KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
Commissioner

DEPARTMENT OF CITY PLANNING
55 TRINITY AVENUE, S.W. SUITE 3350 – ATLANTA, GEORGIA 30303-0308
404-330-6145 – FAX: 404-658-7491
www.atlantaga.gov

KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Earl Jackson
Metro Permits
3094 Brook Drive
Decatur, GA 30033

V-19-270 Application of **Earl Jackson** for a variance to reduce the rear yard setback from 20 feet to 15 feet and to increase the lot coverage from 40% to 52% for the construction of an accessory structure for property located at **4295 Club Drive, N.E.,** fronting 156 feet on the northeast side of Club Drive and beginning at the northeast intersection of Club Drive and Davidson Avenue. Zoned R-3 (Single Family Residential). Land Lot 12 of the 17th District, Fulton County, Georgia.
Owner: John Owen Middour
Council District 7, NPU B

Mr. Jackson:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment denied the above referenced application.

Decisions by the Board of Zoning Adjustment may be appealed to Superior Court. Per Section 6-4028(5) – Any person appealing from the decision of the board to the Superior Court shall pay the actual costs incurred by the city in causing the board's hearing(s) on the appeal to be transcribed as contemplated in the Zoning Ordinance. The board, through its secretary, shall communicate to the appellant the actual costs and the requirement and manner in which to pay same. The board shall not be required to file the transcript of the hearing(s) before it until such time as the appellant pays such costs.

Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, can be found online using the City's new online permitting system, Accela by using: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Max Washington
Bedrock Resourcing & Construction
2260 Fairburn Road, SW Unit 310194
Atlanta, GA 30331

V-20-38 Application of **Max Washington** for a variance to reduce the rear yard setback from 15 feet to 5 feet (5 feet credit for half the width of adjacent alley) for the construction of a single family dwelling for property located at **1320 Wylie Street, S.E.,** fronting approximately 42 feet on the north side of Wylie Street and beginning 210 feet from the northwest intersection of Wylie Street and Leslie Street. Zoned R-4A (Single Family Residential). Land Lot 208 of the 15th District, DeKalb County, Georgia.
Owner: Manesh Hardeo
Council District 5, NPU O

Mr. Washington:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment deferred the above referenced case to the **October 1, 2020** public hearing. The public notice sign, which should be updated to reflect the new hearing date, must be re-posted at the subject property no later than **September 16, 2020**. Enclosed is a sign posting affidavit, which should be notarized after the sign is reposted, and returned to the Office of Zoning and Development at least 5 days before your hearing date.

Information related to applications heard by the Board of Zoning Adjustment (BZA) may be searched online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

SIGN POSTING AFFIDAVIT

Sign Must Be Posted By: **September 16, 2020** (for October 1, 2020 hearing)
September 23, 2020 (for October 8, 2020 hearing)

Application Number: _____

Property Address: _____

Describe the location on the property where the sign(s) were posted:

_____

_____

_____ Date Posted: _____

"I SWEAR THAT ON THE ABOVE POSTING DATE, I PERSONALLY POSTED IN THE MOST CONSPICUOUS PLACE ON THE PREMISES AFFECTED BY THIS APPLICATION"

_____
Signature of Person Posting Sign

PERSONALLY APPEARED BEFORE ME PERSON(S) OF THE ABOVE NAME(S), WHO SWEAR THAT THE INFORMATION CONTAINED IN THIS AFFIDAVIT IS TRUE AND CORRECT TO THEIR BEST KNOWLEDGE AND BELIEF.

_____
Notary

_____
Date

*The property owner will be notified of the exact hearing date by telephone or email and must post the sign(s) in a conspicuous place on the property at least 15 days before the hearing date. One sign shall be placed every 600 feet along each street the property abuts. Signs may be posted before the posting date, but not after.

