



CITY OF ATLANTA

M. KASIM REED
MAYOR

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT
55 TRINITY AVENUE, S.W. SUITE 3350 - ATLANTA, GEORGIA 30303-0308
404-330-6145 - FAX: 404-658-7491
www.atlantaga.gov

CHARLETTA WILSON
JACKS
Director, Office of
Planning

Meeting Results
ATLANTA URBAN DESIGN COMMISSION
July 08, 2015
Atlanta City Hall Council Chambers, Second Floor

1. Call to Order
2. Approval of Agenda
3. Approval of Minutes
4. Business:

Cases originally scheduled for June 24, 2015:

- a) Application for a Review and Comment (RC-15-212) for additions at **3099 Panther Trl.** Property is zoned R-4 / R-5.
Applicant: Atlanta Public Schools
1631 La France St.
Staff Recommendation: Confirm delivery of comments at the meeting.
Commission Voted: The Commission confirmed the delivery of comments at the meeting.
- b) Application for a Type III Certificate of Appropriateness (CA3-15-214) for alterations and additions at **1197 Cleburne Ave.** Property is zoned R-5 / Inman Park Historic District (Subarea 1).
Applicant: Frank Neely
1447 Peachtree St.
Staff Recommendation: Approve with a condition.
Commission Voted: Approved with a condition.
- c) Application for a Type II Certificate of Appropriateness (CA2-15-215) for site work and addition at **1250 Fairview Rd.** Property is zoned Druid Hills Landmark District.
Applicant: Mark Fosner
1662 Mclendon Ave.
Staff Recommendation: Approve.
Commission Voted: Approved

- d) Application for a Type II Certificate of Appropriateness (CA2-15-219) for alterations and site work at **678 Lexington Ave.** Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Rick Bizot
1077 Alta Ave.
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with conditions
- f) Application for a Type III Certificate of Appropriateness (CA3-15-223) for a variance to allow a rooftop addition higher than the existing house and with a higher ridge line and (CA3-15-222) for an addition at **1187 Cleburne Ave.** Property is zoned R-5 / Inman Park Historic District (Subarea 1).
Applicant: Jon Cauthen
124 S. Columbia Dr.
Staff Recommendation CA3-15-223: Defer to July 22, 2015 Commission meeting.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.
Staff Recommendation CA3-15-222: Defer to July 22, 2015 Commission meeting.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.
- g) Application for a Review and Comment (RC-15-212) for a revision of plans at **31 Woodcrest Ave.** Property is zoned R-4 / Brookwood Hills Conservation District.
Applicant: Gail Glozier
281 W. Wieuca Road
Staff Recommendation: Confirm the delivery of comments at the meeting.
Commission Voted: The Commission will send a letter with comments to the Applicant.
- h) Application for a Type II Certificate of Appropriateness (CA2-15-225) for site work at **829 North Ave.** Property is zoned R-5 / SPI-6 (Subarea 3) / Beltline.
Applicant: 829 North Ave., LLC.
829 North Ave.
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with conditions.

Deferred Cases

- i) Application for a Type III Certificate of Appropriateness (CA3-15-121) for site work, alterations, and additions at **801 Lullwater Rd.** Property is zoned Druid Hills Landmark District.
Applicant: Earl Jackson
3094 Brook Dr.
Deferred on May 27, 2015
Staff Recommendation: Denial.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.

- j) Application for a Type III Certificate of Appropriateness (CA3-15-158) for a new single family house at **654 Woodward Ave.** Property is zoned R-5/Grant Park Historic District (Subarea 1).
Applicant: Jacque Edmonds
Po Box 675935
Deferred on June 10, 2015
Staff Recommendation: Defer to the August 12, 2015 Commission meeting.
Commission Voted: Deferred to the August 12, 2015 Commission meeting.
- k) Application for a Type II Certificate of Appropriateness (CA2-15-162) for alterations at **306 Auburn Ave.** Property is zoned Martin Luther King, Jr. Landmark District (Subarea 4).
Applicant: Zenith Omega Alpha Investment And Property Management, Llc
215 Piedmont Ave.
Deferred on June 10, 2015
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with conditions.
- l) Application for a Type III Certificate of Appropriateness (CA3-15-185) for a variance to allow a reduction in the transitional yard from 10' (required) to 3' (proposed) and, (CA3-15-090) for a new structure at **228 Powell St.** Property is zoned Cabbagetown Landmark District (Subarea 4) / Beltline.
Applicant: Brandy Morrison
485 Oakland Ave.
Deferred on June 10, 2015
Staff Recommendation CA3-15-185: Defer to the August 12, 2015 Commission meeting.
Commission Voted: Deferred to the August 12, 2015 Commission meeting.
Staff Recommendation CA3-15-090: Defer to the August 12, 2015 Commission meeting.
Commission Voted: Deferred to the August 12, 2015 Commission meeting.

Cases originally scheduled for July 8, 2015:

- a) Application for a Review and Comment (RC-15-227) for a playground and site work at **329 Ormond St. (Ormewood-Grant Park).** Property is zoned R-5 / Grant Park Historic District (Subarea 1).
Applicant: City of Atlanta Office of Parks and Recreation
233 Peachtree St.
Staff Recommendation: Confirm delivery of comments at the meeting.
Commission Voted: The Commission confirmed the delivery of comments at the meeting.
- b) Application for a Review and Comment (RC-15-228) for additions at **970 White St. (Rose Circle Park).** Property is zoned R-4A / West End Historic District / Beltline.
Applicant: City of Atlanta Office of Parks and Recreation
233 Peachtree St.
Staff Recommendation: Confirm delivery of comments at the meeting.
Commission Voted: The Commission confirmed the delivery of comments at

the meeting.

