

PHOTOGRAPHS



Photo #39



Photo #40

PHOTOGRAPHS



Photo #41



Photo #42

MOUNTAIRE SPRINGS AFFECTED NEIGHBOR CONCERNS/QUESTIONS**A-Regarding existing elements:****1-Maintenance Building**

- a) **Can the proposed location move slightly farther south and be integrated into the natural grade of the hill to minimize visual impact?**
Response: We cannot move the building into the hill due to cost and other technical issues. . The building is also set back 115 feet from the property line with a vegetated buffer between. We would propose a condition limiting the building height from the current 35-foot height to a 25-foot height maximum.
- b) **Is there an existing fuel service (above or below ground?) for equipment and will it be installed at the new location?**
Response: Yes, there is a small fuel tank and it will be relocated to the new site should the maintenance building be relocated.
- c) **What inspections for contamination will be done regarding any existing fuel service location should it move?**
Response: the fuel tank design and installation are reviewed and approved by the local Fire Authority and have routine inspections by this same agency throughout their operation.
- d) **Can the new maintenance building be painted a darker natural color?**
Response: Yes, Arlington will agree to paint the existing building an earth tone color.
- e) **Can all vaults and equipment be stored inside the maintenance building at all times?**
Response: Storage of materials and equipment is a necessary function of the maintenance yard. 6' tall Fencing can be extended around the property line sides of the yard to screen materials stored in the areas
- f) **Will the maintenance building only be moved IF mausoleum building I is built?**
Response: There is no plan or schedule to move the maintenance yard at this time. The yard and building will be relocated/rebuilt only if development occurs in this existing area as indicated on the revised zoning plan

2-Maintenance Building Fence line

- a) **Will the existing fence line remain along the currently existing maintenance road (which potentially becomes a mausoleum access road)?**
Response: Yes, we have no reason to move the fence at this time.
- b) **Can the new building be shielded with a fence line and plantings?**
Response: Yes, as part of any plan to relocate the building, 6 foot minimum fencing would be installed around the perimeter. Since there is currently a 115 foot setback to this and we will agree to a lowering of the height of this building, we would expect that to be sufficient.

B-Regarding Proposed Mausoleum Buildings:

- 1) **Will Arlington consider lowering the proposed building height of 35 feet?**
Response: Arlington will agree to reduce the proposed mausoleum buildings H, I and J only to 25 feet from 35 feet in height and include a sloped residential style gabled roof.
- 2) **What is the proposed square footage of the buildings?**
Response: The proposed building H, I and j are listed on the zoning exhibit as 9,250 sf each
- 3) **Will Arlington consider conditioning the proposed buildings to elevations they provide?**
Response: These buildings are all setback at least 100 feet from the property line with an intervening vegetation buffer to mitigate any impact. We can agree to a height reduction and a residential style roof. Beyond this we cannot predict the architectural style since the construction of these buildings is

too many years in the in the future. No one has a greater stake in these buildings being attractive than we do.

4) What is the construction phasing and timeline for the buildings?

Response. There is no time line or phasing for these buildings. Typically, there will be several years or longer between mausoleum construction.

5) What type of construction does the City consider this? Commercial?

Response: commercial

6) Will the buildings be internally lit?

Response, If there are interior spaces these will be lit. Typically, we do not have exterior lighting of any kind since the cemetery closes at dusk, however we need to reserve the right to add shielded security lighting should situations arise that would require this to be added.

7) What will the visitation hours be?

Response: The cemetery closes at dusk. No visitation after the cemetery closes.

8) Where will parking be located and how much parking will be provided?

Response: Arlington, as with most cemeteries across the country, uses the parallel on street parking throughout the cemetery roads for parking needs to burial gardens and mausoleums. This has proven to be more than adequate throughout our history. We also schedule and monitor services and processions to minimize overlap and avoid high traffic periods exterior to the cemetery.

9) Will services for interment be held on site at the buildings or offsite?

Response: Yes, services will be held in both places.

10) Will roadways to the buildings be lit

Response: No, the roadways are not anticipated to be lit since the cemetery closes at dusk.

11) Will Arlington consider creating natural vegetation walls on the buildings to create natural shielding

Response: We believe the large setbacks and buffer zones will adequately shield the buildings.

12) Will Arlington consider planting an additional buffer on the far side of the detention pond from the Long Island Drive properties?

Response: We have indicated the additional proposed screening on the new Perimeter Tree Buffer Enhancement plan where feasible. There are several areas around the basins that are restricted from tree and vegetation planting due to structural issues and heavy rock surfaces.

13) Would Arlington consider limiting the cemetery development in the northern area along and bounded by Bonnie Lane, Long Island Drive and Riverhill Drive to NO additional buildings beyond what is ultimately approved?

Response: We do not anticipate requesting additional development approvals at this time. We would need to follow through this same public review process.

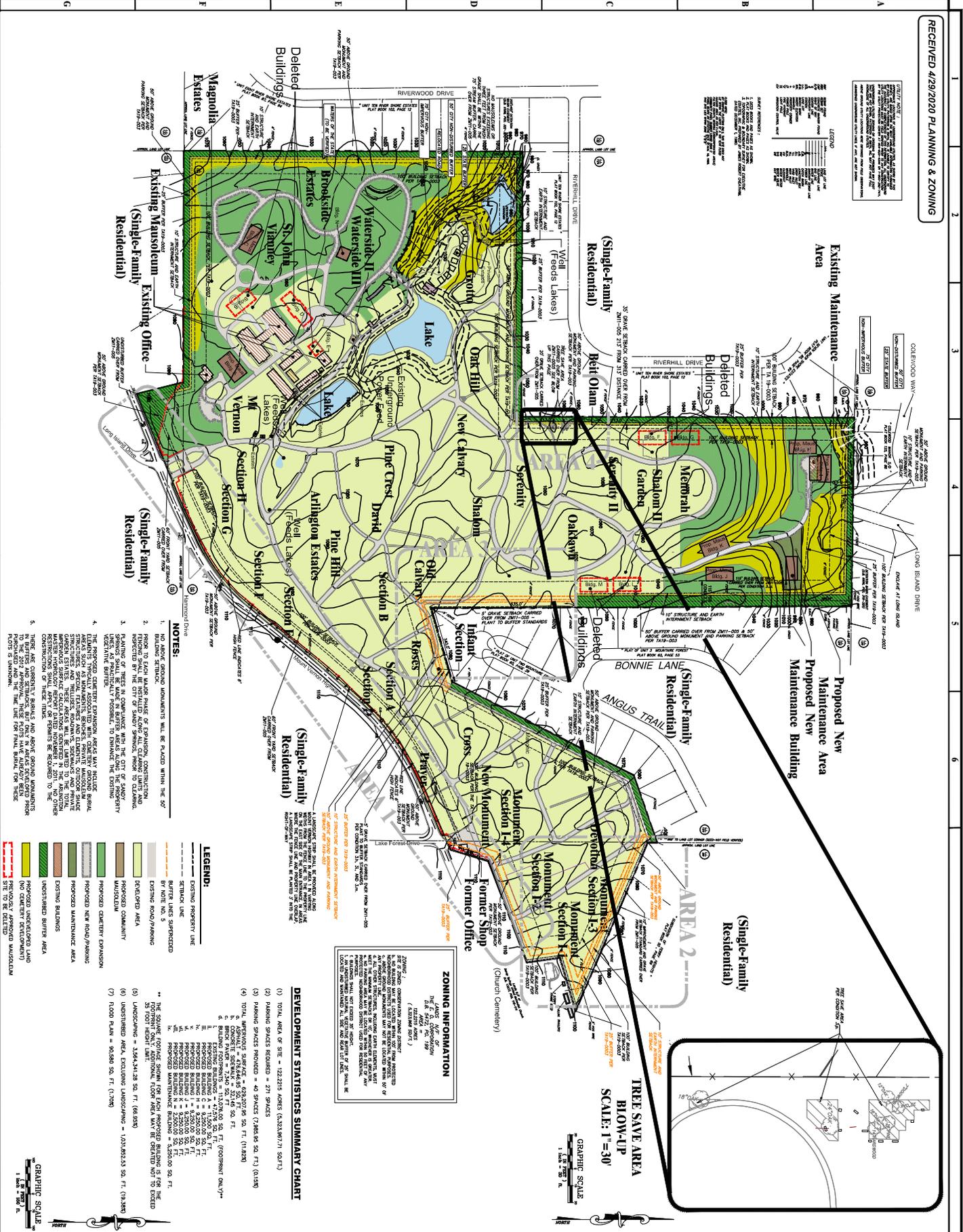
OTHER DISCUSSION POINTS RAISED AT THE MEETING:

