



October 30, 2019

Cobb County Planning Commission
100 Cherokee Street
Marietta, GA 30090

Re: Z-65, HRA, 399 Veterans Memorial Highway

Dear Ms. Chairman and Commissioners:

I am writing on behalf of the Mableton Improvement Coalition Board to ask that you recommend approval of this application, subject to the conditions described below.

- Rezoning to the Limited Retail Commercial zoning category, in recognition of the extremely small size of this property (0.15 acres), its nearly 100% impervious surface, and the extreme lack of parking.
- Any redevelopment or renovation would be subject to the Veterans Memorial Design guidelines.
- The following uses would be prohibited:
 - a. Liquor stores;
 - b. Adult entertainment;
 - c. Sales of sexually explicit or drug-related paraphernalia;
 - d. Pawn shops and title pawn shops;
 - e. Gold or precious metal dealers;
 - f. Nightclubs;
 - g. Video arcades as a primary use;
 - h. Check cashing;
 - i. Discount sales;
 - j. Drive through windows;
 - k. Auto sales, auto parts, auto service, and used tire sales;
 - l. Taxi dispatching services;
 - m. Gun, knife or weapons sales;
 - n. Shooting ranges;
 - o. Firewood sales; and
 - p. Thrift stores, second hand stores, or flea markets.

- Removal of all litter and debris from around the building within 30 days of approval.
- In cooperation with the Community Development Department, use striping to create specific, legal parking places that do not block the adjacent public road.

We are hopeful that repurposing this building and ending its use for auto repair and auto body work will also end the years of code enforcement complaints. Many of these complaints stem from the impossibly small size of this property and its unsuitability for such businesses.

As always, thank you for the opportunity to be a part of this public comment process. If you have any questions, please feel free to contact me at 770 948-5394.

Sincerely,

Robin Meyer
Zoning Committee Chair

cc: Cobb County Board of Commissioners
John Pederson, Cobb County Zoning Division Manager
Robin Stone, Deputy County Clerk
Amarjit Singh
MIC Board of Directors and Zoning Committee