



GRETCHEN WHITMER  
GOVERNOR

STATE OF MICHIGAN  
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS  
LANSING

ORLENE HAWKS  
DIRECTOR

**NOTICE OF APRIL 17 - 28, 2023 PREHEARING GENERAL CALL AND ORDER OF  
PROCEDURE**

To the parties in the cases listed below:

Please be advised that the cases listed on the attachment have been placed on a two-week Prehearing General Call commencing April 17, 2023. Parties will be notified at least one week before they are scheduled to appear and scheduling will not necessarily occur in the order in which the cases are listed below.

Parties are required to submit a valuation disclosure or written notification that no valuation disclosure is required by the dates indicated herein. A "valuation disclosure" is defined as documentary or other tangible evidence in a property tax proceeding that a party relies upon in support of the party's contention as to the true cash value of the subject property or any portion thereof and contains the party's value conclusion and data, valuation methodology, analysis or reasoning, as provided by TTR 237.

IT IS ORDERED that the parties shall:

- a. If no valuation disclosure is required, notify the Tribunal and the opposing parties in writing within 21 days of entry of this Order that no valuation disclosure is being filed. The notice shall indicate the reason or reasons why no valuation disclosure is required (i.e., exemption claim, etc.).
- b. If a valuation disclosure is required, file and exchange their valuation disclosures by January 18, 2023. Valuation disclosures will not be admitted into evidence unless disclosed and furnished in accordance with this Order (even though admissible) except upon a finding of good cause by the Tribunal.

IT IS FURTHER ORDERED that the parties shall file and exchange their Prehearing Statements by January 18, 2023. Witnesses will not be allowed to testify unless disclosed in the Prehearing Statement and the Prehearing Statement is furnished in accordance with this Order except upon a finding of good cause by the Tribunal. Failure to file the Prehearing Statement may result in holding a party or parties in default, as provided by TTR 237.


IT IS FURTHER ORDERED that "Pre-Valuation Disclosure" discovery is CLOSED on January 18, 2023, which means all discovery has been requested, all motions to compel have been filed and resolved, and all requested or ordered discovery has been exchanged by that date. Discovery relative to the valuation disclosure prepared for

purposes of litigating this case or the valuation expert that prepared that valuation disclosure is not permitted during "Pre-Valuation Disclosure" discovery.

IT IS FURTHER ORDERED that "Post-Valuation Disclosure" discovery is CLOSED on April 17, 2023, which means all discovery has been requested, all motions to compel have been filed and resolved, and all requested or ordered discovery has been exchanged by that date. "Post-Valuation Disclosure" discovery is limited to the opposing party's valuation disclosure, the opposing party's valuation expert, and the witnesses identified on the opposing party's Prehearing Statement.

IT IS FURTHER ORDERED that a case listed on this call that is not scheduled for a date certain Prehearing Conference during the time frame indicated above may be scheduled for a date certain Prehearing Conference at any time subsequent to the completion date for this Prehearing General Call. Parties will, however, be notified in writing approximately one week before they are scheduled to appear.

Entered: July 1, 2022

By:   
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Steven M. Bieda, Tribunal Chair

## CASES ON THE APRIL 17 - 28, 2023 PREHEARING GENERAL CALL:

<b>Case Number</b>	<b>Case Title</b>
21-001977	Michigan Cremation Services Inc vs. City Of Bay City
22-000224	Kevin W. Lancaster vs. City Of Eastpointe
22-000344	375 Investments LLC vs. City Of Troy
22-000348	Traverse Garfield Properties LLC vs. City Of Traverse City
22-000353	CTL Propco I LLC vs. City Of Troy
22-000416	Ramo Property LLC vs. City Of Ypsilanti
22-000421	PRS Group vs. City Of Royal Oak
22-000433	Mickey Double Nickels LLC and Chief Singing Water Reservation LLC vs. City of Detroit
22-000477	DEV 5309 Gull Road LLC vs. Township Of Comstock
22-000483	Brightmoor vs. City of Detroit
22-000485	Edgewood Blvd LLC vs. City Of Lansing
22-000487	Hall Road Properties LLC vs. Township Of Macomb
22-000495	Chickpea Development, LLC vs. City of Detroit
22-000509	GR Meadowbrook LLC vs. City Of Novi
22-000511	ML Orchard LLC vs. Township Of West Bloomfield
22-000512	Sukhmani LLC vs. Township Of Frenchtown
22-000531	Saks Troy LLC vs. City Of Troy
22-000534	Main Street Land Group, LLC vs. City Of Mt Clemens
22-000536	Golden Gate Plaza LLC vs. City Of Lathrup Village
22-000558	Macy's Retail Holdings, LLC vs. City Of Portage
22-000594	BRE Romence Village LLC vs. City Of Portage

