

**COMMUNITY DEVELOPMENT/HUMAN RESOURCES COMMITTEE
MINUTES**

TUESDAY, OCTOBER 9, 2007

The regularly scheduled meeting of the Community Development/Human Resources Committee was held on Tuesday, October 9, 2007, in Committee Room 2. The following members were present:

**The Honorable Jim Maddox, Chair
The Honorable Joyce Sheperd, Vice Chair
The Honorable Ceasar Mitchell
The Honorable Kwanza Hall
The Honorable Mary Norwood
The Honorable Ivory Lee Young, Jr.
The Honorable H. Lamar Willis**

Others in attendance were: Deputy Commissioner James Shelby, Jessica Lavendier, Senior Planner, Department of Planning and Community Development; Commissioner Dianne Harnell Cohen, Department of Parks, Recreation and Cultural Affairs; Senior City Attorney Robin Shahar and City Attorney Kristen Brooks Department of Law; and members of the press and public.

A. ADOPTION OF AGENDA - ADOPTED

B. APPROVAL OF MINUTES - APPROVED

C. PRESENTATIONS -

1. AMERICAN GOLF

Paul Ballam, Vice President of Business Development, American Golf Corporation, reported to the committee that 90% of projects are completed and they are 3-4 months ahead of schedule. He said all greens are being converted to champion greens and the Car Path Extension Project should be completed by mid-winter. Regional Director, Frank Merkel stated that the 1st Tee Program have 10-24 participants and the program is a huge success.

2. FORT MCPHERSON

Jack Spratt, Executive Director, McPherson Planning Local Redevelopment Authority, stated that the Fort McPherson Outreach and Landuse Plan was finished and presented to HUD and U. S. Army, which will have 60-180 days to review and act on the plan. He further mentioned that the Vision is to "transform Fort McPherson and the surrounding neighborhoods into a nationally acclaimed, world class thriving community, where people work, live, learn and play". Mr. Spratt explained that 35 acres are for High-Density Mixed Use, 115 acres for a Medium Density Employment Center, where the Governor is committed to help

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C. PRESENTATIONS(CONT'D)

build a Gobal Bioscience Center, 65 acres for Historic District, 82 acres for 4-5 story multi-family dwellings, 55 acres for the Park Residential District, 1200 new housing units (3-4 story walk-up/garden style), 150 acres Green Space for events and to be maintained by the City's Parks Department. This build-out could take 15-20 years and it is estimated that there will be 4 million square feet of office space, 4600 housing units and 400,000 square feet of retail space. The entire property is valued at 1½ billion dollars. After 10 years it will generate 12-25 million dollars in property taxes, create 15,261 new jobs. Mr. Sprott said their next steps are: (1) to go to the Army with a Disposition Agreement, (2) secure leverage for the Employment Center by applying for an Economic Development Conveyance, which will take the majority of next year to complete the application and (3) make sure the State of Georgia create a Implementation LRA to legally accept the property

CONSENT AGENDA

D. ORDINANCE FOR FIRST READING

07-O-2043 (1) An Ordinance by Community Development/Human Resources Committee amending the 2007 (Community Development Fund) Budget, the 2007 (Home Investment Partnership Fund) Budget and the 2007 (Intergovernmental Grant Fund) Budget by transferring \$630,078.00 in Community Development Block Grant (CDBG), \$628,471.00 in Home Investment Partnership (HOME), and \$1,923,779.00 in Housing Opportunities for Persons with AIDS (HOPWA) for the purpose of reprogramming these funds to projects for inclusion in the 2008 Annual Action Plan of the 2005-2009 Consolidated Plan; and for other purposes.

**FAVORABLE - TO BE REFERRED TO COMMUNITY
DEVELOPMENT/HUMAN RESOURCES COMMITTEE**

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HUMAN RESOURCES SECTION

E. RESOLUTIONS

07-R-2144 (1) A Resolution by Councilmember Jim Maddox expressing Atlanta City Council support for "Winter Holidays Around the World" to be hosted by Underground Atlanta; and for other purposes.

Councilmember Sheperd made a motion to approve. The vote was unanimous.

