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Susan Totoraitis), being duly sworn, deposes and says that the advertising illustrated above/attached was published in the Northville Record Newspaper on the following date/s/: June 18, 2020, INVOICE number 356576, and as an authorized employee of the Observer and Eccentric Media, she knows well the facts stated/herein. Cost: \$275.10.

STATE OF MICHIGAN

NOTARIZED BY-

June 18, 2020

DATED:

Acting in County of Macomb

GINA ANNE HUFF
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF LIVINGSTON
My Commission Expires Major 9, 2023

Trio arrested after Novi teen fatally shot in Westland

Shelby Tankersley Hometownlife.com USA TODAY NETWORK - MICHIGAN

Westland police made three arrests June 8 connected to a Novi teen's death.

Police found 17-year-old Robert Bigham of Novi dead from gunshot wounds in the area of Grand Traverse and Missaukee Court around 8:55 p.m. June 7. The teen was killed while riding his bicycle.

The next day, police arrested three other teens in connection to the murder: Duan Jones, Sarah Jones-

Moody and Timothy Stevenson Jr. All three were arraigned June 11 in the 18th District Court before Judge Sandra Cicirelli.

Jones, an 18-year-old Westland resident, is charged with first-degree murder, tampering with evidence and three counts of felony firearm.

Jones was remanded to jail with no bond.

Jones-Moody, a 17-year-old from Wayne, is charged with being an accessory after the fact to a felony and felony firearm. She was given a cash bond of \$75,000 with 10%, and she will have to wear a GPS tether if able

to post bond.

Stevenson, a 19-year-old Detroit resident, is charged with larceny and tampering with evidence. He was given \$20,000 cash bond and will have to wear a GPS tether if able to post bond.

All three are scheduled to return to 18th District Court June 18 for a probably cause conference.

Contact reporter Shelby Tankersley at stankersle@hometownlife.com or 248-305-0448. Follow her on Twitter @shelby_tankk.

Beyond Juice opening in downtown Milford

David Veselenak Hometownlife.com USA TODAY NETWORK - MICHIGAN

Matthew Long, a White Lake Township resident, plans to bring a Beyond Juicery + Eatery to downtown Milford in the space formerly occupied by Uptown Threads, as well as the Milford Times, at 405 N. Main St.

The store is Long's first, with him deciding to look at Milford for a location after what he saw another family do with the company.

"My sister is the owner of the Clarkston location on Sashabaw. I was just so impressed with the brand, the support they gave her," he said.

Signs have since popped up at the business promoting its arrival, which Long said will hopefully happen by the second week of August.

Long said he's been working to secure a location for some time. After looking across the region, he said he knew the vibrant downtown area of Milford was the perfect spot for such a concept.

The eatery is known for serving up smoothies, salads and sandwiches. It opened a location last summer in Northville Township, one of its first expansions into Detroit's western suburbs.

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Sale of Great Lakes **Crossing Outlets, Twelve** Oaks Mall in jeopardy

JC Reindl Detroit Free Press USA TODAY NETWORK

The coronavirus may take a new victim: the \$3.6-billion acquisition deal involving Bloomfield Hills-based mall owner and developer Taubman Centers.

Indianapolis-based Simon Property Group, the largest mall operator in the U.S., announced that it is terminating its purchase agreement for Taubman Centers, including for Taubman's remaining two Michigan Great Lakes Crossing Outlets in Auburn Hills and Twelve Oaks Mall in Novi.

The agreement dates to Feb. 9, weeks before the coronavirus pandemic brought the closure of malls, retail stores and shopping centers across the country. The deal, which would end Taubman family control of the company, has yet to

Simon said the pandemic put tremendous financial strain on Taubman and that "extreme actions" may be necessary to "rescue" the company.

In response, Taubman said it will fight Simon's attempt to terminate the sale and insisted that Simon remains has called a special June 25 meeting of its shareholders to approve the



Customers approach an entrance to Twelve Oaks mall in Novi in 2011. DETROIT FREE PRESS FILE

deal.

"Taubman intends to hold Simon to its obligations under the (deal) and the agreed transaction, and to vigorously contest Simon's purported termination and legal claims," the company said in a news release.

