditions of this Per	mit are listed on the	reverse and are num	bered "Additional C	onditions" 1 throug	gh 11.				
n making Permit.	application for the forego	oing Permit, APPLICA	NT acknowledges and	agrees to abide with	the terms and condit	itions of this				
STATE O	F MICHIGAN)		By: Mr. Mike Sh	ehadi		_				
COUNTY	OFO (Pand) SS d and swom to before me		of ICWOLK,	of AMS Regent Co	urt, LLC and AMS	Regent Court 2, LLC				
Commissi	on expires TUI	13, 2029 DATE	MOTAR	PUBLIC	COUNTY	HANNAH KUTSCH Notary Public, State of Michigan County of Livingston				
nsurance cceptabl	Coverage e	Preparation Fee Paid	Permit Recommended	P/L R/W	Date Date	My Commission Expires Jul. 13, 2029 Acting in the County of 00 VAC				
ate	Date		Gen. Supt.		Date Date					
HIS PEF	MIT is issued this	day of	, 20							
VITNESS	ES			OF DETROIT D OF WATER COMI	MISSIONERS					

Property Act No. _____

(Continued)

ADDITIONAL CONDITIONS: (Those marked X apply to this permit)

\otimes	1a	. A specific condition and limitation of this permit is that if BOARD deems it necessary at any time to
		construct, reconstruct, maintain, repair, or operate its facilities or perform any other BOARD function that may necessitate, either permanently or temporarily, the raising or lowering, moving or changing, or removing and replacing the construction or installation herein permitted within the easement, APPLICANT, its successors and assigns, shall perform such labor with reasonable dispatch, at its own expense, upon notice from BOARD (it being intended hereby that the right of BOARD to the use and occupancy of the easement shall be paramount in all respects to APPLICANT, its successors or assigns). If the APPLICANT cannot perform such labor with reasonable dispatch, then BOARD shall have the right to perform such labor, all at the cost and expense of APPLICANT.
\otimes	1b	Approval of this permit, BOARD does not waive any of its rights to its facilities located in the easement, and at all time, BOARD, its agents or employees, shall have the right to enter upon the easement to maintain, repair, alter, service, inspect, or install its facilities. All costs incident to the damaging, dismantling, demolishing, removal and replacement of structures or other improvements herein permitted and incurred in gaining access to the Board's facilities for maintenance, repairing, alteration, servicing or inspection by BOARD shall be borne by APPLICANT. All costs associated with gaining access to the BOARD's facilities which could normally be expected had APPLICANT not encroached into the easement shall be borne by BOARD.
\otimes	2	All construction performed under this permit shall not be commenced until after (10) days written notice to the City. Seventy-two (72) hours' notice shall also be provided in accordance with P.A. 53 1974, as amended, utilizing the MISS DIG one-call system.
\otimes	3	Construction under this permit is subject to inspection and approval by BOARD forces. The cost of such inspection shall, at the discretion of the BOARD, be borne by APPLICANT.
\otimes	4	. This permit applies only to the easement interest of BOARD and APPLICANT is hereby put on notice that other grants and/or permits may be required.
\otimes	5	. If the BOARD facilities located within the easement shall break or be damaged as the result of any action on the part of APPLICANT, then in such event APPLICANT agrees to be liable for all costs incident to the repair, replacement or relocation of such broken or damaged BOARD facilities.
\otimes	6	APPLICANT shall hold BOARD harmless for any damage to the encroaching device constructed or installed under this permit which may be caused by the failure of BOARD's facilities.
\otimes	7.	If at any time in the future APPLICANT shall request removal and/or relocation of the BOARD's facilities in the easement being encroached upon, APPLICANT agrees to pay all costs for such removal and/or relocation.
\otimes	8.	The surface of the easement shall be restored to the same condition that existed prior to the Construction or installation herein permitted insofar as is practical.
⊗ ;	9.	Prior to the start of construction the contractor shall notify our Field Services, at (313) 267-8958, at least three (3) working days to arrange for an inspector to be present.
⊗ .	10	A minimum vertical clearance of 18-inches shall be maintained between DWSD's facilities and any proposed utility. A minimum horizontal clearance of 10 feet shall be maintained between DWSD's facilities and any proposed utility.

