

From:  
E & E Capital, Inc.  
1165 Old Bankhead Hwy.  
Mableton, Ga. 30126

5/29/09

Re: Zone App. Z-13

Dear Mr. Homan,

We are in agreement with certain stipulations in our "GC" Zone request, as proposed by the Mableton Improvement Coalition in conjunction with those required by the county.

Those stipulations are outlined below, and there being no other known challenges, we seem to be in full compliance with all requirements for approval for our request.

#### General

- 1) The rezoning is site plan specific with minor changes to be approved by the district commissioner with recommendation from MIC;
- 2) All staff recommendations from all departments of the County will be adhered to;
- 3) All County landscaping rules will be adhered to;
- 4) All minimum buffer stipulations in the Cobb County Code will be adhered to unless specifically detailed and agreed to by the district commissioner with input from the Mableton Improvement Coalition;
- 5) Curb, gutter and sidewalks conforming to Cobb County DOT standards will be constructed or replaced as necessary along the entire property frontage with Old Powder Springs Road and Old Bankhead Highway, and where possible, connect to existing sidewalks on adjacent properties;
- 6) The trash dumpster will be located as shown on the site plan

#### Structures

- 1) An architectural review committee will be established which will consist of a representative of the applicant, MIC and the Cobb County staff, with the County representative being the final arbiter with respect to any differences that may arise. The architectural review committee will have the responsibility to review and approve the final building renderings and materials during the plan review process;
- 2) HVAC equipment shall be screened from view.
- 3) The new building shall be a two story metal building with an architecturally decorative, non-metal, facade on the south and east sides;
- 4) All lighting will be fitted with non-glare lenses and cut off shields to prevent light from extending beyond the property lines;

#### Landscaping

- 1) A landscape review committee will be established which will consist of a representative of the applicant, MIC and the Cobb County staff, with the County representative being the final arbiter with respect to any differences that may arise. The landscape review committee will have the responsibility to review and approve the final landscape plan, as well as the location of proposed fencing, during the plan review process;
- 2) The landscape plan will include a row of new evergreen trees along the border of these parcels and the adjoining residential.

#### Fencing

- 1) Any chain link fencing will be black or green vinyl coated.
- 2) Metal bollards surrounding the property will be painted black or green to match the fencing;
- 3) Any outside storage will be limited to the area between the existing building on Old Bankhead and the new building so as to be screened from view of the street.

#### Signage

- 1) There will be no sign located along the right of way of Old Powder Springs Road .
- 2) No placards or signs will be allowed in the windows of the business;
- 3) Advertising banners are limited to 30 days;
- 4) No vehicles with advertising will be parked in front of the building(s);

#### Uses

1) The property will be zoned for use only by a Contractor (specialized) without heavy equipment

Modifications

1) The property owner will notify Mableton Improvement Coalition of all requests to modify these stipulations two weeks prior to them being heard in the "Other Business" section of the Cobb County Board of Commissioners meeting at which they entertain other business.

Sincerely,  
Larry B. Eubanks-President

copies:  
Mr. Ben Clopper- MIC  
Ms Karen King-Clerk  
Ms Loi Presnell-Clerk