Simon announced it is terminating the deal for

two chief reasons. "First, the COVID-19 pandemic has had a uniquely material and disproportionate effect on Taubman compared with other participants in the retail real estate industry," the statement

"Second, in the wake of the pandemic, Taubman has breached its obligations, which are conditions to closing, relating to the operation of its business," the statement said. "In particular, Taubman has failed to take legally bound to finish steps to mitigate the imthe deal. Taubman said it pact of the pandemic as others in the industry have, including by not making essential cuts in operating expenses and capital expenditures."

Simon said the agreement specifically gave it a right to back out if a pandemic disproportionately hurt Taubman's business. That scenario occurred, according to Simon, because Taubman has many enclosed malls in major metropolitan areas, and some of them depend on domestic and international tourism.

Taubman's malls also are typically aimed at

Busch'

high-end shopping, which has been hard hit by the pandemic.

In the legal realm, Taubman may have the upper hand in its fight to preserve the deal.

"Taubman has a good chance of winning in court if it decides to fight instead of giving Simon what it might really be after — a lower price," said professor Erik Gordon of the University of Michigan's Ross School of Business. "Companies usually lose claims that they can back out of a deal because of a material adverse change that affected the target company differently than it affected other similar compa-

Details emerge in court filings

Simon took legal action June 10 in Oakland County Circuit Court that seeks a declaration that Taubman suffered a "material adverse event" and breached covenants in the deal.

Under the deal, the Taubman family was to sell one-third of their stake and continue to own 20% of Taubman Realty Group LP; Taubman Chairman and CEO Robert S. Taubman, the founder's son, was to keep his management posts.

In the Oakland County court filings, Simon claims that many financial analysts expect indoor malls like Taub-

750 ML BOTTLES OF WINE OR 6 OR MORE (RAFT BEER SINGLES

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man's to be the last places that consumers will want to shop after the pandem-

Simon says wealthier shoppers courted by Taubman malls will be more likely to shop online and not inside stores because of virus fears, and that change will hurt the malls and their ability to charge premium rents.

Simon's legal filings also claim that Taubman is facing "severe financial problems" and is too short on cash to successfully repurpose mall space that could empty as more retailers struggle to survive after the pandemic, which has already led to bankruptcies by Neiman Marcus, JC Penney and J. Crew.

The filings claim Taubman failed to significantly cut expenses, do layoffs or cut executive salaries when the pandemic hit, and therefore "has been financially dev-

The publicly available version of Simon's filing redacts what appear to be recent Taubman financial results, which Simon says are "far worse than the experience of (Taubman's) competitors."

Taubman drew down \$350 million on its primary \$1.1 billion credit line at the end of March, nearly the entire amount available, the filing says.

"As a result of Taubman's failure to operate in the ordinary course, even more extreme actions will be necessary in the future in an attempt to rescue its business," the filing says.

Taubman once fought off Simon

Ironically, Taubman Centers once waged war to stop Simon Property Group from buying it in 2003. The Taubman family then told the Simon group that their company was "not for sale."

That \$1.7-billion hostile takeover attempt was scuttled when then-Gov. Jennifer Granholm signed changes to Michigan's anti-takeover law the Michigan Control Share Acquisitions Act that allowed the Taubman family to block the all-cash offer by Simon and a partner, Westfield America Inc. The legislation was known in Lansing as the "Taubman Bill." The takeover attempt

played out while company founder A. Alfred Taubman, who was also chairman of the Sotheby's art auction house, served a 9½-month prison sentence for having conspired with his counterpart at Christie's to fix prices in the art auction market.

The elder Taubman died in 2015 at age 91.

