



**City of Ann Arbor**  
2011 Street Reconstruction Millage & Sidewalks Option  
**Online Survey Results**

A survey was made available through the City of Ann Arbor's Street and Bridge Reconstruction Millage website ([www.a2gov.org/StreetMillage](http://www.a2gov.org/StreetMillage)) from June 21-July 5, 2011. The survey yielded 620 completed responses. Please find the following information:

- Pages 1-7 Survey questions and tallied responses
- Pages 8-12 Written comments placed in categories, referenced to the pages with the full text of comments
- Pages 13-52 Full text of comments. Please note that multi-concept comments were cut and placed into different categories, as appropriate.

**SURVEY TEXT IS PROVIDED IN TEXT BOXES: Welcome!**

Thank you for participating in this community survey on the potential to expand the 2011 Street Reconstruction Millage to include sidewalk repairs. Your feedback will help the City of Ann Arbor gauge residents' level of interest in this idea, and shape policy accordingly. The survey should take about 5 minutes, and is designed to allow you to click "back" on your browser to return to the previous page at any time.

To offer you some context on the issues, many of the survey questions are prefaced by a brief overview. You may also wish to review the information and materials available on the City's Street Reconstruction Millage website (<http://www.a2gov.org/StreetMillage>) prior to beginning the survey.

Thank you for sharing your thoughts!

**Introduction**

For over 25 years, Ann Arbor citizens have supported a Street Reconstruction Millage to maintain and improve the quality of our streets. Well-maintained streets increase mobility not only for motorists, but also for a wide range of users such as school children, bicyclists, people with strollers, and people using walkers or wheelchairs.

In recent years, citizens' usage of non-motorized transportation options such as walking and bicycling has increased. In recognition of this trend, and in response to citizen suggestions, the City is considering the costs and benefits of assuming the responsibility for repairing the sidewalks.

This survey is one of the ways the City is gathering community feedback regarding whether the City should assume responsibility for sidewalk repairs, and how such a program might be funded.

1. Are you a resident of the City of Ann Arbor?

**Yes: 576**

No: 38

Did not respond: 6



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*From this point forward in this summary, survey data only includes the 576 responses that result from filtering for residents only.*

## 2. What is your ZIP Code?

**48103:** 43 responses      **48104:** 25 responses      **48105:** 21 responses

**48108:** 11 responses

## 3. If you own property in the City of Ann Arbor, please indicate whether the nature of the property is:

Residential: 99.6% (545)

Commercial: 2.6% (14)

Other: 2.6% (14)

additional single-family house as rental property

Rental

Ann Arbor

15 rental houses also

Rental

renter

Partner owns property.

I own one house and one condo

Small Business-in-Home

Bed and Breakfast

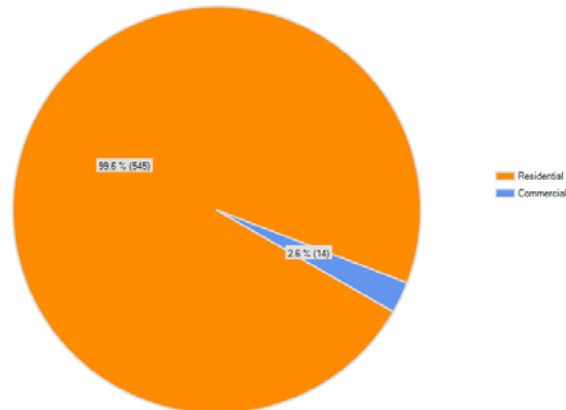
Rental

rent

own residence plus income property

Also own a rental home.

If you own property in the City of Ann Arbor, please indicate whether the nature of the property is:





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**Street Reconstruction Millage**

Since 1984, Ann Arbor citizens have approved a Street Reconstruction Millage that provides a dedicated funding stream to improve the quality of our streets. That funding also leverages matching federal and state grant dollars toward the same purpose. The current Street Reconstruction Millage, which voters authorized in 2006 for five years at a level of 2 mills, expires at the end of 2011.

A 2-mill Street Reconstruction Millage translates into an annual property tax obligation of approximately \$214.00 for an average house in the City of Ann Arbor (average market value of \$214,000 with taxable value of \$107,000).

4. The annual cost associated with the City of Ann Arbor's Street Reconstruction Millage, as described above, represents good value.

Strongly disagree: 13.3% (75)

Disagree: 12.4% (70)

Neutral: 25.1% (142)

**Agree: 35.3% (200)**

Strongly agree: 14.0% (79)

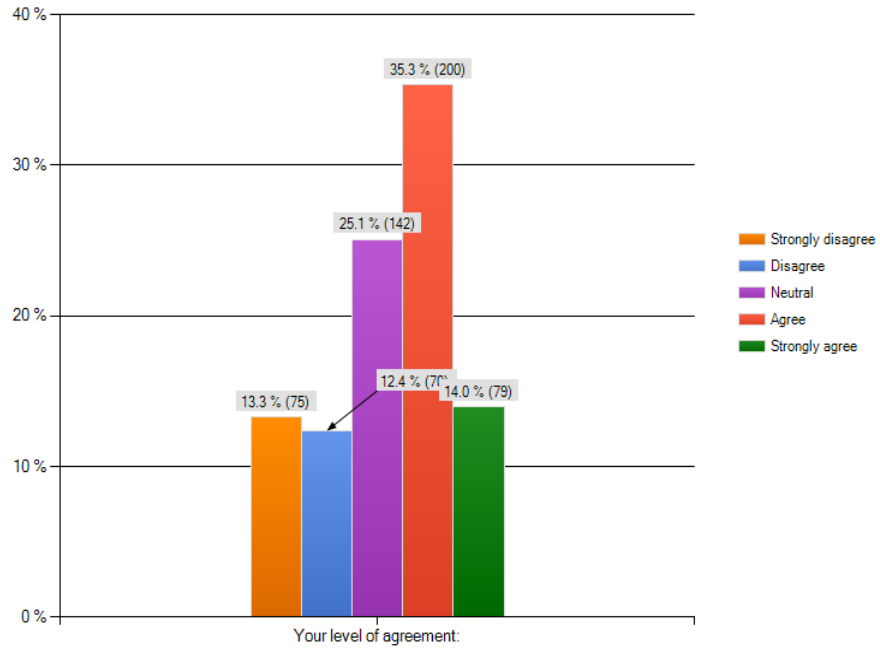
*Average response rating: 3.24 out of 5 (5 being "strongly agree")*

*Total respondents for this question: 566 (10 skipped)*



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The annual cost associated with the City of Ann Arbor's Street Reconstruction Millage, as described above, represents good value.





## City of Ann Arbor 2011 Street Reconstruction Millage & Sidewalks Option **Online Survey Results**

### **Sidewalks: Responsibility to Maintain**

Ann Arbor City Code requires that property owners maintain the sidewalks adjacent to their property. In 2005, the City began a methodical program of inspection and enforcement in order to bring all sidewalks up to a uniform level of quality and safety.

This multi-year, city-wide program is now complete. All sidewalks have now either been repaired by property owners, or (in the case of non-compliant property owners) the City will complete the repairs by the end of 2011 and assess the costs of the repairs, along with administrative costs, to the non-compliant property owners.

In response to citizens' suggestions, the City is investigating the possibility of changing the City Code so that the City, rather than property owners, would be responsible for repairing sidewalks in the future.

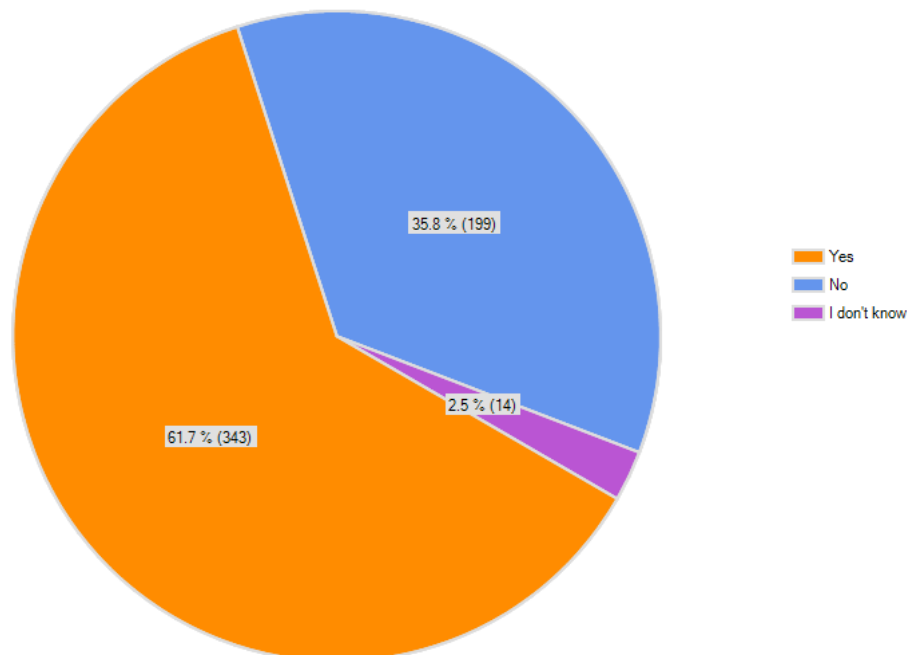
5. In the last six years, have you repaired or replaced any portion of the sidewalk associated with your property in response to the City of Ann Arbor's sidewalk inspection program?

**Yes: 61.7% (343)**

No: 35.8% (199)

I don't know: 2.5% (14)

**In the last six years, have you repaired or replaced any portion of the sidewalk associated with your property in response to the City of Ann Arbor's sidewalk inspection program?**





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6. As a general principle, I would prefer that the City of Ann Arbor were responsible for repairing sidewalks instead of property owners.

Strongly disagree: 13.3% (75)

Disagree: 7.8% (44)

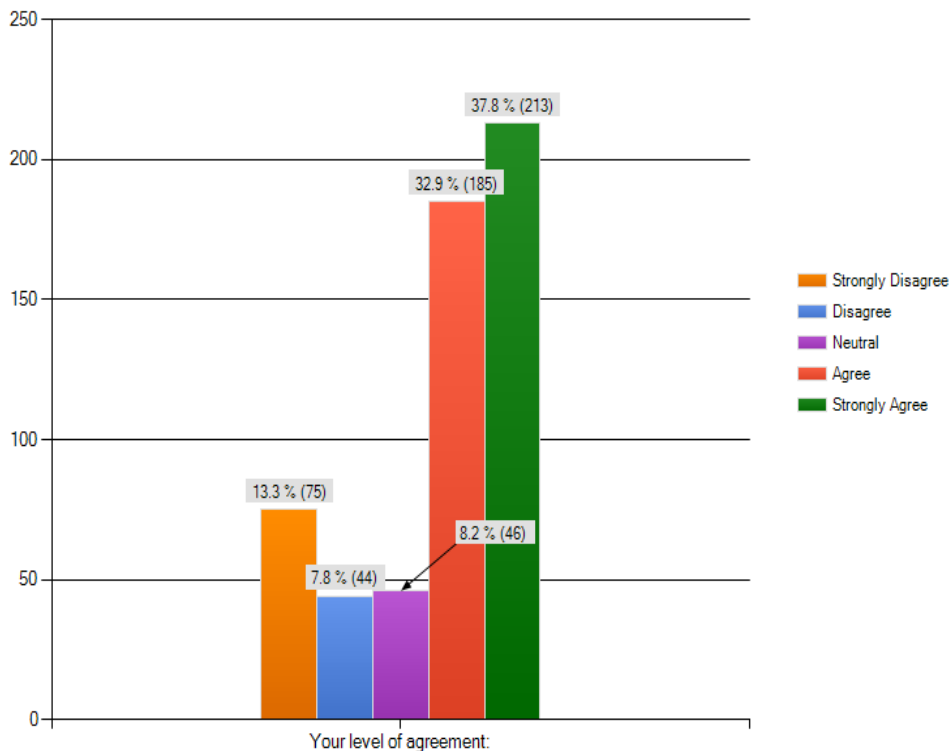
Neutral: 8.2% (46)

Agree: 32.9% (185)

**Strongly agree: 37.8% (213)**

*Average response rating: 3.74 out of 5 (5 being "strongly agree")*

As a general principle, I would prefer that the City of Ann Arbor were responsible for repairing sidewalks instead of property owners.



*Total respondents for this question: 563 (13 skipped)*



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As a general principle, I would prefer that the City of Ann Arbor were responsible for repairing sidewalks instead of property owners.

		In the last six years, have you repaired or replaced any portion of the sidewalk associated with your property in response to the City of Ann Arbor's sidewalk inspection program?		
		Yes	No	Response Totals
Your level of agreement:	<b>Strongly Disagree</b>	14.0% (48)	12.1% (24)	
	<b>Disagree</b>	7.9% (27)	7.5% (15)	
	<b>Neutral</b>	6.7% (23)	10.6% (21)	
	<b>Agree</b>	32.7% (112)	32.7% (65)	
	<b>Strongly Agree</b>	<b>38.8%</b> <b>(133)</b>	<b>37.2%</b> <b>(74)</b>	
rating average		3.74 (343)	3.75 (199)	3.75 (542)
answered question		343	199	542
skipped question				0



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**Sidewalk Repairs: Funding Proposal for Review**

If residents would prefer that the City assume responsibility for repairing the sidewalks, a funding source would need to be identified. One way to provide that funding would be to add sidewalks as a component of the Street Reconstruction Millage.

Funding an ongoing City-managed sidewalk inspection and repair program could be accomplished with a 0.125 millage (1/8th mill). That means that a potential "Streets and Sidewalks" Millage could be proposed at a rate of 2.125 mills. The millage funding would not be used to add more sidewalks, only to repair existing sidewalks.

The total millage level of a combined "Streets and Sidewalks" Millage translates into an annual cost of \$227.38 for a resident with an average house in Ann Arbor. In other words, the addition of sidewalks to the Street Millage would cost the average property owner about \$13.38 annually.

