

October 6, 1967

Dear Neighbors and Property owners:

An attempt by Tenneco Oil Company to re-zone the NE corner of Franklin and Roswell Roads is underway (Re-zoning petition #Z-67-101-FC). Tenneco has bought an option from Old Salem Apts. and proposes to erect a joint gas station and food store on 200' (Roswell) X 140' (Franklin) with two entrances on each street.

The initial public hearing was held September 27th before the Atlanta-Fulton County Joint Planning Board. The petition was sent to the Fulton County Commissioners with the recommendation by the Joint Planning Board that it be returned for further study. Mr. Wilson Brooks, representing Tenneco, seems determined to have the Joint Planning Board allow "conditional zoning" as C-1 (Commercial).

At the public hearing before the Commissioners of Fulton County on October 4th the neighborhood was well represented by 30-35 people who made a strong appeal for denial of this petition. Many pertinent facts were brought out and a convincing case for denial seemingly made.

However

The Fulton County Commissioners referred this petition back to the Joint Planning Board for "further study".

If re-zoning of this corner is allowed, we feel the opposite corner and all the property across Roswell will be re-zoned commercial in rapid succession. This area, of course, could well become another shopping center. The traffic generated by this activity (Tenneco) alone will make Franklin and adjoining streets thoroughfares.

THE FULTON COUNTY PLANNING DEPARTMENT HAS ALREADY RECOMMENDED DENIAL.

There are many reasons why we feel this petition should be denied. Certainly the approach to commercial zoning has been less than straightforward. We feel this would represent spot-zoning at its very worst. Traffic and safety problems alone would be prohibitive.

At this stage, there will be no further public hearings. Mr. Hutchinson of the Joint Planning Board informs us that the next action by this group may be taken in executive session following its regular meeting on October 25th. Their recommendation will probably be acted upon by the County Commissioners at their executive session following the regular meeting on November 1st.

WE EXPECT CONTINUED ACTIVITIES OF ALL SORTS BY BOTH PETITIONER AND PROPERTY OWNERS.

Let's protect our neighborhood instead of letting it start downhill. Once C-1 (Commercial) re-zoning is allowed on this corner THERE WON'T BE ANY TURNING BACK.

Please take a minute and express your feelings to your elected Commissioners and the appointed Joint Planning Board through either a personal note or phone call.

ATLANTA-FULTON COUNTY JOINT PLANNING BOARD
(Unincorporated Area)
307 Fulton County Administration Building
165 Central Avenue S.W.
Atlanta, Georgia

County

Commissioners of Fulton County:
Mr. James H. Aldredge (Chairman)
or Mr. Walter M. Mitchell
or Mr. Charlie Brown
165 Central Avenue, S. W.
Atlanta, Georgia

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