General tree buffer concerns:

Response: We have attempted to address general tree buffer concerns with the Perimeter Tree Buffer Enhancement Plan which includes planting of up to 92 trees in strategic areas in need of enhancement and screening. Most of these areas are not adjacent to existing cemetery development at this time so there will be ample opportunity for these to grow and mature. There are restrictions on planting in various areas due to agency mandated maintenance access and basin structural engineering requirements.

Drainage issues at Shalom II

Response: This project has been recently completed and the drainage issues have been rectified in advance of the city inspection.



<p>DRAWING DATE: 2/3/20</p> <p>DRAWING SCALE: 1" = 150'</p> <p>PROJECT NUMBER: 13-115</p> <p>DRAWING NUMBER: F-01</p>	<p>DRAWN BY: KJ</p> <p>DESIGNED BY: KJ</p> <p>CHECKED BY: MG</p>	<p>DRAWING TITLE: OVERALL SITE PLAN</p>	<p>SEAL: [Professional Engineer Seal]</p> <p>DATE: 04/29/2020</p>	<p>PROJECT: ARLINGTON MEMORIAL PARK SITE EXPANSION SANDY SPRINGS, GA</p> <p>PREPARED FOR: DIGNITY MEMORIAL</p>
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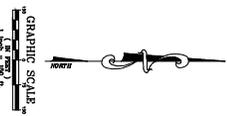
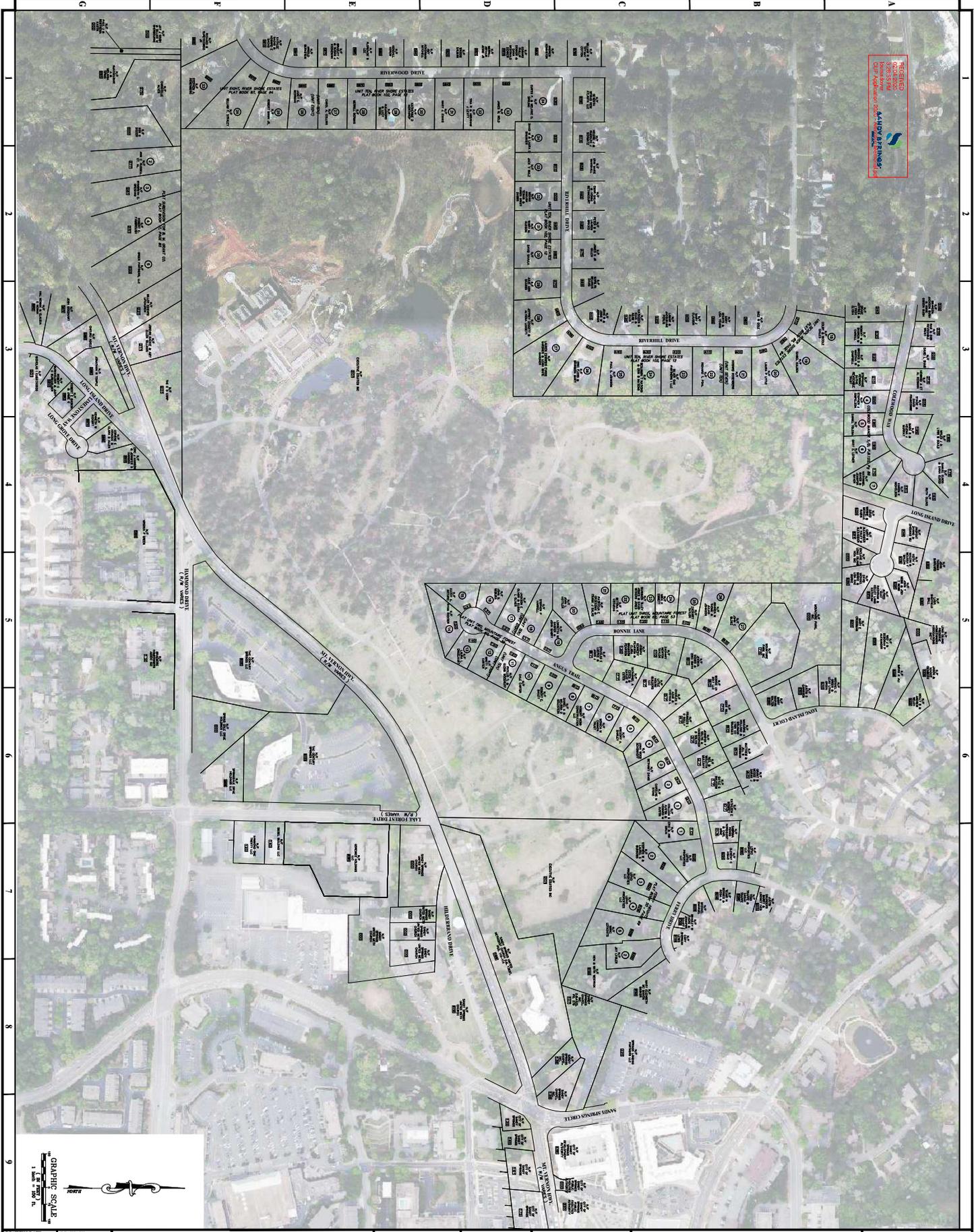
**AERIAL PHOTO OF SITE WITH
BOUNDARY AND BUFFERS**

**ARLINGTON MEMORIAL PARK
201 MOUNT VERNON HIGHWAY NW
LAND LOTS 89, 123 & 124, 17TH DISTRICT
FULTON COUNTY, GEORGIA**



**PRIME
ENGINEERING**
INCORPORATED

2755 NORTON ROAD, SUITE 100
DUBLIN, GEORGIA 31024
404-825-1100



DRAWING DATE	2/3/20
DRAWN BY	KL
DRAWING SCALE	1" = 150'
DESIGNED BY	KL
PROJECT NUMBER	13-115
CHECKED BY	MG
DRAWING NUMBER	F-02