As a point of reference, a typical 4" slab of sidewalk cost a property owner, on average, \$120 in 2007 according to data available to the City's sidewalk inspection and repair program.

7. I would be willing to pay the cost as described above (an additional 0.125 mills to be assessed using my property's taxable value) in exchange for the City of Ann Arbor's assuming responsibility for repairing sidewalks.

Strongly disagree: 23.3% (131)

Disagree: 10.0% (56)

Neutral: 6.9% (39)

**Agree: 30.2% (170)**

Strongly agree: 29.5% (166)

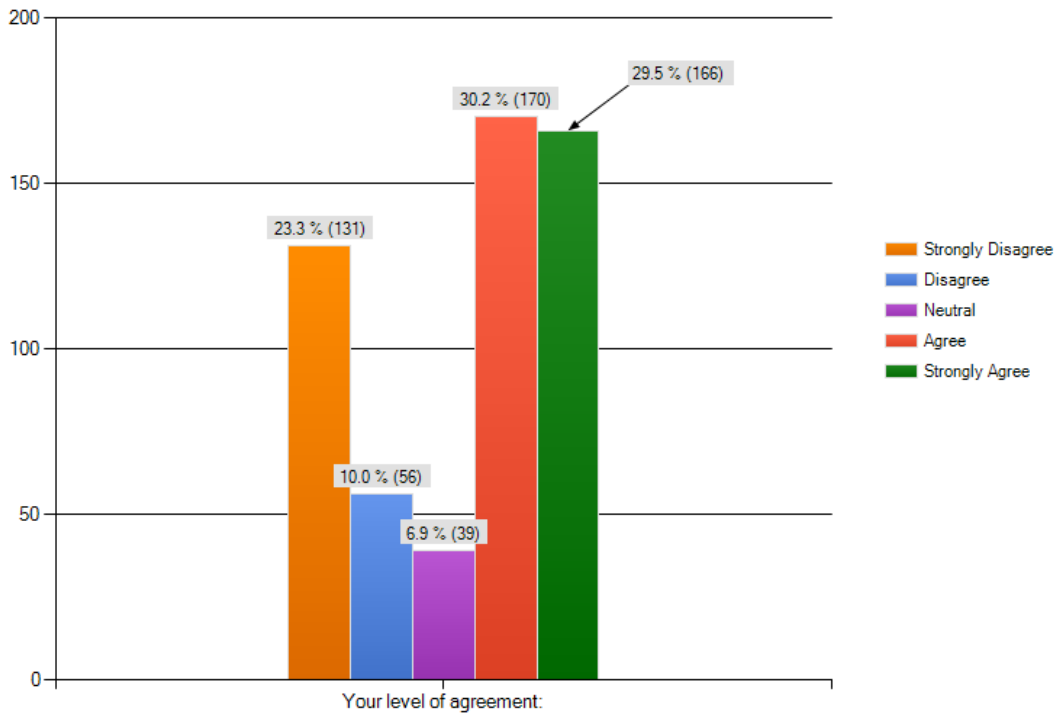
*Average response rating: 3.33 out of 5 (5 being "strongly agree")*





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I would be willing to pay the cost as described above (an additional 0.125 mills to be assessed using my property's taxable value) in exchange for the City of Ann Arbor's assuming responsibility for repairing sidewalks.



Total respondents for this question: 562 (14 skipped)



## City of Ann Arbor

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I would be willing to pay the cost as described above (an additional 0.125 mills to be assessed using my property's taxable value) in exchange for the City of Ann Arbor's assuming responsibility for repairing sidewalks.

		In the last six years, have you repaired or replaced any portion of the sidewalk associated with your property in response to the City of Ann Arbor's sidewalk inspection program?		
		Yes	No	Response Totals
Your level of agreement:	<b>Strongly Disagree</b>	26.5% (91)	18.7% (37)	
	<b>Disagree</b>	9.0% (31)	10.6% (21)	
	<b>Neutral</b>	6.4% (22)	7.6% (15)	
	<b>Agree</b>	<b>29.4%</b> <b>(101)</b>	<b>31.8%</b> <b>(63)</b>	
	<b>Strongly Agree</b>	28.6% (98)	31.3% (62)	
rating average		3.24 (343)	3.46 (198)	3.33 (541)
<b>answered question</b>		343	198	<b>541</b>
<b>skipped question</b>				<b>1</b>



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**Survey Comments Organized into Themes, referenced to pages for full text**

<b>Not in favor of sidewalk millage (105 comments)</b>	<b>Pages</b>
Due to previous replacements (32)	13-15
Because of desire for lower taxes, no new taxes, or less government intervention; tax revenue should be spent differently; sidewalks are not a priority (23)	16-17
Due to lack of confidence in City's ability to manage additional responsibility for sidewalk repairs considering the City's current management of: streets (14), the existing sidewalk program (2), street islands/dividers (1), sidewalks adjacent to City property (1)	18-19
Not in favor of millage because believe that property owners should remain responsible (9)	20
Not in favor of sidewalk millage: should be funded out of existing revenues, not new millage (5)	21
Not in favor of sidewalk millage because don't have sidewalks (5)	22
Not in favor of sidewalk millage because do not believe City will use the money to repair sidewalks (4)	22
Not in favor of sidewalk millage because of proposed magnitude (2)	22
Not in favor of sidewalk millage for unique reasons (2)	23

<b>In favor of sidewalk millage (56 comments)</b>	<b>Pages</b>
General statements in support (22)	23-24
Sidewalks as public good, advantages of having City manage (21)	25-26
Increases equity among property owners (6)	26-27
(Reluctantly) support millage despite poor timing (3)	27
Due to previous sidewalk replacements (2)	27



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<b>In favor of sidewalk millage (56 comments)</b>	<b>Pages</b>
Helps avoid large, unexpected costs to residents (2)	28

<b>Conditional support of sidewalk millage (“I would support the sidewalk millage...”)</b>	<b>Pages</b>
If City were to manage the program well or differently (9)	28
If the millage also funded sidewalk expansion (4)	29
If greater accountability is ensured (1)	29

<b>General questions, concerns, and suggestions (28)</b>	<b>Pages 29-31</b>
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<b>Dissatisfaction with expiring sidewalk enforcement program (27)</b>	<b>Pages</b>
Inconsistency in marking slabs; excessive markings (17)	32-33
Follow-up, enforcement took too long (5)	33-34
Substandard work observed (4)	34
Lack of coordination with ADA ramp replacements (1)	34

<b>Street Millage comments (26)</b>	<b>Pages</b>
Streets are in poor condition; City needs to do better job repairing; City should use street millage funds more efficiently (15)	35-36
Comments about bicycles/bike lanes (6)	36-37
Use fund balance prior to replacement millage (2)	37
Comments re: matching federal/state grants (2)	37
Streets should take priority over sidewalks (1)	37



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Other comments	Pages
Need to ensure enforcement prior to millage enactment (23)	37-39
Preference for expanding sidewalk infrastructure (either through millage or in general) (16)	40-41
Those who replaced sidewalks should receive reimbursement or tax credit (14)	41-42
Miscellaneous comments (19): <ul style="list-style-type: none"> <li>• <i>Survey complaints (8)</i></li> <li>• <i>Other (5)</i></li> <li>• <i>Safety services should be funded (3)</i></li> <li>• <i>City income tax is needed (3)</i></li> </ul>	42-43
Specific requests for enforcement/repair (streets or sidewalks) (10)	44
Dissatisfaction/questions regarding sidewalk ramp replacements (8)	45
Sidewalks should not be added to street millage; keep issues separate (8)	46
Concern that the millage amount is insufficient (7)	46-47
Maintenance (primarily snow/ice) concerns (7)	47
Comments expressing dissatisfaction or opposition in general (7)	48
Suggestions for additional elements to include in millage (6)	48
Thank you (6)	49
Make sure money intended for sidewalks, goes to sidewalks (6)	49
Comments regarding the new sidewalk on Washtenaw (between Arborland and Tuomy) (6)	49-50
Millage should not be based on property value, but rather be a flat rate for each property or be based on number of sidewalk slabs per property (5)	50
Suggestions for alternative method(s) of sidewalk repairs (3)	50-51



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Other comments	Pages
Discrepancy observed between residential, commercial properties' sidewalk quality; residential vs. commercial/public properties should be funded differently (3)	51
Desire to explore alternative sidewalk materials (2)	51
Non-profits, University of Michigan should be responsible for their own sidewalks (1)	51
Property owners would not extract same value from millage due to differences in property values (1)	52
Preference for <u>not</u> expanding sidewalks (1)	52

**SPECIFIC SURVEY COMMENTS FOLLOW**, as organized into general categories, displayed as directly entered into the survey format by the participants. Personal information has been removed, such as names and e-mail addresses.

Please note that multi-concept comments were cut and placed into different categories, as appropriate.



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**Not in favor of sidewalk millage due to previous sidewalk replacements, which should last a long time; don't want to pay for anyone else's sidewalk; millage is poorly timed (32)**

I put in all new sidewalk. Im not in support of taxing myself starting now for repairs that will come long down the road or will be used to repair people's sidewalks that did not invest like I did. Bad idea and it is disingenuous to reference biking and walking. 7/1/11 12:40AM

It's a good idea but too late. Just spent the equivalent of thirty years, based on \$14/ year to repair my sidewalks and I don't intend to spend anymore money on them for at least 30 years 6/27/11 5:49PM

Why would I vote yes when I had to recently pay for replacements. 6/29/11 6:22AM

This whole idea might have been more agreeable BEFORE we all had to pay to repair the sidewalks ourselves. Now that we've done so, why would we want to increase taxes to pay for the same thing? 7/1/11 9:27AM

Although I think the city should repair sidewalks, I will be annoyed if such a plan is implemented now that I have repaired my sidewalk at my own expense. 6/27/11 5:29PM

I was forced to pay for a repair the week after I bought my house. What would i get now with this millage 6/27/11 5:24PM

I just paid \$500 to repair the walks. I don't believe I should be paying every year. 6/30/11 8:12PM

It's not fair that our neighborhood has had to replace sidewalks 3 times over the 20 years that we have been in our house, and now we all have to pay for everyone else's sidewalks. 6/30/11 6:59PM

We have already replaced our marked sidewalk slabs with our money. I don't want to pay a tax that will now fix other people's sidewalks. This should have been proposed before the city made all of us replace our sidewalks. It's a good idea, but too late. I feel like I am being ripped off. 6/29/11 3:47PM

After paying privately to repair our sidewalk, we are opposed to paying additional taxes NOW to repair other sidewalks. I wish the City would concentrate on fixing the streets that so badly need it, and leave the sidewalk program as is. 6/27/11 10:36PM

I would have been willing to spend the "\$14/ year" two years ago. Little late now, don't ya think? I just spent the equivalent of 30 years worth of taxes repairing my sidewalk---dont intend to spend anymore for at least 30 years 6/27/11 5:54PM

We would be more enthusiastic if this hadn't come right after we replaced several sidewalk slabs which probably won't need repair for years. 6/27/11 9:53PM

it would be very disturbing , if after i've paid my share, now i have to pay others additionally! 7/2/11 11:16AM



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As home owners have just completed repairing there sidewalks per the city orders. Now we are being asked to supply money for sidewalk repair that we will not need for many years. 7/2/11 8:38AM

My sidewalk cost me \$600, it's probably good for at least 20 years, doesn't make much sense to start now as I will probably never see the fruits of my money. 7/2/11 12:18AM

I had to pay for my sidewalk why should others not have to pay instead I get hit for someones sidewalk 7/1/11 10:57PM

It is fallacy that the majority of sidewalks meet city specifications. Having replaced the entire length of sidewalk in front of our property, we do not feel we should have to pay for others' sidewalks. 7/1/11 11:49AM

It is absurd to make the majority of residents pay to fix their sidewalks at their own expense and then come forward with a plan to tax the residents more to have the city take it over. 7/1/11 1:11PM

I find it interesting that the City of A.A. waited until the whole sidewalk repair "mandate" to home owners was completed to come back & ask for funds for something the city should have been doing all along. 7/2/11 2:50AM

It cost me approx \$500 to fix my sidewalks last year. Why would the city want to make me pay this amount every 2½ years? 7/1/11 12:30AM

*Note: misunderstanding of cost (\$227/year vs. \$13/year)*

While I do think the city should maintain their own sidewalks and I thought this proposal was a good idea at first, that changed once I did the math. It just does not make any sense for the city to charge us that much to take on sidewalk maintenance. I just had to replace 6 sidewalk slabs last month at a average cost of around \$150 per slab (driveway sidewalk slabs are slightly more expensive as they are thicker). That "average" annual cost increase of an additional \$227 is about the cost of having 1 1/2 slabs replaced in front of your house EVERY YEAR. The slabs that I had to replace were a minimum of 70 years old and I have a around 25 slabs in front of my house. That means that over 70 years it would conservatively cost the "average" homeowner \$19,250 (with no property value increases). That works out to \$770 per slab of sidewalk which is ridiculous. Our fair city trying to slide by another tax increase under the guise of "doing the good citizens a favor." I wouldn't have realized this if I hadn't just had the slabs replaced. Don't fall for it! 7/1/11 11:06AM

*Note: misunderstanding of cost (additional \$227/year vs. \$13/year)*

We own a second home in Ann Arbor so I clicked "resident." We vote elsewhere, but I hope you will consider my comments. We just paid \$800 to repair our sidewalk, and I don't want to pay more in a millage. My property taxes and taxable value went up this year, and I expect they will continue to go up as the economic climate improves. An additional millage is unwelcome, given the fact that we have already paid for our repairs, and they will last for many years. I don't mean to be selfish, but I don't wish to pay for other repairs as identified by the city. 7/3/11 5:51PM





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If the sidewalk replacement project is done, come back for funding in 5 years. Not now when there is nothing to fix. Don't increase my taxes to fix something that won't need fixing for years. 7/1/11 12:37AM

Since all sidewalks in the city should have been repaired already there shouldn't be a need for repairs for another 15-20 years!!! 7/2/11 2:50AM

