Legislation Details (With Text)

File #:	26-0367 **Version:** 1	**Name:**	3/16/26 Council Comp Plan Adoption - 2050 Plan
Type:	Resolution/Public Hearing	**Status:**	Passed
File created:	3/16/2026	**In control:**	City Council
On agenda:	3/16/2026	**Final action:**	3/16/2026
Enactment date:	3/16/2026	**Enactment #:**	R-26-107

Title: Resolution to Adopt the City of Ann Arbor's Comprehensive Land Use Plan - 2050 (Adopted and Recommended by the CPC on February 18, 2026 - 7 yeas, 0 nays)

Sponsors:

Indexes:

Code sections:

Attachments: 1. A2_Comprehensive_Plan_DRAFT_04_021826-Remediated.pdf, 2. A2_Comprehensive_Plan_DRAFT_04_APPENDIX_021826-Remediated.pdf, 3. CPC Edits_Public Hearing for City Council 3.16.26.pdf, 4. Lit_Review_Jan_2026_-_UPDATE_Accessibility.pdf, 5. WLN news clipping CULP and Annexation Public Hearing Notice.pdf, 6. WLN clipping CLUP Public Hearing Notice.pdf

Date	Ver.	Action By	Action	Result
3/16/2026	1	City Council	Held and Closed	
3/16/2026	1	City Council	Approved	Pass

Resolution to Adopt the City of Ann Arbor's Comprehensive Land Use Plan - 2050 (Adopted and Recommended by the CPC on February 18, 2026 - 7 yeas, 0 nays)
The process to revise the land use element of the City's Comprehensive Plan was initiated in the summer of 2023. During this process, input was gathered from the public through a Steering Committee, a Planning Commission Subcommittee, interviews and focus groups, an online survey, tabling events, public workshops, and meetings in a box, among other methods.

The first draft of the plan was issued in April 2025. The Planning Commission held five consecutive meetings to discuss the draft. The second draft was issued in June 2025 followed by another round of discussion, this time, including the implementation matrix. In October 2025, the third draft was issued and City Council approved distribution of the proposed plan to specified stakeholders for a 63-day review and comment period as provided by the Michigan Planning Enabling Act ("MPEA"). The City also accepted public comment for 78-days coinciding with this review period. During this time, 960 public comments were received through the Engage Page and have been posted under the "Engagement Process" tab. No comments were received from the adjoining municipalities or other stakeholders notified under the MPEA.

After the comment period, a fourth draft was developed and submitted to the Planning Commission. The Planning Commission held a hearing and recommended approval of the fourth draft of the plan along with additional proposed amendments. The proposed amendments are attached separately to this resolution and will be incorporated into the final plan upon approval by City Council.

Per the MPEA and City Code Section 1:183, City Council must approve or reject the proposed plan after approval by the Planning Commission. If City Council rejects the plan, it must submit to the

Planning Commission a statement of its objections to the proposed plan and the Planning Commission must consider City Council's objections and revise the plan so as to address those objections.

The proposed plan will replace and supersede five separate existing plans: the City of Ann Arbor Master Plan - Land Use Element (2009), the City of Ann Arbor South State Street Corridor Plan (2013), the Ann Arbor Downtown Plan (2009), the City of Ann Arbor Natural Features Master Plan (2004), and the Ann Arbor Sustainability Framework (2013).

Additional information about the proposed plan and the process is available at the following website: https://engage.a2gov.org/comprehensive-land-use-plan

Attachments: City of Ann Arbor's Comprehensive Land Use Plan - 2050 (4th draft)
March 1, 2026 Memo - Planning Commission Approved Amendments
All Appendices
Housing Appendix (Part 2): Research Review, Reports, Toolkits, and Bibliography
Prepared by: Michelle Bennett, Principal Planner
Brett Lenart, Planning Manager
Reviews by: Derek Delacourt, Community Services Area Administrator
Approved by: Milton Dohoney Jr., City Administrator

Whereas, The Michigan Planning Enabling Act (P.A. 33 of 2008, as amended) ("MPEA") authorizes the City to prepare a comprehensive land use plan to guide development in the City;

Whereas, In 2023, the City initiated work to update the City's existing land use plan;

Whereas, The City selected a consultant team led by Interface Studios, including SmithGroup, @Access, and Ninigret Partners to assist the City in this work;

Whereas, Development of the comprehensive land use plan incorporated numerous and extensive public engagement opportunities to identify challenges, values, goals, and implementation measures;

Whereas, A first draft of the plan was shared with the public in April 2025;

Whereas, The City has subsequently developed three additional drafts, and the Planning Commission has received input from hundreds of speakers and commenters both in person and in writing;

Whereas, On October 20, 2025, City Council authorized distribution of the proposed plan to the municipalities, utilities, and other entities specified in the MPEA;

Whereas, On February 18, 2026, after the review and comment period specified in the MPEA, the Planning Commission conducted a public hearing on the fourth draft of the plan;

Whereas, On February 18, 2026, the Planning Commission approved the plan with proposed amendments and recommended that City Council adopt the plan with the proposed amendments; and

Whereas, Pursuant to Section 1:183 of City Code, City Council must approve or reject the plan after approval by the Planning Commission;

RESOLVED, That City Council hereby approves the City of Ann Arbor's Comprehensive Land Use Plan - 2050 as a component of the City's Comprehensive Plan as amended and approved by the Planning Commission at its February 18, 2026 meeting; and

RESOLVED, That the City of Ann Arbor's Comprehensive Land Use Plan - 2050 replaces and supersedes the City of Ann Arbor Master Plan - Land Use Element (2009), the City of Ann Arbor South State Street Corridor Plan (2013), the Ann Arbor Downtown Plan (2009), the City of Ann Arbor Natural Features Master Plan (2004), and the Ann Arbor Sustainability Framework (2013).

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