

**REQUEST FOR ABANDONMENT AND ESTABLISHMENT  
OF TREE AND PARK EASEMENTS  
(TREE CONSERVATION EASEMENT)**

Requesting Party: BBRB-1 LLC

Part of: CSPA 18-26 State Street Crossing 4-5-6

Current Status: Two Tree Conservation Easements were created on the Site pursuant to the Master Deed of State Street Crossing Condominium (recorded in Liber 4603, Page 304 Washtenaw County Records and designated Washtenaw County Condominium Subdivision Plan No. 543). Those Tree Easements are depicted on Sheets 16 and 17 of Exhibit B to the Master Deed (see attached).

Proposal: Both Tree Easements (Tree and Park Easement A and Tree and Park Easement B collectively, the “Original Tree Easement”) would be abandoned and replaced with a new Tree Easement adjacent to the Site on land immediately contiguous with the Site owned by Requesting Party as set forth on the attached Sheets. That “New Tree Easement” would contain a portion of the required replacement (or “mitigation”) trees, with the balance of the mitigation trees distributed throughout the Site. The New Tree Easement would be approximately 35% larger than the Original Tree Easement.

Result: A New Tree Easement containing a portion of the required mitigation/replacement trees will be established. It will be larger than the Original Tree Easement and be located near the existing detention pond and will provide a better, integrated and cohesive green space and nature habitat than the Original Tree Easement. The approved Preliminary Site Plan will also preserve a number of the existing Heritage Trees on-site as well as other non-heritage trees by providing more area around those existing trees and their critical root zones as well as maintaining the existing linear character of the existing tree line. Of the 15 on-site trees, eight will be preserved, four of which will be Heritage Trees.

Method: If approved, the abandonment of the Original Tree Easement and establishment of the New Tree Easement will be accomplished pursuant to a First Amendment to the Master Deed (see attached proposed First Amendment).

Note 1: The Master Deed sometimes refers to “Heritage Trees” as “Landmark Trees” and to the “Heritage Tree Conservation Easement” as the “Tree and Park Easement”.

Note 2: The Requesting Party’s approved Preliminary Site Plan would preserve four Heritage Trees, specifically Tree #s 1266, 1267, 1269 and 1271.