Seeing as how the City already forced all residents to replace or repair the sidewalks on their property, and sidewalks last a long time, there is no way I can support this added tax. Nor can I support any Council member who supports this added tax. 7/3/11 12:25AM

now that all sidewalks are fixed, you want to raise taxes to fix sidewalks... that won't be needing fixing for a long while... your timing leaves much to be desired. 7/2/11 2:28PM

This is a very difficult issue since I have already fixed my sidewalks. The odds of needing to repair them again are slim to none. It does make sense that the city should be responsible for the repairs, but they are now asking me to start funding something that I will probably never need again for my home. 6/29/11 11:29AM  
should maybe have proposed this before the round of repairs, but better late than never. 6/29/11 9:06AM

interesting that council proposed this after the majority of property owners had very recently completed the sidewalk repairs required by the City of Ann Arbor. 7/2/11 4:04PM

Taking over maintenance of the sidewalks AFTER making the owners pay for repairs does not seem fair. Try again in 10-15 years. 7/4/11 9:56AM

First, the city told us that it would be more cost effective for homeowners to contract for their own repairs. Now that we have all made these repairs, the city wants to start taxing us so they can make the repairs...duh, we've just completed all these repairs! If you did your inspections well, we shouldn't need to begin another round of repairs for awhile. 7/4/11 9:34AM

Why didn't you do this BEFORE I paid to fix the sidewalks in front of my house? I paid over \$1000 to repair mine & as I walk around the city, there are numerous examples of sidewalks that have not yet been repaired & are in worse condition than my sidewalks were. Case in point 507 Miller Avenue ... let me guess, a rental property. 7/1/11 7:47AM



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**Not in favor of millage because of desire for lower taxes, no new taxes, or less government intervention; tax revenue should be spent differently; sidewalks are not a priority (23)**

There are properties in AA that do not have sidewalks . . . why would they be taxed? No More Taxes! 7/1/11 12:30AM

I view this as just an approach to increase taxes. 7/1/11 11:39AM

You need to be very careful with the overall sentiment of amount of taxing you're doing. As we know the citizens, overall, have been lowering the amount of taxes they're willing to pay, in the City. With the recent reductions of staffing and controversial use of "city money" for large construction projects, you should be very careful what eggs you're putting in what baskets. OH, and remember the street tree millage - don't forget to run a good, strong, positive, collaborative campaign, or you won't get a positive response from the voters. 6/27/11 4:19PM

Ann Arbor taxes are too high now. To even consider tax increases or tax renewals is criminal. Elected officials who support tax increases will be fired at the next election. 6/28/11 9:01AM

City employees think the city is their piggy bank; the mayor and council think the city is to help them be liberal morons on a stage paid for by residents who must be ignored at all times. 7/1/11 12:57AM

We need less government 7/1/11 1:23PM

I view this as just an approach to increase taxes. A year or two from now the city will just announce that the millage is inadequate to repair the sidewalks and revert back to charging the home owner. 7/1/11 1:43PM

Real estate taxes are already way too high. I don't think the City with their expensive bureaucracy can do it for a reasonable price and I prefer not to always pay a millage when repairs are only necessary every 5 years or so. I look upon this as another way for the City to try to pick my pocket with more taxes. 7/1/11 7:34PM

Assume personal responsibility for the many harms done by high taxes. 7/1/11 11:48PM

I you take more my my money you will waste more of my money 7/1/11 2:14AM

Stop with your incessant money grabs 7/1/11 6:53AM

As a business exec, I understand the need to match costs with income streams. However, I STRONGLY disagree with A2's bucketized approach to the problem. Thus, while I am sure the sidewalks are deemed a public thoroughfare and thus should be the city's responsibility, I STRONGLY disagree with a millage increase for this bucket. A2's residential taxes revenue remains reasonably stable. 7/2/11 4:59PM

The city should be more concerned with maintaining streets, roads, and public safety than large expenditures on art and buildings. I don't feel that the city council priorities are correct. 7/4/11 10:11AM



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Quitspending my tax dollars on charities. I can make my own decisions on who to donate too. You need to focus on public safety and trash pick up and you are doing a terrible job. 7/4/11 10:10AM

No, I think the city wants to levy more taxes so they can quietly, in the future at some point when everyone has forgotten these issues, transfer these collected taxes to the general fund to use as they please-like another stupid under ground parking lot and conference center or another fountain like the one by the city hall, or some art installation designed by a non-local, non-US designer. No, I will never vote to increase the millage for this usage. 7/4/11 9:34AM

this is a tax increase which is presented in a obscure and veiled manner to make people think this is a good deal. It's not! 7/4/11 5:45AM

there are far more important issues than sidewalk repair. Why did the city waste all that taxpayer money to erect the addition to city hall and then add that ridiculous sculpture out in front. Michiganders are hurting right now in this depression. Quit wasting money for no good reason. 7/3/11 4:42PM

Stop trying to collect more taxes. Use the already ample tax base to take care of basic city services like police and fire. Cut non-essential "social programs." 7/4/11 8:58AM

I hate to think - with the economy still bumping along some sort of bottom and human service needs growing and sevicees being cut - that we are choosing to prioritize sidewalks with our tax dollars. 7/1/11 12:39AM

Stop wasting taxpayer money on parking structures, new city buildings, and public art. You are spending money like drunken sailors while we're in the worst recession since the Great Depression. 7/1/11 11:16AM

Take away the cell phones, credit cards and start serving the community that is paying your salaries. 7/5/11 11:34AM

If people are choosing alternate transportation, the wear & tear on the road should be going down. We don't need more taxes, especially in this economy. Keep the home owners responsible for their properties. 7/5/11 9:22AM

Enough taxes are already collected. Please require employees to pay more of their health insurance costs and stop the defined benefit pension plan contributions. Also, stop offering retirement before age 65. Please see UM's example. The offer almost no retirement benefits, because they are NOT affordable. 7/4/11 9:08PM



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**Not in favor of millage due to lack of confidence in City's ability to manage sidewalk repairs considering the City's current management of:**

**Streets (14)**

In addition, if city-controlled sidewalk repair mirrored the quality of city- controlled street repair, then walking would become life-threatening. I recently took a serious fall face down in the street because of tripping due to poor work and/or oversight at a new curb cut. 7/1/11 12:38AM

The City is doing a TERRIBLE job of street maintenance and repair. Therefore, I would have NO confidence in their being in charge of the sidewalks. 7/2/11 5:36AM

The city doesn't do a very good job when it comes down to repairing streets or maintaining parks in neighborhoods. If the city is in charge of sidewalks it will take for ever to have them fixed. 7/2/11 10:58AM

My concern is that the streets are poorly maintained (just look at the fiasco on Spring street that was necessary to get it repaired) and that the sidewalks would be too. 7/2/11 8:08AM

Street maintenance (potholes etc.) is deficient. Why should i expect better care for sidewalks? Promise avoidance (kind terminology) is endemic in Ann Arbor city management. 7/1/11 10:41AM

The city is miss managing its infrastructure expenditures. For example in lieu of repairing the roads, the funds are being spent on planting trees, painting extraneous lines, excessive police for traffic patrol, new parking meters and so on. Not that some of these thing are not needed, it is the timing of performance. Painting roads are known to be harmful for the surface. Excessive police patrol is a traffic nuisance and harassment of drivers. 7/1/11 11:00PM

i don't feel that the streets of ann arbor are actually being kept up as well as they should. particularly dexter rd between jackson and maple is VERY POOR. how do i learn about how the city is using/plans to use this millage fund? 7/1/11 10:57PM

*Note: Dexter Rd (Maple to Huron) will be completely reconstructed with utility replacements in 2012.*

It seems that the city has difficulty with general street issues, what makes me think it would be at all efficient in the sidewalk issues. You'd need to hire more people and that just means more taxes!! 7/1/11 12:32AM



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This is going to be a hard sell. Many property owners who replaced slabs at their own expense will feel cheated if this millage passes and will be inclined to say "I'm in compliance so I don't want my taxes increased so others can get a free ride." I don't agree with this point of view but it's going to be out there. My problem with this millage is my complete lack of confidence that the City has the competence to actually improve sidewalk conditions if the money does become available through this millage increase. I'm basing my opinion on the observed extremely poor current condition of the streets, shoddy patching work performed by City crews, lack of overall maintenance and repeatedly making excuses for these failures by blaming the problem on "Michigan weather." I have visited other Michigan communities that are in poorer financial condition than Ann Arbor where streets are in better condition than ours. Same weather. Please get your act together!  
Best Regards, 7/1/11 11:09AM

You have not done a good job of maintaining the streets so far. Why would anyone want to give you more money. It is time for A2 government to stop trying to fool the voters. 7/1/11 10:56AM

I'd be more willing to pay if I thought streets and sidewalks would actually get fixed. Our roads are a disgrace. 7/2/11 2:35PM

We also hope the sidewalks will be kept in a state of repair better than our streets. Finally, why did 3rd St. between Jefferson and William not receive the high quality curb cuts, with the red raised dots, but rather unsightly tar? There is inequity in how these programs are administered, it seems. 6/27/11 9:53PM

It seems that the City of Ann Arbor can't even keep up with street repairs let alone city sidewalks! 7/1/11 8:28AM

B) Considering how badly the roads are maintained I NO FAITH that the city can manage the sidewalk program. 7/4/11 7:43PM

***The existing sidewalk program (2)***

My willingness to support this is tentative because I am not convinced, based on my experience with the enforcement of the existing rules, that the city would actually DO it. 7/4/11 9:06AM

The city doesn't currently maintain sidewalks that are their responsibility (and yes, I have evidence)...how do we know they'd do better taking care of all the sidewalks? 7/2/11 9:47AM

***Street islands/dividers (1)***

Also, who is responsible for the "ratty" condition of many of the existing street islands and dividers around town? I am not overcome with confidence in the City's ability to maintain appearances, ref. E. Stadium at Washtenaw, and S. State just north of I-94). 7/2/11 7:42AM

***Sidewalks adjacent to City property (1)***

Third, the city doesn't properly maintain its own sidewalks now. Why should I believe they could handle the entire city's sidewalks? (e.g. Stone School between



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Packard and Eisenhower, Packard by and under the 23 overpass, to name just two. 7/4/11 9:34AM

**Not in favor of millage because believe that property owners should remain responsible (9)**

think property owners should be responsible. they are getting the benefit of having a sidewalk on their property. They have enhanced property value. I don't see why the cost of repairs should be spread to other property owners who maintain their sidewalks or to property owners who do not have sidewalks. The city should make each property owner maintain their own walks, if they do not, the city should fine them and make them pay for the repairs. 7/1/11 11:25AM

Reallocate existing millage expenditures to absorb cost of city taking it over, even if fewer streets get repaired each year. However, as I don't have sidewalks on my street, I prefer that property owners pay for sidewalk repairs (more of a "user fee" approach). 7/1/11 11:16AM

I will repair my sidewalk. I refuse to pay extra millage. The city can't fix our streets let alone the sidewalks..The city has all these priorities wrong. 6/30/11 8:43PM

I can maintain my walk for substantially less than any city project and prefer not to pay a higher cost for myself or for a less responsible property owner. 6/27/11 10:48PM

Sidewalks are more local than roads. The homeowner benefits proportionately more from the sidewalk by his house than by the road by his house, and thus I feel requiring homeowners to maintain their sidewalks is quite reasonable. The required level of maintenance, however, should be just as high for homeowner-financing as for city financing. I find many of the sidewalks in Ann Arbor to (still) be in an unacceptable state of repair. 7/1/11 9:15PM

I feel that homeowners should bear this responsibility. I think the city should maintain the streets and do a better job of this. I also think that homeowners will take better care of their sidewalks than the city. It also increases a homeowner's sense of taking care of their property which is a good thing in my mind. 7/2/11 5:52PM

each resident should be responsible for the walk in front of their property. 7/4/11 11:04AM

some people are capable of maintaining their property themselves and prefer to save money that way. 6/27/11 6:17PM

I am not confident that the city will find all sidewalks that need repair. Homeowners know best when their sidewalks are in need of repair, and I am concerned if this is taken on by a few staff members, the funds will go to areas where residents complain the most, not necessarily where repairs are needed. 7/3/11 5:51PM



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**Not in favor of sidewalk millage: should be funded out of existing revenues, not new millage (5)**

The value seems to there in your proposal, however I am not in favor of incrementally adding more "burdens" on the City government. The original street millage set my hair on fire I recall, as I thought then that the City's general fund should pay for streets, as a basic city service rather than allocating gf monies to other non-basic (in my opinion) uses. I continue to hold this opinion. (Why is this comment box so small?) 7/2/11 7:42AM

I do not think a millage increase is needed, for the city to take over sidewalk repair. This should be part of the already outrageous taxes we pay! 7/1/11 1:17PM

The sidewalks should be considered an essential infrastructure service provided by tax revenue funds already collected. Funding should come from cutting other non-essential services, for example, spending city employee's time entering contests and surveys listing us as 'greenest place to live' or 'best city for seniors', or expensive consultant surveys telling us how we should 'develop.' (how's that working for us?) Development is over, the economy is and will never again grow, certainly not like 'before'. Bridges, roads, minimal buildings, sewer, water, sidewalks, and bike paths...even public housing; these are the basic infrastructure areas where our tax dollars should go. And even with kids, I believe there is still way too much administrative fluff in our public school system. After peak oil runs it's course, we'll need all those city-funded sidewalks for our kids to simply walk to school. I also suggest beginning to learn the discipline of deleveraging proper before it becomes a more painful exercise. I.e., whenever we need something new and/or different, resist the knee-jerk response to 'raise taxes', as they will need to be raised anyway just to keep the lights on. #realitycheck 7/2/11 6:12PM

Fix the walks with General Fund money, drop social programs (homeless shelter, art) and fund infrastructure. 7/4/11 9:28AM

The city seems wildly inefficient with funds. Economize and find the funds elsewhere to fund this or continue 'as is' with homeowners repairing the sidewalks. 6/27/11 9:32PM