Please email this completed affidavit to the Office of Zoning and Development to **Bza-hearings@atlantaga.gov**. **The affidavit must be received by the Office of Zoning and Development at least five days before your hearing date.**

Racquel T. Jackson
City of Atlanta
Office of Zoning & Development
55 Trinity Avenue, S.W., Suite 3350
Atlanta, GA 30303-0310
Fax (404) 546-8230

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

John VanVlack
Irwin & Grape, LLC
104 Hillcrest Avenue
Decatur, GA 30030

V-20-48 Application of **John VanVlack** for a variance to reduce the south side transitional yard setback from 20 feet to 15 feet, the east side transitional yard setback from 20 feet to 18 feet, reduce the width of a two way driveway from 24 feet to 12 feet (narrowest point) and a special exception to reduce the onsite parking from 26 spaces to 12 spaces for the construction of a multifamily development for property located at **8 & 16 Clifton Street, S.E.,** fronting 200 feet on the east side of Clifton Street and beginning at the southeast intersection of Clifton Street and Hosea L. Williams Drive. Zoned MR-3 (Multifamily Residential). Land Lot 207 of the 15th District, DeKalb County, Georgia.
Owner: Irwin & Grape, LLC
Council District 5, NPU O

Mr. VanVlack:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment deferred the above referenced case to the **September 10, 2020** public hearing. The public notice sign, which should be updated to reflect the new hearing date, must be re-posted at the subject property no later than **August 26, 2020**. Enclosed is a sign posting affidavit, which should be notarized after the sign is reposted, and returned to the Office of Zoning and Development at least 5 days before your hearing date.

Information related to applications heard by the Board of Zoning Adjustment (BZA) may be searched online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

SIGN POSTING AFFIDAVIT

Sign Must Be Posted By: **August 19, 2020** (for September 3, 2020 hearing)
August 26, 2020 (for September 10, 2020 hearing)

Application Number: _____

Property Address: _____

Describe the location on the property where the sign(s) were posted:

_____

_____

_____ Date Posted: _____

"I SWEAR THAT ON THE ABOVE POSTING DATE, I PERSONALLY POSTED IN THE MOST CONSPICUOUS PLACE ON THE PREMISES AFFECTED BY THIS APPLICATION"

_____
Signature of Person Posting Sign

PERSONALLY APPEARED BEFORE ME PERSON(S) OF THE ABOVE NAME(S), WHO SWEAR THAT THE INFORMATION CONTAINED IN THIS AFFIDAVIT IS TRUE AND CORRECT TO THEIR BEST KNOWLEDGE AND BELIEF.

_____
Notary

_____
Date

*The property owner will be notified of the exact hearing date by telephone or email and must post the sign(s) in a conspicuous place on the property at least 15 days before the hearing date. One sign shall be placed every 600 feet along each street the property abuts. Signs may be posted before the posting date, but not after.

Please email this completed affidavit to the Office of Zoning and Development to **Bza-hearings@atlantaga.gov**. **The affidavit must be received by the Office of Zoning and Development at least five days before your hearing date.**

City of Atlanta
Office of Zoning and Development
55 Trinity Avenue, S.W.
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Fax (404) 546-8230

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Steve Robinson
Axios Architecture, LLC
2149 Marann Drive
Atlanta, GA 30345

V-20-27 Application of **Stephen Robinson** for a variance to reduce the east and west side yard setbacks from 7 feet to 2 feet and the usable open space requirement from 4,973 square feet to 4,270 square feet for the construction of a third unit for a multifamily development for property located at **927 St. Charles Avenue, N.E.,** fronting 50 feet on the south side of St. Charles Avenue and beginning 400 feet from the southwest intersection of St. Charles Avenue and Frederica Street. Zoned RG-2 (Residential General Sector 2). Land Lot 16 of the 14th District, Fulton County, Georgia.
Owner: Greg Dickerson
Council District 6, NPU F

Mr. Robinson:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application with the following condition: **The east and west side yard setbacks shall be reduced to 5 feet.**