DRAWING TITLE	ADJACENT PROPERTIES MAP	SEAL	
		DATE	

PROJECT:	ARLINGTON MEMORIAL PARK SITE EXPANSION SANDY SPRINGS, GA
PREPARED FOR:	DIGNITY MEMORIAL





NO.	DATE	BY

Revisions

2010.04.16
SMDT
SMDT SPARKS
05/20/10 09:29

ARLINGTON
GLASS FRONT
NICHE
MAUSOLEUM

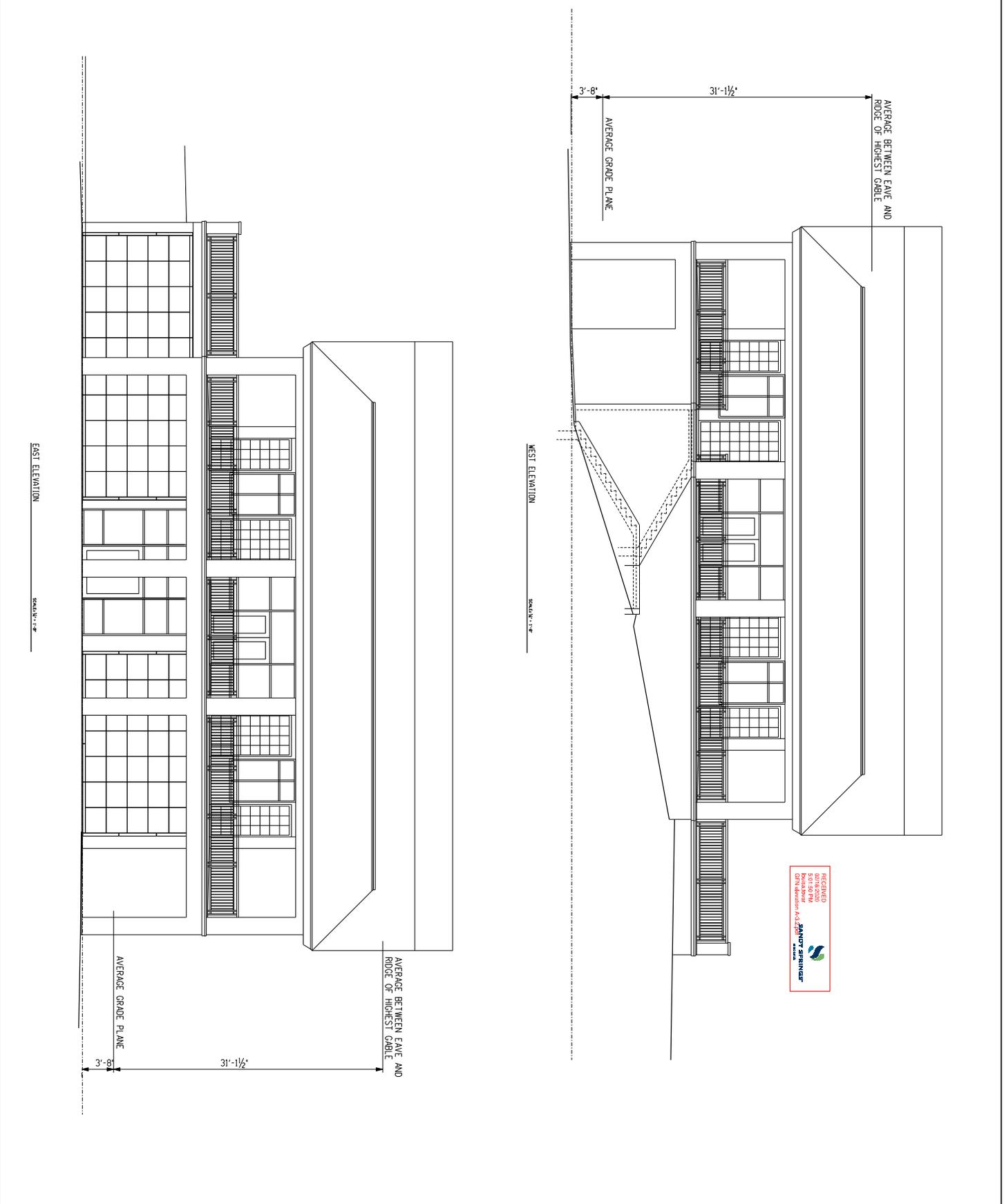
ARLINGTON
MEMORIAL
PARK

2010.04.16
SMDT
SMDT SPARKS
05/20/10 09:29

DATE: 11-1-10
DRAWN BY: SMD
CHECKED BY: SMD
PROJECT NO: 11-1-10
PROJECT NAME: ARLINGTON MEMORIAL PARK

ELEVATIONS

A3.2



March 9, 2020

Alexandra Horst
City of Sandy Springs
Department of Community Development
1 Galambos Way
Sandy Springs, Georgia 30328

RE: Zoning Comments for March 2020

Dear Ms. Horst:

The following are comments by the Environmental Health Services (EHS) Division and the Environmental Justice (EJ) Program of the Fulton County Board of Health. These comments are in reference to the case which was previously received from your office.

CASE	ZONING COMMENTS
U20-0001 (201 Mount Vernon Highway & 0 Mount Vernon Highway, and 0 Mount Vernon Highway)	<p><u>EHS Comments</u></p> <ul style="list-style-type: none"> • If a building is proposed for working or congregating, onsite sanitary facilities will be mandatory prior to use or occupancy. <p><u>General Public Health and EJ Comments</u></p> <ul style="list-style-type: none"> • Since this proposed development is not considered an environmentally adverse use, Fulton County Board of Health does not anticipate any adverse impacts to the health of humans or the environment by approving the request for a Conditional Use Permit to allow the existing cemetery use in the Conservation (CON) District and modify previous conditions.

If you have any questions related to the EHS comments, you may contact Edward Smith at 404-612-1808 or by e-mail at Edward.Smith@fultoncountyga.gov. All questions related to the broader public health and/or environmental justice comments should be directed to me by telephone at 404-613-1491 or e-mail at Monica.Robinson@fultoncountyga.gov.

Sincerely,



Monica M. Robinson, B.S., M.B.A.
Director, Office of Performance Management and Strategy
Environmental Justice Program

cc: Edward Smith, Interim Deputy Director, Environmental Health

COMMENTS ON PUBLIC SERVICES AND UTILITIES

NOTE: Various Fulton County departments or divisions that may or may not be affected by the proposed development provide the following information. Comments herein are based on the applicant's conceptual site plan and are intended as general non-binding information and in no manner suggest a final finding by the commenter. All projects, if approved, are required to complete the City of Sandy Springs and the Fulton County Plan Review process prior to the commencement of any construction activity.

WATER AND WASTEWATER (SEWER):

WATER:

Anticipated water demand: 100 gallons per day (gpd) per 1,000 square feet (sq.) x 11,500 square foot (Proposed cemetery building "A") sq. ft. = **1,150** gallons per day (gpd).