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**Not in favor of sidewalk millage because don't have sidewalks (5)**

1) There is no sidewalk in front of my house. So, you're asking me if I would pick up the tab for other property owners. No thanks. 7/1/11 11:11AM  
Some residents do not have the benefit of having a sidewalk in front of their property. Why should they pay for the benefit of others? 6/28/11 10:41AM  
Many neighborhoods, including ours do not have sidewalks. I would suggest the additional millage go to those with the sidewalks. 7/1/11 2:05PM

A) I do not have a sidewalk, so this will not help me. 7/4/11 7:43PM  
Some subdivisions in Ann Arbor do not have sidewalks therefore a tax for those homeowners would be unfair. 7/5/11 4:15PM

**Not in favor of sidewalk millage because do not believe City will use the money to repair sidewalks (4)**

I have no faith that city government would use the revenue from the "sidewalk millage" to actually repair sidewalks. It would be secretly siphoned off for more insane city building (e.g. new courts bldg, underground parking). 7/1/11 12:38AM  
I don't trust the city to handle these designated funds responsibly, and fear additional money would be transferred to other non-authorized uses. 6/29/11 3:55PM  
I think Ann Arbor is known for spending money voted for one thing on something else which makes the voters less confident. 6/29/11 8:50PM  
If we vote for that millage, we cannot trust you to actually use it for repairing sidewalks. You will drum up supposed administrative costs and then continue to force property owners to do the work ourselves. The present council can not be trusted with our money! 7/4/11 12:08AM

**Not in favor of sidewalk millage because of proposed magnitude (2)**

Additional amount for sidewalks is too high. Way above replacement costs vs life of slabs. 7/1/11 1:23PM  
Finally, your math is seriously flawed. I have a "typical" lot which has 15 slabs of sidewalk. Using your numbers, my tax should replace about two slabs per year, meaning the life expectancy of the average slab is seven years. Ridiculous. It should be 2-3x that. If the tax was about half this amount it would be more than enough to cover residential areas. 7/1/11 6:21PM

*Note: sounds like misunderstanding of cost?*





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**Not in favor of sidewalk millage for unique reasons (2)**

I live in a condo where our association is already responsible for all sidewalk costs. This would not change if if this millage were to be imposed. So I would be paying twice!!! 6/28/11 7:21AM

<http://www.legislature.mi.gov/documents/2011-2012/billanalysis/House/htm/2011-HLA-4589-3.htm> Representatives of the City of Ann Arbor testified in support of the bill. (6-16-11) If this bill passes, the City of Ann Arbor can take over sidewalks fixed at homeowner expense and let them deteriorate until there are huge 2" gaps between squares. City policy has marked sidewalks for repair with less than 1/8" cracks and gaps. I question the need for additional funding for sidewalks repair through tax funding. 6/27/11 4:44PM

**General statements in support (22)**

Consideration for making this change is long overdue. I'm very much in favor of doing this. 7/1/11 11:34AM

Long overdue. 7/1/11 11:00AM

As a renter, I would be more than happy to pay for a millage assessment in my rent. Especially if this leads to a coordinated sidewalk repair system. 7/1/11 10:36AM

City needs to stress low cost (\$13) to walkers for having safe sidewalks and help for lower income homeowners and distressed properties. (I don't have a sidewalk.) 7/1/11 11:06AM

I strongly endorse the idea of the city taking responsibility for maintaining the sidewalks and am certainly willing to pay for it in the form of a millage in the amount cited in this survey. 6/30/11 7:42PM

I think sidewalk replacement should be taken care of by the city. Frequently the cause of sidewalks shifting and cracking is the tree roots from the trees that the city plants along the boulevards. 6/30/11 8:08AM

I would much rather pay \$13 per year and not have to worry about repairing the sidewalk in front of my house. 6/29/11 3:39PM

Although I don't have sidewalks that would be covered by this program, I think it's a good idea. It's a way to solve all the sidewalk repair complaint stories I hear from my friends. 6/29/11 12:12AM

I do agree that the city should be responsible for sidewalks. 6/29/11 8:50PM

If the city does this it would be more uniform and the city can leverage a volume of business to reduce cost. 6/28/11 9:02PM



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Much to my dismay, my neighborhood does not have sidewalks. As a parent with a small child, it has been nerve-racking to teach her to ride a bike without sidewalks on our street. As a result, I am keenly aware of the tremendous value of this public infrastructure, and strongly support this millage. 6/29/11 10:59AM

I use a wheelchair. Where I live I can't go many places because the county is in charge of a portion of the roadway nearby. The city's sidewalks are much better, for which I am very grateful. 6/27/11 9:31PM

Please do not think that a vocal minority constitutes the opinion of all residents. I believe that I am responsible for replacing or repairing sidewalks in front of my house. With that said, I am not opposed to small increases in taxes when they are necessary. 7/1/11 10:25PM

This would save the city the cost of enforcing individual compliance and could improve quality and consistency of sidewalk surfaces. 7/1/11 12:40AM

When I was on the Ann Arbor City Council 30 years ago, I encountered many citizens who were outraged at the discovery that the city expected them to pay the cost of repairing sidewalks along their property. They said this should be paid by the city. When I responded that this could be done, but then property taxes would have to go up, every single complaining citizen reversed himself or herself, and said that it was better to have property owners pay. I don't know whether this would still be true today. People seem to have an automatic negative reaction to the words "tax increase", while assuming that the taxes they now pay should cover all facilities that look public. I intend to vote for this increase, whether or not it involves a separate vote from the normal street repair millage. 7/2/11 2:09PM

This is a good proposal. I hope it passes. 7/5/11 12:01AM

I think it's obvious that sidewalk repair is something the city should do, for many reasons: 1. The city would likely get better rates from contractors than individual homeowners. 2. Results would be more consistent. 3. Homeowners would be spared the hassle of having to deal with this. I am more than happy to pay an additional millage not to have to deal with this by myself. 7/5/11 9:42AM

The sidewalks in our condo neighborhood were worked on and I assume paid for by the condo association (owners). The sidewalks are worse now than before. The contractors that were chosen did a poor job and now some of the sidewalks have dangerous elevated areas. I would hope that if the city took responsibility for repairs we may not have owners choosing possibly cheap unexperienced workers. I would rather it be done right and look nice for the city and it's residents to enjoy. 7/5/11 9:31AM

While I strongly agree that the Street Millage should be raised to allow the City to take on the responsibility of sidewalk repair as well, I sincerely hope that a better job is done of repairing the sidewalks than has been done repairing the roads. 7/5/11 8:55AM

sounds like a great idea! 7/5/11 8:36AM

Many property owners fail to keep their vegetation from overrunning the sidewalks. When I have tried to report such infractions, all I get are recorded messages in city offices and I never get a call back. I think if the city assumed responsibility for



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replacing deteriorated sidewalks it would lead to more uniform results and it could increase employment within the community. 7/5/11 6:34AM

Thank you for suggesting this. It just makes sense for the city to maintain the sidewalks. 7/5/11 12:53AM

**In favor of City being responsible for sidewalk repairs: sidewalks as public good, advantages of having City manage (21)**

To my thinking, sidewalks are a public good, just like streets and streetlights. Since Ann Arbor seems to be good at maintaining streets and streetlights, I would be happy to see sidewalks added to the city's responsibility. 7/1/11 11:16AM

I am generally in favor of collecting and spending public funds on basic infrastructure. 6/27/11 6:28PM

like streets, sidewalks are a public good, not an individual property owner's good, so it makes more sense for it to be covered by the city through taxes. 7/1/11 10:43AM

The residential sidewalks are more of a benefit to the city than they are for the residential property owner. It makes more sense to me if the city takes on this responsibility, and ensures that the level of sidewalk repair is constantly up to date. The city should also be able to repair sidewalks faster than waiting for property owners to comply with requests. 7/1/11 10:41AM

If the city managed the process every sidewalk could be maintained. There will always be residents who don't cooperate or do repairs on the cheap if they are personally responsible. 6/30/11 7:04AM

love the idea mostly because i want smooth routes throughout the city, not just in front of my house. 7/2/11 11:21AM

A2 is a walkable city. Safe sidewalks are necessary. Some property owners are lacking responsibility for maintaining safe sidewalks. 7/1/11 4:15PM

I think this is a good idea, and the city doing the sidewalks in contracted 'bulk' would probably be able to get a much better price than could any individual or small group of homeowners. 7/1/11 2:39PM

If the city did the work it would all be done to the same standard. Some of the replacements done by residents haven't been done very well. 7/1/11 9:24PM

Also, if the City were to maintain sidewalk, the City could focus efforts on repairing the walks in most of need at any time - such as the dangerous sidewalk along Main Street heading out to M14, or installing sidewalks in those areas which randomly have missing sidewalks. 7/1/11 1:36PM

The city's purchasing power should make it cheaper for the city to do sidewalk repairs than having homeowners pay for them. 7/3/11 10:05AM

I have no sidewalks running in front of my house on Vinewood Blvd. However, I think that maintenance would be better accomplished with a city millage. 7/2/11 4:14PM



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Using "Complete Streets" principles, sidewalks should be considered part of the same municipal responsibility as are streets. 7/4/11 10:36AM

Everyone benefits from well-maintained sidewalks. In my neighborhood (Burns Park), residents were supposed to fix their sidewalks and some did right away, some didn't for years. It would be more efficient, and probably cheaper, for the City to do it. 7/3/11 4:06PM

Well, my street doesn't have any sidewalks, so as it is I don't have to pay anything. I guess it also depends on what other funding choices I'm being asked about. I do believe it would be more efficient and probably cost less for the city to do it. And I do believe sidewalks are important. 6/27/11 4:44PM

As the user of a wheelchair, I have had difficulty in the past getting around my own neighborhood due to sidewalks in disrepair. With the city taking responsibility for sidewalk repairs, I would hope and expect that any necessary repairs would be completed more efficiently. In the past I've had to rely on my neighbors or their landlords to do their part so I can just go around the block with my family, and I've been disappointed. 6/29/11 3:39PM

The present system, with sidewalks being inspected by untrained people, homeowners being forced to find a contractor, and placing the burden of maintaining a "public good" (the sidewalk) on homeowners, is arbitrary and crazy. Sidewalks are owned by the City, and they should be maintained by the City, just as the streets are. 6/28/11 9:15AM

Please pick something and stick to it. I repaired 4 pieces of sidewalk and The city should assume responsibility for all sidewalks and bike paths if it wants one continuous useful citywide system that is maintained at the same level uniformly. 6/28/11 8:16AM

Sidewalks are generally speaking a community good and as such the costs of installation and maintenance should not fall solely on the shoulders of a residential homeowner. 7/5/11 11:34AM

Sidewalks and streets are perceived as public property, with free access to all. It seems reasonable that they, as well as curbs on the streets, be financed and maintained by the city. 7/4/11 5:28PM

I strongly believe the city should repair sidewalks. It's ridiculous to have multiple contractors working on sidewalks. The quality is mixed -- some great, some awful - colors are mixed -- some white, some beige, some gray. There are some things that just shouldn't be privatized: roads, bridges, sidewalks, prisons, garbage pickup...I could go on, but I won't. 7/4/11 12:38AM

**In favor of City being responsible for sidewalk repairs: increases equity among property owners (6)**

i feel the cost of sidewalk repairs should be spread/shared by all tax payer's. a couple of examples: 1) if a person has an older home their more apt to have sidewalk repair issues because old neighborhoods have many large trees on their extensions that cause problems as the trees grow there roots sometimes lift the



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sidewalk causing them to crack. people in NEWER neighborhoods wouldn't have this issue because the trees would be smaller. 2) residents on corner lots also have the burben of more sidewalks. 7/1/11 11:27AM

Trees planted by the city on curb extensions eventually disrupt the sidewalk which I must repair. Trees continue to upheave sidewalk, which I continue to repair/pay for. Being on a corner lot, I have twice the expense. Sidewalks are used by all, so share the up-keep expense more equitably. 6/28/11 4:46PM

This [\[ed. note: the sidewalk program\]](#) really was an unfair tax that we were unable to appeal. A fairer system is desperately needed. 6/27/11 6:06PM

Having the city maintain the sidewalk at the same rate for everyone is most fair - I had two slabs replaced a few years ago, while a neighbor had to replace 8. I would say that we maintain our properties to the same level, but my neighbor had the bad luck to have trees nearby or poorly installed slabs from the previous owners. 7/1/11 1:36PM

This would also be more equitable for homeowners who live on corner lots and have large stretches of sidewalks they happen to be responsible for. 6/29/11 3:39PM

In general, sidewalk maintenance costs should be shared by all users. I don't think it is fair for corner homes to pay so much more when sidewalks are used by everyone. 7/5/11 3:49PM

### **(Reluctantly) support millage despite poor timing (3)**

Why does this need to happen? If all the sidewalks have been repaired or are in the process of being repaired, then there is no need for this millage? I do support it, but question why it has to happen... 6/27/11 6:09PM

While I agree to the idea of the extra millage, it is ironic that now, after I've spent several hundred dollars to repair the city's sidewalks in front of my house, the city comes around with it's hand outstretched wanting me to shell out even more money so that that it can take over the task that no longer needs to be done. This is a bit late to come up with this idea, don't you think? 6/27/11 6:27PM

My biggest frustration was that this was the obvious response in the first place. Why else have a city government than to handle things like this (and the FDD program, but that's another story)? 7/1/11 6:21PM

### **In favor of sidewalk millage due to previous sidewalk replacements (2)**

the only reason i am in favor of this is that we spent about \$2000 replacing sidewalks and driveway aprons about 3 years ago and there are signs that some of the sidewalk slabs- work performed by city forces/contractors - is starting to heave because of work on adajcent property's sidewalks and city trees. rather than go thorough another inspection, mandated repair process we would be more than



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happy to put the entire responsibility on the city. we also feel that the city should seriously look at opportunities to eliminate unnecessary sidewalk paving- ref neighborhoods like Angell, Burns Park and King 7/1/11 12:37AM  
The tax cost for a 5 year period is much less than we paid to repair our sidewalk. 7/1/11 11:54AM