Because the Board attached conditions to your approval, the Office of Buildings will require the Office of Zoning and Development to sign-off on your construction plans and drawings prior to processing an application for a building permit. The submittal requirements are as follows: three (3) plans to submit with the building permit application and one (1) additional copy for submission to the Office of Zoning and Development. Once all materials have been prepared, please schedule an appointment by calling (404) 330-6145 or emailing me at rtjackson@atlantaga.gov. The purpose of the appointment is to ensure all conditions related to the approval have been met.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
Commissioner

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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Kyle Williams and Sam Artpopeus
William Tusink, LLC
309 Sycamore Street
Decatur, GA 30030

V-20-41 Application of **Kyle Williams and Sam Artpopeus** for a variance to reduce the north side yard setback from 7 feet to 1 foot for the construction of a duplex for property located at **297 Mackenzie Drive, N.E.,** fronting 42 feet on the east side of Mackenzie Drive and beginning 230 feet from the southeast intersection of Mackenzie Drive and East Avenue. Zoned R-5/BL (Two Family Residential/Beltline Overlay). Land Lot 46 of the 14th District, Fulton County, Georgia.
Owner: Parkwood Living, LLC
Council District 2, NPU M

Mr. Williams:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application with the following condition: **The north side yard setback shall be reduced to 3 feet for the residential portions and 2 feet for the garages only.**

Because the Board attached conditions to your approval, the Office of Buildings will require the Office of Zoning and Development to sign-off on your construction plans and drawings prior to processing an application for a building permit. The submittal requirements are as follows: three (3) plans to submit with the building permit application and one (1) additional copy for submission to the Office of Zoning and Development. Once all materials have been prepared, please schedule an appointment by calling (404) 330-6145 or emailing me at rtjackson@atlantaga.gov. The purpose of the appointment is to ensure all conditions related to the approval have been met.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Pamela Bullock
PSB Studio Architecture
777 Virginia Circle
Atlanta, GA 30306

V-20-42 Application of **Pamela Bullock** for a variance to reduce the front yard setback from 35 feet to 29 feet for the construction of a second story addition for property located at **892 Adair Avenue, N.E.,** fronting 50 feet on the north side of Adair Avenue and beginning 100 feet from the northeast intersection of Adair Avenue and Barnett Street. Zoned R-4 (Single Family Residential). Land Lot 1 of the 17th District, Fulton County, Georgia.
Owner: Purnima Keswani
Council District 6, NPU F

Ms. Bullock:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Zachary Carnegie
365 Hooper Street, SE
Atlanta, GA 30317

V-20-43 Application of **Zachary Carnegie** for a variance to reduce the south side yard setback from 7 feet to 4 feet and the rear yard setback from 15 feet to 4 feet for the construction of a new accessory structure for property located **365 Hooper Street, S.E.,** fronting 75 feet on the west side of Hooper Street and beginning 150 feet from the southwest intersection of Hooper Street and Alexa Avenue. Zoned R-4 (Single Family Residential). Land Lot 182 of the 15th District, DeKalb County, Georgia.
Owner: Zachary Carnegie
Council District 5, NPU O

Mr. Carnegie:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Reshma Maherali
1545 Foote Street, NE
Atlanta, GA 30307

V-20-44 Application of **Reshma Maherali** for a variance to reduce the side yard setback from 7 feet to 3.25 feet for the construction of a carport for property located at **1545 Foote Street, N.E.,** fronting 74 feet on the south side of Foote Street and beginning 85 feet from the southeast intersection of Foote Street and Wesley Avenue. Zoned R-5 (Two Family Residential). Land Lot 210 of the 15th District, DeKalb County, Georgia.
Owner: Reshma Maherali
Council District 5, NPU O

Ms. Maherali:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Antonette Daniels
2131 Hickory Bend SE
Conyers, GA 30013

