

# NEIGHBORHOOD PLANNING UNIT – E



## Department of CITY PLANNING



### MEETING INFO

**Date & Time:** Tuesday, March 6, 2018 – 6:30 PM

**Location:** Peachtree Christian Church  
 1580 Peachtree St. NE Atlanta, GA 30309

### CONTACT INFO

Nabil Hammam, **NPU-E, Chairperson** – (404) 886-8448 or [nabilhammam5@gmail.com](mailto:nabilhammam5@gmail.com)  
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### AGENDA

1. Opening Remarks/Introductions
2. Approval of Minutes
3. Announcements
4. Reports from City Departmental Representatives
5. Comments from Elected Officials
6. Presentation(s)
  - Zoning Ordinance Update Quick Fixes Phase II
  - Atlanta Public Schools (School Social Workers)
  - 3<sup>rd</sup> Street Right-of-Way Abandonment
7. Planner's Report
8. Committee Reports
9. Matters for Voting

Special Event Application(s) – MOSE			
Event Name	Event Organizer	Event Location	Event Date
<a href="#">2018 Science Festival Exploration Expo</a>	Andi Chaney	Midtown: Piedmont Park	March 24, 2018
<a href="#">Fado Midtown St. Patrick's Day</a>	Josh Antenucci	Midtown	March 17, 2018
<a href="#">Persian Community Festival</a>	Pooya Salehi	Piedmont Park – Charles Allen Gate	March 31 – April 1, 2018
<a href="#">Shamrock the Station</a>	Laura Valente	Atlantic Station	March 17, 2018

4 <sup>th</sup> Annual Atlanta's St. Patrick's Day Parade 5K	Sean Pfister	Midtown	March 17, 2018
Atlanta Saint Patrick's Parade	Barkley Russell	Midtown	March 17, 2018
Publix Georgia Marathon	Brantley Sherrer	Midtown, Georgia Tech, & Ansley Park	March 18, 2018
Generosity 5K Atlanta	Tes Marshall	Midtown: Piedmont Park	March 25, 2018

Liquor License Application(s) – LRB				
Name of Business	Type of Business	Applicant	Property Address	Request
<a href="#">Anh's Kitchen</a>	Restaurant	Tramanh Nguyen	835 Peachtree Street NE (Midtown)	New Business
<a href="#">Metrofresh</a>	Restaurant	Mitchell Anderson	931 Monroe Drive, (Midtown)	Adding Beer to existing license
<a href="#">Residence Inn</a>	Hotel	Devin D. Houston	1365 Peachtree Street NE (Midtown)	Change of Agent
<a href="#">Taco Mac</a>	Restaurant	Jason M. Everett	933 Peachtree Street NE (Midtown)	Change of Agent
<a href="#">Whole Foods Market</a>	Retail Grocery	Thea M. Ermalovich-Hayck	650 Ponce de Leon Avenue NE (Midtown)	Change of Agent
<a href="#">Whole Foods Market Restaurant</a>	Restaurant	Thea M. Ermalovich-Hayck	650 Ponce de Leon Avenue NE (Midtown)	Change of Agent
<a href="#">Yard House</a>	Restaurant	Tasia M. Forbes	261 19 <sup>th</sup> Street, (Atlantic Station)	Change of Agent
<a href="#">Noodle</a>	Restaurant	Myung Sook Kim	903 Peachtree Street NE, Suite A (Midtown)	Change of Ownership

Board of Zoning Adjustment Application(s) – BZA		
Application	Property Address	Public Hearing Date
<a href="#">V-17-275</a> Applicant seeks a special exception from the zoning regulation to allow for active recreation in yards adjacent to streets to add pool.	2 Ansley Drive NE (Ansley Park)	March 8, 2018
<a href="#">V-17-375</a> Applicant seeks a variance from the zoning regulation: (1) to reduce the required front yard setback from 35 ft. to 10 ft., (2) to reduce the required north side yard setback from 7 ft. to 0 ft., and (3) to reduce the required rear yard setback from 15 ft. to 0 ft. to allow for the renovation of	1215 Piedmont Avenue NE (Midtown)	May 3, 2018