### **In favor of sidewalk millage: helps avoid large, unexpected costs to residents (2)**

Think the sidewalk proposal would be a big help to all Senior residents not having to worry about the expense of fixing sidewalks. 7/1/11 12:46AM  
This plan would also help those who cannot afford a major expense all at once. 7/1/11 11:54AM

### **Conditional support (“I would support...”) (14)**

#### ***...If City were to manage the program well or differently (9)***

Paying a tax to take care of them would be fine if I thought a.) the city would have the bargaining power to bring the cost of maintenance down better than individual citizens would; b.) the city would see to the repairs as quickly as I did; 7/2/11 9:47AM

I dislike the whole sidewalk issue, no matter who pays for it, because it is (supposedly) the reason why Tree City now allows only small trees on the lawn extensions for the most part - a complete change from historical practices, and producing dinky streetscapes in the future. Suck it up, plant a tree that gets to a decent size, and pay the price in more frequent sidewalk repairs. Do that, and I'll consider supporting the city's ideas. 7/1/11 4:47PM

IF the city takes over maintenance and repair of the sidewalks I be they come up with a much more uniform standard to determine when sidewalks have to be replaced than what they have in place now. what is in place now appears to be based on personal preference instead of a uniform standard. 7/1/11 3:02PM

It seems like a good idea to have the city be responsible for the sidewalk repair as long as they can accomplish it in a manner that is efficient and keeps high quality standards. Thanks! 7/1/11 2:41PM

I just want to state that I would be delighted for the city to take over sidewalk repair, and would gladly pay more for it, so long as it did not yield delinquency in addressing repairs. It is easy for a single owner to monitor their own sidewalk; it is more challenging for the city to monitor all of the sidewalks around. 6/28/11 9:06PM

I would support this proposal if the city did a better job with maintenance and repair. 7/2/11 8:08AM

Only if the quality of the repairs is excellent. Several city-done repairs for non-compliant owners done last year are already disintegrating and flaking and scaling. 6/29/11 8:24PM



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I would agree to a millage increase more positively if (1) it were coupled with the removal of Norway Maples which are the main cause of needed repairs  
There have been sidewalks marked that we did not understand why they were marked. I would want to make sure that this money is not wasted on sidewalks that really don't need replacing. 7/4/11 11:19PM 'repairs' and 7/4/11 6:04PM

### **...If the millage also funded sidewalk expansion (4)**

The only way I would even consider supporting a sidewalk millage would be if it also covered adding sidewalks to areas that don't currently have them. Right now my street is a hodgepodge of houses with sidewalks and houses without, causing people to walk in the street even where there are sidewalks. If the sidewalks aren't complete along the length of the street, I don't see why any of us should have to have them. 6/28/11 10:40AM

I would strongly agree on this issue if my street were to be provided with a sidewalk as originally planned with our street improvement but cancelled. We have frequent walkers and runners on the street who have to walk in the road or on property and in the winter this is dangerous. In addition there is a bus stop that would be much more easily accessed with sidewalks (corner of Wagner and Jackson). Our property is located between liberty and Jackson on Wagner. 7/2/11 7:22AM

I would agree to a millage increase more positively if (*ed. note: author's #1 is included above in "City were to manage program better or differently"*) (2) it included the addition of new sidewalks especially where there are short gaps or where there are sidewalks that end abruptly midblock. 7/4/11 6:04PM

My subdivision does not have complete sidewalks. I would be interested in supporting a sidewalk millage if it included adding sidewalks where they are missing in the subdivision. Otherwise I feel as though I would be paying for others, but not benefiting myself. 7/5/11 9:16PM

### **...If greater accountability is ensured (1)**

To get my vote, even for renewal, I want stronger accountability in how the existing money is spent 7/2/11 11:55AM

### **General questions/concerns/suggestions (28)**

I would hope that the city would not charge residents for repairs to sidewalks this summer until this issue is resolved. 7/1/11 12:29AM

I have a concern with how the distribution of expenses to property owners would be shared when placing an accessible cross walk at corners or mid-block. 7/1/11 11:07AM

I often walk in various parts of Ann Arbor, and don't think the sidewalks are in as good of shape as you seem to describe. Also, they are often somewhat obstructed by shrubs or tree limbs, have flooded or muddy patches, or are otherwise not



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easily walked - especially trying to walk side-by-side with another person. 6/30/11 9:31PM

Cutting back shrubbery that overhangs the sidewalk is more important than perfect sidewalks. 7/2/11 9:37AM

Identify low places in sidewalks that collect water in summertime and freeze in wintertime, and repair them, too. 7/1/11 9:23AM

Don't use the same concrete company that you used for Skyline HS 6/28/11 5:14PM

I think the per slab cost should be less than \$120 if in fact the proposal is passed because of the volume. 6/28/11 9:15AM

I would like to have sidewalk repair work done as needed and not on a 10 year cycle by neighborhood as currently mandated by the City.. 6/27/11 9:39PM

You forgot your administrative costs. And, there will be politics involved. Squeaky wheel neighborhoods will get more sidewalk slabs replaced and/or marginal ones replaced. Poor neighborhoods won't unless the slab is on a major thoroughfare. 6/27/11 4:57PM

Make sure that the contractors who have been doing the work now are included as city vendors so they can maintain a source of revenue. They have invested in equipment based on your past practices, you owe it to them. 6/27/11 5:49PM

During sidewalk reconstruction, it would be nice for the residents and businesses to be forewarned that it is going to occur. It is also very important to note how intrusive the sounds of the process are during the work day. In addition, there are many sidewalks in disrepair that need to be replaced rather than widened, which should be the focus. And green space should never be eliminated on the edge of the sidewalk. No one appreciates a pavement jungle. 6/28/11 8:44AM

Is there a better way to communicate with citizens which streets will be repaired during each repair season so we aren't wondering when our favorite ones will be fixed? Or to communicate when new paving will be put down? 6/27/11 6:24PM

I hope "existing" sidewalks will include those that are rudimentary, such as along Geddes. 6/28/11 9:52AM

I hope that the city being responsible for the inspection and the work will make for better repair. In some cases, panels are simply replaced without addressing underlying issues like improper drainage. The northeast corner of Hill and Division is a case in point. The sidewalk there fills to inches deep with rain or snowmelt and is incredibly dangerous when it refreezes. 6/27/11 6:20PM

I think you need to be clear on how the sidewalk repairs will be identified in the future. Will it be citizen reporting? rolling inspections? When do you expect to start replacing/repairing sidewalks with this money if all the sidewalks have been repaired within the last 5 years and concrete should last for at least 20 years or so? Are you intending to spend the proceeds each year or accumulate the funds until repairs are identified? Also, I don't think the roads are in very good condition despite the 2 mills we're already paying for street maintenance. I assume that is because you were accumulating money for the Stadium bridge, and now that there are other funding sources for that project you can spend more money on fixing the





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other roads. If that is the case, I think you need to overcommunicate which roads are getting fixed and on what timetable or the existing 2 mills will be unlikely to be renewed and the additional sidewalk piece will only make matters worse. 7/2/11 12:16AM

what about priority? 7/2/11 11:49AM

Will the city police the condition of the sidewalks or will we have to continue to snitch on our neighbors? I have an idea for local volunteers to police specified areas and report to the city. 7/1/11 5:29PM

The shaving of sidewalks was a great solution for uneven areas. I hope this will work in the long term and not break and crumble due to loss of strength. 7/1/11 5:17PM

I think repairing the Stadium bridge should take precedence over future sidewalk repairs. 7/2/11 7:16AM

Streets and sidewalks most frequently used need to receive the highest priority for repair. 7/1/11 4:32PM

3. Sidewalks being torn up have a significant impact on a business or residential owner. Will owners have input on when city-arranged repairs will be done? 7/3/11 11:09AM

One concern is how often the City will inspect sidewalks and once it is determined they need repair, how long will it take the City to complete the repair. On my walks, I still see many an uneven sidewalk that is in need of repair. 7/5/11 9:23PM

Make sure that the millage states clearly that a quantitative approach to sidewalk inspection is enforced. Currently, the standards are too subjective resulting in very poor consistency in sidewalk quality throughout the City. For example, one property had sidewalk blocks that were marked by City inspector for repair of minor defects while an adjacent property had a sidewalk blocks that clearly should be replaced that was not marked by the City inspector. 7/5/11 7:17PM

What is the process for, 1) how it's decided when a street is going to be repaired, and 2) bringing disrepair of a certain street to the City's attention? Also, many times streets that appear to be in poor shape are continuously cold patched rather than repaved. Is this due to cost? One final question: If the millage is increased, how does the City intend to monitor the sidewalks and how often? If there is money left over in the fund year to year, does it stay in the fund? 7/5/11 4:10PM 7/5/11 4:10PM

Street trees causing damage to sidewalks is another concern that I had with the previous program. Having both forestry and sidewalk maintenance under City responsibility makes sense when decisions need to be made with conflicting objectives. 7/5/11 3:49PM

But will that get the sidewalks fixed?!? Instead of just replacing the sidewalk ramps? 7/5/11 1:48PM

Also currently is the UM responsible for maintaining the sidewalks in front of University property? 6/29/11 3:12PM



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I would like to see greater promotion of and communication about the responsibility residents presently have for our sidewalks. How and when does the status of sidewalk maintenance get monitored, and how do residents get that information? Because of the volume of such business for sidewalk upkeep, do residents get a break on costs? I feel as though this info's out there, somewhere, in the ether....but hasn't hit home. 7/1/11 12:39AM

**Dissatisfaction with expiring sidewalk enforcement program (27)**

***Inconsistency in marking slabs; excessive markings (17)***

The city marked an excessive number of slabs for repair. Some marked slabs were not even visibly damaged or misaligned in any way. 7/1/11 11:18AM

In recent weeks there have been repairs made to corners in NW side of town that did not appear to need repair at all-example-Hollywood and Louise corner. 7/1/11 11:15AM

I was \*very\* unhappy with the sidewalk program about 5 years in my neighborhood. We were requested to replace some perfectly good slabs -- it seemed the decision were made by very inexperienced or incompetent temporary staff.. Meanwhile many of our neighbors (landlords mostly) ignored the requests and their sidewalks were not ever repaired. 6/27/11 6:06PM

The sidewalk inspectors are very picky. Many of the slabs they flag for repair are only mildly cracked or sunken. With the proposed millage, I worry that resources would not be used effectively. 7/1/11 10:27AM

The City had us replace a unit of the sidewalk that we had previously replaced and the City had previously inspected. This unit had not noticeably changed in the intervening years. There needs to better definition of what needs to be replaced and more consistency in application of these criteria. 7/1/11 4:32PM

1. The employees who marked the sidewalks were very arbitrary. Some blatant defects were ignored while tiny ones that were not remotely trip hazards were targeted. No replacement program works without attentive, skilled employees making decisions uniformly. This is true no matter who's paying for it. 7/3/11 11:09AM

There are a few flagrant examples of sidewalks in disrepair that were not even marked by the people who did the sidewalk survey. 7/2/11 4:04PM

Will the city follow through and actually DO the street/sidewalk repairs? Can the determinations of what needs to be repaired be standardized? (so far, many sidewalks that NEED to be repaired have NOT been marked. There also many marked squares which are in perfect condition. Why?!) 6/29/11 8:32AM

Further, sidewalks owned by slum lords in the campus area seen to never have to replace their broken sidewalks, but MANY homeowners in our neighborhood had to replace slabs that had hairline corner cracks. Plus, we used a city-recommended business and the garbage slab that he put in failed within a year



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and is in worse condition than the slab he replaced. The entire city program of sidewalk replacement is arbitrary and unfair, but I don't want to pay yet more taxes to subsidize other sidewalks. Just clean up your own rules and be consistent and fair! 6/30/11 6:59PM

Have the sidewalk evaluations done by competent people!! The last ones were erratic and unfair! 7/2/11 7:07AM

The process of identifying which slabs need repair/replacement seems inconsistent. 7/2/11 8:19AM

I felt that some sidewalk repairs were not needed 7/2/11 1:21AM

I think that the concern about sidewalks has been excessive, given these tough economic times, and the woeful shape of the streets adjacent to the sidewalks. I would have required the repair of only really problematic sidewalks. 7/4/11 12:14AM

The sidewalk replacement plan has been a joke! no uniform rules or standards to see what sidewalks need replacing. the program cost me \$1,000 yet nearby neighbors have walks in greater disrepair than my "flagged" sections, AND one section was due to the city tree (that the forestry department won't trim until it crashes into my sons bedroom) that heaved the section upward over the years. 7/4/11 9:54AM

Second, as I took my walks around the neighborhood just after the inspections were made in my neighborhood, there seemed to be significant discrepancies in which sections were deemed ok and which were deemed unacceptable and in need of repair. 7/4/11 9:34AM

The side walks were marked, for replacement, by very young people who didn't seem to do a very good job. Many that needed replacing were missed. I think someone with more experience would have been better. 7/3/11 2:56PM

In addition, the inspections seem to be very subjective or the standard seems to have changed over time. For example some of the slabs that were marked & I subsequently paid to have replaced in front of my house were not as bad as others passed on my next door neighbor's house. 7/1/11 7:47AM

### ***Follow-up, enforcement took too long (5)***

Please explain why the city is waiting several years to f/u with owners that did not comply. 7/1/11 12:36AM

With the current homeowner responsible program, the city said this was better because it would cost much more for the city to do concrete sidewalk replacement than what homeowners could find contractors for. Now, there is no mention of this price discrepancy. Who would the city use for the concrete work? Would the cost average \$120/slab like it has with the current program? Also, the city took way too long to get non cooperating homeowners, and especially landlords, work accomplished. The city needs to hire smarter people as sidewalk inspectors; both for the selection of sidewalk sections needing work done, and the onsite inspections of the prep work. At my home, the city inspector was going to approve pouring of the concrete, even though the forms were for only a 3 inch thick pour. I



