

**Downtown Area Citizens Advisory Council Meeting Minutes – April 3, 2018
City Council Workroom / City Hall, 301 E. Huron St. 7:00 pm**

Members Present: Ray Detter, Don Duquette, Peter Honeyman, John Chamberlin,
Kathleen Nolan

Members Absent: Nate Stevens, Hugh Sonk, Chaz Stucken, Joan French

Guests Present: Susan Pollay, Jess Letaw, Ilene Tyler, Joe Arcure, Jack Jennings, Chris
Crockett, Jeff Crockett

Last night's CAC meeting dealt with lots of development issues. Recently, members of the Downtown Area CAC and near-downtown neighbors were involved in multiple discussions with owners and architects of the Graduate Hotel to add a restaurant and bar to the 9th floor of their building. We did not oppose the project as long as it did not have a negative impact upon the nearby downtown residential and historic Old 4th Ward neighborhood. It was approved by a 4-3 vote of the Zoning Board of Appeals.

At last night CAC meeting, near downtown neighbor Ilene Tyler filled us in on the possible development on the south side of East Washington between Lane Hall and the Michigan Theater of a mixed use residential/commercial high rise. The builder and owner of the eight story Buffalo Wild Wings on the corner of State and Washington plans to tear down the four houses on that block and erect a mixed use high rise. It's too early to judge whether this mixed use student rental property is something we might support.

But while we were meeting last night in the City Council workroom, next door in Council Chambers the City's Planning Commission voted 7-1 to recommend City Council approval of a 4 story \$44 million 267 unit apartment building at 2050 Commerce Blvd. Plans include 29 studios, 170 one-bedroom apartments and 68 two bedroom apartments, for a total of 335 bedrooms. This is not student housing.

Also, all those present at last night's meeting were advised to try to attend a Citizens Advisory meeting at The Residence Inn on Ashley tomorrow night 7:00-8:00 pm. to learn of the 5 story, 309 North Ashley project—five story residential condominiums in the D2 area of downtown—4 lots, 2 facing Ashley and 2 facing Miller Ave. This is across Ashley from the parking structure.

We ended our meeting by discussing and passing around the packet containing photos of the possible new Luckenbach addition to the Ann Ashley Parking structure. That's across the street from the proposed development at 309 North Ashley. We very much support the excellent louvered design developed by the Luckenbach group—a big improvement on what is there now—and of great importance to our plans for the future of the downtown.