- c) Application for a Review and Comment (RC-15-232) for an accessory structure and site work at **2741 Howell Mill Rd. (Morris Brandon Elementary School)**. Property is zoned R-3.
Applicant: Evan J Hunter
P.O. Box 53125
Staff Recommendation: Confirm the delivery of comments at the meeting.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.
- d) Application for a Type III Certificate of Appropriateness (CA3-15-234) for alterations and an addition at **2943 Wales Ave.** Property is zoned R-4A / Whittier Mill Historic District.
Applicant: Barbara Westbrook
2943 Wales Ave.
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with conditions.
- e) Application for a Review and Comment (RC-15-235) for alterations and new signage at **1043 Memorial Dr.** Property is zoned MRC-3-C / Beltline.
Applicant: John Weiler
100 Peachtree St. STE. 2500
Staff Recommendation: Confirm delivery of comments at the meeting.
Commission Voted: The Commission confirmed the delivery of comments at the meeting.
- f) Application for a Type II Certificate of Appropriateness (CA2-15-236) for alterations at **957 Allene Ave.** Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Ben Massengale
309 Glen Abbey Ct., McDonough
Staff Recommendation: Defer to the July 22, 2015 Commission meeting.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.
- g) Application for a Type II Certificate of Appropriateness (CA2-15-237) for alterations at **953 Allene Ave.** Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Ben Massengale
309 Glen Abbey Ct., McDonough
Staff Recommendation: Defer to the July 22, 2015 Commission meeting.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.
- h) Application for a Type IV Certificate of Appropriateness (CA4ER-15-238) for a demolition due to an unreasonable economic return at **817 Lullwater Rd.** Property is zoned Druid Hills Landmark District.
Applicant: Wilson, Brock, & Irby, LLC.
2849 Paces Ferry Rd. STE. 700
Staff Recommendation: Establish Economic Review Panel and convey application to the Economic Review Panel for consideration.
Commission Voted: The Commission voted to establish the Economic Review Panel, and deferred the case to the August 12, 2015 Commission meeting.

- i) Application for a Type III Certificate of Appropriateness (CA3-15-239) for alterations and additions at **343 Sinclair Ave.** Property is zoned R-5 / Inman Park Historic District (Subarea 1) / Beltline.
Applicant: Adam Stillman
350 Sinclair Ave.
Staff Recommendation: Approve with a condition.
Commission Voted: Approved with a condition.

- j) Application for a Type III Certificate of Appropriateness (CA3-15-240) for a new single family home at **754 Kirkwood Ave.** Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Adam Stillman
350 Sinclair Ave.
Staff Recommendation: Defer until the July 22, 2015 Commission meeting.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.

- k) Application for a Type III Certificate of Appropriateness (CA3-15-242) for a new single family home at **760 Kirkwood Ave.** Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Adam Stillman
350 Sinclair Ave.
Staff Recommendation: Defer until the July 22, 2015 Commission meeting.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.

- l) Application for a Type III Certificate of Appropriateness (CA3-15-243) for a new single family home at **768 Kirkwood Ave.** Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Adam Stillman
350 Sinclair Ave.
Staff Recommendation: Defer to the July 22, 2015 Commission meeting.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.

- m) Application for a Type III Certificate of Appropriateness (CA3-15-244) for alterations and an addition at **840 Springdale Rd.** Property is zoned Druid Hills Landmark District.
Applicant: Chris Hamilton
1095 Zonolite Rd. STE. 104
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with conditions.

- n) Application for a Type II Certificate of Appropriateness (CA2-15-245) for alterations at **938 Cherokee Ave.** Property is zoned R-5 / Grant Park Historic District (Subarea 1) / Beltline.
Applicant: Michael Dryden
398 Grant Park Pl.
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with conditions.

- o) Application for a Review and Comment (RC-15-246) for alterations and additions at **1891 Johnson Rd. (Boyd Elementary School)**. Property is zoned RG-3.
Applicant: Stanley L Jennings
1024 Ralph David Abernathy Blvd.
Staff Recommendation: Confirm delivery of comments at the meeting.
Commission Voted: Approved with conditions.

Cases deferred from previous meetings:

- p) Application for a Type III Certificate of Appropriateness (CA3-15-211) for an addition and site work at **1303 Lucile Ave.** Property is zoned R-4A / West End Historic District / Beltline.
Applicant: William Barefield
1303 Lucile Ave.
Deferred on June 10, 2015
Staff Recommendation: Defer.
Commission Voted: Deferred to the July 22, 2015 Commission meeting.
- q) Applications for Type III Certificate of Appropriateness (CA3-15-061) for a variance to not base the design of the proposed house on a contributing building of like use on the block face, to reduce the front yard setback from 7 ft. (required) to 4.5 ft. (proposed), and to reduce the rear yard setback from 25 ft. (required) to 4.5 ft. (proposed) and (CA3-15-062) for a new single-family house at **611 Auburn Ave**. Property is zoned Martin Luther King, Jr. Landmark District (Subarea 2) / Beltline.
Applicant: Jason Parker
605 Auburn Ave.
Deferred on June 10, 2015
Staff Recommendation CA3-15-061: Approve with conditions
Commission Voted: Approved with conditions
Staff Recommendation CA3-15-062: Defer to the July 22, 2015 Commission meeting.
Commission Voted: Approved with conditions.

5. Other Business
6. Adjournment