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had to point out the insufficiency to the city inspector. Minimum standards need to be enforced. Both sets of inspectors need better training and better supervision. Lastly, if tree roots under sidewalks are not removed, then the work will have to be redone too quickly. Tree roots under sidewalks that need replacement should be removed. Most trees will survive. The occasional trees that don't should then be replaced if they don't survive. This is common sense. The city doesn't want to have to keep replacing the same section of sidewalk again and again. 7/1/11 11:51AM

Some sidewalks that border city parks and city schools are in terrible condition and nothing seems to be done about those. In regards to the people in my neighborhood who did nothing to repair their sidewalks, it's frustrating that nothing has been done years later. Which makes me wonder, "why did I repair mine"?  
7/1/11 11:19AM

the sideway repair did not seem to be well done. they first told us that our sidewalk needed to be repaired, but they did not follow up for a year. 7/1/11 11:14AM  
Why doesn't the city repair its sidewalks as fast as it expects homeowners to??  
7/4/11 9:04AM

***Substandard work observed (4)***

It is unfortunate that the City executed the sidewalk replacement program so poorly. It is also unfortunate that the work I see Doan doing in our neighborhood is so poor. Placing new sidewalk concrete on undisturbed and uncompacted materials is a waste of our money. Additionally, we are paying for 4 inch thick sidewalks and getting 3-1/2 inches. I cannot entrust any more of my tax dollars to the cities reconstruction efforts. As a Civil Engineer, I understand the need for infrastructure improvements, but not poor construction and lack of oversight.  
7/1/11 12:44AM

Improve oversight and accountability of sidewalk contractors. I have seen substandard work done on city contracted sidewalks - we should not pay for this. also, who was accountable for all of the accessibility induced rework? 7/1/11 12:41AM

2. Some of the repairs made were very poor quality. Some repaired slabs crumbled, lifted, or cracked within a year. An individual property owner who paid for the repair may be more likely to follow up with the contractor and demand a fix than the city might be if it was fixing many miles of sidewalk and didn't constantly follow up. Would there be employees checking how new slabs are holding up in a year and making sure all defective work is redone? 7/3/11 11:09AM

The expiring sidewalk program has had equity and quality problems throughout its length. 7/4/11 10:36AM

***Lack of coordination with ADA ramp replacements (1)***

It seems to me that there is not communication between departments in the City. We had to replace on flag on the walk in front of our house, which we felt was not needed, and two years later the whole road including sidewalks was replaced.



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What a waste of time and money. And the people who did the sidewalk surveys did a very hit and miss job of marking slabs to be replaced. 7/1/11 9:06AM

**Street Millage comments (26)**

***Streets are in poor condition; City needs to do better job repairing; City should use street millage funds more efficiently (15)***

I live in a condo. The sunken water access cover in the sidewalk along the condo yard had a cone over it for at least 2 years before someone fixed the sidewalk to make it level. I consider that dangerous and inexcusable. I'd also like to add that all the bike-riding jerks don't realize how pathetic and poorly kept up our streets are. If they drove a car they wouldn't have answered that the streets were in pretty good shape. IDIOTS! All I see when I drive in town (and in Michigan) are potholes, uneven levels, and huge cracks. Whenever anyone crosses the state line they know they've left Ohio & better roads behind. 7/1/11 11:02AM

I moved here from California Aug of 2010. I was astonished as I drove around the city as the level of highways here. I felt as if I were driving in Mexico. I driven around many states with similar weather conditions and never seen such deplorable roads. major potholes, that can cause damage to your tires, car alignment, etc. It could also be a danger to residents riding their bikes. It seems as if the city spends money on so-called feel-good things such as parks, bike lanes, but has no thoughts on public safety. It is an embarrassment when my relatives have come to visit from several states and commented on the sad conditions of the roads. When a few potholes are repaired and have a little asphalt dumped in the hole, then it's loose and is eventually scattered all over and becomes a hole again. What good is that? I wonder if anyone is listening or really cares what I think. I truly hope you take this into consideration. I don't type well, as I am a retired nurse, so forgive my lack of that. Thank you. 7/1/11 8:51AM

I also strongly disagree with the recent placement of speed humps on Independence. This money should have been spent on road repair during these difficult economic times. If the concern was pedestrian safety while walking on the street due to the lack of sidewalks, the city should have thought about sidewalks instead of speed humps, even though new sidewalks are not covered under this millage. I guess the choice to put in speed humps really makes me question whether our millage money is being wisely spent. 6/30/11 8:08AM



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City streets are in horrible condition. Hoomayan Pirooz says that only 21 miles if our streets are in disrepair. If that is accurate, they must be the 21 miles I drive on regularly. I don't mind taxes, but I do object to poor value for our tax dollars. Drive on Green Rd N of Plymouth, Dexter Rd near Knight's, Barton Dr....I strongly object to planting multiple trees, some dead at the time of planting, when there is no maintenance of same & poor maintenance of our streets. I question the city management's priorities. Also, the new/upgraded handicapper sidewalk ramps create more problems than they solve. So - a tax is ok, but only with better management of our resources. 6/28/11 7:29PM

*Note: Dexter Rd (Maple to Huron) will be completely reconstructed with utility replacements in 2012.*

I am a renter, but there was a construction barrel in the street that my complex is on for more than a year...honestly I think it might have been more than 2. It covered a pothole (or something) in the street. It was FINALLY fixed last week. This is ridiculous. I have family that lives in Rochester, NY; they repaved 5 miles of road in one night! Yes, the taxes there are higher. If things are fixed more quickly, I would agree that the street millage is a good value. I said on the survey that it isn't, because of the time it takes right now to get things done. 6/28/11 12:27AM

I would like to see our streets maintained by the city, as they should be! Many are in deplorable, disgraceful condition. Go almost anywhere else, and the difference in maintenance is DRAMATIC. 7/2/11 12:57AM

When is the city going to repair our streets? SO MANY of them are in terrible shape! 7/1/11 1:06PM

It is absolutely unbelievable that the City allowed the Stadium bridges to reach the current state of disrepair, seriously disrupting cross town traffic, whatever the funding issues. 7/1/11 4:32PM

Streets in this town are horrible - no two ways about it. 7/4/11 11:30AM

Repair the roads ... Miller, Maple, Main, etc. 7/3/11 9:54PM

*Note: Miller Ave (Maple to Newport) will be completely reconstructed with utility replacements in 2013.*

The street millage would be better value if more streets were repaired. We need to go back to the standard of 40 streets resurfaced per year. 7/3/11 6:12PM

It would help if the City were to repair streets - which we are already paying for. I have a promise, but no action. 7/1/11 12:35AM

The city can save money by not using streets millage funds for aiding development. Any costs for any development should be borne by the developers. We do not get good value for our streets millage funds because the city squanders those monies. They should be used in a manner that benefits us, the people who live here and pay the bills. 7/5/11 11:34AM

The roads in the City of Ann Arbor are some of the worst in Washtenaw County. I struggle to understand what the money I already pay into the Street Millage actually pays for since the roads are so poorly maintained and are rarely replaced. 7/5/11 8:55AM



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This survey was difficult to answer without additional information. For instance I have no clue about what kind of value the millage provides since I really don't know how the money is spent. Most of the roads around my house are in terrible shape. 6/29/11 3:12PM

**Comments about bicycles/bike lanes (6)**

PLEASE WORK TO IMPROVE BIKE LANES 6/28/11 9:00AM

Bicyclists are not safe on the sidewalk and it would be better not to pitch sidewalks as a route for cyclists. 6/27/11 4:42PM

bike lanes and sidewalks for bikers are very bumpy in the city... it would be nice to fix those too 7/1/11 2:55PM

As a new bikerider I am a little shocked by the amount of potholes we have. I would be willing to support millages to increase bike lanes and continuing to develop pedestrian friendly measures such as traffic islands. Thanks! 7/2/11 5:52PM

I also feel frustrated with adding bike lanes when there is no room for them. Focus on keeping streets safe for drivers when there is an excess of funds add bike lanes 7/5/11 10:45AM

Biking in Ann Arbor requires a good dentist to replace fillings that get rattled trying to ride to and from work! 7/5/11 12:45AM

**Use fund balance prior to replacement millage (2)**

Use the accumulated street millage funds before seeking renewal of the millage. Demonstrate the responsible use of those funds in order to establish a reason for the renewal. 7/1/11 12:31AM

Why does the city keep a \$28 Million surplus in the streets repair fund when Ann Arbor has the third worst roads in the state of Michigan? I will not vote to renew the streets millage due to the fact that the city does not spend existing funds on street repair. 7/3/11 4:30AM

**Comments re: matching federal/state grants (2)**

- It's not completely honest to talk about the Reconstruction Millage without pointing out that the City receives millions of dollars every year in weight and gas tax revenue sharing. We are one of the few communities in the state that levies an extra millage, on top of that money, to repair roads faster. 7/1/11 12:31AM

This would not have been the case of the matter if\when the Federal funds were lost by the slowness of our city government officials\mayor. "Ann Arbor officials still have not completed the necessary groundwork to receive TIGER II grant funds." Need I say more... 7/1/11 11:03AM

**Streets should take priority over sidewalks (1)**

2) There are still many streets in poor shape. For instance, the right lane on Jackson/Huron from Maple to Seventh is very tough on tires and a safety hazard. I think that should take priority over sidewalks. 7/1/11 11:11AM



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**Need to ensure enforcement prior to millage enactment (23)**

To be more fair to those who recently repaired their sidewalks, and to those who have sidewalks that currently need repair, could the city require that all sidewalks be repaired \*prior\* to having the city take over responsibility for them? 7/1/11 12:35AM

- The City needs to make a better case that \*all\* sidewalks have been brought up to standards. Walking to work the past few days, I don't think this is true. This money should be used to fix new problems going forward; not existing problems. 7/1/11 12:31AM

Please follow through on fining the residents that did not fix their sidewalks. 7/1/11 11:44AM

if the city is going to do this NOW why did I have to pay for the sidewalk I replaced before on my own? some people never repaired theirs and now I would have to help them pay just because they didn't when they were supposed to? 7/1/11 10:47AM

If residents who have paid to have their sidewalks repaired are convinced that people who DID NOT repair their sidewalks, will eventually have to pay the piper, I think they'll go along with the extra 0.125 mills easier. 6/27/11 4:34PM

Many residents have had to pay for their own s/walk repairs. IT'S NOT FAIR to tax them to repair others' s/walks. Doing so will make many people VERY ANGRY! 7/1/11 9:29AM

I only would agree to this as long as all the damage sidewalk is repaired by homeowner before the new program starts. I was forced to replace 6 slabs. It would irritate as hell, if the city does not survey all the current sidewalk and make sure each home owner take care of their sidewalk. 6/30/11 1:51AM

Having just paid to replace my entire front sidewalk, and not just the squares marked by the city, I would be willing to start paying into a repair fund IF, and ONLY IF, any pre-existing damaged sidewalks in the rest of the city are repaired at the property owner's expense. In other words, I see no reason that I, who have just done the responsible thing at no small cost, should pay into a fund to repair sidewalks for people who have not behaved in the same responsible way. 6/27/11 6:47PM

After I did my side walk and others did not? The program is NOT finished. There are still many that have not been repaired. So...now I have to pay for my own and now pay additional tax as well. Seems wrong in my opinion. What about the others that did not fix their side walks? They made out. 6/30/11 7:33AM

there are hundreds of Non-compliant owners that have bad sidewalks on my street and surrounding streets. If you are fining them, where is that money going? It is not going to replacing those sidewalk pieces. Some of teh sidewalks are in rubble. And now you want the law abiding citizens to pay for everyone elses? I don't think so. Before you implement a new system, make sure all previous measures are complete and property owners have complied. 6/28/11 8:22AM





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It's hard for me to believe that all existing sidewalks have been repaired. It certainly doesn't seem that way when I am out running! For example, I tripped & fell over an uneven patch of sidewalk on N. Maple, between N. & S. Circle, in May of this year. Paying to have my sidewalks repaired was burdensome, and though in general I agree that this should be a city responsibility, and supported by the tax payers, I don't think those of us who have already paid to have this done should fund those who simply ignored the order to repair their sidewalks. I have talked to some who have done just that. 6/28/11 12:20AM

This is completely ridiculous. There are sidewalks all over town that have never been fixed. I challenge the statement that 100% of sidewalks will be fixed by the end of the year. Prove it! 6/28/11 7:56AM

This proposal unfairly punishes residents who have properly maintained their walks. The cities inconsistent enforcement has caused the public complaints 6/28/11 7:57AM

At least it would get done. There are sidewalks on Center Dr that have been marked 3 different times and they still are not fixed. I have lived here 50 years and I ALWAYS get mine fixed. Where is the enforcement. ? 6/27/11 7:03PM

There are still sidewalks that are not repaired. I hope this will be completed soon. Thank you for your support of our homes. 6/27/11 5:54PM

What about homeowners that just spent a lot of money repairing their sidewalks while others simply ignored the sidewalk repair program? 6/27/11 6:01PM

Since we replaced our sidewalks everyone else should replace their sidewalks. Imposing a millage now is not fair to those that already paid -- it would be paying twice. No, no, no. 7/1/11 2:02PM

The sidewalk repair millage would be unfair to those who just replaced/repared their sidewalks because it was required. Those who ignored the requirement will be the main beneficiaries. 7/1/11 1:55PM

We have done this twice over the years and would like to be assured that people who have not complied pay for getting their sidewalks repaired. 7/1/11 4:16PM

There's no way the original program was completed equitably. I know of several property owners that didn't follow thru and aren't being required to repair their sidewalks. They either removed or fought the markings. There are still plenty of sidewalks in this city that are in worse repair than the two sections I quickly had fixed in my yard. 7/1/11 6:21PM

I'm not giving you money to fix sidewalks that others were already supposed to have fixed. 7/4/11 9:54AM

I am also annoyed that those of us who are law-abiding and paid to have our sidewalks done will now pay again for scofflaws. But I am willing to support this if there would be an aggressive and active plan for doing LOTS AND LOTS AND LOTS of badly needed repairs soon. 7/4/11 9:06AM

