



CITY OF ATLANTA

KEISHA LANCE BOTTOMS
MAYOR

DEPARTMENT OF CITY PLANNING
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TIM KEANE
Commissioner

Office of Design

Proposed Agenda
ATLANTA URBAN DESIGN COMMISSION
September 11, 2019 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 (CA3-19-372) for the subdivision of one (1) lot into multiple lots at **499 Irwin St.** Property is zoned Martin L. King Jr. Landmark District (Subarea 3) / Beltline.
Applicant: Universal Investment Group Inc. c/o Battle Law, PC
One W Court St.

Staff Recommendation: Deferral to the September 25, 2019 Commission meeting.

Commission Voted: Deferred to the September 25, 2019 Commission meeting.

- b) Application for a Review and Comment (RC-19-408) on Z-19-078 at **384 et al Hamilton E. Holmes Dr.** Property is zoned R-4 / Collier Heights Historic District.
Applicant: Brock Built Homes, LLC by Robert L. Zoeckler
1110 Northchase Pkwy SE Ste 150

Staff Recommendation: Deferral to the October 23, 2019 Commission meeting.

Commission Voted: Deferred to the October 23, 2019 Commission meeting.

- c) Application for a Type III Certificate of Appropriateness (CA3-19-413) for alterations, an addition and site work at **1171 Eggleston St.** Property is zoned R-4A West End Historic District / Beltline.
Applicant: Tracy Swearingen
PO Box 871183
Stone Mountain

Staff Recommendation: Approval with conditions.

Commission Voted: Approved with conditions.

- d) Application for a Type II Certificate of Appropriateness (CA2-19-415) site work at **660 Peachtree St (Fox Theatre)**. Property is zoned SPI-16 / Subarea 1.
Applicant: Silverman CPM
1075 Zonolite Rd
Staff Recommendation: Defer to the September 25, 2019 Commission meeting.
Commission Voted: Deferred to the September 25, 2019 Commission meeting.
- e) Application for a Review and Comment (RC-19-450) on U-19-017. Property is zoned Martin Luther King, Jr. Landmark District (Subarea 3).
Applicant: Ryan Buchanan
15 Hilliard St.
Staff Recommendation: Adopt the Staff Report as the comments of the Commission and send a copy to the Secretary of the ZRB.
Commission Voted: The Staff Report was adopted as the comments of the Commission and a copy sent to the Secretary of the ZRB.
- f) Application for a Type III Certificate of Appropriateness (CA3-19-357) for new construction of a single-family house at **415 Atwood St.** Property is zoned R-4A / West End Historic District / Beltline.
Applicant: Earl Jackson / Metro Atlanta Permits
3094 Brook Dr.
Deferred on August 28, 2019
Staff Recommendation: Defer to the September 25, 2019 Commission meeting.
Commission Voted: Deferred to the September 25, 2019 Commission meeting.
- g) Application for a Type IV Certificate of Appropriateness (CA4PH-19-382) for demolition due to a threat to public health and safety at **852 Skipper Dr NW.** Property is zoned R- 3 / Collier Heights Historic District.
Applicant: Diana Broman
i. ton Rd.
Deferred on August 28, 2019
Staff Recommendation: Denial without prejudice.
Commission Voted: Denied without prejudice.
- h) Application for a Type III Certificate of Appropriateness (CA3-19-237) for a rear addition at **249 Powell St Se.** Property is zoned Cabbagetown Landmark District (Subarea 3)/Beltline
Applicant: Joe Farr
249 Powell Street, Ne
Deferred on August 28, 2019
Staff Recommendation: Defer to the September 25, 2019 Commission meeting
Commission Voted: Deferred to the September 25, 2019 Commission meeting.

