



## Legislation Text

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**File #:** 14-0509, **Version:** 1

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Resolution Requesting The Regents of The University of Michigan and University of Michigan President Consider City Land Use Recommendations In the Future Development of the Edwards Brothers Site (CPC Recommendation 9 Yeas, 0 Nays)

At its March 18, 2014 meeting, the City Planning Commission unanimously approved the following resolution and encouraged City Council to adopt it with any necessary revisions.

Requested by: City Planning Commission

Prepared by: Wendy Rampson, Planning Manager

Whereas, The Ann Arbor City Planning Commission recently undertook a comprehensive review of land use and transportation opportunities along South State Street, culminating in the Ann Arbor City Council's adoption, in July 2013, of the "South State Street Corridor Plan" as an element of the City Master Plan;

Whereas, The South State Street Corridor Plan included a recommendation for redevelopment of the Edwards Brothers site at 2500 S. State Street that envisioned a mixture of office and residential uses that would complement existing office development to the north and provide housing opportunities for students and employees working in the area of The University of Michigan Ross Athletic Campus;

Whereas, The South State Street Corridor Plan recognizes the importance of increased density and mixed uses in this corridor to provide a catalyst for new development and support the transit goals of the City and the University, including the Connector high-capacity transit corridor;

Whereas, In the Ann Arbor City Council's deliberations about exercising the right of first refusal to purchase the Edwards Brothers site, concerns were raised about the loss of taxable land and potential private development opportunities in the South State Street corridor;

Whereas, City Council, the Planning Commission, and concerned city residents have indicated a desire for community benefit to be incorporated into The University of Michigan's plans for development of the Edwards Brothers site, including the possibility for frontage parcels to be created and sold for private development; and

Whereas, Collaboration between the City and the University on planning for future development of the Ross Athletic Campus area could result in meeting many mutual goals, including improved transit, park and ride opportunities, and new vehicular and pedestrian connections;

RESOLVED, That the Ann Arbor City Council and Ann Arbor City Planning Commission request that the Regents of The University of Michigan and President authorize University staff to meet with City representatives to collaborate on issues related to future development of the Ross Athletic Campus area, including, but not limited to:

- Exploring the creation of one or more parcels fronting South State Street to be developed, preferably privately, for complementary uses adjacent to the Ross Athletic Campus that also

follow the South State Street Plan recommendations;

- Discussing options for the relocation of park and ride facilities as the Ross Athletic Campus develops; and
- Discussing the opportunities for a future pedestrian and vehicular connection between South Main Street and South State Street via the planned Oakbrook Drive extension through the Ross Athletic Campus site.

Sponsored by: Councilmember Petersen