11. The City, through its Detroit Water and Sewerage Department shall be permitted to assign this Contract to any successor in interest without the prior consent of the APPLICANT. As soon as practicable thereafter, the City shall provide written notice to APPLICANT of the assignment.

BOARD	OF WATER COMMISSI	ONERS OF THE CITY	OF DETROIT							
EASEM	ENT ENCROACHMENT	PERMIT:								
City of E Randolp	AS, application is hereby betroit, a municipal corpo h Street, Detroit, Michiga dy corporate created pur	oration, acting through an 48226, and its age	n the Detroit Water are ent Great Lakes Water	nd Sewerage Departn	nent ("CITY"), who	se address is	735			
Mr. Mike	r. Mike Shehadi, Manager of AMS Regent Court, LLC, and Manager of AMS Regent Court 2, LLC									
whose a	ddress is 21355 Hickory	wood Court, Dearborn	n Heights, MI 48127							
16800 E	ereafter called APPLICANT, to use an easement under the jurisdiction of the CITY described and located at: 6800 Executive Plaza Drive. Dearborn. MI 48126 (Parcel ID: 82-09-131-01-018) and 16900 Executive Plaza Drive. Dearborn. MI 8126 (Parcel ID: 82-09-131-01-019)									
for the pu	rpose of 1) installat	ion of two DTE gas a	nd electric utility cro	ssings and the cons	truction of drivew	ays				
its succe hereto ar	HEREFORE, upon paymessors and assigns, to us and made a part hereof. Al	se the above describe	d easement in accord	lance with the approve	ed plans and speci					
LIABILIT										
iability, o costs and and assi endering	NPLICANT shall hold harmless the CITY and GLWA, their officers, employees, agents, and successors and assigns from any and all ability, claims, suits, actions, or causes of action for damages and injuries or otherwise and shall assume the defense and bear all osts and expense for actions which may be brought against the CITY and GLWA and their officers, employees, agents, successors nd assigns by reason of the permission herein granted; provided, however, that nothing contained herein may be construed as endering APPLICANT liable for acts of negligence by the CITY or GLWA or their officers, employees or agents. APPLICANT shall urnish proof of insurance coverage as indicated below and for the period that the construction work herein permitted is carried out or against a support of the period that the construction work herein permitted is carried out or against a support of the period that the construction work herein permitted is carried out or against a support of the period that the construction work herein permitted is carried out or against a support of the period that the construction work herein permitted is carried out or against the construction work herein permitted is carried out or against the construction work herein permitted is carried out or against the construction work herein permitted is carried out or against the construction work herein permitted is carried out or against the construction work herein permitted is carried out or against the construction work herein permitted in the construction work									
NSURAN	NSURANCE REQUIREMENTS (as satisfied in the attached Certificate of Liability Insurance)									
×	Contractor's Public Liab	ility and Property Dam	age Insurance							
×	Owner's Protective Insu	rance								
⊠	Public Liability (bodily ar \$ 4,000,000.00 each occ insurance; and additional	currence; \$ 4.000.000.	.00 aggregate; automo	bile liability Insurance	The state of the s					
Ø	For all policies: the Cl given thirty (30) days'				ted as certificate	holders; and				
ADDITIO	NAL CONDITIONS									
Addition	al conditions of this Per	rmit are listed on the	reverse and are nun	nbered "Additional C	onditions" 1 throu	ıgh 11.				
n making Permit.	application for the forego	oing Permit, APPLICA	NT acknowledges and	d agrees to abide with	the terms and cond	litions of this				
STATE O	F MICHIGAN)		By: Mr. Mike Sh	nehadi		_				
COUNTY Subscribe	OFO (PYANA) d and swom to before m		TITLE: Manager	of AMS Regent Co	urt, LLC and AMS	S Regent Cou	rt 2, LLC			
Commiss	on expires TUIY	13, 2029 DATE	Mamel	TY PUBLIC	COUNTY	N	HANNAH KUTSCH otary Public, State of Michigan County of Livingston			
nsurance Acceptab	Coverage e	Preparation Fee Paid	Permit Recommended	P/L R/W	Dai Dai	Actin	ly Commission Expires Jul. 13, 2029 g in the County of Day 10, 00			
ate	Date		Gen. Supt.		Dat Dat					
'HIS PEF	RMIT is issued this	day of	, 20							
VITNESS	ES			OF DETROIT RD OF WATER COMI	MISSIONERS					