22-000598	Pinewood Circle LLC vs. City Of Romulus
22-000610	MJ Parcel LLC vs. City of Detroit
22-000611	MJ Parcel LLC vs. City of Detroit
22-000615	Spirit Master Funding III LLC vs. Township Of Kochville
22-000643	16700 Harper, LLC vs. City of Detroit
22-000644	B & D Investments LLC vs. Township Of Van Buren
22-000648	STAG Industrial Holdings, LLC vs. City Of Warren
22-000653	GMR Westland, LLC vs. City Of Westland
22-000656	Sky Harbor Southfield, LLC vs. City Of Southfield
22-000659	Michael Berger vs. City Of Birmingham
22-000664	Little Mack Real Estate Group LLC vs. City Of St. Clair Shores
22-000669	BCP Development LP vs. City Of Portage
22-000673	Pines Parking LLC vs. Township Of Williams
22-000674	Lakeside OOTB Ventures, LLC vs. City Of Sterling Heights
22-000675	459 Prentis, LLC vs. City of Detroit
22-000677	Detroit Pioneer LLC vs. City of Detroit
22-000692	Amna & Dania LLC vs. City of Detroit
22-000704	Mal-Tech III, LLC vs. Township Of Waterford
22-000705	Oikia Holdings, LLC vs. City Of Ann Arbor
22-000719	Thrifty LTD, III vs. City Of Westland
22-000720	SKA Property, LLC vs. Township Of Genoa
22-000723	Realty Income Corporation vs. Township Of Saginaw

22-000725	Big Rapids Development LLC vs. Township Of Big Rapids
22-000727	1533 Crescent LLC vs. Township Of Pittsfield
22-000730	1525 Mall Road, LLC vs. Township Of Frenchtown
22-000731	Bilal P Saad vs. Township Of Frenchtown
22-000733	DTE PCI Enterprises Company, LLC vs. City Of River Rouge
22-000734	1650 W Michigan LLC vs. Township Of Blackman
22-000735	Alfred J. Brown vs. Township Of Raisin
22-000739	Odyssey Investment Group, LLC vs. Township Of Clinton
22-000742	McDonald's Corporation vs. Township Of Alaiedon
22-000743	McDonald's Corporation (Site 210006) vs. City Of East Lansing
22-000746	Citizens Bank, N.A. vs. Township Of Canton
22-000748	Citizens Bank, N.A. vs. City Of Belleville
22-000749	North Ford Holdings I LLC vs. City Of Dearborn
22-000750	Andrew Tipton vs. Township Of Superior
22-000752	Forestcove Associates LLC vs. City Of Ann Arbor
22-000756	RFT Group, LLC vs. City Of Fraser
22-000759	Westland Crossing SC, LLC vs. City Of Westland
22-000763	Coachman Cove Limited Partnership vs. Township Of Waterloo
22-000774	Arbaugh Lessor LLC vs. City Of Lansing
22-000776	North Ford Holdings II LLC vs. City Of Dearborn
22-000778	North Ford Holdings III LLC vs. City Of Dearborn

22-000779	North Ford Holdings IV LLC vs. City Of Dearborn
22-000781	DuCharme Place LLC vs. City of Detroit
22-000801	Rogers Plaza Wyoming SC, LLC vs. City of Wyoming
22-000802	Delta Properties, Inc. vs. Township Of Alpine
22-000811	SJV 2 Northville LLC vs. Township Of Northville
22-000813	Bellwether Enterprise vs. Township Of Plymouth
22-000824	Pathway Property Owner Kentwood, LLC vs. City Of Kentwood
22-000835	Meadowview Holdings LLC and Brad Allen Tacia vs. Township Of Handy
22-000837	Westland Michigan Ave, LLC vs. City Of Westland
22-000840	Great Lakes Senior Living Communities LLC vs. Township Of Plymouth
22-000860	Rachee Lodging Inc. vs. City Of Alpena
22-000864	Target Corporation vs. Township Of Benton
22-000875	GAHC3 Niles MI ALF, LLC vs. City Of Niles
22-000884	Blue Ox Credit Union vs. City Of Portage
22-000887	Friends of the Penn vs. City Of Plymouth
22-000889	Wal-Mart Real Estate Business Trust vs. Township Of Grand Haven
22-000890	Walmart Stores East LP vs. Township Of Handy
22-000891	Wal-Mart Real Estate Business Trust vs. Township Of Ironwood
22-000895	Wal-Mart Real Estate Business Trust vs. City Of Sandusky
22-000897	Sam's Real Estate Business Trust vs. Township Of Lansing

	Charter
22-000904	Sam's Real Estate Business Trust vs. Township Of Alpine
22-000915	39700 5 Mile Road LLC vs. Township Of Northville
22-000916	Sakal Investments LLC vs. City Of Warren
22-001015	Red Lobster Hospitality LLC vs. City Of Portage
22-001016	Red Lobster Hospitality LLC vs. Township Of Blackman
22-001019	Aldi Inc. vs. Township Of Van Buren
22-001021	Centennial Waterfall Fairlane, LLC vs. City Of Dearborn
22-001025	Tim Donut U.S. Limited, INC. vs. City Of Dearborn
22-001038	Red Lobster Hospitality LLC vs. Township Of Garfield
22-001039	Tim Donut U.S. Limited, INC. vs. City Of Westland
22-001083	18047 N. Shore Estates Rd., LLC vs. Township Of Spring Lake
22-001108	310 West Oakley LLC d/b/a 310 West Oakley St LLC vs. City Of Flint
22-001114	2630 Stonebridge North LLC, f/k/a 2630 Stonebridge LLC vs. Township Of Flint
22-001129	MJR Group, LLC vs. City Of Westland
22-001155	GMRI, Inc. vs. Township Of Blackman
22-001832	E B Eddy Paper Inc Domtar Industries Inc vs. City Of Port Huron