

# YOUR INPUT NEEDED -- **Z170**

## Massive Development Proposed for West Cobb

North side Dallas Hwy, West of Old Hamilton Rd & East of Bob Fleming Rd.

- 112.9 acres
- Proposed Retail & Office: Approx. **400,000 sq. ft.**
  - Approx 2000 parking spaces
- Residential: Single Family, Suburban Condos & attached Townhomes
  - Suburban Condos (currently zoned for  $\frac{3}{4}$  acre lots)
  - Up to 8 Townhomes per acre

## Major Concerns

- **Increased Traffic congestion, stop lights, etc.**
- **Lack of existing infrastructure for a regional-type development; Old Hamilton Rd is limited-sight two-lane road, Bob Fleming Rd is a single lane**
- **Incompatible with Cobb County's Land Use Plan; could encourage similar development(s) outside of county designated commercial areas**
- **Adverse impacts on adjacent/nearby properties (e.g., noise, pollution, runoff, density, etc.)**
- **Environmental (air pollution, large amount of runoff due to hard surfaces of parking lots and rooftops)**
- **Schools: dense residential could add to overcrowding and open the door for more density**

## WHAT CAN YOU DO? Research/Email/Write:

1. Visit [www.villageatwestcobb.com](http://www.villageatwestcobb.com) for updated site plan and aerial photo
2. **Email/Write Cobb County Planning Commissioners – Hearing 12/7/04 at 9am.**  
Murray Homan - [murray.homan@cobbcounty.org](mailto:murray.homan@cobbcounty.org) ; Bob Hovey - [bob.hovey@cobbcounty.org](mailto:bob.hovey@cobbcounty.org) ;  
Bob Ott - [Robert.ott@cobbcounty.org](mailto:Robert.ott@cobbcounty.org); Christi Trombetti - [christi.trombetti@cobbcounty.org](mailto:christi.trombetti@cobbcounty.org) ;  
Judy Williams - [judy.Williams@cobbcounty.org](mailto:judy.Williams@cobbcounty.org)
3. **Email/Write Board of Commissioners; Hearing 12/21/04 at 9am.**  
Sam Olens - [solens@cobbcounty.org](mailto:solens@cobbcounty.org) ; Helen Goreham - [hgoreham@cobbcounty.org](mailto:hgoreham@cobbcounty.org);  
Woody Thompson - [wthompson@cobbcounty.org](mailto:wthompson@cobbcounty.org); Tim Lee - [tlee@cobbcounty.org](mailto:tlee@cobbcounty.org);  
Joe Lee Thompson - [jthompson@cobbcounty.org](mailto:jthompson@cobbcounty.org)
4. **Board of Commissioners site: <http://www.cobbcounty.org/boc>**

**GO TO THE P.L.A.N. (People Looking After Neighborhoods, Inc.) website – at [www.peoplelookingafterneighborhoods.com](http://www.peoplelookingafterneighborhoods.com) for more info.**