



July 17, 2024

Brett Lenart
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City of Ann Arbor
Planning & Development Services
301 E. Huron St.
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Mr. Lenart,

Please find the following request for a chapter text amendment to the UDC as provided in Section 5.30.5. to allow Child Care Centers and Private Schools as permitted uses to RE and M1, M1A zoning classifications.

Sections proposed to be amended and the proposed text.

- Section to be amended: Section: 5.15.1 Primary Uses, Table 5.15-1: Primary Use Table of the Unified Development Code.
 - Proposed Change: Add “School, Private” and “Child Care Center” as a Permitted Use Category and Type to RE (Research District) and M1, M1A (Limited Industrial/Limited Light Industrial) Zoning Classifications.

The nature and effect of the proposed amendment

- This amendment seeks to add Child Care Centers and Private Schools as permitted uses to RE and M1, M1A zoning classifications.

Reasons for the proposed amendment:

- Adding Child Care Centers as a permitted use to the RE (Research) and M1, M1A (Limited Industrial) zoning classifications will help to address the increasing demand and inadequate supply of childcare options. With the city's population growth and the rise in dual-income households, the need for accessible childcare facilities has become more pressing. By allowing childcare centers in these zones, the City can alleviate the shortage of child care options, reduce traffic congestion by decentralizing services, and provide families with more convenient choices. This strategic move can enhance affordability by increasing supply and competition, promote equity by offering diverse and accessible locations, and support sustainability by reducing travel distances and emissions. Overall, it fosters a more inclusive and environmentally conscious community, making Ann Arbor a better place for families to live and work.
- Adding Private Schools as a permitted use to the RE (Research) and M1, M1A (Limited Industrial) zoning classifications in the City of Ann Arbor will help address the increasing demand for diverse educational options in the city. Public schools are permitted in these zones, recognizing the importance of accessible education. Private schools serve a similar function, providing essential educational services that contribute to the community's educational landscape. By permitting private schools in these zones, Ann Arbor can enhance educational accessibility, reduce traffic

congestion by decentralizing school locations, and provide families with more convenient choices. This strategic move can promote equity by offering diverse educational options, support sustainability by reducing travel distances and emissions, and enhance the city's attractiveness for families seeking a range of educational opportunities. Overall, allowing private schools in these zones supports a more inclusive, well-rounded, and environmentally conscious community.

- Based on the factors described above, the language of the Unified Development Code should be edited to make it clear that Child Care Centers and Private Schools as permitted uses to RE and M1, M1A zoning classifications.

Winston Chester
Investment Management Associate

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On behalf of:
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