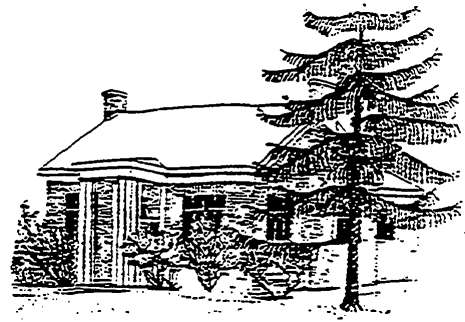


# BAILEY COMMUNITY ASSOCIATION

368 Orchard St, East Lansing, MI 48823



March 7, 2022

Members of the East Lansing City Council  
410 Abbot Road  
East Lansing, Michigan 48823

Dear Members of the East Lansing City Council:

The Bailey Community Association (BCA) is writing to express our concern about the growing number of fraternity and sorority houses in the City of East Lansing and in the Bailey neighborhood. We ask that the City place a temporary moratorium on the issuance of new congregate housing special-use permits (SUPs) for fraternities and sororities until additional policies and procedures can be devised, and collaborative relationships established with Michigan State University, to address neighborhood concerns.

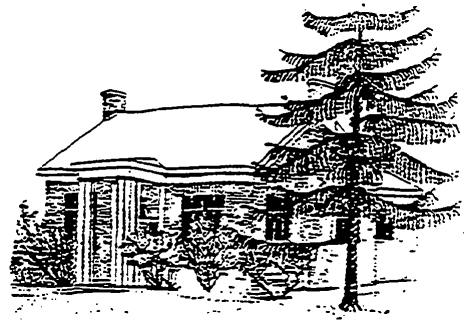
Documents made public at the Planning Commission meeting on December 8th indicate that there are 39 fraternities and 24 sororities at Michigan State University. While many have houses, there are a large number of fraternities and sororities currently operating without houses. We have seen a recent trend of fraternities applying for special use-permits to rent or buy houses in Bailey, Chesterfield Hills, and the Oakwood neighborhoods; perhaps to get around MSU's second year on-campus housing requirement. There are currently 3 fraternities seeking special-use permits to establish houses on Grand River Avenue, Ann Street, and Harrison Road/Oak Street.

As long-time residents of the Bailey neighborhood, we know first-hand what it's like to live near fraternities and sororities. The apartment building at 128 Collingwood recently transitioned from an apartment complex into a fraternity. Since the transition, there has been much more litter on the lawn and sidewalk, broken glass on the sidewalk and road, large amounts of garbage in the alley, and an increase in traffic in the area as students look for parking to attend parties. In November of 2021 a student died in our neighborhood after a fraternity party in Bailey. This tragic event and irresponsible behavior lead us to believe that creating or expanding additional fraternities would be detrimental to our neighborhood and could undermine the academic purposes of the University's 2-year on-campus residency policy.

The City's current special-use permitting process for congregant housing is problematic in both its limited scope and the creation of privileges that transfer to a future tenant rather than being limited to the housing organization applying for the permit. The scope of the current special-use permitting process seems to limit the review to the adequacy of a parking plan to accommodate the tenant organization. In addition, there are no criteria and provisions for a re-review when the property is transferred to a new tenant. We believe a re-examination of the city's special-use permitting process would support the University's housing and policy preferences and protect East Lansing neighborhoods. It is essential that East Lansing neighborhoods and MSU students co-exist together, with the help of the City, in a way that recognizes and respects the needs of both groups.

# BAILEY COMMUNITY ASSOCIATION

368 Orchard St, East Lansing, MI 48823



We ask the City Council to consider a moratorium on issuing new special-use permits for fraternities and sororities while conducting a review of the policies and procedures for granting new permits for congregate housing. This review should include collaboration and cooperation with MSU and supporting and encouraging the University's existing process to hold fraternities and sororities accountable for their behaviors.

Thank you for your attention to this important neighborhood issue.

Sincerely,

*Justin M. Booth*

Justin M. Booth, Chair  
Board of Directors  
Bailey Community Association

cc: Bailey Community Association Board Members

Konrad Hittner, Jim Liesman, Irene Cahill, Charles Overbey, Stuart Herman, Ed Wagner, Diana Twede, Jacob Rowan, Mary Lou Terrien, Chris Wardell, Payton Church, Yasamean Zamani-Hank

\* The BCA Board voted 8-1 to approve submitting this letter to East Lansing City Council