

# SAMS, LARKIN, HUFF & BALLI

A LIMITED LIABILITY PARTNERSHIP

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ADAM J. ROZEN

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SLHB-LAW.COM

March 6, 2018

**VIA EMAIL:**

Mr. Ken Suddreth, Director  
Community Development Department  
City of Smyrna  
3180 Atlanta Road  
Smyrna, GA 30080

Re: Applications of Westplan Investors Acquisitions, LLC, to Annex and Rezone an approximate 8.7 Acre Tract from O&I (Cobb County) and NS (City of Smyrna) to Conditional – MU (City of Smyrna)

Dear Ken:

This firm represents Westplan Investors Acquisitions, LLC (“Westplan”), which is the Applicant and Property Owner concerning the above-captioned Applications for Annexation and Rezoning. Previously, the Applications were tabled during the Development of Regional Impact (“DRI”) review by the Atlanta Regional Commission (“ARC”) and the Georgia Regional Transportation Authority (“GRTA”). That process has now been completed with ARC rendering a positive Regional Finding and with GRTA, likewise, issuing an equally supportive Notice of Decision (“NOD”).

With respect to the foregoing and as a follow-up to my February 2<sup>nd</sup> letter to you, attached please find revised renderings/elevations depicting the architectural style and composition of the retail component; the highly amenitized luxury apartment homes; and, the Hotel. As you know, the Hotel has now acquired a Marriott “Flag” and will constitute a single hotel as opposed to a dual hotel brand. Also note that the parking for the Hotel will be positioned in underground structured parking.

Please do not hesitate to contact me should you need any additional information or documentation prior to the formulation of the City’s Staff Analysis and Recommendations and/or the hearings before the Planning & Zoning Board on March 12, 2018 and before the Mayor and City Council on April 16, 2018.

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## VIA EMAIL:

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With kind regards, I am

Very truly yours,

SAMS, LARKIN, HUFF & BALLI, LLP



Garvis L. Sams, Jr.  
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GLS/dls

### Attachments

cc: Honorable A. Max Bacon, Mayor (via email w/attachments)  
Mr. Derek Norton, City Council Member (via email w/attachments)  
Members, Smyrna City Council (via email w/attachments)  
Members, Smyrna Planning & Zoning Board (via email w/attachments)  
Ms. Tammi Sadler Jones, City Administrator (via email w/attachments)  
Mr. Tom Boland, Economic Development Manager (via email w/attachments)  
Mr. Russell Martin, AICP, Senior Planner (via email w/attachments)  
Scott A. Cochran, Esq. (via email w/attachments)  
Mr. Eric Randall, P.E., City Engineer (via email w/attachments)  
Mr. Scott Stokes, Public Works Director (via email w/attachments)  
Ms. Terri Graham, City Clerk (via email w/attachments)  
Mr. Dana Johnson, AICP Director, Cobb Community Development Agency  
(via email w/attachments)  
Mr. Brad Johnson, Westplan Investors (via email w/attachments)