



October 29, 2024

Cobb County Planning Commission
100 Cherokee Street
Marietta, GA 30090

Re: Z-65 Trejo Soccer Academy

Dear Mr. Chairman and Commissioners:

I am writing on behalf of the Mableton Improvement Coalition Board to recommend denial of this application for an indoor soccer academy on Lions Club Drive. There are several reasons for our opposition:

1. Critical information is lacking regarding this application. No elevations or renderings were provided. The parking lot needs to be repaved and striped. There are no designated entrances to the parking lot. Sidewalks need to be installed. There is no information regarding a landscape plan.
2. The applicant did not provide a stipulation letter stating that the property use is solely for indoor soccer (recreational) activities and for no other purposes. This is especially important, as the owner has code enforcement cases dating back to 2017 for using the property in ways other than its current zoning. Current code enforcement cases cite the owner for using the building as a warehouse and tractor trailer parking along with complaints of using the property as a dumping ground for trash from a homeless encampment.

Thus, we ask that you recommend denial of this application or postpone until such time as the issues noted above are addressed and/or noted in an applicant stipulation letter.

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 on 404-213-3705.

Sincerely,

A handwritten signature in blue ink, appearing to read "Rebecca E. Ford". The signature is fluid and cursive, with a large initial "R" and "E".

Rebecca E. Ford
Zoning Committee Co-Chair

Cc: Cobb County Board of Commissioners
John Pederson, Cobb County Zoning Division Manager
Robin Stone, Deputy County Clerk
Adam Rozen
MIC Board of Directors and Zoning Committee