Before I agree to a tax increase related to this sidewalk issue, I want specific information related to the ten year sidewalk repair program. I repaired my sidewalks, but did everyone? Why should I have to pay for something twice



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because I was responsible and had mine repaired. This additional millage strikes me as a situation where my tax dollars will go to fix the sidewalks of those city residents who never did. 7/4/11 4:26PM

Don't reward those who have failed to repair their walks by passing a millage and doing it for them! 7/4/11 1:45PM

**Preference for expanding sidewalk infrastructure (either through millage or in general) (16)**

The program should also cover new sidewalk installation, phased in over time by pedestrian priority 7/1/11 12:39AM

need to repair and build NEW sidewalks where there are none, before millage. 7/1/11 12:38AM

- I can't see why some of this money couldn't be used to put in new sidewalks when the city is the adjacent property owner. I don't see anything wrong with that. 7/1/11 12:31AM

why do some homes have sidewalks and others don't. Very inconsistent. 6/28/11 12:03AM

Our neighborhood, which is a high traffic (bike, walk and car) area - near downtown and parks, such as Bandemer, does not have any sidewalk. This is very frustrating and unsafe. I would love to see sidewalk added if this millage is approved. 6/27/11 3:39PM

City should also pay for new sidewalks. 6/28/11 7:23PM

I didn't mind so much having to repair our sidewalks (I do a lot of walking myself). However, it aggrieves me greatly that certain neighborhoods have no sidewalks at all - areas on Brooks near Sunset, for example, and Easy Street. Why don't they have to provide safety for their neighbors like the rest of us? 6/30/11 10:19PM

Sidewalks are needed in many places where they do not presently exist. 6/28/11 3:10PM

Also, why are new sidewalks not being added to properties that don't have them. A homeowner could just rip out the walk and not have one thus eliminating any maintenance. This has been done in my neighborhood. 6/28/11 7:56AM

If this were to go ahead, I would expect a great expansion of streets with sidewalks, etc so that the city was more consistently walkable. 6/27/11 6:17PM

what about the numerous properties without sidewalk? The missing segments of sidewalk should be filled in so pedestrians do not have to walk in the road. Make



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these property owners pay their share. Seems to be a double standard! 6/27/11  
6:11PM

There are too many streets in Ann Arbor that do not have any sidewalks. 7/1/11  
10:58PM

I have a sidewalk in front of my house, but my neighbor has none. Will there ever be a sidewalk in front of homes which have none? Right now, I basically maintain (year 'round) "a sidewalk to nowhere". I know adding a full sidewalk would be ridiculously expensive for the homeowner who doesn't now have one. Could we maybe have a future owner of a sidewalkless property add a sidewalk as a condition of the sale? Just wondering. I know others wonder, too, how we can get our sidewalks to be continual along any given block. 7/3/11 12:28AM

Streets where there aren't sidewalks on either side are a problem that should be addressed. Scio-Church about a 1/2 mile west of S. 7th is one such stretch. There is a section where walkers on both sides have to walk in the street or in yards. When I run on that section early on a Fall morning, I often see Pioneers students walking in the street, in the dark. Dangerous. Also, Snyder has a curvy section east of Edgewood with no sidewalks. Cars go fast on this section cutting the 7th/Stadium light and anyone in the street walking is in danger. 7/4/11 10:02AM  
How about the need for sidewalks on Avon? or the curbs on Cambridge and Day?  
7/4/11 5:28PM

### **Those who replaced sidewalks should receive reimbursement or tax credit (14)**

People who've recently had to pay should be compensated if this is implemented.  
7/1/11 12:16AM

Ok, do I get a refund on my \$800 it cost to do my sidewalks last year?? I felt it was city responsibility but that didn't work out so well. I don't feel I should pay for someone else's! and the road tax? Sure! But use it and maintain them!! Miller Road is a disgrace. Thanks for letting me vent....does someone really read this?  
7/1/11 10:58AM

*Note: Miller Ave (Maple to Huron) will be completely reconstructed with utility replacements in 2012.*

I would like the city to reimburse the amount of sidewalk expenditure for my recent sidewalk replacement. You cant change the rules of the game midway between sidewalk inspection. 6/28/11 9:38PM

Can you give some kind of reward for people who did pay for their own sidewalk repair over the last few years? 6/27/11 5:55PM

THERE SHOULD BE SOME TYPE OF CREDIT FOR THOSE OF US WHO ALREADY HUNDREDS OF DOLLARS TO HAVE OUR SIDEWALK FIXED.  
6/29/11 8:50PM



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I had to pay to repair my sidewalks to city expectations. I wouldn't get my money reimbursed so I would vote no on this millage idea unless I would be reimbursed the total amount of what I had to pay to have my sidewalks repaired. 7/2/11 10:14AM

I wonder if property owners who had a lot of sidewalk to repair would think that this is fair...we got lucky and didn't have to repair any sidewalk...what about offering property owners who already repaired sidewalk a partial credit on that millage for a limited time?? 7/3/11 12:36AM

My neighbors on a fixed income had to come up with nearly \$1,000 a couple of years ago. Others paid nothing. Obscenely unfair. The only way I would support this millage is if the city set it at a level that would repay those of us who spent \$ already. The city's trees cause much if not most of the problem and to force people to pay for that was and is just wrong, It should have been a shared expense. If the city does not change this millage to reimburse those of us that have already spent \$ I will work vigorously to defeat it. 7/3/11 12:15AM

Will I be getting a refund for the repairs I made last year? I'm voting no. 7/2/11 3:58PM

Those who have already paid for sidewalk repairs should be exempt for 6 years [the length of the expiring program]. 7/4/11 10:36AM

There should be some type of reimbursement for the work that has already been completed if the city wants to take over the responsibility. 6/29/11 11:29AM

The only fair solution is to exempt those residents who have replaced their sidewalks within the last ten years. 7/1/11 11:49AM

Residents who already paid out of their own pockets to have their own sidewalks replaced, should receive some kind of refund. Nobody else paid for our sidewalk repairs; why should we now have to pay for other people's sidewalks? 7/4/11 3:47PM

However, it irritates me that I had to pay to have my sidewalks replaced, and now I'm asked to pay for upcoming repairs throughout the city. The fair thing would be to let those of us who paid deduct that from our property taxes, and THEN, after being on an equal footing with those who haven't had to pay for repair, I'll be happy to vote for a millage to include those repairs. 7/4/11 12:38AM

**Miscellaneous comments (19)**

**Survey complaints (8)**

your questions were so vague and poorly worded that I had trouble answering many of them. But I think I got it at the end. 6/27/11 9:22PM



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Please proofread your emails, so they are not so embarrassingly poor. :-) 6/27/11 8:18PM

The date for the meetings open to the public has already passed! 7/1/11 1:17PM  
How interesting that I was invited to take this survey AFTER all 3 public meetings had already occurred.....7/1/11 10:48AM

This survey offered no opportunity to assess the effect of the existing practice of requiring individual property owners to maintain the structure of their sidewalks. An opportunity to provide feedback on that policy's implementation would have been more interesting than just talking about the money. 6/28/11 9:25AM

This survey is inadequate. 7/4/11 10:36AM

Poorly designed survey here folks - no accurate way to note that I have no sidewalks for either the city or property owner to be responsible to clean, maintain, etc. I cannot believe I am the only one responding to this survey in this position. 7/5/11 11:34AM

also, I do not appreciate a push survey of this type. This survey is designed to lead to one response--yeah, sure I'll pay more money. 11:34AM

### **Other (5)**

I've already paid to have the sidewalk repaired and hope I won't have to do it again before I move. 7/1/11 11:28AM

My street has no sidewalks, and is not paved. 7/1/11 10:36AM

I agree that a better process needs to be put in place that is fair, consistent and objective to everyone. I am skeptical that you will complete all the sidewalk repairs by the end of 2011 due to the number of bad ones still out there. 7/1/11 7:47AM

It is hard to be a tree city and keep the sidewalks even. 6/28/11 1:45PM

I would only hope that if sidewalks are added to the city's responsibilities, that they would actually get repaired in a timely manner. 7/4/11 10:31AM

### **Safety services should be funded (3)**

stop cutting and start funding safety services!! 7/1/11 10:59AM

I would like to see less parkland and more police, with the new crop of poorly educated or disrespectful drivers it is becoming an unsafe city. 7/1/11 6:13AM

Why not concentrate on raising taxes so we won't have to cut police and firemen and close Firehouses on certain days.....a much more important issue. 6/29/11 3:47PM

### **City income tax is needed (3)**

A city income tax should also be considered such that those who benefit from the city's infrastructure are also nominally responsible for its maintenance and upkeep. 7/1/11 12:58AM

I would never approve a millage to repair roads for those who commute in and out of town. We continue to dodge the city income tax issue for years now, so as far as my neighbors and family care; we will continue to vote no against all millage's. As for sidewalks; get rid of them and go back to dirt paths, more Eco friendly with no tax payer dollars. 6/30/11 2:52AM



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spend money on the residents and collect taxes from the workers that use our facilities. Review all non taxed property. 7/1/11 12:40AM

**Specific requests for enforcement/repair (streets or sidewalks)  
(10)**

Sidewalks down Eisenhower/Packard toward Mallets Creek Library and Buhr Park are in need of serious repair. 7/1/11 10:30AM

hope that repairs are also made to the terrible conditions of major roads like Ann Arbor Saline Road, Stadium and Packard. Not just to sidewalks and residential streets that to me didn't need to be repaved as a priority over major thoroughfares. 7/1/11 10:33AM

*Note: The poor sections of Ann Arbor-Saline near I-94 extend beyond the City limits and the road repair work will be completed as a joint project between the City, the Washtenaw County Road Commission, and MDOT. The WCRC is leading the efforts to secure a Federal grant for the resurfacing.*

repair the sidewalk at 514 w washington soon!!! 6/30/11 2:57PM

When are you going to start work on the bridge over State on Stadium ---- I understand some federal money came for this---- so, what's the hold up ? Thanks 6/29/11 12:48AM

New side walk that was installed last year along W Stadium Blvd. has already cracked in multiple locations! 7/1/11 5:17PM

Also, I walk to work. There are still many sidewalks on the OWS that have not been repaired. I would suggest inspecting them on a rainy day. 7/1/11 10:25PM

It is important that the city address issues with mall owners as well as the school system to ensure that all walkways at the corner have the sloping walk to the street rather than a curb. I use a motorized wheelchair to ambulate and have found 4 sidewalks where upon I could enter a sidewalk on one end but when arrived at the other end of the sidewalk it was a curb, I had to double back and in all 4 instances had to enter the street or driveway to travel to my destination. The four sidewalk issues occurred at Pioneer High School, Oak Valley Mall and Briarwood Mall. 7/1/11 1:48PM

I do hope they try to improve the sidewalk that runs the length of Geddes Road, to reduce the number of pedestrians and bicyclists that have to access the road



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because of the poor condition of the sidewalk. Pls. put this one on your list. 7/2/11 4:14PM

Two weeks ago I tripped and fell on an uneven sidewalk on Paulline second house from the northeast corner of Pauline and Fifth Street. The slab is at least one inch elevated. Came home to find that my neighbor had tripped on the same slab the day before. How would you handle a call and repair like this incidence? 7/5/11 9:23PM

Has anyone in City government taken a drive on any of the westbound streets in west Ann Arbor? Miller, Dexter and Jackson/Huron are virtually impassable! Madison has been a wreck for years too! 7/5/11 12:45AM

*Note: Miller Ave (Maple to Newport) will be completely reconstructed with utility replacements in 2013. Dexter Rd (Maple to Huron) will be completely reconstructed with utility replacements in 2012. Madison (Seventh to Main) will be resurfaced in 2012.*

### **Dissatisfaction/questions regarding sidewalk ramp replacements (8)**

Biggest problem with the sidewalk repair is wild inconsistency in describing slabs that must be replaced and insult of tearing up recently replaced slabs at crosswalks for the ADA compliance without reimbursing homeowners. 6/27/11 5:07PM

The sidewalk repair program is a joke. We spent several thousand dollars repairing the sidewalk only to have the city come back and redo the corners to change the grade slightly. This at the same time that the streets are full of potholes, so if anyone rolled a wheelchair down the beautiful ramp in our sidewalk they would be stuck in a pothole. The city is now in the process of re-doing even more of these ramps, many of them two to a single corner. But then one block away there is nothing. I am strongly in favor of having the city assume responsibility for regular sidewalk repair, but it is hard to pass a millage when we see a lot of waste in the program. 6/28/11 6:09AM

If there are many homeowners ignoring their sidewalks then this makes some sense. However, I've recently seen perfectly usable sidewalk ramps torn up to decrease the slope of the ramps to conform to the ADA. This is pointless, these ramps should have been repaired to compliance when there general condition warranted repair or replacement. I can't support the use of milage funding for sidewalk repair of that type. 6/27/11 10:16PM

How are the ADA ramps at various corners throughtout the city that I see being repaired paid for? 7/2/11 8:38AM

One last complaint: the ADA ramps installed in front of my house caused them to remove one of the new slabs that I just paid to have replaced. What a colossal waste of money! Why couldn't these programs be coordinated? In addition, the contractor destroyed a 30 year old tree in the process. 7/1/11 7:47AM



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why the change at some corners with the orangish mats , they are too steep for little ones and full of sand at Creal Park. Now the little ones have to cross 2 streets instead of one..You should have done the survey before you messed up our neighborhood..Downright ridiculous. 6/30/11 5:04PM

seeing the curb cut replacement in my neighborhood for handicap individuals has clouded my opinions.....contractors made out on that. They will NEVER be used in my neighborhood for the purposes they are intended. 7/5/11 10:45AM

While I support maintaining our city's streets and sidewalks, I was appalled to see the extremely wasteful replacement of sidewalk corners in my neighborhood last month. These sidewalks were in perfect condition with no cracks whatsoever. Over a two week period, I watched these corners in the Newport Creek and Timber Trail area torn up and replaced for no good reason. In a time of budget problems we should be especially careful to have the work done where it is needed, because it is needed in other areas. 7/5/11 11:21PM