V-20-45 Application of **Antonette Daniels** for a variance to reduce the north side yard setback from 10.9 feet to 5 feet, the south side yard setback from 9.5 feet to 5 feet and the rear yard setback from 8.9 feet to 0 (5 ft credit given for the adjacent alley) for the construction of a multi-family development for property located at **442 Martin Street, S.E.,** fronting 40 feet on the east side of Martin Street and beginning 41 feet from the northeast intersection of Martin Street and Glenwood Avenue. Zoned RG-3 (Residential General Sector 3). Land Lot 53 of the 14th District, Fulton County, Georgia.
Owner: Cole Brothers, LLC
Council District 1, NPU V

Ms. Daniels:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
Commissioner

KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

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August 18, 2020

Denis Blackburne
Woda Cooper Companies
127 Abercorn Street Suite 402
Savannah, GA 31401

V-20-47 Application of **Denis Blackburne** for a special exception to reduce the number of loading spaces from one (1) 12x35 space to 0 and to reduce the onsite parking from 47 spaces to 40 and variances to reduce the side yard setback from 15 feet to 5 feet and to reduce the Useable Open Space requirement from 0.41 to 0.34 for the construction of a multifamily development and dumpster enclosure for property located at **1044 Hank Aaron Drive, S.E.,** fronting 355 feet on the east side of Hank Aaron Drive and beginning at the southeast intersection of Hank Aaron Drive and Haygood Avenue. Zoned MR-4A (Multifamily Residential). Land Lot 55 of the 14th District, Fulton County, Georgia.
Owner: Boynton Village Limited Partnership
Council District 1, NPU V

Mr. Blackburne:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
Commissioner

KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

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August 18, 2020

Adam Stillman
350 Sinclair Ave, NE
Atlanta, GA 30307

V-20-49 Application of **Adam Stillman** for a variance to increase the size of an accessory structure from 30% of the main structure to 42% for a second story addition to a detached garage for property located at **300 Woodward Avenue, S.E.,** fronting 33 feet on the north side of Woodward Avenue and beginning 183 feet from the northwest intersection of Woodward Avenue and Harden Street. Zoned R-5/HC-20K SA 1 (Two Family Residential/Grant Park Historic District). Land Lot 44 of the 14th District, Fulton County, Georgia.
Owner: Phillip Blake Collier
Council District 1, NPU W

Mr. Stillman:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Leroy Moody
1651 Brandemere Lane
Austell, GA 30168

V-20-50 Application of **Leroy Moody** for a variance to reduce the side yard setback from 7 feet to 3 feet and the rear yard setback from 15 feet to 4.8 feet for an addition to a detached garage for property located at **95 Lakeview Drive, N.E.,** fronting 50 feet on the southeast side of Lakeview Drive and beginning at the southeast intersection of Lakeview Drive and 1st Avenue. Zoned R-4 (Single Family Residential). Land Lot 205 of the 15th District, DeKalb County, Georgia.
Owner: Chris Dewolff
Council District 5, NPU O

Mr. Moody:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

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KEYETTA M. HOLMES, AICP
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August 18, 2020

Alexis Parks
Browz N Beauty
1416 Woodmont Lane NW
Atlanta, GA 30318

V-20-51 Application of **Alexis Parks** for a special exception to reduce the onsite parking from 24 spaces to 11 spaces for property located at **1416 Woodmont Lane, N.W.,** fronting 50 feet on the south side of Woodmont Lane and beginning 330 feet from the southwest intersection of Woodmont Lane and Chattahoochee Avenue. Zoned I-2 (Heavy Industrial). Land Lot 192 of the 17th District, Fulton County, Georgia.
Owner: Alexis Parks
Council District 9, NPU D

Ms. Parks:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
Commissioner

KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

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August 18, 2020

Earl Jackson
3094 Brook Drive
Decatur, GA 30033

V-20-53 Application of **Earl Jackson** for a variance to reduce the side yard setback from 7 feet to 2.6 feet and to increase the maximum lot coverage from 50% to 55.61% for the construction of an accessory structure for property located at **1507 North Morningside Drive, N.E.,** fronting 55 feet on the east side of North Morningside Drive and beginning 130 feet from the southeast intersection of North Morningside Drive and Cumberland Road. Zoned R-4 (Single Family Residential). Land Lot 2 of the 17th District, Fulton County, Georgia.
Owner: Ryan & Suzi Henige
Council District 6, NPU F

