



CITY OF ATLANTA

M. KASIM REED
MAYOR

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT
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JAMES SHELBY
Commissioner

CHARLETTA WILSON
JACKS
Director, Office of
Planning

Proposed Agenda
ATLANTA URBAN DESIGN COMMISSION
March 12, 2014
Atlanta City Hall Council Chambers, Second Floor
4:00 pm

1. Call to Order
2. Approval of Agenda
3. Approval of Minutes
4. Business:
 - a) Application for a Review and Comment (RC-14-032) on Z-14-003 to rezone a portion of the property from SPI-16 (SA1)/LBS to SPI-16 (SA1) at **771 Spring Street (Crum and Forster Building)**. Property is zoned SPI-16 (Subarea 1) / (Landmark Building or Site)
Applicant: Georgia tech Foundation Real Estate Holding Corp.
760 Spring Street, St. 400
Staff Recommendation: Send letter with Commission comments.
Commission Voted: Commission will send letter with comments.
 - b) Application for a Type IV Certificate of Appropriateness (CA4PH-14-035) for demolition of a house and accessory structure due to a threat to public health and safety at **817 Lullwater Rd.** Property is zoned Druid Hills Landmark District.
Applicant: Kris Knecht
1700 Commerce Dr. NW
Staff Recommendation: Deferral.
Commission Voted: Deferred to the March 26th meeting.
 - c) Application for a Type III Certificate of Appropriateness (CA3-14-050) for a variance to reduce the rear yard setback from 50 feet (required) to 7 feet (proposed), and (CA3-14-045) for the construction of a new single family house at **817 Lullwater Rd.** Property is zoned Druid Hills Landmark District.
Applicant: Kris Knecht
1700 Commerce Dr. NW
Staff Recommendation: Deferral.
Commission Voted: Deferred to the March 26th meeting.

- d) Application for a Type III Certificate of Appropriateness (CA3-14-038) for a rear deck/porch addition at **765 Lullwater Rd.** Property is zoned Druid Hills Landmark District.
Applicant: James Heerin
765 Lullwater Rd.
Staff Recommendation: Approve with conditions.
Commission Voted: Deferred to the March 26th meeting.
- e) Application for a Review and Comment (RC-14-040) for an off-leash dog park in **Freedom Park at Freedom Parkway and Boulevard.** Property is zoned C-2 / R-5.
Applicant: Old Fourth Ward Barkway Corporation
640 Glen Iris Dr.
Staff Recommendation: Confirm delivery of comments at the meeting.
Commission Voted: Comments delivered at the meeting.
- f) Application for a Type III Certificate of Appropriateness (CA3-14-044) for a variance to allow a roof form which does not meet the District regulations, and (CA3-14-043) for renovations and additions at **160 Savannah St.** Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Adam Stillman
350 Sinclair Ave.
Staff Recommendation (CA3-14-044): Approve.
Commission Voted: Approved.
Staff Recommendation (CA3-14-043): Approve with conditions.
Commission Voted: Approved with conditions.
- g) Application for a Type III Certificate of Appropriateness (CA3-14-047) for construction of a new single family house at **807 Hill St.** Property is zoned R-5 / Grant Park Historic District (Subarea 1).
Applicant: Laurie Imes
600 Virginia Ave.
Staff Recommendation: Deferral.
Commission Voted: Deferred to the March 26th meeting.
- h) Application for a Type II Certificate of Appropriateness (CA2-14-056) for renovations at **134 Peachtree St. (Rhodes Haverty Building).** Property is zoned SPI-1 SA7 (Subarea 7) / LBS (Landmark Building / Site).
Applicant: Christine Cooley-Phillips
3315 Huntcliff Dr., Cumming
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with revised conditions.

Cases deferred from previous meetings:

- i) Application for a Type III Certificate of Appropriateness (CA3-13-348) for a variance to reduce the right side yard setback from 7 ft (required) to 3 ft (proposed), to reduce the Airline Street setback from 7 ft (required) to 1.5 ft (proposed), to reduce the rear yard setback from 10 feet (required) to 1.5 feet (proposed), and to use an alternate block face for comparison, and (CA3-13-347) for a new single family residence at **619 Auburn Ave.** - Property is zoned Martin Luther King, Jr. Landmark District (Subarea 2) / Beltline.

Applicant: Monica Woods
2814 Oxford Dr., Decatur
Deferred on January 22, 2014.

Staff Recommendation (CA3-13-348): Approve.

Commission Voted: Approved.

Staff Recommendation (CA3-14-347): Approve with conditions.

Commission Voted: Approved with conditions.

- j) Application for a Type III Certificate of Appropriateness (CA3-13-351) for a new single family home and (CA3-13-352) for a variance to reduce both side yard setbacks from 7 ft (required) to 4 ft (proposed) and to use an alternate block face for comparison at **615 Auburn Ave.** - Property is zoned Martin Luther King, Jr. Landmark District (Subarea 2) / Beltline.

Applicant: Monica Woods
2814 Oxford Dr., Decatur
Deferred on January 22, 2014.

Staff Recommendation (CA3-13-352): Approve.

Commission Voted: Approved.

Staff Recommendation (CA3-13-351): Approve with conditions.

Commission Voted: Approved with conditions.

- k) Application for a Review and Comment (RC-14-006) for demolition of a single family house at **1474 Metropolitan Pkwy.** Property is zoned R-4 / Beltline

Applicant: Henrietta Kissieh
1100 2nd St., Stone Mountain
Deferred on February 26, 2014

Staff Recommendation: Confirm delivery of comments at the meeting.

Commission Voted: Deferred to the March 26th meeting.

- l) Application for a Type III Certificate of Appropriateness (CA3-14-041) for a variance to allow a deck where otherwise prohibited and (CA3-14-012) for a deck and site work at **2007 Spad Ave.** Property is zoned R-4A / Whittier Mill Historic District.

Applicant: Terry May
2007 Spad Ave.
Deferred on February 26, 2014

Staff Recommendation (CA3-14-041): Approve.

Commission Voted: Approved.

Staff Recommendation (CA3-14-012): Approve with conditions.

Commission Voted: Approved with conditions.

- m) Application for a Review and Comment (RC-14-024) for demolition and new construction at **1332 Metropolitan Pkwy**. Property is zoned MRC-3-C / Beltline
Applicant: Atlanta Fulton Public Library System
One Margaret Mitchell Square
Deferred on February 26, 2014

Staff Recommendation: Confirm delivery of comments at the meeting.
Commission Voted: Comments delivered at the meeting.

- n) Applications for Type III Certificates of Appropriateness (CA3-14-034) for a lot consolidation / aggregation; (CA3-14-002) for a variance / special exception to increase the lot coverage from 80% (allowed) to 88% (proposed), to reduce the number of on-site parking spaces from 38 (required) to 16 (proposed) and to use 22 off-site parking spaces through a shared parking agreement, reduction in the rear transitional yard from 20 feet (required) to 15 feet (proposed), reduction in the distance of a commercial dumpster from a residential subarea from 30 feet (required) to 0 feet (proposed), and the location of a building accessory feature (a dumpster) between the principal building and a public street; and (CA3-14-001) for site work, renovations and deck addition at **670 Memorial Dr. (aka 666 Memorial Dr.)** Property is zoned Cabbagetown Landmark District (Subarea 3 and Subarea 5) / Beltline.
Applicant: John Swiney
1426 Golf Link Dr., Stone Mountain
Deferred on February 26, 2014

Staff Recommendation: Deferral.
Commission Voted: Deferred to the March 26th meeting.

5. Other Business
6. Adjournment