



## CITY OF ATLANTA

**KEISHA LANCE BOTTOMS**  
**MAYOR**

DEPARTMENT OF CITY PLANNING  
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**TIM KEANE**  
**Commissioner**

Office of Planning

**Proposed Agenda**  
**ATLANTA URBAN DESIGN COMMISSION**  
**February 14, 2018**  
**Atlanta City Hall Council Chambers, Second Floor**

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

**Consent Portion:**

- a) Nomination / Designation (N-17-603/ D-17-603) of **1020 Spring Street, NW** to a **Landmark Building / Site (LBS)** designation to be known as Spring Hill Landmark Building / Site (LBS). Property is zoned SPI-16 (Subarea 1).  
At the request of: Douglas H. R. Young, Ex. Dir., Atlanta Urban Design Commission  
55 Trinity Ave.  
Deferred on February 14, 2018  
**Staff Recommendation: Defer to the February 28, 2018 Commission meeting.**
- b) Application for a Type II Certificate of Appropriateness (CA2-18-017) for a revision to previously approved plans at **670 Robinson Ave.** Property is zoned R-5 / Grant Park Historic District (Subarea 1) / Beltline.  
Applicant: Givens Development  
3027 Saint Annes Ln.  
**Staff Recommendation: Approve with a condition.**
- c) 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 January 24, 2018  
**Staff Recommendation: Denial without prejudice.**

- d) 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 November 20, 2017  
**Staff Recommendation: Defer to the February 28, 2018 Commission meeting.**
- e) Application for a Type II Certificate of Appropriateness (CA2-17-466) for alterations and window replacement at **649 Woodward Ave Se**. Property is zoned R-5/Grant Park Historic District (Subarea 1).  
Applicant: Innocent Nwachukwu  
2550 Sandy Plains Rd.  
Deferred on January 24, 2018  
**Staff Recommendation: Denial without prejudice.**
- f) Application for a Type III Certificate of Appropriateness (CA3-17-598) for alterations and an addition at **2556 Godfrey Dr Nw**. Property is zoned R-4 / Collier Heights Historic District.  
Applicant: Bashir Chuma  
2556 Godfrey Dr.  
Deferred on January 24, 2018  
**Staff Recommendation: Defer to the February 28, 2018 Commission meeting.**
- g) Application for a Type III Certificate of Appropriateness (CA3-18-013) for a rear addition at **249 Powell St Se**. Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.  
Applicant: Joseph Farr  
249 Powell St.  
**Staff Recommendation: Defer to the February 28, 2018 Commission meeting.**
- h) Application for a Review and Comment (RC-18-029) on the proposed National Register of Historic Places listing of **602 North Highland Ave**.  
Property is zoned PD-MU  
At the request of: Dr. David Crass – Georgia DNR, Historic Preservation Division  
2610 Ga Hwy 155.  
**Staff Recommendation: Send letter of support.**
- i) Application for a Type III Certificate of Appropriateness (CA3-18-003) for a rear addition at **201 Tye St Se**. Property is zoned Cabbagetown Landmark District (Subarea 3)/Beltline  
Applicant: Knudsen Peter & Baruch Toba  
201 Tye St.  
Deferred on January 24, 2018  
**Staff Recommendation: Approve with conditions.**

- j) Application for a Review and Comment (RC-18-007) for In Rem Demolitions from the December 2017 In Rem Review Board Meeting at **55 Trinity Ave.** Properties are zoned variously.  
Applicant: Tonja Halton-Mincey  
818 Pollard Blvd.  
**Staff Recommendation: Confirm the delivery of comments at the meeting.**