TITLE: _____

Property Act No.

File No.

EASEMENT ENCROACHMENT PERMIT (Continued)

ADDITIONAL CONDITIONS: (Those marked X apply to this permit)

Standard Specific condition and limitation of this permit is that if BOARD deems it necessary at any time to construct, reconstruct, maintain, repair, or operate its facilities or perform any other BOARD function that may necessifate, either permanently or temporarily, the raising or lowering, moving or changing, or removing and replacing the construction or installation herein permitted within the easement, APPLICANT, its successors and assigns, shall perform such labor with reasonable dispatch, at its own expense, upon notice from BOARD (it being intended hereby that the right of BOARD to the use and occupancy of the easement shall be paramount in all respects to APPLICANT, its successors or assigns). If the APPLICANT cannot perform such labor with reasonable dispatch, then BOARD shall have the right to perform such labor, all at the cost and expense of APPLICANT.

\triangle															
✓ 1b.A	pproval	of this	permit,	BOARD	does	not wa	aive ar	ny of	its r	ights	to its	facilities	located	in	the
е	easemen	t, and a	t all tim	e, BOAL	RD, its a	agents	or emp	oloyee	s, sh	nall ha	eve th	e right to	enter u	pon	the
е	easemen	t to ma	intain, r	epair, al	ter, sen	rice, in:	spect,	or ins	tall it	ts faci	lities.	All costs	inciden	t to	the
d	lamaging	g, disma	intling,	demolish	ing, rer	noval a	nd rep	lacen	ent o	of stru	icture	s or othe	r improv	eme	ents
h	nerein pe	rmitted	and inc	curred in	gaining	acces	s to th	e Boa	rd's	faciliti	es for	mainten	ance, re	pairi	ina.
а	alteration	, servici	ng or in	spection	by BOA	RD sha	all be b	orne	by Al	PLIC	ANT.	All costs	associa	ed v	with
g	aining a	ccess t	o the E	OARD's	facilitie	s whic	h coule	d nor	nally	be e	xpect	ed had A	PPLICA	NT	not
				ement sh					,		,				

- 2. All construction performed under this permit shall not be commenced until after (10) days written notice to the City. Seventy-two (72) hours' notice shall also be provided in accordance with P.A. 53 1974, as amended, utilizing the MISS DIG one-call system.
- 3. Construction under this permit is subject to inspection and approval by BOARD forces. The cost of such inspection shall, at the discretion of the BOARD, be borne by APPLICANT.
- 4. This permit applies only to the easement interest of BOARD and APPLICANT is hereby put on notice that other grants and/or permits may be required.
- 5. If the BOARD facilities located within the easement shall break or be damaged as the result of any action on the part of APPLICANT, then in such event APPLICANT agrees to be liable for all costs incident to the repair, replacement or relocation of such broken or damaged BOARD facilities.
- 6. APPLICANT shall hold BOARD harmless for any damage to the encroaching device constructed or installed under this permit which may be caused by the failure of BOARD's facilities.
- 7. If at any time in the future APPLICANT shall request removal and/or relocation of the BOARD's facilities in the easement being encroached upon, APPLICANT agrees to pay all costs for such removal and/or relocation.
- 8. The surface of the easement shall be restored to the same condition that existed prior to the Construction or installation herein permitted insofar as is practical.
- 9. Prior to the start of construction the contractor shall notify our Field Services, at (313) 267-8958, at least three (3) working days to arrange for an inspector to be present.
- 10. A minimum vertical clearance of 18-inches shall be maintained between DWSD's facilities and any proposed utility. A minimum horizontal clearance of 10 feet shall be maintained between DWSD's facilities and any proposed utility.
- 11. The City, through its Detroit Water and Sewerage Department shall be permitted to assign this Contract to any successor in interest without the prior consent of the APPLICANT. As soon as practicable thereafter, the City shall provide written notice to APPLICANT of the assignment.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 9/18/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

