

ANN ARBOR CITY APPROVAL NOTICE

ORDINANCE NO. ORD-26-06

THE DEAN REZONING WITH CONDITIONS
(558 S Fifth Ave)

An Ordinance to Amend the Zoning Map, Being a Part of Section 5.10.2 of Chapter 55 of Title V of the Code of the City of Ann Arbor – The Dean, 558 S Fifth Ave, Rezoning from R4C and M1 to D1, Midtown, and Secondary Street with Conditions

The City of Ann Arbor ordains:

Section 1. THE ZONING MAP, which, by Section 5.10.2 of Chapter 55 of Title V of the Code of the City of Ann Arbor is made a part of said Chapter 55, shall be so amended as to designate the zoning classification of property described as follows:

Land located in the Southeast 1/4 of Section 29, T2S, R6E, City of Ann Arbor, Washtenaw County, Michigan, more particularly described as:

BEGINNING at the Southwest corner of Lot 18, Block 5 South, Range 5 East, Plat of Maynard and Morgan's Addition to the City of Ann Arbor, as recorded in Liber 45 of Deeds, Pages 572 and 573, Washtenaw County Records;

thence N01°48'48"E 195.36 feet Easterly Right-of-Way line of 4th Avenue (66 feet wide);

thence S87°59'44"E 132.63 feet; thence S01°47'21"W 58.00 feet along the East line of Lot 19 of said Maynard and Morgan's Addition; thence S87°59'44"E 132.66 feet;

thence S01°45'54"W 117.56 feet along the Westerly Right-of-Way line of 5th Avenue (66 feet wide);

thence S87°44'13"W 266.09 feet along the Northerly Right-of-Way line of E. Madison Street (66 feet wide) to the POINT OF BEGINNING.

Being all of Lots 15, 16, 17, 18, and 19, and part of Lot 14, Block 5 South, Range 5 East, said Maynard and Morgan's Addition to the City of Ann Arbor, containing 0.95 acres of land, more or less, and being subject to all easements and restrictions of record, if any.

in the City of Ann Arbor, Washtenaw County, Michigan as D1 (Downtown Core) base, Midtown Character overlay, and Secondary Street frontage designation WITH CONDITIONS, in accordance with the attached Conditional Zoning Statement of Conditions which is hereby adopted and incorporated herein.

Section 2. This ordinance shall take effect on the tenth day after publication.

I hereby certify that the foregoing ordinance was adopted by the Council of the City of Ann Arbor, Michigan, at its regular session of March 2, 2026.

Jacqueline Beaudry, Ann Arbor City Clerk
Christopher Taylor, Mayor of the City of Ann Arbor

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