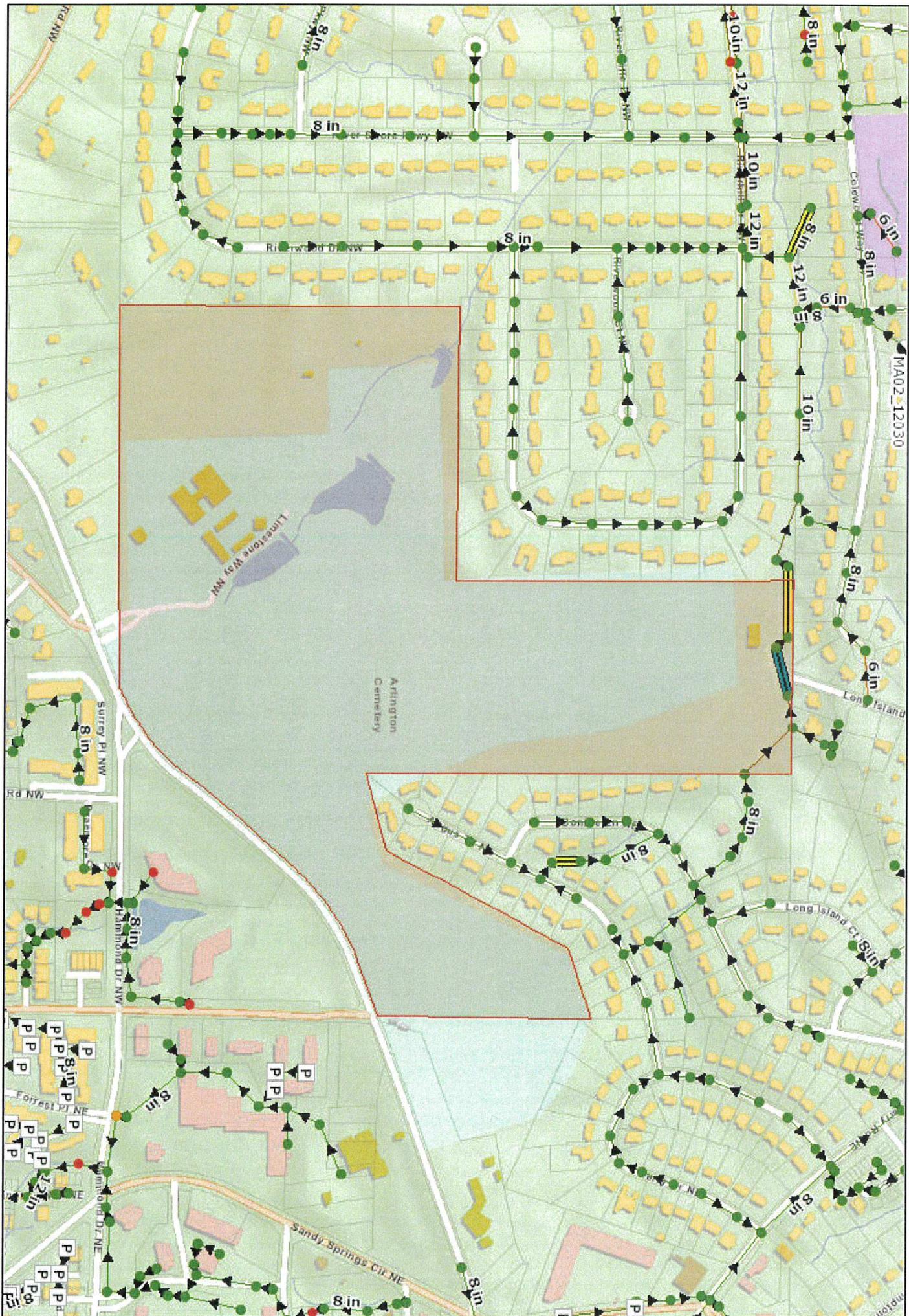
This project is within the City of Atlanta water jurisdiction.

SEWER:

Basin: Marsh Creek
Treatment Plant: R. L. Sutton (Cobb County)
Anticipated sewer demand: **1,035** gallons per day

There are five sewer manholes within the northern property boundary of the 102.57 acre tract (201 Mount Vernon Highway) (Sewer manholes # SMMA0211500 to # SMMA0211540) along an 8 inch sanitary sewer line located in Land Lot **124**, District **17** that can service the proposed cemetery building "A".

Comments: This information does not guarantee that adequate sewer capacity is available at this time or will be available upon application of permits. Please contact the Department of Public Works for more information.



Date: 3/10/2020
 Map Size: 8.5x11 (LETTER)

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201 Mount Vernon Hwy

Prepared By:
 GIS Section
 Water Resources Department
 Fulton County Government



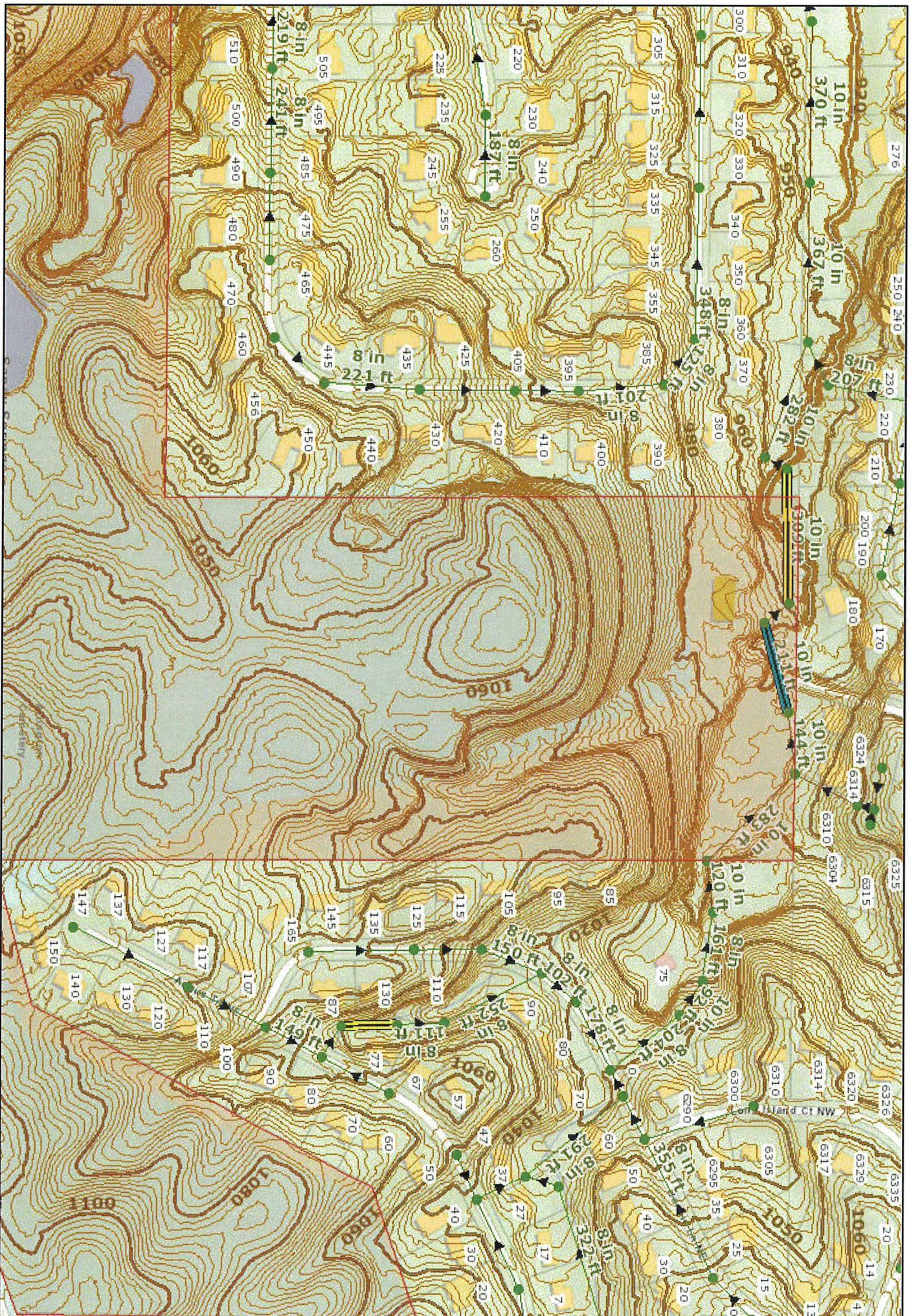
201 Mount Vernon Hwy

Date: 3/10/2020
 Map Size: 8.5x11 (LETTER)

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 GIS Section
 Water Resources Department
 Fulton County Government

