



CITY OF ATLANTA

**KEISHA LANCE
BOTTOMS
MAYOR**

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT
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**TIM KEANE
Commissioner**

**KEVIN BACON, AIA, AICP
Interim Director, Office of
Design**

**Proposed Agenda
ATLANTA URBAN DESIGN COMMISSION
March 11, 2020 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 Review and Comment (RC2-20-046) for demolition and new construction (barns) at **4731 Powers Ferry Rd NW (Chastain Horse Park)**. Property is zoned R-3.
Applicant: Chastain Horse Park
4731 Powers Ferry Rd
Staff Recommendation: Confirm the delivery of comments at the meeting.
- b) Application for a Type III Certificate of Appropriateness (CA3-20-033) for alterations, an addition and site work at **1162 Oglethorpe Ave SW**. Property is zoned R-4A / West End Historic District / Beltline.
Applicant: Brandy Morrison
485 Oakland Avenue SE
Staff Recommendation: Approval with conditions.
- c) Application for a Type III Certificate of Appropriateness (CA3-20-047) for new construction of a single-family house at **526 Langhorn St SW**. Property is zoned R-4A / West End Historic District / Beltline.
Applicant: Thomas Clarke
4215 Wendell Dr
Staff Recommendation: Deferral to the March 25, 2020, Commission meeting.

- d) Application for a Type II Certificate of Appropriateness (CA2-20-050) for site work at **731 Brookline St SW**. Property is zoned R-4A / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: JaQai Mickelsen
731 Brookline St
Staff Recommendation: Approval with conditions.
- e) Application for a Type III Certificate of Appropriateness (CA3-20-051) for alterations, and an addition at **2560 Loghaven Dr NW**. Property is zoned R-4 / Collier Heights Historic District.
Applicant: Jackie Balouch
1650 Paddlewheel Dr
Staff Recommendation: Approval with conditions.
- f) Application for a Type III Certificate of Appropriateness (CA3-20-053) for alterations, additions, and site work at **454 Park Avenue SE**. Property is zoned R-5 / Grant Park Historic District.
Applicant: Adam Stillman
350 Sinclair Ave
Staff Recommendation: Approval with conditions.
- g) Application for a Type II Certification of Appropriateness (CA2-20-056) for alterations and site work at **2566 Santa Barbara Dr NW**. Property is zoned R-4 / Collier Heights Historic District.
Applicant: Jackie Balouch
1650 Paddlewheel Dr
Staff Recommendation: Approval with conditions.
- h) Application for a Type II Certification of Appropriateness (CA2-20-057) for alterations at **2848 Baker Ridge Dr NW**. Property is zoned R-4 / Collier Heights Historic District.
Applicant: Jackie Balouch
1650 Paddlewheel Dr
Staff Recommendation: Approval with conditions.
- i) Application for a Type II Certification of Appropriateness (CA2-20-058) for alterations at **2970 Eleanor Terr NW**. Property is zoned R-4 / Collier Heights Historic District.
Applicant: Jackie Balouch
1650 Paddlewheel Dr
Staff Recommendation: Approval with conditions.
- j) Application for a Type II Certification of Appropriateness (CA2-20-059) for alterations at **474 Waterford Rd NW**. Property is zoned R-4 / Collier Heights Historic District.
Applicant: Jackie Balouch
1650 Paddlewheel Dr
Staff Recommendation: Approval with conditions.
- k) Application for a Type III Certificate of Appropriateness (CA3-20-061) for a variance to reduce the required front yard setback from 73' (Required) to 20' (Proposed); and (CA3-20-062) for new construction of accessory structures at **1341 South Ponce De Leon Ave SE (Paideia School)**. Property is zoned Druid Hills Landmark District.
Applicant: Patrick Hand
28 Third Ave
Staff Recommendation: Deferral to the March 25, 2020, Commission meeting.

