



CITY OF ATLANTA

M. KASIM REED
MAYOR

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT
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TIM KEANE
Commissioner

Office of Design

Proposed Agenda
ATLANTA URBAN DESIGN COMMISSION
October 11, 2017 at 4:09 pm
Atlanta City Hall Council Chambers, Second Floor

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

Applications originally scheduled to be heard at the October 4, 2017 Commission meeting which did not occur due to a lack of quorum:

- a) Application for a Type III Certificate of Appropriateness (CA3-17-429) for Alterations, an addition, and site work at **562 Lawton St Sw**. Property is zoned R-4A / West End Historic District / Beltline.
Applicant: Hope Anusiem
562 Lawton St.
Staff recommendation: Approve with conditions.
Commission Voted: Approved with conditions.

Applications originally scheduled to be heard at the October 11, 2017 Commission meeting:

Consent portion:

- a) Application for a Type III Certificate of Appropriateness (CA3-17-431) for a variance to allow a window design which does not meet the District regulations; and (CA3-17-430) for alterations and an addition at **189 Pearl St Se**. Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline
Applicant: Adam Stillman
350 Sinclair Ave.
Staff recommendation CA3-17-431: Approve.
Commission Voted: Approved.
Staff recommendation CA3-17-430: Approve with conditions.
Commission Voted: Approved with conditions.

- b) Application for a Review and Comment (RC-17-445) for site work related to new playground facilities at **1111 Oak St (West End Park)**. Property is zoned R-4A / West End Historic District.
Applicant: City Of Atlanta - Office Of Parks Design
233 Peachtree St.
Staff recommendation: Adopt the Staff Report as the Comments of the Commission and send a copy to the Applicant.
Commission Voted: The Commission adopted the Staff Report as their comments.
- c) Application for a Review and Comment (RC-17-446) for site work related to new playground facilities at **35 Gammon St (South Atlanta Park)**. Property is zoned R-4 / Beltline
Applicant: City Of Atlanta Office Of Parks Design
233 Peachtree St.
Staff recommendation: Adopt the Staff Report as the Comments of the Commission and send a copy to the Applicant.
Commission Voted: The Commission adopted the Staff Report as their comments.
- d) Application for a Review and Comment (RC-17-447) for Site work related to new playground facilities at **3114 Collier Dr (Mary Shu Scott Park)**. Property is zoned R-3 / Collier Heights Historic District.
Applicant: City Of Atlanta Office Of Parks Design
233 Peachtree St.
Staff recommendation: Adopt the Staff Report as the Comments of the Commission and send a copy to the Applicant.
Commission Voted: The Commission adopted the Staff Report as their comments.
- e) Application for a Review and Comment (RC-17-449) for site work related to new playground facilities at **983 Ralph D Abernathy Blvd (Howell Park)**. Property is zoned R-LC / West End Historic District / Beltline.
Applicant: City Of Atlanta Office Of Parks Design
233 Peachtree St.
Staff recommendation: Adopt the Staff Report as the Comments of the Commission and send a copy to the Applicant.
Commission Voted: The Commission adopted the Staff Report as their comments.
- f) Application for a Type II Certificate of Appropriateness (CA2-17-450) for alterations and site work at **210 Auburn Ave Ne**. Property is zoned Martin Luther King, Jr. Landmark District (Subarea 4)
Applicant: Bethel Towers
204 Auburn Ave.
Staff recommendation: Approve with conditions.
Commission Voted: Approved with conditions.