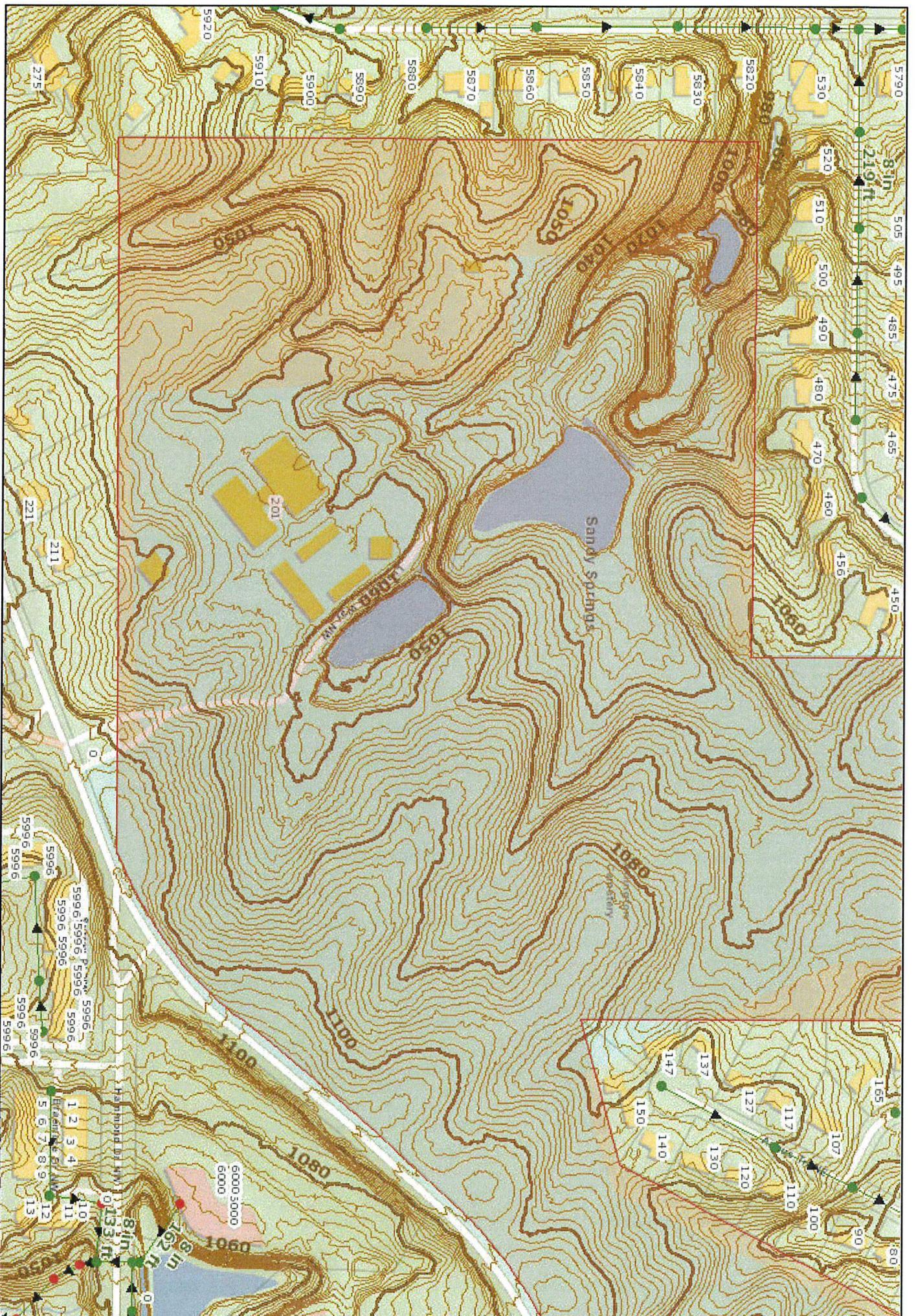


201 Mount Vernon Hwy

Date: 3/10/2020
 Map Size: 8.5x11" (LETTER)

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Prepared By:
 GIS Section
 Water Resources Department
 Fulton County Government



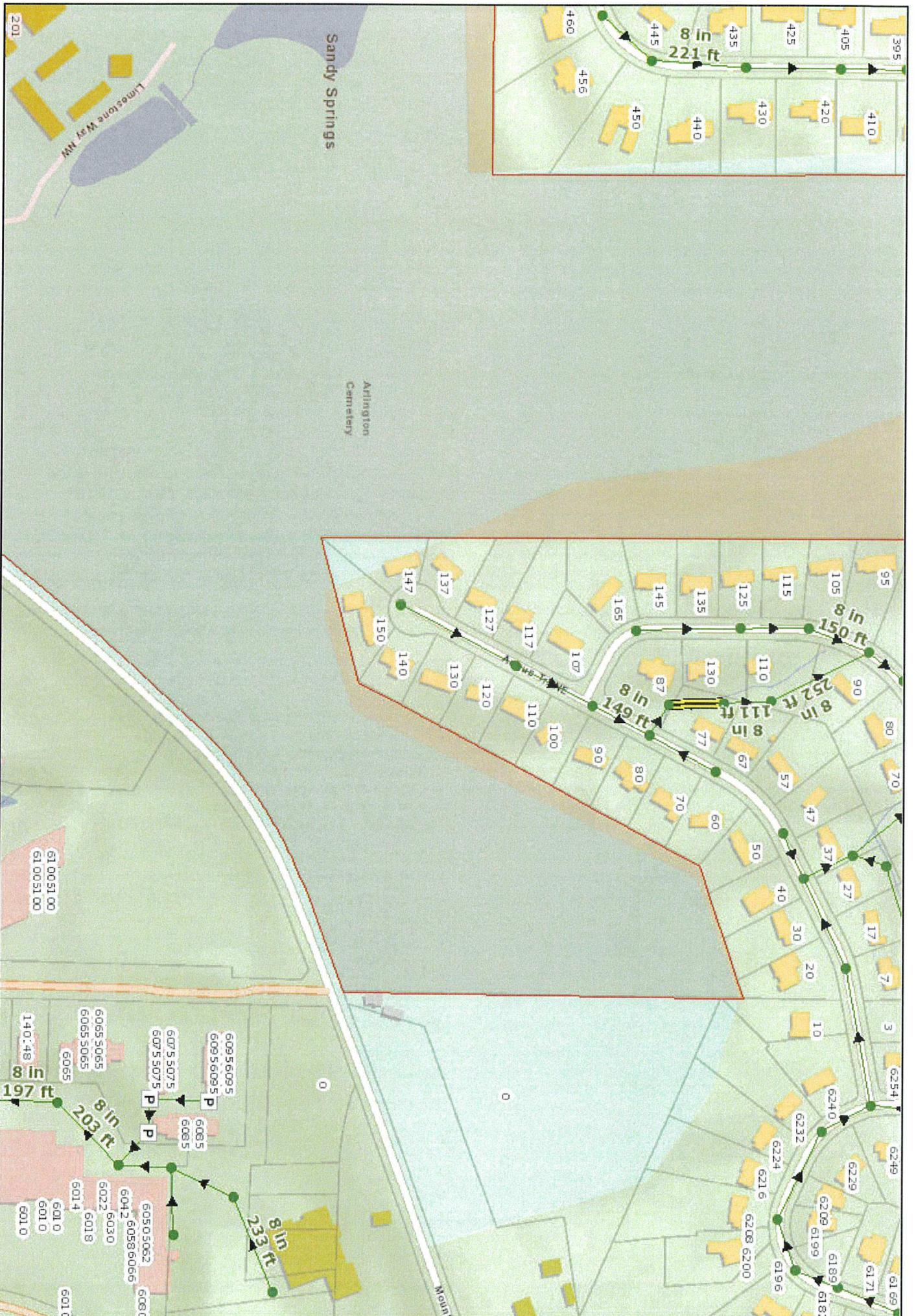
Date: 3/10/2020
 Map Size: 8.5x11 (LETTER)

201 Mount Vernon Hwy

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 Water Resources Department
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Date: 3/10/2020
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201 Mount Vernon Hwy



Prepared By:
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MA0212030

201 Mount Vernon Hwy

0 0.095 0.19 0.285 mi

Date: 3/10/2020

Map Size: 8.5x11 (LETTER)

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Prepared By:
GIS Section
Water Resources Department
Fulton County Government

