



Legislation Text

File #: 20-1551, **Version:** 1

DR20-027; 350 S Fifth Ave The petitioner (City of Ann Arbor Housing Commission) is seeking Planned Unit Development approval of a concept to construct 418 dwelling units including 130 affordable units on this .8 acre site bounded by East William Street (south), South Fourth Avenue (west), South Fifth Avenue (east), and the Blake Transit Center (north). The City hired SmithGroup to host a public engagement effort and to create massing elevations for the project. Public feedback encouraged the tall portions of the building to be located on the northern end of the site. The proposed height of the building includes 1, 4, 5, 13 and 18 story elements. The proposed floor area ratio is approximately 800% (900% maximum with affordable housing). A 30-foot wide service alley is proposed to be located on the north end of the site connecting South Fourth and South Fifth Avenues. The site is in the Midtown Overlay District with secondary frontage on all three streets. Once City Council approves the concept plan which will include a conceptual PUD site plan with supplemental regulations, the City will search for a developer who will propose a complete development project. This will result in a comprehensive design being submitted to the Design Review Board in the future. The Design Review Board is being asked to review the concept plan and massing at this time.