

Subject:

Draft 3 Comments

From: Irma Majer**Sent:** Tuesday, October 7, 2025 3:59 PM**To:** Planning <Planning@a2gov.org>**Subject:** RE: Draft 3 Comments

Planning Commissioners,

First, let's be clear: no one here is against neighbors. Not even against more neighbors. So why haven't the Commission and Council made a real effort to include all of our neighbors in planning Ann Arbor's future?

Comprehensive planning requires meaningful, robust community engagement—actively reaching residents where they live. Open houses and workshops have reached only a small segment of the community. By failing to engage residents early and throughout the process, officials make consensus nearly impossible.

Even today a large percentage of your neighbors don't know that major changes to the land use map are underway. They don't know their one-story ranch may now be next to or in a Transition District or a Hub. And don't claim the Plan doesn't "rezone"—zoning comes later. That claim is inaccurate. The Comprehensive Plan and zoning are legally connected — zoning ordinances must be based on and consistent with the Plan.

And Michigan law requires that a Master Plan include a zoning plan covering height, area, bulk, location, use, and setbacks. This draft is still missing that information and more. Including how we will prioritize affordable middle- and lower-income housing and not continue to build expensive, market-rate development that does not meet our community's real needs.

By deciding not to inform and engage all residents, and refusing to pause the Plan, the message seems clear: the Plan will not what achieve what residents want or need. You can still pause for a comprehensive restart.

Sincerely,

Irma Majer

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