



CITY OF ATLANTA

KASIM REED
MAYOR

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT
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TIM KEANE
Commissioner

CHARLETTA WILSON JACKS
Director, Office of Planning

Meeting Results
ATLANTA URBAN DESIGN COMMISSION
July 27, 2016 at 4:00 PM
Atlanta City Hall Council Chambers, Second Floor

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

Consent portion:

- a) Application for a Type III Certificate of Appropriateness (CA3-16-293) for a covered deck addition at **349 Edgewood Ave.** Property is zoned Martin Luther King, Jr. Landmark District (Subarea 4)
Applicant: Errol Brown
6054 Trailside Cove, Lithonia
Staff Recommendation: Defer to the August 10, 2016 meeting.
Commission Voted: Deferred to the August 10, 2016 Commission meeting.
- b) Application for a Review and Comment (RC-16-297) for construction of four new classroom buildings at **2852 Cascade Rd. (Cascade Springs Nature Preserve).** Property is zoned R-3
Applicant: Edith Ladipo
2232 Belvedere Ave.
Staff Recommendation: Deny without prejudice.
Commission Voted: Denied without prejudice.
- c) Application for a Review and Comment (RC-16-298) for a new structure at **2440 Bolton Rd. (RM Clayton Water Reclamation Center).** Property is zoned I-2
Applicant: Vicki Hayes – Western Summit Constructors, Inc.
4405 International Blvd. NW Ste. C-100, Norcross
Staff Recommendation: Adopt the staff report as the comments of the Commission.
Commission Voted: The Commission adopted the Staff Report as their Comments.

- d) Application for a Review and Comment (RC-16-299) on the National Register of Historic Places nomination of at **962 Boulevard**. Property is zoned R-5 / Grant Park Historic District (Subarea 1) / Beltline.
Applicant: Georgia Department of Natural Resources - Historic Preservation Division
2610 Ga Hwy. 155 SW, Stockbridge
Staff Recommendation: Adopt the staff report as the comments of the Commission.
Commission Voted: The Commission will send a copy of the Staff Report to the Applicant as their comments.
- e) Application for a Review and Comment (RC-16-300) on the National Register of Historic Places nomination of at **760 Confederate Ave**. Property is zoned NC-7 / Grant Park Historic District (Subarea 1) / Beltline.
Applicant: Georgia Department of Natural Resources - Historic Preservation Division
2610 Ga Hwy. 155 SW, Stockbridge
Staff Recommendation: Adopt the staff report as the comments of the Commission.
Commission Voted: The Commission will send a copy of the Staff Report to the Applicant as their comments.
- f) Application for a Review and Comment (RC-16-301) on the National Register of Historic Places nomination of at **675 Ponce De Leon Ave (Sears and Roebuck Company Building)**. Property is zoned MRC-3-C / Beltline.
Applicant: Georgia Department of Natural Resources - Historic Preservation Division
2610 Ga Hwy. 155 SW, Stockbridge
Staff Recommendation: Adopt the staff report as the comments of the Commission.
Commission Voted: The Commission will send a copy of the Staff Report to the Applicant as their comments.
- g) Application for a Review and Comment (RC-16-302) for the transfer of development rights from **1150 Peachtree St. (The Wimbish House)**. Property is zoned SPI-16 (Subarea 1) / LBS.
Applicant: The Atlanta Woman's Club
1150 Peachtree Street
Staff Recommendation: Adopt the staff report as the comments of the Commission.
Commission Voted: The Commission will send a copy of the Staff Report to the Applicant as their comments.
- h) Application for a Review and Comment (RC-16-305) for a two story rear addition at **43 Northwood Ave**. Property is zoned R-4 / Brookwood Hills Conservation District
Applicant: Garrett Coley
P.O Box 957421
Staff Recommendation: Adopt the staff report as the comments of the Commission.
Commission Voted: The Commission will send a copy of the Staff Report to the Applicant as their comments.

- i) Application for a Type II Certificate of Appropriateness (CA2-16-310) for alterations and window replacement at **742 Lexington Ave.** Property is zoned R-4A/Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Ian Thompson
742 Lexington Ave.
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with conditions.

- j) Application for a Type III Certificate of Appropriateness (CA3-16-311) for an addition and alterations at **196 Berean Ave.** Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Tarver Siebert
75 Ponce De Leon Avenue
Staff Recommendation: Defer to the August 10, 2016 meeting.
Commission Voted: Deferred to the August 10, 2016 Commission meeting.