- i) Application for a Type III Certificates of Appropriateness (CA3-19-334) for consolidation of three (3) lots into one (1) lot; (CA3-19-258) for a variance to allow an increase in the maximum building height of 44' with the street level retail bonus to 54'; and, (CA3-19-257) for new construction of a mixed-use development at **346 Peters St Sw**. Property is zoned Castleberry Hill Landmark District (Subarea 1).
Applicant: Michael Gamble and Kasia Zycinska
935 Myrtle St.
Deferred on August 28, 2019
Staff Recommendation: Defer to the September 25, 2019 Commission meeting
Commission Voted: Deferred to the September 25, 2019 Commission meeting.
- j) Application for a Type III Certificate of Appropriateness (CA3-19-259) for additions and site work at **712 Kirkwood Ave Se**. Property is zoned Cabbagetown Landmark District (Subarea 3)/Beltline
Applicant: Jared Barnett
712 Kirkwood Ave.
Deferred on August 28, 2019
Staff Recommendation: Defer to the September 25, 2019 Commission meeting.
Commission Voted: Deferred to the September 25, 2019 Commission meeting.
- k) Application for a Type III Certificate of Appropriateness (CA3-19-365) for alterations, an addition and site work at **604 Woodward Ave**. Property is zoned SPI – 22 SA4 / Grant Park Historic District (Subarea 2) / Beltline.
Applicant: Kelly Givens
1035 Westcroft Ln.
Deferred on August 28, 2019
Staff Recommendation: Defer to the September 25, 2019 Commission meeting.
Commission Voted: Deferred to the September 25, 2019 Commission meeting.
- l) Application for a Type II Certificate of Appropriateness (CA2-19-409) for alterations at **620 Hamilton E. Holmes Dr**. Property is zoned R-4 / Collier Heights Historic District.
Applicant: Stephanie L. Bizardi
1810 Loch Lomond Trail
Staff Recommendation: Approval with conditions.
Commission Voted: Approved with conditions.
- m) Application for a Type III Certificate of Appropriateness (CA3-19-411) for alterations, an addition and site work at **736 Pearce St**. Property is zoned R4 – A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Shona Griffin
4000 Ferry Heights Dr.
Staff Recommendation: Approval with conditions.
Commission Voted: Approved with conditions.

- n) Application for a Type III Certificate of Appropriateness (CA3-19-412) for new construction of an accessory structure at **682 Brookline St.** Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Alison A. Cross
682 Brookline St.
Staff Recommendation: Approval with conditions
Commission Voted: Approved with conditions.
- o) Application for a Type III Certificate of Appropriateness (CA3-19-417) for alterations, an addition and site work at **651 Hugh St.** Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Antwonnie McCleskey
34 Griggs St.
Marietta
Staff Recommendation: Approval with conditions.
Commission Voted: Approved with conditions.
- p) Application for a Type II Certificate of Appropriateness (CA2-19-422) for alterations at **1115 Arlington Ave.** Property is zoned R-4A / Oakland City Historic District / Beltline.
Applicant: Carlton McCrary
1115 Lawton Pl
Staff Recommendation: Approval with conditions.
Commission Voted: Approved with conditions.
- q) Application for a Type III Certificate of Appropriateness (CA3-19-419) for alterations, and an addition at **2731 Oldknow Dr.** Property is zoned R-4 / Collier Heights Historic District.
Applicant: Andrew Washington
1635 Old 41 Hwy
Kennesaw
Staff Recommendation: Approval with conditions.
Commission Voted: Approved with conditions.

Items requiring discussion:

- r) Application for a Review and Comment (RC-19-416) for site work at **0 Edgewood Ave (97 Edgewood Ave/Hurt Park).** Property is zoned SPI-1/ Subarea 1.
Applicant: Georgia State University; Durham Crout Project Manager
PO Box 3994
Staff Recommendation: Defer to the September 25, 2019 Commission meeting.
Commission Voted: Deferred to the September 25, 2019 Commission meeting.
- s) Application for a Review and Comment (RC-19-418) for new construction of field house at **55 McDonough Blvd (Carver High School).** Property is zoned R-5 / Beltline.
Applicant: J.W. Robinson & Associates, Inc. c/o Jeffrey L. Robinson, AIA
1020 Ralph David Abernathy Blvd
Staff Recommendation: Confirm the delivery of comments at the meeting.
Commission Voted: Confirmed the delivery of comments at the meeting.

