

ORDINANCE NO. ORD-25-08

First Reading: March 17, 2025
Public Hearing: April 21, 2025

Approved:
Published:
Effective:

UNIFIED DEVELOPMENT CODE
(GENERAL ENTERTAINMENT)

AN ORDINANCE TO AMEND SECTIONS 5.15 AND 5.16 OF CHAPTER 55 (UNIFIED DEVELOPMENT CODE) OF TITLE V OF THE CODE OF THE CITY OF ANN ARBOR

The City of Ann Arbor ordains:

Section 1. That Table 5.15-1 Primary Use Table in Section 5.15.1 of Chapter 55 (Unified Development Code) of Title V of the Code of the City of Ann Arbor be amended as follows:

5.15.1 Primary Uses

TABLE 5.15-1: PRIMARY USE TABLE																						
See Table Notes (at bottom) for Important Information.											Key: P = permitted E = special exception Blank = prohibited.											
USES (BY CATEGORY AND TYPE)	RESIDENTIAL DISTRICTS						MIXED-USE DISTRICTS						NONRESIDENTIAL AND SPECIAL PURPOSE DISTRICTS						USE SPECIFIC STANDARDS			
	AG	R1 (ALL)	R2A	R2B	R3	R4 (ALL)	R6	O	C1 (ALL)	D1	D2	C2B	C3	TC1	R5	P	PL	RE	ORL	M1 (ALL)	M2	
RESIDENTIAL																						5.16.1
HOUSEHOLD LIVING																						
Adult Foster Care		P	P	P	P	P		P	P	P	P	P	P	P			P					
Dwelling, Assisted Living						P		P	P	P	P	P	P	P			P					5.16.1B
Dwelling, Multi-Family						P		P	P	P	P	P	P	P			P	E				5.16.1A; 5.16.1D
Dwelling, Single-Family	P	P	P	P	P	P		P	P	P	P	P	P				P					5.16.1A; 5.16.1C
Dwelling, Townhouse					P	P		P	P	P	P	P	P	P			P					5.16.1A
Dwelling, Two-Family			P	P	P	P		P	P	P	P	P	P				P					5.16.1A
House Trailer/Mobile Home Park							P															5.16.1A
GROUP LIVING																						
Emergency Shelter						P ¹		P	P	P	P	P	P	P								
Fraternities, Sororities, and Student Cooperative Housing				E		E		E	P	P	P	P	P	P								5.16.1A; 5.16.1E
Group Housing				E		E		P	P	P	P	P	P	P								5.16.1A; 5.16.1F
Guest House						P		P	P	P	P	P	P	P								5.16.1A; 5.16.1G

¹ Except R4A. Emergency shelter use not permitted in R4A district.

TABLE 5.15-1: PRIMARY USE TABLE

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USES (BY CATEGORY AND TYPE)	RESIDENTIAL DISTRICTS							MIXED-USE DISTRICTS							NONRESIDENTIAL AND SPECIAL PURPOSE DISTRICTS							USE SPECIFIC STANDARDS
	AG	R1 (ALL)	R2A	R2B	R3	R4 (ALL)	R6	O	C1 (ALL)	D1	D2	C2B	C3	TC1	R5	P	PL	RE	ORL	M1 (ALL)	M2	
PUBLIC/ INSTITUTIONAL																						5.16.2
COMMUNITY AND CULTURAL																						
<i>Cemetery</i>	P																					
<i>Club Headquarters or Community Center</i>				E		E		P	P	P	P	P	P	P								5.16.2C
<i>Conference Center</i>										E									E			
<i>Correctional Facility</i>																	P					
<i>Museum, Art Gallery</i>										P	P	P	P	P			P					
<i>Funeral Services</i>								P	P	P	P	P	P	P						P	P	
<i>Government Offices and Courts</i>								P	P	P	P	P	P	P			P			P		
<i>Library</i>		P	P	P	P	P		P	P	P	P	P	P	P			P			P		
<i>Parks, Recreation, and Open Space</i>																	P					5.16.2G
<i>Religious Assembly</i>	P	E	E	E	E	E		P	P	P	P	P	P	P						P ²		
DAY CARE																						
<i>Adult Day Care Center</i>		E	E	E	P	P		P	P	P	P	P	P	P					E	P	P	5.16.2A
<i>Child Care Center</i>		P	P	P	P	P		P	P	P	P	P	P	P				P	P	P	P	5.16.2B
EDUCATIONAL																						
<i>Institution of Higher Learning, Private</i>		E	E	E	E	E		P	P	P	P	P	P	P						P	P	5.16.2E
<i>Institution of Higher Learning, Public</i>	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	
<i>School, Private</i>		E	E	E	E	E		P	P	P	P	P	P	P				E	E			
<i>School, Public</i>	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	

² Except M1A. Religious assembly use is not permitted in the M1A district.