Property Profile for **201 MOUNT VERNON HWY**

Property Tax Information

Tax Year	2020
Parcel ID	17 0124 LL0154
Property Address	201 MOUNT VERNON HWY
Owner	EXECUTIVE EQUITIES INC
Mailing Address	201 MT. VERNON RD NW ATLANTA GA 30328
Total Appraisal	\$14,615,800
Improvement Appraisal	\$1,876,000
Land Appraisal	\$12,739,800
Assessment	not available
Tax District	59
Land Area	102.57 ac
Property Class	Exempt - Cemetary
Land Use Class	Cemetary
TAD	
CID	

Zoning

Zoning Class	not available
Overlay District	
2035 Future Development	not available

Political

Municipality	Sandy Springs
Commission District	3
Commission Person	Lee Morris
Council District	District 3
Council Person	Chris Burnett
Voting Precinct	SS06
Poll Location	Sandy Springs Library, 395 Mount Vernon Hwy Ne
Congressional District	006
State Senate District	006
State House District	052

School Zones

Elementary School	Heards Ferry
Middle School	Ridgeview
High School	Riverwood

Other Information

Zip Code	30328
Census Tract	102.05
In Less Developed Census Tract	No

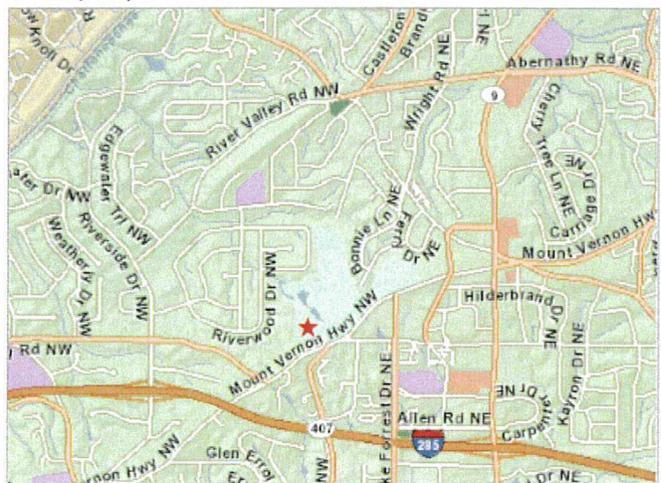
Aerial View



Property Map



Vicinity Map



Horst, Alexandra

From: noreply@sandyspringsga.gov
Sent: Thursday, January 23, 2020 10:51 AM
To: Anspach, Matthew; Tovar, Louisa; Smith, Madalyn; Horst, Alexandra
Subject: Sandy Springs, GA: Rezoning or Use Permit Case Comment

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

A new entry to a form/survey has been submitted.

Form Name: Petition Comment Form - Zoning Map Amendments (Rezoning) / Conditional Use Permits
Date & Time: 01/23/2020 10:50 am
Response #: 709
Submitter ID: 32359
IP address: 2601:c6:c900:6750:7c7d:6182:1acf:27d8
Time to complete: 16 min. , 28 sec.

Survey Details

Page 1

Use the form below to send your comments to City staff.

Your Information

1. First Name

Dr. Gary

2. Last Name

Lotner

3. Email Address

[REDACTED]

4. Address

[REDACTED]

5. City

Sandy Springs

6. State

Georgia

7. ZIP Code

████████

Petition Information

8. Case Number

U20-0001

This number can found on the petition page and begins with RZ or U. If you came to this form by clicking a link on the petition page, it will still be open in another browser tab.

9. Comments

Our property on ██████████ is adjacent to Arlington's property and within 100 yards of their large building for vehicle and equipment maintenance and within 150 yards of retention pond. In the past , when Arlington was making additions , we had with management and been assured it would not impact views from our property. Instead, their assurances were just words and had major detrimental effect. We are concerned if control of the retention pond is ceded to Arlington, the area will become more of an eyesore or possibly hazardous to our property if not maintained properly. At a minimum, we would ask that further non-deciduous tree plantings be put into place to minimize the damage done to property values by these changes.

Thank you,
Sandy Springs, GA

This is an automated message generated by the Vision Content Management System™. Please do not reply directly to this email.

From: noreply@sandyspringsga.gov
Sent: Thursday, January 30, 2020 6:18 PM
To: Anspach, Matthew; Tovar, Louisa; Smith, Madalyn; Horst, Alexandra
Subject: Sandy Springs, GA: Rezoning or Use Permit Case Comment

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A new entry to a form/survey has been submitted.

Form Name: Petition Comment Form - Zoning Map Amendments (Rezoning) / Conditional Use Permits
Date & Time: 01/30/2020 6:18 pm
Response #: 711
Submitter ID: 32364
IP address: 2600:387:2:804::29
Time to complete: 35 min. , 26 sec.

Survey Details

Page 1

Use the form below to send your comments to City staff.

Your Information

1. First Name

Laura And David

2. Last Name

Shinker

3. Email Address

[REDACTED]

4. Address

[REDACTED]

5. City

Atlanta

6. State

Georgia

7. ZIP Code

██████

Petition Information

8. Case Number

U20-0001

This number can found on the petition page and begins with RZ or U. If you came to this form by clicking a link on the petition page, it will still be open in another browser tab.

9. Comments

Will there be landscaping around the detention pond that backs up to 530 and 540 Riverhill Dr, similar to the landscaping around the pond near the Mountaire Pool parking lot?

Also, regarding the same detention area, there is a concrete culvert that funnels water directly into the creek. I feel certain that I, as a homeowner, would not be allowed to have an impervious surface that close to the creek, much less one that directed water to a neighbors property.

Thank you,
Sandy Springs, GA

This is an automated message generated by the Vision Content Management System™. Please do not reply directly to this email.

From: Erin Nations <erin@closingattorneyga.com>
Sent: Thursday, February 6, 2020 11:08 AM
To: CWestmoreland@mmmlaw.com; Chad.Eubanks@dignitymemorial.com
Cc: Tovar, Louisa; president@sandyspringscouncil.org; Benjamin Nations; Sottile, Ginger; Davila, Jesus; Smith, Yvonne
Subject: Arlington cemetery water damage to residential property located [REDACTED]
Attachments: backyard water from cemetary.png; backyard 2.png

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Hello Carl and Chad, this is Erin Nations, the owner of the property located at [REDACTED]. I met both of you at the community meeting held on January 30, 2020. At the meeting, I expressed concerns about a significant increase in water flow onto my property due to the recent clearing and development of the cemetery behind my house.

I have attached two pictures that I took this morning of my backyard. The first attachment is labeled. As I mentioned in the meeting, my husband and I have owned our property at [REDACTED] since May 2013. During our entire time living at our property, water has never flowed over the banks of the drainage easement regardless of the amount of rain. Beginning in October 2019 (when Arlington began to clear and develop the portion of the cemetery behind our property), the drainage easement overflows every time it rains. The area behind the drainage easement has always stayed dry in the past; however, it now floods and retains standing water.

Furthermore, there is now a tremendous amount of water flowing around the fence line between our property and 440 Riverhill Drive. Prior to the clearing of the cemetery, water has always properly flowed underneath the property/fence line into the drainage easement. Now, it surrounds the fence dividing our property and 440 Riverhill. The ground underneath the fence is quickly eroding away and, no doubt, the fence will eventually come down due to water damage.

I know that the City of Sandy Springs has required the cemetery to modify the recently built drainage basin on Arlington's property. However, I am skeptical that this will completely solve our water flow problem. I hope that you will take the time to consider the effect that the recent Arlington development has had on our property. I also hope that Arlington will act as "good neighbor" to find a solution to restore the water flow to our property to the condition that it was prior to the clearing of cemetery land behind our home. Please note that we are prepared to take action if this issue is not resolved in entirety. However, I feel confident that we can find an amicable solution.

Thank you for your time and please do not hesitate to call or email me with any questions or comments.