Piedmont Driving Club. Applicant also seeks a special exception from the zoning regulation to reduce the minimum parking requirements from 163 parking spaces to 150.		
<a href="#">V-18-11</a> Applicant seeks a variance from the zoning regulation: (1) to reduce the required west side yard setback from 7 ft. to 3.0 ft., and (2) to reduce the required front yard setback from 30 ft. to 29 ft. in order to construct an addition to an existing single-family home.	359 5 <sup>th</sup> Street NE (Midtown)	March 8, 2018
<a href="#">V-18-23</a> Applicant seeks a special exception from the zoning regulation to reduce the required number of loading spaces from five (5) 12 ft. by 35 ft. to two (2). Applicant also seeks special exception from the zoning regulation to reduce the on-site parking from 51 parking spaces to 0.	887 Howell Mill Road NW/ 993 Marietta Street NW (Marietta Street Artery)	April 5, 2018
<a href="#">V-18-24</a> Applicant seeks a variance from the zoning regulation: (1) to reduce the clear zone on the eastern boundary abutting Dillion Street and Fielder Avenue from ten (10) ft. to six (6) ft., and (2) to reduce the usable open space requirement from 70, 728 sq. ft. to 34, 500 sq. ft. Applicant also seeks a special exception to reduce the on-site loading requirements from four (4) 12 ft. by 35 ft. spaces to two (2). Pending Rezoning all parcels to MRC-3.	654 8 <sup>th</sup> Street NW (Marietta Street Artery)	April 5, 2018
<a href="#">V-18-25</a> Applicant seeks a variance from the zoning regulation to reduce the required south side yard setback from 7 ft. to 3 ft. for the construction of a two-story addition to an existing two-story single-family home.	55 Montgomery Ferry Drive NE (Ansley Park)	April 5, 2018

<b>Zoning Review Board Application(s) – ZRB</b>		
<b>Application</b>	<b>Property Address</b>	<b>Public Hearing Date</b>
<a href="#">U-17-38</a> Applicant seeks a special use permit to operate a private club. <a href="#">SITE PLAN</a>	1215 Piedmont Avenue NE	March 8, 2018
<a href="#">Z-17-95 (NPU-E Adjacent – Review &amp; Comment Only)</a> Applicant seeks to rezone the .5-acre property from R-4 (Single-family residential, minimum lot size 0.21 acres) to R-4A (Single-family residential, minimum lot size 0.17 acres) for the development of two single family residences. <a href="#">SITE PLAN</a>	2195 Virginia Place NE (Brookwood Hills)	March 8, 2018

<a href="#">U-18-03</a> Applicant seeks a special use permit to operate a nightclub or lounge. <a href="#">SITE PLAN</a>	0 Tenth Street NE/ 1029A Peachtree Street NE (Midtown)	March 8, 2018
<a href="#">U-18-04</a> Applicant seeks a special use permit to operate a nightclub or lounge. <a href="#">SITE PLAN</a>	1029B Peachtree Street NE (Midtown)	March 8, 2018
<a href="#">Z-18-04</a> Applicant seeks to rezone the 3.922-acre property from I-1 (Light industrial) to MRC-3 (Mixed residential and commercial, maximum floor area ratio of 7.2) for the development of both a multi-family residential building and an office building with ground floor commercial. <a href="#">SITE PLAN</a> , <a href="#">PROPERTY OWNERS (Amended)</a>	887 Howell Mill Road NW (Marietta Street Artery)	March 8, 2018
<a href="#">Z-18-12</a> Applicant seeks to rezone the 1.749-acre property from I-2 (Heavy Industrial) to MRC-3 (Mixed residential and commercial, maximum floor area ratio of 7.2) for the redevelopment of a mixed-use development containing office and ground floor commercial uses. <a href="#">SITE PLAN (Amended)</a>	1041 Howell Mill Road NW (Marietta Street Artery)	April 5 or 12, 2018

Subdivision Review Committee Application(s) – SRC		
Application	Property Address	Public Hearing Date
SD-18-03 Applicant seeks to subdivide two lots.	1074 Atlantic Drive NW (Home Park)	N/a

Text Amendment(s) – Zoning Ordinance		
Legislation	Public Hearing	
<a href="#">Z-17-88</a> An Ordinance by Councilmembers Howard Shook and Yolanda Adrean to amend the 1982 Atlanta Zoning Ordinance, as amended, City of Atlanta Code of Ordinances Part 16, so as to add a new Chapter 38 entitled “Buckhead Parking Overlay District”; to define certain terms; and for other purposes. <a href="#">FACT SHEET</a>	Zoning Review Board – City Hall Council Chambers	N/a
<a href="#">Z-18-17</a> An Ordinance to amend Zoning Ordinance Section 16-29.001(71) to change the definition of Shelter so as to allow limited and conditional expansion of an existing Shelter without the requirement of a special use permit; and for other purposes. <a href="#">FACT SHEET</a>	Zoning Review Board – City Hall Council Chambers	April 5 or 12, 2018

10. Old Business
11. New Business
12. Adjournment

**NEIGHBORHOOD ASSOCIATIONS IN NPU-E**

Ansley Park Civic Association	Home Park Community Improvement Association
Ardmore Park Neighborhood Association	Loring Heights Civic Association
Atlantic Station Civic Association	Midtown Neighborhood Association
Brookwood Civic Association	Sherwood Forest Civic Association
Brookwood Hills Community Club, Inc.	Marietta Street Artery Association
	Georgia Tech