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CITY OF ANN ARBOR  
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Dear City Council,

As a member of the Ann Arbor community, I enjoy the small-town residential appeal of this world-class city. I work full time in Ann Arbor for a local organization and also teach economics part time at Washtenaw Community College. The city's wonderful cultural events and community organizations drove my decision to settle here 15 years ago.

When I heard of the proposed University Village project I was shocked that something like this was even thinkable here, let alone supported by the city. My main concern is the economic impact a project of this dimension would have on the neighborhoods. The current trend of foreclosures and empty houses in Ann Arbor would likely be compounded when University Village and the other planned student apartments start to draw a sizable portion of the student body away from the residential areas where they now live.

I am strongly concerned about the long-term safety and economic impact this will have on the citizens, our neighborhoods and the city. Many Ann Arbor residents supplement or derive their income from rental property. City Council must consider those underlying income sources when moving forward with any development project. That rental income needs to be recognized as a lump sum revenue source. If that revenue is collected by an out-of-town investor, for example, we all know that it won't stay in Ann Arbor. The community will lose valuable and essential income.

Besides future income, the city should consider and anticipate related housing problems when existing rental properties become empty. As we have seen in other cities around the nation, those situations lead to neighborhood problems like abandoned properties, landlords going out of business, decreased city tax revenues, and lower property values.

Furthermore, I wonder how an inappropriate density of 1,400 students on one corner will affect traffic in an already challenged area, with students and their cars, congestion caused by truck deliveries to students, building services and the retail shops.

Lastly, I would like to draw attention to health-related problems that can be anticipated by a lack of recreational space outside the University Village building. This is a lot of people! I doubt they could fit in the underground parking area in the advent of a tornado.

Thank you for your time considering my thoughts. I hope these and other arguments will prevent such projects for now and for the future of Ann Arbor.

A concerned resident,  
Andrea Blome