- l) Application for a Type II Certificate of Appropriateness (CA2-20-064) for alterations and site work at **1152 Oglethorpe Ave SW**. Property is zoned R-4A / West End Historic District / Beltline.
Applicant: L. Divine Chapman
2260 Fairburn Rd
Staff Recommendation: Deferral to the March 25, 2020, Commission meeting.
- m) Application for a Type III Certificate of Appropriateness (CA3-20-065) for new construction of a single-family house at **1111 Montreat Ave SW**. Property is zoned R-4A / Oakland City Historic District / Beltline.
Applicant: Adam Laverack
2796 Rollingwood LN
Staff Recommendation: Deferral to the March 25, 2020 Commission meeting.
- n) Application for a Type III Certificate of Appropriateness (CA3-20-066) for new construction of a single-family house at **1107 Montreat Ave SW**. Property is zoned R-4A / Oakland City Historic District / Beltline.
Applicant: Adam Laverack
2796 Rollingwood LN
Staff Recommendation: Deferral to the March 25, 2020 Commission meeting.
- o) Application for a Type III Certificate of Appropriateness (CA3-20-067) for new construction of a single-family house at **989 Dimmock St SW**. Property is zoned R-4A / Oakland City Historic District.
Applicant: Adam Laverack
2796 Rollingwood LN
Staff Recommendation: Deferral to the March 25, 2020 Commission meeting.
- p) Application for Review and Comment (RC-20-068) for alterations and an addition at **38 Camden Rd NE**. Property is zoned R-4 / Brookwood Hills Conservation / Beltline.
Applicant: Kaci Palo
150 Rose Creek Dr, Covington
Staff Recommendation: Send a letter with comments to the Applicant and the Secretary of the BZA.
- q) Application for a Type III Certificate of Appropriateness (CA3-20-071) for alterations and additions at **909 Edgewood Ave NE**. Property is zoned R-5 / Inman Park Historic District (Subarea 1) / Beltline.
Applicant: Windell Keith
889 Edgewood Avenue
Staff Recommendation: Approval with conditions.
- r) Application for a Type III Certificate of Appropriateness (CA3-19-528) for additions and alterations at **676 Shelton Ave SW**. Property is zoned R-4A / Adair Park Historic District (Subarea 1).
Applicant: Andrey Tulei
1571 Swan Valley Ct, Lawrenceville
Deferred on February 26, 2020
Staff Recommendation: Deferral to the March 25, 2020 Commission meeting.

Items requiring discussion:

- s) Application for a Type III Certificate of Appropriateness (CA3-20-052) for a variance to permit the painting of unpainted masonry at **704 Aline Dr NW**. Property is zoned R-3 / Collier Heights Historic District.
Applicant: G. Gordon Enterprises Inc.
4784 Creekside Pl
Staff Recommendation: Denial
- t) Application for a Type III Certification of Appropriateness (CA3-20-054) for alterations, an addition and site work at **1272 Lucile Ave SW**. Property is zoned R-4A / West End Historic District / Beltline.
Applicant: Stephanie Goodwin
1081 Metropolitan Pkwy
Staff Recommendation: Deferral to March 25, 2020 Commission meeting.
- u) Application for a Type II Certification of Appropriateness (CA2-20-055) for alterations and site work at **1268 Lucile Ave SW**. Property is zoned R-4A / West End Historic District / Beltline.
Applicant: Stephanie Goodwin
1081 Metropolitan Pkwy
Staff Recommendation: Approval with conditions.
- v) Application for a Type III Certificate of Appropriateness (CA3-20-060) for alterations, an addition, and site work at **647 Bryan St SE**. Property is zoned R-5 / Grant Park Historic District (Subarea 1) / Beltline.
Applicant: Jamal Holland
1270 Caroline St
Staff Recommendation: Approval with conditions.
- w) Application for a Type III Certificate of Appropriateness (CA3-20-070) for alterations and additions and site work at **1121 Merrill Ave SW**. Property is zoned R-4A / Oakland City Historic District / Beltline.
Applicant: Naeem Mareidiya
6115 Abbots Bridge Rd, Johns Creek
Staff Recommendation: Deferral to the March 25, 2020, Commission meeting.

Cases deferred from previous meetings:

- x) Application for Type III Certificate of Appropriateness (CA3-19-583) for a financial hardship exemption at **1121 Oakland Dr SW**. Property is zoned R-4 / Oakland City Historic District.
Applicant: Tom Lipnick
1121 Oakland Dr SW
Deferred on February 26, 2020
Staff Recommendation: Approval with conditions.
- y) Application for a Type II Certificate of Appropriateness (CA2-19-629) for alterations at **200 Walker St**. Property is zoned Castleberry Hill Landmark District.
Applicant: Feras Alshallah
1608 Colledge Rd, Tucker
Deferred on February 26, 2020
Staff Recommendation: Approval.

- z) Application for a Type IV Certificate of Appropriateness (CA4PH-20-007) for demolition due to a threat to public health and safety at **82 Hogue St NE**. Property is zoned Martin Luther King, Jr. Landmark District (Subarea 2) / Beltline.

Applicant: Huios Development LLC
260 Legends Trace, McDonough
Deferred on February 26, 2020

Staff Recommendation: Approval with conditions.

5. Other Business

6. Adjournment