- g) Application for a Type III Certificate of Appropriateness (CA3-17-456) for Alterations, an addition, and site work at **509 Peoples St Sw**. Property is zoned R-4A/West End Historic District
Applicant: Brandy Morrison
485 Oakland Ave.
Staff recommendation: Defer to the October 25, 2017 Commission meeting.
Commission Voted: Deferred to the October 25, 2017 Commission meeting.
- h) Application for a Review and Comment (RC-17-461) for site work at **226 Huntington Rd Ne**. Property is zoned R-4 / Brookwood Hills Conservation District / Beltline.
Applicant: Jackson A. Hale
226 Huntington Rd., Ne
Staff recommendation: Adopt the Staff Report as the Comments of the Commission and send a copy to the Applicant
Commission Voted: The Commission adopted the Staff Report as their Comments and will send a copy to the Applicant.
- i) Application for Review and Comment (RC-17-478) for the review of **In Rem Demolition** actions from the August, 2017 meeting. Property are zoned variously.
Applicant: Daphne Talley
Atlanta Police Department
Community Service Division-Code Enforcement Section
Staff recommendation: Adopt the findings of the preservation professional as the comments of the Commission.
Commission Voted: The Commission adopted the findings of the Historic Preservation professional as their comments.
- j) Application for a Type III Certificate of Appropriateness (CA3-17-329) for alterations, an addition, and site work at **1081 Metropolitan Pkwy Sw**. Property is zoned R-4A / Adair Park Historic District (Subarea 1)
Applicant: Clinton Green
636 North Avenue, #1314, Jonesboro, Ga 30236
Deferred on September 27, 2017
Staff recommendation: defer to the October 25, 2017 Commission meeting.
Commission Voted: Deferred to the October 25, 2017 Commission meeting.
- k) Application for a Type II Certificate of Appropriateness (CA2-17-335) for window replacement at **233 Chalmers Dr**. Property is zoned R-3 / Collier Heights Historic District.
Applicant: Deirdre Jordan Mayi
233 Chalmers Dr.
Deferred on September 27, 2017
Staff recommendation: defer to the October 25, 2017 Commission meeting.
Commission Voted: Deferred to the October 25, 2017 Commission meeting.

- l) Application for a Type III Certificate of Appropriateness (CA3-17-344) for second story addition at **654 Gillette Ave Sw**. Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Ascendant Property Group. Llc.
5575 Peachtree Rd.
Deferred on September 27, 2017
Staff recommendation: defer to the October 25, 2017 Commission meeting.
Commission Voted: Deferred to the October 25, 2017 Commission meeting.

- m) Application for a Type III Certificate of Appropriateness (CA3-17-415) for alterations, additions, and site work at **939 Hall St Sw**. Property is zoned R-4A / Oakland City Historic District / Beltline.
Applicant: Urban South Development, Llc, C/O Chad Wingate
621 Kennesaw Ave.
Deferred on September 27, 2017
Staff recommendation: defer to the October 25, 2017 Commission meeting.
Commission Voted: Deferred to the October 25, 2017 Commission meeting.

- n) Application for a Type III Certificate of Appropriateness (CA3-17-451) for dormer additions and alterations at **66 Spruce St Ne**. Property is zoned R-5/Inman Park Historic District (Subarea 1) / Beltline.
Applicant: Angel Shockey
400 Plasters Ave.
Staff recommendation: Defer to the October 25, 2017 Commission meeting.
Commission Voted: Deferred to the October 25, 2017 Commission meeting.

Items requiring discussion:

- a) Application for a Review and Comment (RC-17-481) for revisions to previously reviewed plans at **70 Boulevard (Martin Luther King Jr. Natatorium)**. Property is zoned Martin Luther King, Jr. Landmark District (Subarea 3).
Applicant: Christopher Rampton
881 Memorial Dr.
Staff recommendation: Confirm the delivery of comments at the meeting.
Commission Voted: The Commission confirmed the delivery of comments at the meeting.

- b) Application for a Type II Certificate of Appropriateness (CA2-17-434) for alterations and site work at **881 Memorial Dr. (Great A & P Tea Company Building)**. Property is zoned MRC-3-C / Beltline / LBS
Applicant: Christopher Rampton
881 Memorial Dr.
Staff recommendation: Defer to the October 25, 2017 Commission meeting.
Commission Voted: Approved with conditions.

- c) Application for a Type IV Certificate of Appropriateness (CA4PH-17-439) for demolition due to a treat to public health and safety at **1115 Princess Ave Sw**. Property is zoned R-4A / Oakland City Historic District
Applicant: Tonja Halton Mincey
818 Pollard Blvd.
Staff recommendation: Deny.
Commission Voted: Denial.