Mr. Jackson:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
Commissioner

DEPARTMENT OF CITY PLANNING
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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Justin Golshir
950 W. Peachtree Street, Suite 504
Atlanta, GA 30309

V-20-55 Application of **Justin Golshir** for a special exception to reduce the onsite parking from 317 spaces to 132 spaces for a warehouse facility for property located at **3579 & 3701 Jonesboro Road, S.E. (pending lot consolidation),** fronting approximately 382 feet on the west side of Jonesboro Road and beginning approximately 1,416 feet from the southwest intersection of Jonesboro Road and Southside Industrial Parkway. Zoned I-1 (Light Industrial). Land Lot 32 & 33 of the 14th District, Fulton County, Georgia.
Owner: Atlanta Economic Development Corporation
Council District 12, NPU Z

Mr. Golshir:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Adam Toal
55 Ivan Allen Jr. Blvd, Suite 100
Atlanta, GA 30308

V-20-58 Application of **Paul Fields** for a special exception to reduce the onsite parking from 45 spaces to 25 spaces for an addition to an existing office building for property located at **665 8th Street, N.W.,** fronting 100 feet on the north side of 8th Street and beginning at the northeast intersection of 8th Street and Watkins Street. Zoned I-1 (Light Industrial). Land Lot 150 of the 17th District, Fulton County, Georgia.
Owner: FH 665 8th, LLC
Council District 3, NPU E

Mr. Toal:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Brandon Rose
1926 Hosea L.Williams Drive, Suite 170499
Atlanta, GA 30317

V-20-59 Application of **Brandon Rose** for variances to reduce the front yard setback (Ivy Road) from 50 feet to 20 feet, the front yard setback (Mayfair Road) from 50 feet to 30 feet, the south side yard setback from 10 feet to 9 feet 7 inches (second story addition), increase the maximum lot coverage from 40% to 50% and a special exception to allow active recreation (swimming pool) in a yard adjacent to a street for property located at **3713 Mayfair Road, N.E.,** fronting 101 feet on the east side of Mayfair Road and beginning 229 feet from the northeast intersection of Mayfair Road and Mayfair Court. Zoned R-3 (Single Family Residential). Land Lot 63 of the 17th District, Fulton County, Georgia.
Owner: Jane M. Lamberti
Council District 7, NPU B

Mr. Rose:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Triangle Holdings, LLC
c/o Morris, Manning & Martin, LLP
1050 Marietta Street NE, Suite B
Atlanta, GA 30318

V-20-60 Application of **Triangle Holdings, LLC c/o Morris, Manning & Martin, LLP** for a special exception to reduce the number of onsite parking from 26 spaces to 18 spaces for an office/warehouse for property located at **1251 Marietta Boulevard, N.W.,** fronting 76 feet on the east side of Marietta Boulevard and beginning at the northeast intersection of Marietta Boulevard and Huff Road. Zoned I-2/BL (Heavy Industrial/Beltline Overlay). Land Lot 191 of the 17th District, Fulton County, Georgia.
Owner: Triangle Holdings, LLC
Council District 9, NPU D

Ms. Hill:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
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KEYETTA M. HOLMES, AICP
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August 18, 2020

Tracy Brumfield
2693 Know Street, NE
Atlanta, GA 30317

V-20-62 Application of **Tracy Brumfield** for a special exception to allow active recreation (swimming pool) in a yard adjacent to a street for property located at **2693 Knox Street, N.E.,** fronting approximately 49 feet on the south side of Knox Street and beginning at the southwest intersection of Knox Street and Daniel Street. Zoned R-4 (Single Family Residential). Land Lot 203 of the 15th District, DeKalb County, Georgia.
Owner: Tracy Brumfield
Council District 5, NPU O