- k) Application for a Type II Certificate of Appropriateness (CA2-16-176) for window replacement at **684 Lawton St.** Property is zoned R-4A / West End Historic District / Beltline.
Applicant: Community Friendship, Inc.
85 Renaissance Pkwy.
Staff Recommendation: Defer to August 10, 2016.
Commission Voted: Deferred to the August 10, 2016 Commission meeting.

- l) Application for a Type III Certificate of Appropriateness (CA3-16-288) for alterations and an addition at **417 Augusta Ave.** Property is zoned R-5/Grant Park Historic District (Subarea 1).
Applicant: Amy Higgins – Hagan Architects, Inc.
89 Spruce St.
Deferred on July 13, 2016
Staff Recommendation: Defer to the August 24, 2016 meeting.
Commission Voted: Deferred to the August 24, 2016 Commission meeting.

- m) Applications for Type III Certificates of Appropriateness (CA3-16-257) for a variance reduce the off-street parking space requirement from 1 space (required) to 0 spaces (proposed); and (CA3-16-139) for a new single family dwelling at **151 Savannah St.** Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Ben R. Darmer
1877 Ardmore Road
Deferred on July 13, 2016
Staff Recommendation: Defer to the August 10, 2016 meeting.
Commission Voted: Deferred to the August 10, 2016 Commission meeting.

- n) Application for a Type III Certificate of Appropriateness (CA3-16-220) for dormer additions at **1041 Oak St.** Property is zoned R-4A / West End Historic District.
Applicant: Draco Enfor
1041 Oak St.
Deferred on July 13, 2016
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with conditions.

Items requiring discussion:

- a) Application for a Review and Comment (RC-16-308) for the transfer of development rights from **875 West Peachtree St. (The Academy of Medicine)**. Property is zoned SPI-16 (Subarea 1) / LBS.
Applicant: Academy of Medicine, LLC
760 Spring St. NW, Ste. 400
Staff Recommendation: Adopt the staff report as the comments of the Commission.
Commission Voted: The Commission will send a letter with comments to the Secretary of the Zoning Review Board.
- b) Application for a Type II Certificate of Appropriateness (CA2-16-278) for revision of plans at **754 Kirkwood Ave.** Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Lang Custom Homes
2632 Mountain Ind. Blvd #D
Deferred on July 13, 2016
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with revised conditions.
- c) Application for a Type II Certificate of Appropriateness (CA2-16-281) for revision of plans at **760 Kirkwood Ave.** Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Lang Custom Homes
2632 Mountain Ind. Blvd #D
Deferred on July 13, 2016
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with revised conditions.
- d) Application for a Type II Certificate of Appropriateness (CA2-16-282) for revision of plans at **768 Kirkwood Ave.** Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Lang Custom Homes
2632 Mountain Ind. Blvd #D
Deferred on July 13, 2016
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with revised conditions.
- e) Application for a Type III Certificate of Appropriateness (CA3-16-112) for alterations and additions at **2875 Fabin Street NW.** Property is zoned R-4A / Whittier Mill Historic District.
Applicant: Jarrett Thacker
2875 Fabin Street NW
Deferred on June 22, 2016
Staff Recommendation: Deny without prejudice.
Commission Voted: denied without prejudice.

- f) Application for a Review and Comment (RC-16-318) for the Hurt Park master plan and (RC-16-266) for site work at **23 Courtland St.** Property is zoned SPI-1 (Subarea 1) / Martin Luther King, Jr. Landmark District.
Applicant: Steve Provost
2625 Cumberland Pkwy.
Deferred on July 13, 2016
Staff Recommendation: Confirm delivery of comments at the meeting.
Commission Voted: The Commission confirmed the delivery of comments at the meeting.
- g) Applications for Type III Certificates of Appropriateness (CA3-16-292) for a roof form that does not meet the compatibility rule and (CA3-16-211) for a new single family house at **171 Savannah St.** Property is zoned Cabbagetown Landmark District (Subarea 3)/Beltline
Applicant: Suzanne Harriman
1315 Hardee St
Deferred on July 13, 2016
Staff Recommendation: (CA3-16-292). Approve.
Commission Voted: Approved.
Staff Recommendation: (CA3-16-211). Approve with conditions.
Commission Voted: Approved with conditions.

5. Other Business

6. Adjournment – **5:13 pm**