- d) Application for a Type III Certificate of Appropriateness (CA3-17-441) for a new single family home at **938 Allene Ave Sw**. Property is zoned R-4A/Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Jennifer Mitchell
2022 Ramblewood Ct.
Staff recommendation: Approve with conditions.
Commission Voted: Approved with conditions.
- e) Application for a Type II Certificate of Appropriateness (CA2-17-442) for alterations at **906 Allene Ave Sw**. Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline
Applicant: Leah Calvert
953 Victory Dr.
Staff recommendation: Approve with conditions.
Commission Voted: Approved with conditions.
- f) Application for a Type III Certificate of Appropriateness (CA3-17-452) for a variance to allow an increase in the required front yard setback from 0' (required) to 10' (proposed) at **210 Peters St Sw**. Property is zoned Castleberry Hill Landmark District (Subarea 1)
Applicant: Peters St. Holdings Llc.
2964 Peachtree Rd. Ste 360
Staff recommendation: Approve with conditions.
Commission Voted: Approved with conditions.
- g) Application for a Type IV Certificate of Appropriateness (CA4PH-17-454) for Demolition due to a threat to public health and safety; and (CA3-17-455) for new construction at **262 Ormond St Se**. Property is zoned R-5 / Grant Park Historic District (Subarea 1).
Applicant: W. Michael Panneton
4445 Laclede Ave.
Staff recommendation: Defer to the October 25, 2017 Commission meeting.
Commission Voted: Deferred to the October 25, 2017 Commission meeting.
- h) Application for a Type III Certificate of Appropriateness (CA3-17-457) for alterations and a rear addition at **2654 Baker Ridge Dr Nw**. Property is zoned R-4 / Collier Heights Historic District.
Applicant: Gary Eubanks
875 Old Roswell Rd. Roswell
Staff recommendation: Approve with conditions.
Commission Voted: Approved with conditions.
- i) Application for a Type III Certificate of Appropriateness (CA3-17-458) for alterations, an addition, and site work at **485 Robinson Ave Se**. Property is zoned R-5/Grant Park Historic District (Subarea 1) / Beltline.
Applicant: Darryl D Robinson
485 Robinson Ave.
Staff recommendation: Defer to the October 25, 2017 Commission meeting.
Commission Voted: Deferred to the October 25, 2017 Commission meeting.

- j) Application for a Type II Certificate of Appropriateness (CA2-17-459) for a revision of plans previously reviewed by the Commission at **377 Edgewood Ave Se**. Property is zoned Martin Luther King, Jr. Landmark District (Subarea 4)
Applicant: Dana Armour
P.O. Box 55354
Staff recommendation: Approve with conditions.
Commission Voted: Approved with conditions.

Due to a loss of Quorum, the following cases will be heard at the beginning of the October 25, 2017 Commission meeting:

- k) Review and Comment (RC-17-479) on Z-17-70 (text amendment) to the **Martin Luther King, Jr. Landmark District**. Properties zoned Martin Luther King, Jr. Landmark District.
Applicant: Office of Zoning and Development
City of Atlanta
Staff recommendation: Send a letter with comments to the Secretary of the Zoning Review Board.
- l) Application for a Type II Certificate of Appropriateness (CA2-17-448) for alterations and site work at **449 Atwood St**. Property is zoned R-4A / West End Historic District / Beltline
Applicant: Elite Pinnacle Homes, LLC.
1984 Howell Mill Rd.
Staff recommendation: Approve with conditions.
- m) Application for a Type III Certificate of Appropriateness (CA3-17-308) for additions and alterations at **2657 Oldknow Dr Nw**. Property is zoned R-4 / Collier Heights Historic District.
Applicant: Maricela Valencia
2657 Oldknow Drive, Atlanta, Ga 30318
Deferred on September 27, 2017
Staff recommendation: Approve with conditions.
- n) Application for a Type III Certificate of Appropriateness (CA3-17-405) for alterations, an addition, and site work at **1108 Mathews St Sw**. Property is zoned R-4A / West End Historic District / Beltline.
Applicant: Herman Favors II
1108 Mathews Street
Deferred on September 27, 2017
Staff recommendation: Approve with conditions.
- o) Application for a Type II Certificate of Appropriateness (CA2-17-367) for alterations and site work at **668 Lawton St Sw**. Property is zoned R-4A / West End Historic District / Beltline.
Applicant: Oscar Gonzalez
1310 Cornerstone Pl.
Deferred on September 27, 2017
Staff recommendation: Approve with conditions.

6. Adjournment – **6:30 PM**