Ms. Brumfield:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
Commissioner

KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

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August 18, 2020

Danny Franke
4776 Mystic Drive, NE
Atlanta, GA 30342

V-20-63 Application of **Danny Franke** for a special exception to allow active recreation (swimming pool) in a yard adjacent to a street for property located at **8 Parkside Court, N.E.,** fronting 111 feet on the south side of Parkside Court and beginning at the southeast intersection of Parkside Court and Lake Forrest Drive. Zoned PD-H (Planned Development Housing). Land Lot 95 of the 17th District, Fulton County, Georgia.
Owner: Timothy Schaeffer
Council District 8, NPU B

Mr. Franke:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

TIM KEANE
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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Karen York
631 Park Drive, NE
Atlanta, GA 30306

V-19-230 Application of **Karen York** for a variance to reduce the west side yard setback from 7 feet to 0, the rear yard setback from 15 feet to 4.6 feet and to increase the maximum lot coverage from 50% to 58.4% for the construction of a shared detached garage for property located at **631 Park Drive, N.E.,** fronting 50 feet on the south side of Park Drive and beginning approximately 310 feet from the southeast intersection of Park Drive and Monroe Drive. Zoned R-4/BL (Single Family Residential/Beltline Overlay). Land Lot 53 of the 17th District, Fulton County, Georgia.
Owner: Karen York
Council District 6, NPU F

Ms. York:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application with the following condition: **Site Plan dated July 9, 2020.**

Because the Board attached conditions to your approval, the Office of Buildings will require the Office of Zoning and Development to sign-off on your construction plans and drawings prior to processing an application for a building permit. The submittal requirements are as follows: three (3) plans to submit with the building permit application and one (1) additional copy for submission to the Office of Zoning and Development. Once all materials have been prepared, please schedule an appointment by calling (404) 330-6145 or emailing me at rtjackson@atlantaga.gov. The purpose of the appointment is to ensure all conditions related to the approval have been met.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator

KEISHA LANCE BOTTOMS
MAYOR

CITY OF ATLANTA

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KEYETTA M. HOLMES, AICP
Director
Office of Zoning and Development

August 18, 2020

Gary J. Jones
627 Park Drive, N.E.
Atlanta, GA 30306

V-19-231 Application of **Gary J. Jones** for a variance to reduce the east side yard setback from 7 feet to 0, the rear yard setback from 15 feet to 5 feet and to increase the maximum lot coverage from 50% to 55.73% for the construction of a shared detached garage for property located at **627 Park Drive, N.E.**, fronting 50 feet on the south side of Park Drive and beginning approximately 260 feet from the southeast intersection of Park Drive and Monroe Drive. Zoned R-4/BL (Single Family Residential/Beltline Overlay). Land Lot 53 of the 17th District, Fulton County, Georgia.
Owner: Gary J. Jones
Council District 6, NPU F

Mr. Jones:

As a result of the public hearing held on **August 13, 2020**, the Board of Zoning Adjustment approved the above referenced application with the following condition: **Site Plan dated July 9, 2020.**

Because the Board attached conditions to your approval, the Office of Buildings will require the Office of Zoning and Development to sign-off on your construction plans and drawings prior to processing an application for a building permit. The submittal requirements are as follows: three (3) plans to submit with the building permit application and one (1) additional copy for submission to the Office of Zoning and Development. Once all materials have been prepared, please schedule an appointment by calling (404) 330-6145 or emailing me at rtjackson@atlantaga.gov. The purpose of the appointment is to ensure all conditions related to the approval have been met.

A copy of this letter should be submitted to the Office of Zoning and Development along with your application for a building permit. Information related to applications heard by the Board of Zoning Adjustment (BZA), including additional copies of this letter, may be found online using the City's online permitting system, Accela Citizen: https://aca.accela.com/Atlanta_Ga/Default.aspx. A search can be performed by entering any of the following information: case number, case type, date submitted. Thank you in advance for your cooperation and please do not hesitate to call with questions.

Sincerely,

Racquel T. Jackson
Secretary, Board of Zoning Adjustment

cc: Keyetta M. Holmes, Zoning Administrator