- t) Application for a Review and Comment (RC-19-419) for new construction of field house at **800 Hutchens Rd (South Atlanta High School)**. Property is zoned R-4.
Applicant: J.W. Robinson & Associates, Inc. c/o Jeffrey L. Robinson, AIA
1020 Ralph David Abernathy Blvd
Staff Recommendation: Confirm the delivery of comments at the meeting.
Commission Voted: Confirmed the delivery of comments at the meeting.
- u) Application for a Review and Comment (RC-19-360) for alterations, an addition, and site work at **929 Charles Allen Dr (Grady High School)**. Property is zoned R-5 / Beltline.
Applicant: Katy Daugharty – Project Architect – Cooper Carry
191 Peachtree St.
Deferred on August 28, 2019
Staff Recommendation: Defer to the September 25, 2019 Commission meeting.
Commission Voted: Deferred to the September 25, 2019 Commission meeting.
- v) Application for a Type III Certificate of Appropriateness (CA3-19-366) for the new construction of a single-family house at **1131 Merrill Ave**. Property is zoned R-4A / Oakland City Historic District (Subarea 1) / Beltline.
Applicant: Janice M. White
1854 Virginia Ave.
Staff Recommendation: Defer to the September 25, 2019 Commission meeting.
Commission Voted: Deferred to the September 25, 2019 Commission meeting.
- w) Application for a Type III Certificate of Appropriateness (CA3-19-370) for alterations, an addition, and site work at **226 Berean Ave**. Property is zoned Cabbagetown Landmark District (Subarea 3) / Beltline.
Applicant: Clay Cameron
659 Auburn Ave. St G-9
Staff Recommendation: Approval with conditions.
Commission Voted: Approved with revised conditions.
- x) Application for a Type III Certificate of Appropriateness (CA3-19-405) for alterations, an addition and site work at **360 Grant St**. Property is zoned R-5 / Grant Park Historic District (Subarea 1).
Applicant: Tony Constantino
835 Inman Village Pkwy Ste 100
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with revised conditions.
- y) Application for a Type III Certificate of Appropriateness (CA3-19-414) for alterations and an addition at **1158 Lucile Ave**. Property is zoned R-5 / Property is zoned R-4A West End Historic District / Beltline.
Applicant: Richard Livingston
1158 Lucile Ave.
Staff Recommendation: Approval with conditions.
Commission Voted: Approved with revised conditions.

- z) Application for a Type III Certificate of Appropriateness (CA3-19-421) for new construction of a single-family residence and site work at **682 Elbert St.** Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Brent Potter
736 Brookline St.
Staff Recommendation: Approval with conditions.
Commission Voted: Approved with conditions.

Cases deferred from previous meetings:

- aa) Application for a Type II Certificate of Appropriateness (CA2-19-388) for alterations and site work at **1128 Cordova St.** Property is zoned R-4A / Oakland City Historic District (Subarea 1).
Applicant: Alrick Codner
4934 Windsor Downs Ln, Decatur.
Deferred on August 28, 2019
Staff Recommendation: Defer to the September 25, 2019 Commission Meeting.
Commission Voted: Deferred to the September 25, 2019 Commission Meeting.
- bb) Application for a Type II Certificate of Appropriateness (CA2-19-368) for alterations at **559 Robinson Ave.** Property is zoned R-5 / Grant Park Historic District (Subarea 1) / Beltline.
Applicant: John Swiney
1426 Golf Link Dr.
Stone Mountain
Deferred on August 28, 2019
Staff Recommendation: Approve with conditions.
Commission Voted: Approved with revised conditions.
- cc) Application for a Type II Certificate of Appropriateness (CA2-19-348) for alterations at **1065 Peeples St.** Property is zoned R-4A/ Oakland City Historic District (Subarea 1)/Beltline.
Applicant: Walter Jordan
1332 Pine Bay Dr.
Deferred on August 28, 2019
Staff Recommendation: Approve with conditions.
Commission Voted: Deferred to the September 25, 2019 Commission Meeting.
- dd) Application for a Type III Certificate of Appropriateness (CA3-19-379) alterations and an addition at **755 Elbert St.** Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Richard Livingston
2007 Sitser LN.
Deferred on August 28, 2019
Staff Recommendation: Approval with conditions.
Commission Voted: Approved with conditions.

ee) Application for a Type II Certificate of Appropriateness (CA2-19-385) for alterations and site work at **774 Tift Ave.** Property is zoned R4-A / Adair Park Historic District (Subarea 1) / Beltline.

Applicant: Omar Manjang
1264 Sydner Poud Cir.
Lawrenceville

Deferred on August 28, 2019

Staff Recommendation: Approval.

Commission Voted: Approved.

5. Other Business

6. Adjournment