

Subject:

Public Comment - ZBA25-0004 - 2661 Essex Road Variance Request

From: Scott Paul Greenwood**Sent:** Tuesday, February 25, 2025 7:01 PM**To:** Planning <Planning@a2gov.org>**Cc:** Gott, Sue (U of M); Maggie Mansfield**Subject:** Public Comment - ZBA25-0004 - 2661 Essex Road Variance Request

Dear Members of the City of Ann Arbor Zoning Board of Appeals,

My wife and I are submitting this letter in support of the variance request for 2661 Essex Road by Sue and Charlie Gott (ZBA25-0004). My name is Scott Greenwood, my wife is Margaret Mansfield, and we own the property (2666 Essex Road) across the street from Sue and Charlie. We moved to Michigan from California last year and have just welcomed our first child into the world. In just a short amount of time, we have fallen in love with our neighborhood community and have been floored by the love and support we have received from our all of our neighbors. Sue and Charlie in particular have been wonderful: we have celebrated Christmas, our dogs play together, and we do all the little things neighbors do to help each other out. We are finding that it truly does "take a village" and we are looking forward to our son growing up with Sue and Charlie in his life. To that end, we understand that their variance request is crucial to ensuring they remain a vibrant fixture in our community for years to come. We hope you will consider our comments here in support of their request.

We love Sue and Charlie's proposed project. Most importantly, it would vastly improve the house's accessibility, which would be critical for any owner seeking to age gracefully in the house they have called home for decades. Sue and Charlie have their own specific age and health considerations that create a specific necessity for the improvement. We also think the project would improve the aesthetic of the house (and therefore the neighborhood) without taking up more space than the existing, screened-in porch already does. From our perspective, the variance is all upside: the community would retain a beloved long-term family and see the house and neighborhood meaningfully improved.

We believe Sue and Charlie's proposed project is the exact type of situation where a variance would be appropriate. As noted in their materials, the 2661 lot is much smaller than nearly any other lot on the block subject to the same R1B restrictions. We think this makes them an extremely awkward fit for the R1B restrictions - so much so that even the original house footprint cannot abide by the setback requirements. Imposing setback standards meant for larger properties on a smaller property seems unfair, particularly when similarly sized properties just a couple houses away are not held to the same standards in R1C. A variance in this situation would certainly further the interests of justice and reasonableness.

We want to thank your Board for considering our comments and hope you will agree that this variance request meets all the necessary standards for approval.

Scott Greenwood