CONTINUENTO INCIDENT IN INCID OF CUCH OF	i de l'estite (e)i					
PRODUCER		CONTACT Alan Nava	5			
Guy Hurley, LLC		PHONE (A/C, No, Ext): (248) 519-1400	FAX (A/C, No): (248) 519	-1401		
989 E. South Boulevard		E-MAIL ADDRESS: anava@ghbh.com				
Suite 200		INSURER(S) AFFORDING COVERAGE		NAIC #		
Rochester Hills MI	48307	INSURERA: Continental Casualty Co.	A XV	20443		
INSURED		INSURER B: Valley Forge Ins. Co	A XV	20508		
Superior Excavating, Inc.		INSURER C: Columbia Casuatly	A XV	31127		
2420 Auburn Road		INSURER D: Continental Insurance CO	A XV	35289		
		INSURER E:				
Auburn Hills MI	48326-3104	INSURER F:				
COVERACES	CERTIFICATE MUMPER.	DEVICION NUM	IDED.			

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	INSR LTR TYPE OF INSURANCE		SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMIT	s	
	X COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	\$	1,000,000
В	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	\$	100,000
	X CONTRACTUAL LIABILITY	х		7040170979	9/30/2025	9/30/2026	MED EXP (Any one person)	\$	15,000
	X XCU COVERAGE INCLUDED						PERSONAL & ADV INJURY	\$	1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	\$	2,000,000
	POLICY X PRO- JECT LOC			ş-			PRODUCTS - COMP/OP AGG	\$	2,000,000
	OTHER:							\$	
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	\$	1,000,000
В	X ANYAUTO						BODILY INJURY (Per person)	\$	
_	ALL OWNED SCHEDULED AUTOS			7040170951	9/30/2025	9/30/2026	BODILY INJURY (Per accident)	\$	
	X HIRED AUTOS X NON-OWNED AUTOS						PROPERTY DAMAGE (Per accident)	\$	
								\$	
	X UMBRELLA LIAB X OCCUR						EACH OCCURRENCE	\$	5,000,000
A	EXCESS LIAB CLAIMS-MADE						AGGREGATE	\$	5,000,000
	DED RETENTION \$			7040170965	9/30/2025	9/30/2026		\$	
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y/N						X PER OTH- STATUTE ER		
	ANY PROPRIETOR/PARTNER/EXECUTIVE	N/A					E.L. EACH ACCIDENT	\$	1,000,000
В	(Mandatory in NH) If yes, describe under			7040170982	9/30/2025	9/30/2026	E.L. DISEASE - EA EMPLOYEE	\$	1,000,000
	DESCRIPTION OF OPERATIONS below			ACCOUNT TO THE PARTY OF THE PAR			E.L. DISEASE - POLICY LIMIT	\$	1,000,000
С	Pollution Liability			7040331301	9/30/2025	9/30/2026	Each Occurrence		1,000,000
D	Inland Marine			7040178998	9/30/2025	9/30/2026	Leased/Rented Equip		750,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

GLWA GEEP 2504 (Re: Permit Request - 16800 and 16900 Executive Plaza Drive, Dearborn, MI 48126), Project Name: Regent Court Condominiums, Dearborn, MI.

Great Lakes Water Authority (GLWA) and the City of Detroit are Additional Insured for General Liability when required by written contract.

CERTIFICATE HOLDER	CANCELLATION
Great Lakes Water Authority -North Administration Building -CSF 6425 Huber Street Detroit, MI 48211-1677	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE
	R McGregor/ALNAVA

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