

Did you know:

- There is a proposal to change the zoning at the southeast corner of Holcomb Bridge Rd and GA 400 to be massively larger and more dense than the current approved zoning of that property (which was already large in scale).
- Contrary to what many originally thought, the proposal, named "Roswell East", calls for 19 tall buildings, including skyscrapers, some of them over 20 stories high, one of them 27 stories. The tallest building in all of Alpharetta is only 8 stories high.
- The proposal calls for 2,975 households on the slice of land on the southeast corner of Holcomb Bridge and 400, on both sides of Old Alabama Road. Hundreds of these condos are an average of 800 square feet.
- There have been discussions on how to pay for all the road construction needed to compensate for the traffic problems that are a logical outcome of this proposed development. No solid source has been secured, though some have proposed floating City of Roswell Tax Allocation District bonds to pay for some of it.
- Roswell's development environment is not stagnant. In recent months, Roswell has approved several brand-new, very large commercial and mixed-use projects, right in this immediate area. For example, land clearing is scheduled to start early May 2007 for East Village.
- The outcome of the Roswell East discussion need not just be "thumbs up" or "thumbs down". The last two very large commercial projects approved in Roswell in recent months were a result of true dialogs that produced projects that all parties could accept.

Every single resident of Roswell and the surrounding area that travels in the Holcomb Bridge / 400 area for any reason will be affected by this project. You have a say in the matter!

Come find out more in an informational meeting with your neighbors!

Sunday April 22
3:30 PM – 5:00 PM
East Roswell Park
9000 Fouts Road

Visit <http://roswelleast.org> for additional information.

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