

From: Gayle Hayes [REDACTED]  
Sent: Wednesday, November 2, 2022 11:55 AM  
To: Planning Commission  
Subject: Comments regarding application for Sheetz Gahanna at US62@Morse Road

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- Homeowners most affected by construction were not notified (Collingwood Pointe)
- Has there been a traffic study done to see how this will affect the round-about and left hand turns out of Collingwood Pointe?
- Other gas stations in Gahanna are not as close to residential neighborhoods
- Other Sheetz stations throughout Columbus are not located close to residential neighborhoods
- Appreciate detailed plans including lighting and landscaping, but concerned the 24/7 hours will affect:
  - Value/resale of homes in Collingwood Pointe at the Preserve
  - Current businesses were constructed with a rural appearance and are not open 24/7 (all but two close before 10 pm)

We understand a commercial business will build on this lot at some point, however, we don't believe a gas station fits the concept of this area.

Should the committee approve the application, we would suggest the following:

- Additional landscaping (evergreen trees) planted in the Preserve to provide year-round blockage of light/sound
- Prevent left turn into property by removing left turn arrow currently painted on Morse Road.

Thank you for your consideration,

Paul and Gayle Hayes

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Columbus, OH 43230