**Sidewalks should not be added to street millage; keep issues separate (8)**

having the city pick up the tab for sidewalk maintenance should be a separate item to vote on - it should stand alone as something to pass or fail, & not included in any other millage proposals. 7/1/11 12:41AM

I would be supportive of renewing the current Street Millage. I would be reluctant to support the Street Millage if it included sidewalks. 6/30/11 4:53PM

A separate millage would be necessary so as to eliminate use of sidewalk funds for other purposes. 7/1/11 10:41AM

To not jeopardize the Street Millage and because all the sidewalks have just been repaired, wait 5 years and return to the voters with a separate Sidewalk millage. 7/1/11 10:16AM

Does it make sense that this is part of the Street Reconstruction Millage, or can/should it be a separate millage? 7/1/11 9:54AM

If the millage increases, then voters may not approve it. If that happens, you're not just jeopardizing sidewalk improvements, you're jeopardizing the street repairs as a whole. Keep it as a property owner responsibility. 7/1/11 9:00AM

As described here I would not support the proposed millage. There is some merit to this idea, because homeowners should not be penalized for having sidewalks in front of their houses. But, much more definition is needed! I suggest a separate sidewalk millage, with purpose and spending controls clearly defined, including standards, i.e., quality contracts (most of the sidewalks in my 'hood have been intact for more than 60 years), protecting green infrastructure such as mature shade trees, etc. 7/4/11 10:06PM

Wrapping sidewalk maintenance into street repair millage under the guise of enhancing non-motorized transportation such as biking, is disingenuous. Biking in the road is much safer than biking on the sidewalk (and biking on the sidewalk is





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illegal downtown anyway) so put the street millage \$ to fixing the roads! 7/5/11  
12:45AM

**Concern that the millage amount is insufficient (7)**

The proposed rate seems very modest. Regardless of the rate, there is certain to be a lot of continuing heat on this issue given the passion that residents have already shown about the previous sidewalk approach. My main concern is that the city actually be \*effective\* in repairing the sidewalks and keeping a high quality program going in the long run. With the budget situation our bridges and roads really haven't been kept up, and I don't want to see sidewalks go on that trajectory.  
7/1/11 10:41AM

Is the 2 Mil rate enough? What would be necessary for significantly BETTER street maintenance than we have now? 6/27/11 5:32PM

Bad idea. Once "the City" is responsible, everyone's expectations will rise dramatically and you will not be able to keep up for the 1/8 mill. 6/28/11 10:16AM

I'd just be concerned if it was enough money to do a good job. 6/27/11 10:33PM

I would however, gladly support an increase in millage to 3 mils to get the streets themselves back into acceptable condition. My impression is that they are in worse shape than at any time in the past decade. 6/27/11 10:16PM

To be honest, I'd far prefer that you increase the millage amount so that you can fix more of the streets instead of sidewalks. They are simply awful. And bikers use them as well as cars! 7/2/11 1:50PM

I wouldn't mind the millage for streets - heck, I'd happily pay more! - if the streets actually got fixed. So the way you phrase the question ("is it a good value") is super misleading - it's not a good value when I pay taxes and public works don't get done. But that doesn't mean I wouldn't pay (potentially more than the current rate) for street repairs. 6/27/11 4:45PM

**Maintenance (primarily snow/ice) concerns (7)**

As the City Ordinance requires sidewalks to be completely clear of snow and ice, some melting agent must be routinely applied. Since those deteriorate concrete, property owners are caught in a cycle of repairing sidewalks that we don't even own or have a choice about how to care for. Maybe the City should also provide for professional sidewalk snow removal in this millage and give some people a job!  
7/1/11 10:33AM

Responsibility includes maintenance. Especially keeping snow and ice off sidewalks. I'd like to see more resources devoted to enforcement of that ordinance. Assistance for low income home owners, but the rest should be responsible. 6/27/11 4:46PM

Identify significant pedestrian "thoroughfares"--important walking routes, for example for on-foot commuters--where the city will be responsible for timely snow



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and ice removal with a supplemental annual charge to property owners whose properties involve such a thoroughfare. 6/29/11 10:51AM

How much would it cost to keep bike paths and sidewalks clear of snow 6/28/11 6:58AM

would really love the city to take over snow/ice clearing on major bike/ped routes or more strictly enforce the rules too (and for that matter also stop the plows from piling a ton of snow at the crosswalks). Lots to do there, but this is a very positive step forward. 7/2/11 11:21AM

I don't see any enforcement of the current system shoveling or repair (i walk to work daily). 6/27/11 9:32PM

It would be nice if the city could maintain its roads as well. We make an effort to clear our sidewalks of snow and ice. Many times our sidewalks are clear. The street however will be a sheet of ice for days. We love Ann Arbor and we are willing to pay higher taxes for our small house just to live in Ann Arbor, but come on, we should be able to drive on our street more than nine months out of the year. 7/5/11 12:53AM

**Comments expressing dissatisfaction or opposition in general (7)**

FIX ALL THE STREET AND SIDE WALKS PLEASE 7/1/11 4:44AM

How dare you! We've all paid for our repairs but you (the city). Do not put your mismanagement on our backs again, 6/28/11 3:54PM

The street millage is only a good value if one considers the streets to be well maintained. I find this questionable. The city completely cracked one of our new sidewalk panels during street repaving, and didn't repair it. Seems like folks who laid out money for repairs are going to lose on this one; folks who've luckily not done so might come out ahead. Hard to be happy about taxes always going up for something. How responsible is the city on negotiating quality and price on contractor work? The recent street repave in our neighborhood leaves a bit to be desired in quality. 6/28/11 5:35AM

seems like we should try other things before we automatically raise taxes as the first choice. FYI I repaired my sidewalk and my neighbors for less than 100.00 (should last 5+ years) so your plan is far more costly! 6/27/11 9:32PM

It's a bad idea! 7/2/11 4:17PM

FIX THE ROADS! 7/4/11 10:56PM

Also, if you want a decent amount of public input, it is necessary to do a better job of 'getting the word' out about surveys, meetings, etc. Thank you. 7/4/11 10:06PM

**Suggestions for additional elements to include in millage (6)**

With all of the trees that have been removed due to the ash borer, we need some way to fund to replant the trees in the easements. 6/27/11 5:40PM

I feel this millage request should include lawn extension maintenance & repairs. 7/2/11 2:50AM



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sidewalk repair caused by city owned trees in the law extension should be paid for by the city. 7/3/11 6:45AM

The millage should also be used to construct and maintain sidewalks adjacent to city-owned property, including parks. They are currently either non-existent or the worst in town. 7/1/11 10:50AM

Hope this would include off road bike paths (e.g., Huron Pkwy, Plymouth Rd.) as well. 7/1/11 4:07PM

Trees planted in extensions also affect sidewalk slabs so having these rolled into millage makes sense. 7/2/11 8:19AM

**Thank you (6)**

Thank you. 7/1/11 12:39AM

Thanks for being open to taking on the sidewalks. 7/1/11 12:28AM

Thanks for asking for our input. 7/1/11 8:32AM

Thanks for soliciting input! 6/30/11 7:55PM

Thank you for asking our opinion about the possibility of the city taking over sidewalk repairs (with extra millage of course :) 6/27/11 9:46PM

Thanks for conducting this survey. It was very informational. 7/5/11 4:10PM

**Make sure money intended for sidewalks, goes to sidewalks (6)**

would there be a specific amount dedicated to sidewalk maintenance? concern is that it will be used up by street repair with none left over for sidewalk repair 6/28/11 12:24AM

If it passes please use the money for its intended use. 7/1/11 6:43PM

I would want to make sure that such funds could not be diverted to other usage. 7/1/11 4:57PM

Any additional funds would need to be earmarked for sidewalk repairs. 6/27/11 4:46PM

How will the money be administered to ensure that it is used only for sidewalk repair and who will determine when a sidewalk needs repair? 7/2/11 4:04PM

And keep it financially separate from the streets, which are maintained rather poorly right now. 7/4/11 9:56AM



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**Comments regarding the new sidewalk on Washtenaw (between Arborland and Tuomy) (6)**

The new walkway between Arborland and Tuomy is a waste of money. Few people use the walkway on the other side as it is. It seems foolish to create another pathway no one uses at public expense. 7/1/11 6:08PM

3) I question the value of some of the sidewalks added or considered in recent years. Case in point: the non-motorized path currently under construction on Washtenaw from Glenwood to Thoumy. Knowledgeable pedestrians and bikers can travel between the termini of that route more safely and as efficiently by taking the back streets. This has been a costly project that has devastated many beautiful trees. Now we have just that much more sidewalk to maintain. 7/1/11 11:11AM

The city needs to focus their efforts on repairing existing sidewalks and paths, instead of building new ones. The walking/biking path on Packard under US 23 is one example. Why are we spending money to build new paths, like the one on Washtenaw, when other places are in such disarray? If there is no money for repairs for what the city already has built, then it makes no sense to build even more walking paths. 7/4/11 9:30AM

Fix the pot holes rather than build a wall on Washtenaw for a bike path! 7/5/11 10:15AM

Is the new sidewalk on Washtenaw financed by the city or will the property owners be billed over the next 10 years? 7/4/11 5:28PM

I'm happy to see the new sidewalk being installed along the north side of Washtenaw. 7/1/11 4:45PM

**Millage should not be based on property value, but rather be a flat rate for each property or be based on number of sidewalk slabs per property (5)**

c.) the people who don't have that much sidewalk vs. those who have corner lots with a lot more sidewalk wouldn't be taxed the same amounts. (I know this is probably a administrative nightmare, but I'm just saying....) 7/2/11 9:47AM  
ther should be a smaller payment for people who don't have sidewalks 7/1/11 8:01PM

My tax value is high because I purchased in 2004. My neighbors who bought earlier pay much less. I would be paying for more sidewalk panels. Taxable value of property is not a fair assesment of panel responsibility. You need a better system. Like a "per panel" system, whereby my house has 8 panels, his house has 18, therefore he pays more. 7/1/11 4:09PM

Sidewalks are the same (except for length) regardless of the taxable value of the house. So why should I pay more for the same sidewalk "repair" compared to someone owning a house with lower taxable value than mine? Why should someone with a higher valued home pay more than me for the same sidewalk?



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That's the part I disagree with. If the City is to take over sidewalk repairs, the assessment against each property should be the same, OR should be determined by the length of the sidewalk. 7/5/11 12:39AM

Rather than using only the taxable value of a home, I think you should also consider the amount of sidewalk a home has; i.e. we have a very small home with five or six sidewalk slabs. Our neighbor on the corner has at least twice that amount of sidewalk. 7/5/11 4:15PM

**Suggestions for alternative method(s) of sidewalk repairs (3)**

It seemed absurd to me that City started this repair program mandating that home owners execute the work of selecting the contractor setting up the repair themselves. The city should have brought its bargaining power to bear in order to better help the home owners. Perhaps instead of a millage, the city could simply manage the repairs, contractors etc. and bill the home owners. But next time use the cities bargaining power with quality contractor(s) to get that cost per slab down. That could deliver a better service, more consistent repair results and more value to home owners. 7/1/11 3:00PM

Now that I paid to replace my sidewalks, now you want me to pay for other peoples sidewalks also. I think that what you should've done BEFORE this program was initiated is go around and replace sidewalks then bill that particular home owner with a special assessment. That way the job gets done consistently & fairly and is paid for by that homeowner. 7/1/11 7:47AM

Use bulk buying power via the city to assist with lowering costs for home owners. 6/27/11 9:32PM

**Discrepancy observed between residential, commercial properties' sidewalk quality; residential vs. commercial/public properties should be funded differently (3)**

The biggest problem is that the city enforces residents to repair sidewalks in neighborhoods but not commercial property owners or portions of sidewalks on city owned land. In order to make sidewalks safe for everyone including people in wheelchairs, the ENTIRE sidewalk system needs to be improved/repared--not just the ones the city forces residents to pay for. The current system is a huge cash cow for local contractors and for the city and does not accomplish anything in the end. If the city isn't going to force commercial properties or itself to repair sidewalks, this is a huge problem for everyone. 7/1/11 11:00AM

I wish they would take responsibility for downtown streets! We fix our property, why don't they fix theirs? 6/30/11 7:28PM

Commercial and public areas should be funded differently. No more shell games! 7/1/11 6:21PM



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**Desire to explore alternative sidewalk materials (2)**

I would like the city to consider exploring alternative sidewalk materials that are more sustainable than concrete. 6/30/11 5:18PM

Please consider pervious sidewalks. 7/1/11 7:31PM

**Non-profits, University of Michigan should be responsible for their own sidewalks (1)**

One thing that is critical to this sort of discussion is a plan for all the non-profits. I STRENUOUSLY object to paying for sidewalks for the University, the city, the county, the school district, the churches..... I am totally in favor of a tax to take care of sidewalks of properties which are taxed, but really do NOT want to pay a tax for sidewalks which belong to entities who do not pay taxes (but currently maintain their own sidewalks). It's too bad the questions above weren't worded in a way that could pick out this difference. I would love to see sidewalks be maintained by the city, but definitely feel that churches, etc, who do not pay property tax, should pay for their own sidewalks rather than taxpayers giving them a free ride! 7/1/11 12:30AM

**Property owners would not extract same value from millage due to differences in property values (1)**

Since the value and useful life of a slab of concrete is the same whether it is placed in front of a \$200,000 home or a \$2,000,000 home...residents in the latter will not extract the same value. Whereas a resident in a \$214,000 home would take 9 years until they spend \$120 (avg cost of a slab), homeowners with more valuable properties would have to have slabs replaced every 2-3 years to make it worthwhile...an unlikely outcome. 7/1/11 12:39AM

**Preference for not expanding sidewalks (1)**

The city should not force the construction of NEW sidewalks on private residential properties. 7/3/11 2:22AM

END of survey comments.