

From: Gomer, Johnathan <JGomer@a2gov.org>
Sent: Friday, February 21, 2025 12:49 PM
To: Ann Arbor Renter's Commission <RentersCommission@a2gov.org>
Subject: FW: Apartment Occupancy Rates Downtown

Good afternoon, Commissioners,

I hope this message finds you well. Our office received the following message from Mr. Groden. His suggestion relates to work done by the Renter's Commission.

Would you please review the below correspondence and respond to the contact? I let him know that I forwarded his message to the commission.

Best,

Johnathan Gomer Executive Assistant | City of Ann Arbor | Mayor's Office · 301 E Huron St. · Ann Arbor · MI · 48104 · 734.794.6000, extension 41602 (O) | JGomer@a2gov.org | www.a2gov.org | www.facebook.com/thecityofannarbor | <http://twitter.com/a2gov>

From: [REDACTED] >
Sent: Thursday, February 20, 2025 6:52 PM
To: Gomer, Johnathan <JGomer@a2gov.org>
Subject: Apartment Occupancy Rates Downtown

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Dear Mayor Taylor,

High housing costs in the city have been a large issue for students and locals. Downtown has been getting especially expensive, rivaling boroughs of NYC. At the same time I was informed by management at a few of the new luxury high rises that occupancy rates are not even close to 100%. Luxury apartment

managers are keeping rents high, not offering any alternatives to 12 month leases starting in the fall when most students need to be on campus, and charging extremely high fees to relet apartment contracts. They refuse to adjust prices after the massive fall wave out of fear of undercutting their fall peak.

I'm not well informed about local law or policy that may influence these issues, but perhaps there'd be a way to incentivize apartment building owners to break these exploitative and wasteful pricing mechanisms eroding affordable housing in the city.

Best,

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