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USES (BY CATEGORY AND TYPE)	RESIDENTIAL DISTRICTS							MIXED-USE DISTRICTS							NONRESIDENTIAL AND SPECIAL PURPOSE DISTRICTS							USE SPECIFIC STANDARDS
	AG	R1 (ALL)	R2A	R2B	R3	R4 (ALL)	R6	O	C1 (ALL)	D1	D2	C2B	C3	TC1	R5	P	PL	RE	ORL	M1 (ALL)	M2	
<i>School, Trade/Industrial</i>								P	P	P	P	P	P	P			P		P	P	P	
HEALTH CARE																						
<i>Hospital</i>						E		E	E					P			P			E		5.16.2D
<i>Nursing Care Facility</i>						P		P	P	P	P	P	P	P	P					P	P	5.16.2F
COMMERCIAL																						5.16.3
HOSPITALITY																						
<i>Banquet Hall</i>								P	P	P	P	P	P	P								
<i>Designated Marijuana Consumption Facility</i>									E ³	E	E	E	E	E								
<i>Restaurant, Bar, Food Service</i>								P	P	P	P	P	P	P								
LODGING																						
<i>Bed and Breakfast, Principal</i>										P	P	P	P	P	P							
<i>Hotel</i>								P	P	P	P	P	P	P	P							
<i>Short-Term Rental – Non-Principal Residence</i>								P	P	P	P	P	P									
RECREATION, ENTERTAINMENT, AND ARTS																						
<i>Adult Entertainment Business</i>																				P ⁴	P	5.16.3A
<i>Artist Studio</i>								P	P	P	P	P	P	P						P	P	5.16.3B
<i>General Entertainment</i>									P	P	E	P	P	P								5.16.3D

³ Except C1. Designated Marijuana Consumption Facility use is not permitted in the C1 district.

⁴ Except M1A. Adult Entertainment Business use is not permitted in the M1A district.

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	AG	R1 (ALL)	R2A	R2B	R3	R4 (ALL)	R6	O	C1 (ALL)	D1	D2	C2B	C3	TC1	R5	P	PL	RE	ORL	M1 (ALL)	M2	
<i>Indoor Recreation</i>								P	P	P	P	P	P	P			P		E	E	E	5.16.3F
<i>Outdoor Recreation</i>	P	E	E	E	E	E						P	P				P		E			5.16.3J
SALES																						
<i>Automobile, Motorcycle, Recreational Vehicle, Equipment Sales and Rental</i>										E	E	P	P	E						P		5.16.3C
<i>Fueling Station</i>										E	E	E	P								P	5.16.3E
<i>Outdoor Sales, Permanent</i>									P	P	P	P	P	P								5.16.3K
<i>Marijuana Provisioning Center</i>									E	E	E	E	E	E						E	E	5.16.3G
<i>Mobile Food Vending Service</i>								P	P	P	P	P	P	P	P	P	P	P	P	P	P	5.16.3H
<i>Retail Sales, General Merchandise</i>									P	P	P	P	P	P								
<i>Wholesale, Resale, Building Material and Supplies</i>												P	P							P	P	
SERVICES AND REPAIR																						
<i>Automobile, Truck, Construction Equipment Repair</i>										E	E	P	P	E						P	P	5.16.3C
<i>Contractors, General Construction, and Residential Building</i>											P	P	P							P	P	
<i>Laundry, Cleaning, and Garment Services</i>									P	P	P	P	P	P						P	P	
<i>Parking Lot, Parking Structure</i>										E	E					P	P					5.16.3L
<i>Personal Services</i>								P	P	P	P	P	P	P								
<i>Vehicle Wash</i>										E	E	E	P									
<i>Kennels and Animal Boarding</i>								E	E	P	P	P	P							P	P	5.16.3O

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Power and Fuel Rights-of-Way																					P	
Wireless Communication Facilities	P							P	P ⁵	E	E	P	P	E	E		P	P	P	P	P	5.16.5D
WAREHOUSING AND STORAGE																						
Medium-Term Car Storage																E						5.16.3I
Short-Term Car Storage																P						5.16.3N
Outdoor Storage																				P	P	
Warehousing and Indoor Storage													P							P	P	
Table Notes:																						
See Section 5.15 for full table key.																						
All properties are subject to the additional standards indicated for that use in the right column (Use Specific Standards).																						
All properties in overlay districts are subject to the additional use regulations in Section 5.14																						
Specific uses in the C1A/R, RE, and ORL districts are subject to the additional standards found in Sections 5.12.5B, 5.13.4B, and 5.13.5B respectively.																						
All uses in the TC1 district are subject to the additional standards found in Section 5.17.7																						

⁵ Except C1 and C1A. Wireless Communication Facilities use is not permitted in C1 and C1A districts.

Section 2. That Section 5.16.3.D of Chapter 55 (Unified Development Code) of Title V of the Code of the City of Ann Arbor be amended as follows and renumbered accordingly:

~~D.~~ ~~General Entertainment~~

~~1.~~ ~~Theatre, Enclosed~~

~~a.~~ ~~C1B District~~

~~The total seating capacity shall not exceed 600 seats.~~

~~2.~~ ~~Pinball Parlor~~

~~Allowed only in the C1A District.~~

Section 3. This ordinance shall take effect and be in force on and after ten days from legal publication.