NOTICE OF PUBLIC HEARING CITY OF NORTHVILLE

The City of Northville Planning Commission will hold a public hearing on July 7, 2020 at 7:00p.m. to receive public input on a Special Land Use requested by the property owner at 150 & 156 N. Center St., Northville, Michigan, 48167. The applicant is seeking a Special Land Use Permit to allow upper floor residential uses on premises zoned CBD, Central Business District, parcels number 48-001-04-0697-003 and 48-001-04-0697-005. Section 10.03 of the City's Zoning Ordinance permits the Planning Commission to allow upper floor residential units as a Special Land Use, pursuant to meeting the criteria in Section 15.02 for multi-family

Meeting Location and Participation Information

If the Governor's Executive Order pertaining to temporary authorization of remote participation in public meetings and hearings is extended, the meeting will take place via Zoom at the following link: https://us02web.zoom.us/j/85663110640, 646-558-8656 or 301-715-8592, Webinar ID: 856 6311 0640. Members of the public body and members of the public participating electronically will be considered present at the meeting and may participate as if physically present at the meeting.

Log in Instructions, Meeting Rules and Tips are available on the City's website at this link: https://www.ci.northville.mi.us/cms/one.aspx?portalid=11895963&pageid=13505469#pc OR from the main Home page, click on the Government tab, then Agendas and Minutes, scroll to the Planning Commission section of the webpage, and scroll down to the link for this meeting. 'Zoom Webinar User Guide for City of Northville Public" is also available on this website page.

If the Governor's Executive Order pertaining to video meetings is not extended, the meeting will take place at the City of Northville Municipal Building, Council Chambers, 215 West Main Street, Northville, Michigan, 48167, 248-449-9902.

Please monitor the City's website at www.ci.northville.mi.us (from the Home page, click on the Government tab, then Agendas and Minutes, and scroll to Planning Commission) or the public notice board located in the City Hall 24-hour vestibule to confirm the final meeting location (Zoom or at City Hall).

For either meeting format, all of those wishing to participate in public comment will be given the opportunity during the public comment periods. Individuals requiring auxiliary aides or services should contact Dianne Massa, the City of Northville Clerk, at dmassa@ci.northville. mi.us at least 48 hours in advance of the meeting.

Application Review and Written Comments

The Special Land Use application is available for review on the City's website: https://www. ci.northville.mi.us/cms/One.aspx?portalId=11895963&pageId=13607626, OR from the main Home page, click on the Services tab, then Building and Planning, then Planning Commission.

Written comments pertaining to the Special Land Use must be submitted by 4:00pm on July 6, 2020 at City of Northville Municipal Building, City Clerk, 215 West Main Street, Northville, Michigan, 48167, or using the City Hall drop box located in the 24-hour vestibule, or by email to dmassa@ci.northville.mi.us.

DIANNE MASSA, CMC, CITY CLERK

Due to the holiday, our office hours and obituary placement times may vary. Please contact us at 800-926-8237 or detroitobits@gannett.com for further details.

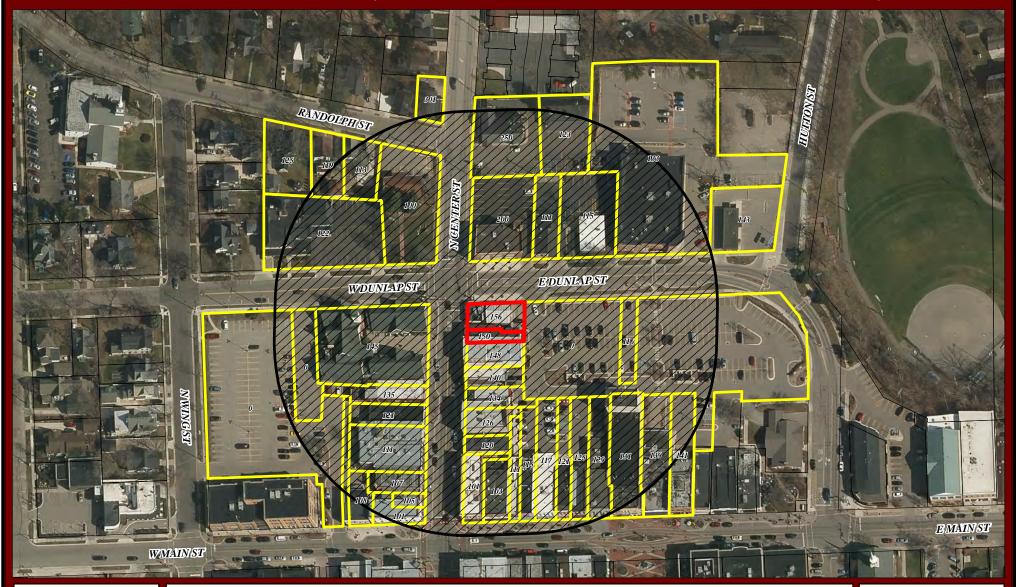
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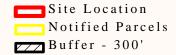
CITY OF NORTHVILLE