**Items Requiring Discussion:**

- a) Application for a Review and Comment (RC-18-012) for Installation of public art at **Randolph St. between Highland Ave And Bishop St.** Property is zoned R-5 / Beltline.  
Applicant: Lauren Pallotta Stumberg  
572 Edgewood Ave. Unit 207  
**Staff Recommendation: Confirm the delivery of comments at the meeting.**
- b) Application for a Review and Comment (RC-18-018) for installation of a new park entryway/plaza, site work, construction of new playground equipment at **2411 Coronet Way (Sara J. Gonzales Memorial Park).** Property is zoned R-4.  
Applicant: Patrick Hand  
28 Third Ave.  
**Staff Recommendation: Confirm the delivery of comments at the meeting.**
- c) Application for a Review and Comment (RC-18-019) for site work and construction of new playground equipment at **2177 Armand Rd (Armand Park).** Property is zoned R-4.  
Applicant: Patrick Hand  
28 Third Ave.  
**Staff Recommendation: Confirm the delivery of comments at the meeting.**
- d) Application for a Review and Comment (RC-18-020) for site work and landscaping at **1715 Noble Dr. Ne (Noble Park)** Property is zoned R-4.  
Applicant: Patrick Hand  
28 Third Ave.  
**Staff Recommendation: Confirm the delivery of comments at the meeting.**
- e) Application for a Review and Comment (RC-18-027) for demolition of an existing school building, new construction, additions, and site work at **897 Welch St. (Gideons Elementary School).** Property is zoned R-4B.  
Applicant: Atlanta Public Schools  
1631 La France St.  
**Staff Recommendation: Confirm the delivery of comments at the meeting.**
- f) Applicant for Review and comment (RC-18-053) for Phase 1 work and overall Master Plan at **3148-3162 Lenox Road (Indian Creek Park).** Property is zoned R-3.  
Applicant: City of Atlanta Dept. of Parks and Recreation, Office of Parks Design  
233 Peachtree Street, Suite 1600  
**Staff Recommendation: Confirm delivery of comments at the meeting.**

- g) Application for a Type II Certificate of Appropriateness (CA3-17-544) for reconstruction and additions at **1063 Oak St Sw**. Property is zoned R-4A / West End Historic District.  
Applicant: Janice M. White  
1054 Virginia Ave, Ste #2, College Park  
**Staff Recommendation: Defer to the February 28, 2018 Commission meeting.**
- h) Application for a Type III Certificate of Appropriateness (CA3-18-009) for new construction (automated teller machine) and new signage at **910 (aka 918) Austin Ave Ne**. Property is zoned C-1 / Inman Park Historic District (Subarea 1) / Beltline  
Applicant: David Dean  
221 Whitestone Dr.  
**Staff Recommendation: Approve with conditions.**
- i) Application for a Type III Certificate of Appropriateness (CA3-18-014) for a subdivision of one (1) lot into two (2) lots at **681 Home Ave Se**. Property is zoned R-5 / Grant Park Historic District (Subarea 1) / Beltline.  
Applicant: Paula Kupersmith  
350 Peters St.  
**Staff Recommendation: Approve.**
- j) Application for a Review and Comment (RC-18-015) for rear addition at **115 Palisades Rd Ne**. Property is zoned R-4 / Brookwood Hills Conservation District  
Applicant: Elizabeth Wanamaker  
115 Palisades Rd.  
**Staff Recommendation: Send a letter with comments to the Applicant.**
- k) Application for a Type II Certificate of Appropriateness (CA3-18-016) for construction of a new town home development at **314 Boulevard Se**. Property is zoned SPI-22 (Subarea 4) / Grant Park Historic District (Subarea 2) / Beltline.  
Applicant: Kelly Givens  
3027 Saint Annes Ln.  
**Staff Recommendation: Defer to the February 28, 2018 Commission meeting.**
- l) Application for a Type III Certificate of Appropriateness (CA3-18-021) for alterations and a rear addition at **1152 Oakland Dr. Sw**. Property is zoned R-4 / Oakland City Historic District.  
Applicant: Sabrina Bernstein  
702 Elbert St.  
**Staff Recommendation: Approve with conditions.**
- m) Application for a Type III Certificate of Appropriateness (CA3-18-022) for alterations and a rear addition at **255 South Ave**. Property is zoned RG-3 / Grant Park Historic District (Subarea 1).  
Applicant: Esther Benson  
600 Twin Brooks Way, Marietta  
**Staff Recommendation: Approve with conditions.**

- n) Application for a Type III Certificate of Appropriateness (CA3-18-025) for alterations and a rear addition at **393 Atwood St Sw**. Property is zoned R-4A / West End Historic District / Beltline.  
Applicant: Mayra Osorio  
4695 Ernest Dr.  
**Staff Recommendation: Approve with conditions.**
  
- o) Appeal of the approval of **CA2S-17-584** at **693 Lawton Street**. Property is zoned R-4A / West End Historic District / Beltline.  
Appellant: Kathi Woodcock, Co-Chair  
Preservation and Urban Design Committee  
West End Neighborhood Development, Inc.
  