Erin B. Nations
Attorney
Sherman & Phalen, LLC
1165 Northchase Parkway SE
Suite 450
Marietta, Georgia 30067
404-805-8132 cell
770-579-0109 office

678-608-1883 direct

www.closingattorneyga.com



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Georgia law (O.C.G.A Section 44-14-13, the "Good Funds" law) requires all funds to be received by the closing attorney in excess of \$5,000.00 be "good funds".

Our firm policy is as follows:

We will accept personal checks up to \$2,000.00

For amounts between \$2,000.00, up to and including \$5,000.00, a Cashier's Check issued by a local or national bank or credit union will be accepted.

For amounts more than \$5,000.00 our firm requires funds be transmitted to us by wire.

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Fence Line between 430 Riverhill
and 440 Riverhill



Water Pouring Over from Cemetary



Drainage Easement





Horst, Alexandra

From: noreply@sandyspringsga.gov
Sent: Sunday, March 1, 2020 10:32 PM
To: Anspach, Matthew; Tovar, Louisa; Smith, Madalyn; Horst, Alexandra
Subject: Sandy Springs, GA: Rezoning or Use Permit Case Comment

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Form Name: Petition Comment Form - Zoning Map Amendments (Rezoning) / Conditional Use Permits
Date & Time: 03/01/2020 10:32 pm
Response #: 713
Submitter ID: 32383
IP address: 99.153.141.161
Time to complete: 3 min. , 18 sec.

Survey Details

Page 1

Use the form below to send your comments to City staff.

Your Information

1. First Name

Bettina

2. Last Name

Cothran

3. Email Address

[REDACTED]

4. Address

[REDACTED]

5. City

Sandy Springs

6. State

Georgia

7. ZIP Code

[REDACTED]

Petition Information

8. Case Number

U20-0001

This number can found on the petition page and begins with RZ or U. If you came to this form by clicking a link on the petition page, it will still be open in another browser tab.

9. Comments

March 1, 2020

[REDACTED]
Sandy Springs GA [REDACTED]

To the
Planning Commission and
City Council of Sandy Springs

And
Arlington Cemetery

RE: Case # U20-0001

To whom it may concern:

I am responding to the letter received from the law firm Morris, Manning & Martin LLP regarding a Conditional Use Permit request by Arlington Cemetery.

This pertains to Arlington Cemetery’s plan to build Mausoleums, some of which may attain heights exceeding 30 feet, to be built in the cemetery and visible from existing residential properties on Bonnie Lane, and other streets.

As a property owner, I would like to be on record as vigorously opposing any such plans. As long time home owners, over the years, we have had to endure adverse changes regarding the acreage formerly covered by woods and fields behind our properties that belong to Arlington Cemetery. Those changes had an adverse impact on the environment as well as our quality of life.

The changes include re-shaping of the landscape as well as substantial reduction in the natural habitat of birds and other animals, such as cutting of trees and clearing underbrush. The creation of new slopes has resulted in an effect comparable to the acoustics of ancient Greek and Roman theatres: the acoustics from my deck on [REDACTED] are such that we can clearly hear every word spoken at grave side services, probably much better than those attending the service. I invited the former manager of the cemetery who, standing on my deck, had to concede that the noise pollution was indeed considerable. The trees planted in response soften the effect only marginally.

Should these proposed structures be built, the environmental impact, including the impact on the quality of life of the residents on the adjacent properties, would be serious and negative.

Over the years, we have valued the congenial and co-operative nature of respecting our neighborly relations and interests . For example, we as residents have always made sure that no noise, such as barking of dogs or loud music, would inhibit the solemn mood of funeral rites. Conversely, we have appreciated the efforts of Arlington Cemetery to take into account the concerns of the neighborhood when it comes to intrusive audible or optical interference.

We would like to think that this neighborhood community of shared trust and respect will continue. In this spirit, I ask Arlington Cemetery to desist from any plans such as building mausoleums that are visible form Bonnie Lane and adjacent neighborhood streets.

Sincerely,

Bettina Cothran

P.S.: Several of my neighbors have expressed corresponding concerns. One of them is Mrs. Claire Pearson, [REDACTED] signed below.

Thank you,
Sandy Springs, GA

This is an automated message generated by the Vision Content Management System™. Please do not reply directly to this email.

Horst, Alexandra

From: noreply@sandyspringsga.gov
Sent: Friday, May 29, 2020 1:58 PM
To: Anspach, Matthew; Smith, Madalyn; Horst, Alexandra
Subject: Sandy Springs, GA: Rezoning or Use Permit Case Comment

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

A new entry to a form/survey has been submitted.

Form Name: Petition Comment Form - Zoning Map Amendments (Rezoning) / Conditional Use Permits
Date & Time: 05/29/2020 1:57 pm
Response #: 714
Submitter ID: 32396
IP address: 66.56.48.111
Time to complete: 39 min. , 44 sec.

Survey Details

Page 1

Use the form below to send your comments to City staff.

Your Information

1. First Name

David

2. Last Name

Burke

3. Email Address

[REDACTED]

4. Address

[REDACTED]

5. City

Sandy Springs

6. State

Georgia

7. ZIP Code

[REDACTED]

Petition Information

8. Case Number

U20-0001

This number can found on the petition page and begins with RZ or U. If you came to this form by clicking a link on the petition page, it will still be open in another browser tab.

9. Comments

I live on [REDACTED] and my house backs up to the back of the Arlington Cemetery, we will have a direct view of the proposed mausoleums and the potential move of the maintenance shed. When we moved in 4 years ago there was a forest of trees between our property line and the cemetery, however due to a miscommunication with Fulton County they removed 3 football fields of tress in order to clean the detention/retention area and took that buffer away, know not an Arlington mistake was Fulton County. Currently we can see the maintenance shed, even above the agreed on fence that was recently put in.

As for the proposal, I would love to ask for no mausoleums and the shed stay put but also understand it is their business and property. Then my ask is no additional removal of trees or if any are removed they are replaced, in addition add a full tree buffer between the proposed structure and the property line. If the shed is moved can the size stay similar to the current size vs a bigger building. Could a fence be put in similar to the current fence. That style fence helps block the view but also helps buffer the vehicles that drive back there non-stop everyday.

Bottom line, if new structures have to be put in please take the neighborhood into consideration and cover up or block them as best they can. And please keep the dialogue open! Thank you.

David Burke

Thank you,
Sandy Springs, GA

This is an automated message generated by the Vision Content Management System™. Please do not reply directly to this email.

Horst, Alexandra

From: noreply@sandyspringsga.gov
Sent: Friday, May 29, 2020 2:06 PM
To: Anspach, Matthew; Smith, Madalyn; Horst, Alexandra
Subject: Sandy Springs, GA: Rezoning or Use Permit Case Comment

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

A new entry to a form/survey has been submitted.

Form Name: Petition Comment Form - Zoning Map Amendments (Rezoning) / Conditional Use Permits
Date & Time: 05/29/2020 2:06 pm
Response #: 715
Submitter ID: 32397
IP address: 75.27.152.4
Time to complete: 18 min. , 43 sec.

Survey Details

Page 1

Use the form below to send your comments to City staff.

Your Information

1. First Name

David

2. Last Name

Manne

3. Email Address

[REDACTED]

4. Address

[REDACTED]

5. City

Atlanta

6. State

Georgia

7. ZIP Code

[Redacted]

Petition Information

8. Case Number

U20-0001

This number can found on the petition page and begins with RZ or U. If you came to this form by clicking a link on the petition page, it will still be open in another browser tab.

9. Comments

I live adjacent to the North end of the cemetery, on the other side of the retention pond. A couple years ago, at what I understand is no fault of the cemetery, all the trees in the retention area were cut down, leaving no visual barrier between our homes and the cemetery. As a homeowner that will be heavily impacted by their plans, I have been very engaged in the process and already had a meeting on behalf of our neighborhood with the cemetery and their attorney. We greatly appreciate some of the accommodations they have already made with reduced building heights but we do believe more needs to be done.

