



November 30, 2022

Cobb County Planning Commission
100 Cherokee Street
Marietta, GA 30090

Re: Z-79 2022 7 Oaks Stables

Dear Mr. Chairman and Commissioners:

I am writing on behalf of the Mableton Improvement Coalition to ask that you recommend approval of this application with the following conditions:

- Additional buildings for equipment storage and for hay storage will be of the same materials and architecture as the barn. Any other buildings greater than 750 sq ft require approval by the BOC through an Other Business item.
- Elevations for the barn as provided by Mr. Swarthout, with the color being brown or gray, and the roof of a similar color and non-reflective coating.
- Maximum of 12 stalls in the barn.
- Maximum of 4 events annually, events defined as attendance of more than 25 people.
- Landscape Review Committee for the Cooper Lake Road frontage to include fencing and shrubbery intended to adequately safeguard horses while providing an attractive viewshed from the road. The Committee would be composed of the applicant, the Mableton Improvement Coalition, and the Cobb County Community Development Department.
- Pavement for the first 60 feet of each driveway; gravel is acceptable past that point.

- Lighting designed so as not to impact neighbors with appropriate shielding to ensure light does not escape property.
- Use is specific for this applicant and use only. Any change in either requires a new zoning application.

We appreciate the opportunity to work with Mr. Swarthout on this application and look forward to seeing this property used in a way that will maintain the character of the area while not increasing traffic and density. The community reaction to this application has been overwhelming positive, with this use being far more attractive than the subdivision for which the property is currently zoned.

As always, thank you for the opportunity to be a part of the 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
Robert Swarthout
MIC Board of Directors and Zoning Committee