

Mr. Kenwin M Hayes Sr. Planner II
City of Roswell Planning & Zoning Division
38 Hill Street Suite G-30
Roswell, Georgia 30075

Dear Kenwin,

I attended both Planning Commission Review meetings regarding the proposed Andretti outdoor go cart expansion. I submitted speaker cards, but never had a chance to address the Board. The sound tests conducted by Andretti and confirmed by the City clearly indicate my property, California Car Company, and my neighbors Hollyberry Animal Hospital and Jackson Acura will all be able to hear these carts, squealing tires, and the cheering fans.

The sound issue was raised by our residential neighbors and Andretti has done an effective job silencing their voices through testimony by experts (who don't have to live here) Over 300 people were at the last meeting, and more were on petition lists **100% not in favor** and the Board approved it anyway.

I have seven issues with these two proposed go cart tracks:

- 1) **My customers will hear these go carts**...I have an outside (weather permitting) business with customers shopping the antique cars I have on display on my lot. This will not enhance their shopping experience. It will be distracting & annoying...given today's economic conditions, and I don't need anything that might detract from my customers shopping experience!
- 2) Ever notice the 10, 8' diameter fans in the back wall of Andrettis? Those are there to extract the noxious carbon dioxide fumes from these carts inside the building. Guess where all these fumes will go from the outside track? Into the air! These are very inefficient, polluting engines that are not only bad for the environment, the fumes along with the smell of burnt rubber will blow across Rt 9 into our lot. I know this all too well from burnouts done by the Viper, Corvette and Supra clubs when they meet at Andrettis and hotdog in the parking lot. **So we will smell these go carts** and believe me, when a funeral is taking place behind me (at least 2 or 3 times a week) the last thing you would want is exhaust and burnt rubber fumes blowing through during your family's solemn graveside ceremony.
- 3) **The City has a serious traffic safety problem at the Houze Way and RT 9 intersection.** This intersection has an accident about every two weeks due to distracted drivers. I know this very well because we have an 80' picture window into the intersection and call in most of the 911 calls when an accident occurs. Rt 9 is very busy most of the day...that is certainly not representative of the time the Andretti video drive by tape was done. This is easy to study and research. This intersection has a major problem. There is a deceleration/turn lane on RT 9 going south onto Houze Way, but no acceleration lane from Houze Road onto RT 9 south. This would be easy to fix by tying into the Jackson Acura entrance lane.

Ask your Police or American Towing (the Roswell towing provider) about it. One American tow truck was involved in an accident at this intersection caused by a distracted driver thinking there was an acceleration lane. **The additional distraction of go-carts, the sound, the smoke and the additional traffic these additional tracks will create will make this bad intersection even more dangerous.**

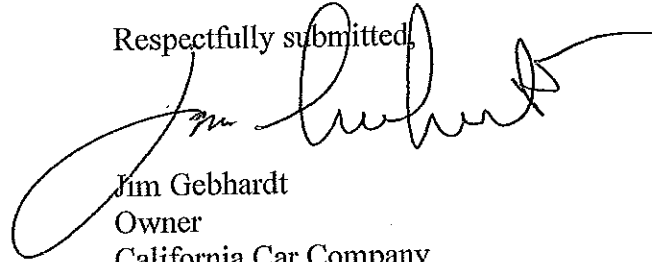
- 4) As I understand it **the Andretti property is not zoned properly** for an outside amusement park....with multiple adjoining businesses and residences within a quarter mile, our voices need to be heard. The "tent" structure, inadequate parking, and their request for a variance to minimize landscaping all must seriously challenge your judgement. How far can you bend to accommodate this one business? Is it worth alienating hundreds if not thousands of Roswell residents and business owners to satisfy one? **Do you want to be one of the people responsible for approving a great step backward in Roswell quality of life?**
- 5) We Roswell residents just recently voted for "Roswell Renewal". You and the planning committee have some ambitious plans to renovate and improve Roswell....does this carnival structure with noisy, smelly, polluting vehicles near a residential area in any way come close to **complying with the intent of "Renewing and Improving Roswell"**. *I don't think so!*
- 6) How many businesses can be operated on a single piece of property? At this point there is a Hertz rental car operation, a comedy club, 2 indoor go cart tracks, a bar and a restaurant....each one of these businesses has **Roswell code issues** regarding parking requirements, restroom requirements and specific traffic control issues. And this does not include the two new proposed outside tracks. **These new tracks will effectively close one of the three access points to this property completely. Have you considered the ramifications of adding more traffic to an already overcrowded Houze Road and RT 9....especially during evening rush hour?**
- 7) There are no doubt the surrounding businesses and especially the neighboring residential areas will have **negative impact on resale values**. As the owner of this building as well as running my business here, I'm very concerned about this. Any prospective home buyer or business investor will notice the track, hear the noise, smell the fumes, see the carnival tent and once they find out the track will be open until at least 11 PM every night **with bright track lights glaring** in the area...who would buy here? **Not to mention the possibility of operation until 1 AM!**

This whole outside go cart track is a **very bad idea**; all the testing and maneuvering will not change what it is. **It is a sideshow temporary amusement park in the middle of a viable business and residential area.** It is hard for me to believe that the same Board that made me change the color of my logo on my sign because it was too bright and offensive, has agreed to support an outside go cart track that is so detrimental to the whole area. At the last meeting in open public forum, **not one individual spoke up in favor of this project.....does that tell you anything?**

**WE ARE NOT GOING TO BE RAILROADED....AND AS OUR ELECTED
OFFICIALS, NEITHER SHOULD YOU BE!**

The Atlanta TV stations, Atlanta Journal Constitution and local papers are covering this important issue and will cover the upcoming City Council Meeting. **Make us proud of our elected officials and deny this project! In your heart of hearts, you know it's the right thing to do for the City of Roswell!**

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Jim Gebhardt", with a large, sweeping flourish extending from the end of the signature.

Jim Gebhardt
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