1. Request the cemetery preemptively plant trees and buffers to allow plenty of time for the trees to mature before any construction is completed. Also requesting a full tree buffer be planted on the south side of the retention pond to serve as a visual buffer. As of now they have planted one row of trees that are approximately 6-7 feet tall which will do nothing to block the visibility of the 25 foot tall mausoleums that will sit at a higher grade giving them the appearance of looking 30-40 feet tall.

2. The mausoleum that is proposed on the foot print of the current maintenance building is proposed to be closed to the property line than the current building. As we all know its is very visible in the winter already and moving it closer to the property line will result in additional trees being removed and therefore completely visible.

3. If maintenance building is relocated that the fence be extended and additional tree planting be required to shield it.

4. Limit the size and height of the maintenance building. The currently building is approximately 18 feet tall and if they increase it to 25 feet in a straight wall box shape, it will be an eyesore regardless of color. Also we need them to limit the square footage of the building.

Please also consider that any pictures provided have been taken in the spring when the few remaining trees are giving some natural visual barrier. I have photos from the winter, where you can see everything clearly.

We appreciate you reviewing our comments and considering additional conditions that will allow for us to have the appropriate visual barrier that would be expected for a commercial property that is adjacent to residential. Should you have any questions or like to come view the cemetery from our perspective feel free to reach out to us.

Michelle and David Manne

[Redacted]

Thank you,
Sandy Springs, GA

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Horst, Alexandra

From: noreply@sandyspringsga.gov
Sent: Friday, May 29, 2020 7:56 PM
To: Anspach, Matthew; Smith, Madalyn; Horst, Alexandra
Subject: Sandy Springs, GA: Rezoning or Use Permit Case Comment

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A new entry to a form/survey has been submitted.

Form Name: Petition Comment Form - Zoning Map Amendments (Rezoning) / Conditional Use Permits
Date & Time: 05/29/2020 7:55 pm
Response #: 716
Submitter ID: 32398
IP address: 24.30.113.41
Time to complete: 16 min. , 30 sec.

Survey Details

Page 1

Use the form below to send your comments to City staff.

Your Information

1. First Name

Ben

2. Last Name

Alexander

3. Email Address

[REDACTED]

4. Address

[REDACTED]

5. City

Sandy Springs

6. State

Georgia

7. ZIP Code

██████

Petition Information

8. Case Number

U20-0001

This number can found on the petition page and begins with RZ or U. If you came to this form by clicking a link on the petition page, it will still be open in another browser tab.

9. Comments

Our family lives at ██████ between 6324 and 6304. We moved into the house in 2016, with a backyard full of trees, and the trees beyond our property.

We lost the majority of tall trees in our backyard and currently can still see the current maintenance shed partially even now in late May. We ask that trees be planted now to get a head start on growth, and more importantly that new and current trees are taken care of long-term. Any opportunity to limit the size of new buildings, height and square footage, and for not moving closer to the property line is appreciated.

Even before the pandemic, but especially now and after, we are at home 98% of the year as we have medically fragile daughter and anything that helps with both the aesthetics and sounds makes a big difference in our lives.

Thank you,
The Alexanders

Thank you,
Sandy Springs, GA

This is an automated message generated by the Vision Content Management System™. Please do not reply directly to this email.

Horst, Alexandra

From: noreply@sandyspringsga.gov
Sent: Friday, May 29, 2020 9:30 PM
To: Anspach, Matthew; Smith, Madalyn; Horst, Alexandra
Subject: Sandy Springs, GA: Rezoning or Use Permit Case Comment

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A new entry to a form/survey has been submitted.

Form Name: Petition Comment Form - Zoning Map Amendments (Rezoning) / Conditional Use Permits
Date & Time: 05/29/2020 9:30 pm
Response #: 717
Submitter ID: 32399
IP address: 73.43.182.53
Time to complete: 4 min. , 48 sec.

Survey Details

Page 1

Use the form below to send your comments to City staff.

Your Information

1. First Name

George

2. Last Name

Wu

3. Email Address

[REDACTED]

4. Address

Not answered

5. City

Sandy Springs

6. State

Georgia

7. ZIP Code

██████████

Petition Information

8. Case Number

U20-0001

This number can found on the petition page and begins with RZ or U. If you came to this form by clicking a link on the petition page, it will still be open in another browser tab.

9. Comments

My name is George Wu, and my wife and I live at ██████████ at where the cul-de-sac directly facing the proposed mausoleums and the potential move of the maintenance shed. I echo my neighbors' concerns about the size of the proposed mausoleums and maintenance shed and potentially lack of tree buffer between the proposed structure and the property line. I would like to see the proposed structures limited by size and square footage and well buffered by trees and extended fence so that they will not become completely visible looking from our cul-de-sac. In addition, I would also request a full tree buffer planted on the south side of the retention pond to serve as a visual buffer. Trees and buffers need to be planted preemptively so that they have enough time to mature before any construction is completed. Thank you for taking our feedback and keeping us in the loop for future communication.

Thank you,
Sandy Springs, GA

This is an automated message generated by the Vision Content Management System™. Please do not reply directly to this email.

Horst, Alexandra

From: noreply@sandyspringsga.gov
Sent: Friday, June 5, 2020 9:14 AM
To: Anspach, Matthew; Smith, Madalyn; Horst, Alexandra
Subject: Sandy Springs, GA: Rezoning or Use Permit Case Comment

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A new entry to a form/survey has been submitted.

Form Name: Petition Comment Form - Zoning Map Amendments (Rezoning) / Conditional Use Permits
Date & Time: 06/05/2020 9:13 am
Response #: 718
Submitter ID: 32401
IP address: 2600:1700:1dd1:14a0:995:d866:d083:7cff
Time to complete: 34 min. , 11 sec.

Survey Details

Page 1

Use the form below to send your comments to City staff.

Your Information

1. First Name

Ronda

2. Last Name

Smith

3. Email Address

[REDACTED]

4. Address

[REDACTED]

5. City

Sandy Springs

6. State

Georgia

7. ZIP Code



Petition Information

8. Case Number

U20-0001

This number can found on the petition page and begins with RZ or U. If you came to this form by clicking a link on the petition page, it will still be open in another browser tab.

9. Comments

The Mountaire Springs Neighborhood Association appreciates that there was an opportunity for the materially affected neighbors to engage with the cemetery on the matter of this update to their master plan.

The concession made to date regarding building heights of 25 feet rather than the original 35 feet proposed for the mausoleums will reduce the visual impact these buildings will have.

The need for quality plantings and the proper maintenance of these in the required buffer areas will be critical to reducing the visibility of the new construction of the Maintenance Building and proposed mausoleums.

The neighborhood asks that plantings be done in a preemptive way well in advance of the proposed construction to allow for time for growth and maturity, as well as replacement if need be, of those trees that will serve to shield the new buildings from view. Please do not wait until just prior to or after construction to plant.

Critically please insure the limits of disturbance are observed once any construction begins to protect existing trees and plantings.

Additionally the affected homeowners have asked for; the height of the new maintenance building be limited to the height of the existing building which is approximately 18 feet and that the existing planted fenceline be continued to the new location to serve as an extension of the visual barrier the currently installed fence and plantings provide.

The construction for the proposed northernmost mausoleum (which will replace the existing maintenance building) will impact trees to the north that are currently serving as a visual buffer. The neighborhood requests that the new mausoleum building not be constructed any closer than the existing maintenance building is today.

Thank you,
Ronda Smith
Mountaire Springs Neighborhood Association
President

Thank you,
Sandy Springs, GA