- p) Appeal of the approval of **CA2S-17-601** at **509 Peeples Street**. Property is zoned R-4A / West End Historic District / Beltline.  
Appellants: Carl Nes  
517 Peeples Street  
and  
Kathi Woodcock  
1242 Lucile Avenue

**Cases deferred from previous meetings:**

- q) Application for Type III Certificates of Appropriateness (CA3-17-559) to reduce the depth of the active use zone at the ground level along a public street from 20 ft. (required) to 10 ft. (proposed) to be used a residential storage, (CA3-17-560) to consolidate two lots into one lot, and (CA3-17-547) for a new 15-unit townhome development at **75 Boulevard NE**. Property is zoned Martin Luther King, Jr Landmark District (Subarea 3)/Beltline.  
Applicant: Jones Pierce Architects  
400 Plasters Ave.  
Deferred on January 24, 2018  
**Staff Recommendation: CA3-17-559 – Deny without prejudice.**  
**CA3-17-560 – Deny without prejudice.**  
**CA3-17-447 – Approve with conditions.**
  
- e) Application for a Type IV Certificate of Appropriateness (CA4PH-17-571) for demolition due to a threat to public health and safety at **984 Donnelly St Sw**. Property is zoned R-4A/Oakland City Historic District / Beltline.  
Applicant: Tonja Halton Mincey  
818 Pollard Blvd.  
Deferred on January 10, 2018  
**Staff Recommendation: Denial.**

- s) Application for a Type IV Certificate of Appropriateness (CA4PH-17-581) for demolition due to a threat to public health and safety at **1094 White Oak Ave Sw**. Property is zoned R-4A / Oakland City Historic District / Beltline.  
Applicant: Tonja Halton Mincey  
818 Pollard Blvd.  
Deferred on January 10, 2018  
**Staff Recommendation: Denial.**
  
- t) Application for a Type IV Certificate of Appropriateness (CA4PH-17-582) for demolition due to a threat to public health and safety at **1052 Donnelly Ave Sw**. Property is zoned R-4A / Oakland City Historic District / Beltline.  
Applicant: Tonja Halton Mincey  
818 Pollard Blvd.  
Deferred on January 10, 2018  
**Staff Recommendation: Denial.**
  
- u) Application for a Type IV Certificate of Appropriateness (CA4PH-17-583) for demolition due to a threat to public health and safety at **1163 Wilmington Ave Sw**. Property is zoned Oakland City Historic District / Beltline.  
Applicant: Tonja Halton Mincey  
818 Pollard Blvd.  
Deferred on January 10, 2018  
**Staff Recommendation: Denial.**
  
- v) Application for a Type III Certificate of Appropriateness (CA3-17-589) for a financial hardship exemption; and (CA2-17-590) for siding and window replacement at **859 Metropolitan Pkwy Se**. Property is zoned C-1 / Adair Park Historic District (Subarea 1) / Beltline.  
Applicant: Susan Whatley  
317 Georgia Ave.  
Deferred on January 24, 2018  
**Staff Recommendation: CA3-17-589 – Approve with conditions  
CA22-17-590 – Approve with conditions.**
  
- w) Application for a Type II Certificate of Appropriateness (CA2-17-608) for a revision to plans previously approved by the Commission at **639 Grady Place**. Property is zoned R-4A / West End Historic District / Beltline.  
Applicant: Pep Builders  
639 Grady Pl.  
Deferred on January 24, 2018  
**Staff Recommendation: Approve with conditions.**

5. Other Business

6. Adjournment