PUBLIC NOTIFICATION

150-156 N. CENTER (48-001-04-0697-005 and 48-001-04-0697-003)









Geographical data provides a spatial representation onl The City of Northville does not assume any damages or liabilities due to the accuracy, availability, use or misuse of the information provided.

PUBLICATION DATE: 6/9/2020

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Written comments pertaining to the Special Land Use must be submitted by 4:00pm on July 6, 2020 at City of Northville Municipal Building, City Clerk, 215 West Main Street, Northville, Michigan, 48167, or using the City Hall drop box located in the 24-hour vestibule, or by email to dmassa@ci.northville.mi.us.

DATED: June 18, 2020 DIANNE MASSA, CMC, CITY CLERK

This will be a video meeting. See links below. (updated 6/23/20)

NOTICE OF PUBLIC HEARING CITY OF NORTHVILLE

The City of Northville Board of Zoning Appeals will hold a public hearing on Wednesday, July 1, 2020 at 7:00 p.m. to receive public input on the following request in regards to the City of Northville Zoning Ordinance: To consider a variance request on premises zoned R-1B, First Density Residential District, located at 276 Griswold, Northville, Michigan, 48167, parcel number 48 001 03 0730 001. The applicant is seeking a variance to erect a fence in the front yard along Butler Street, from the requirements of Section 18.09 of the Zoning Ordinance.

Meeting Location and Participation Information

If the Governor's Executive Order pertaining to temporary authorization of remote participation in public meetings and hearings is extended, the meeting will take place via Zoom at the following link: https://us02web.zoom.us/j/89951121814, +1 646 558 8656 or +1 301 715 8592, Webinar ID: 899 5112 1814. Members of the public body and members of the public participating electronically will be considered present at the meeting and may participate as if physically present at the meeting.

Log in Instructions, Meeting Rules and Tips are available on the City's website at this link: https://www.ci.northville.mi.us/cms/One.aspx?portalId=11895963&pageId=13505469#zoning, OR from the main Home page, click on the Government tab, then Agendas and Minutes, scroll to the Board of Zoning Appeals section of the webpage, and scroll down to the link for the July regular meeting. "Zoom Webinar User Guide for City of Northville Public" is also available on this website page.

If the Governor's Executive Order pertaining to video meetings is not extended, the meeting will take place at the City of Northville Municipal Building, Council Chambers, 215 West Main Street, Northville, Michigan, 48167, 248-449-9902.

Please monitor the City's website at www.ci.northville.mi.us (from the Home page, click on the Government tab, then Agendas and Minutes, scroll to Board of Zoning Appeals) or the public notice board located in the City Hall 24-hour vestibule to confirm the final meeting location (Zoom or at City Hall).

For either meeting format, all of those wishing to participate in public comment will be given the opportunity during the public comment periods. Individuals requiring auxiliary aides or services should contact Dianne Massa, the City of Northville Clerk, at dmassa@ci.northville.mi.us at least 48 hours in advance of the meeting.

Application Review and Written Comments

The variance application is available for review on the City's website: https://www.ci.northville.mi.us/cms/One.aspx?portalld=11895963&pageId=13642897, OR from the main Home page, click on the Services tab, then Building and Planning, then Board of Zoning Appeals.

Written comments pertaining to the proposed variance request must be submitted by 4:30pm on June 29, 2020 at City of Northville Municipal Building, City Clerk, 215 West Main Street, Northville, Michigan, 48167, or using the City Hall drop box located in the 24-hour vestibule, or by email to dmassa@ci.northville.mi.us.

DATED: June 11, 2020 BOARD OF ZONING APPEALS DOMINIC SILVESTRI, CHAIRPERSON