FAVORABLE

07-R-2145 (2) A Resolution by Councilmember Jim Maddox authorizing the Mayor, on behalf of the City of Atlanta, to dedicate and name the Community Room at the Adams Park Recreation Center after Frances Rossman; and for other purposes.

COMMUNITY DEVELOPMENT SECTION

F. ORDINANCES FOR SECOND READING

07-O-1946 (1) An Ordinance by Community Development/Human Resources Committee adopting the 2008 City of Atlanta Strategic Action Plan as the official Comprehensive Development Plan for the City of Atlanta, Georgia; and for other purposes. **(Held 10/9/07) (Held at the request of the Department to allow for NPU-R review)**

HELD

F. ORDINANCES FOR SECOND READING (CONT'D)

07-O-2024 (2) An Ordinance by Community Development/Human Resources Committee to amend the Land Use Element of the 2004-2019 Comprehensive Development Plan (CDP) of the City of Atlanta, Georgia, so as to re-designate property that is located at **1329, 1339 Ellsworth Industrial Boulevard** from the Industrial Classification to the Mixed Use Classification; and for other purposes. **(Held 10/9/07) (A Public Hearing is scheduled for 11/26/07)**

NPU-D

Council District 9

HELD

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G. RESOLUTIONS

07-R-2044 (1) a Resolution by Community Development/Human Resources Committee authorizing the Mayor or her designee to enter into a Contractual Agreement with Southeast Energy Assistance, Inc., for a period of twelve (12) months, in an amount not to exceed \$111,253.00, for the implementation of Project CD-795, Sea Drain and Sewer Improvements, under the 2007 Community Development Block Grant Program, to be charged to and paid from Fund, Account and Center Number 1B01 (Community Development Fund) 529002 (Service Grants) Q11I0153A27A (Sea Drain and Sewer Repair Program, CD-795); and for other purposes. **(Held 10/9/07) (Held at the request of the Department)**

HELD

07-R-2045 (2) A Resolution by Community Development/Human Resources Committee authorizing the Mayor or her designee to enter into a Contractual Agreement with Habitat for Humanity, Inc., for a period of twelve (12) months, in an amount not to exceed \$328,471.00 for the implementation of Project HM-36, Habitat for Humanity Downpayment Assistance, under the 2007 Home Investment Partnership Program ("HOME"), to be charged to and paid from Fund, Account and Center Number 3P05 (HOME Investment Trust Fund) 529002 (Service Grants) Y46P0444A3R0 (Habitat for Humanity Downpayment Assistance, HM-36); and for other purposes. **(Held 10/9/07) (Held at the request of the Department)**

HELD

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G. RESOLUTIONS (CONT'D)

07-R-2046 (3) A Resolution by Community Development/Human Resources Committee authorizing the Mayor to submit to the U. S. Department of Housing and Urban Development Atlanta's 2008 Annual Action Plan of the 2005-2009 Consolidated Plan to include application for the 2008 Community Development Block Grant (CDBG) Program, 2008 Emergency Shelter Grant (ESG) Program, 2008 Home Investment Partnership (HOME) Program, and the 2008 Housing Opportunities for Persons with AIDS (HOPWA) Program; and for other purposes. **(Held 10/9/07) (Held at the request of the Department)**

HELD

07-R-2047 (4) A Resolution by Community Development/Human Resources Committee authorizing the Mayor or her designee to enter into a Contractual Agreement with the Atlanta Development Authority, Inc., for a period of twelve (12) Months, in an amount not to exceed \$300,000.00 for the implementation of Project HM-755, Atlanta Affordable Homeownership Opportunities Program, under the 2007 Home Investment Partnership Program, to be charged to and paid from Fund, Account and Center Number 3P05 (Home Investment Trust Fund) 529002 (Service Grants) Y46P0130A3R0 (ATL Affordable Home Ownership Program, HM-755); and for other purposes. **(Held 10/9/07) (Held at the request of the Department)**

HELD

07-R-2121 (5) A Resolution by Community Development/Human Resources Committee authorizing the Mayor to enter into contracts with Beacon of Hope, Bethursday Development Corporation, University Community Development Corporation, Summech Community Development Corporation, Historic District Development Corporation and Tyler Place Community Development Corporation for the Community Housing Development Organization Operating Grant Program; and for other purposes.

FAVORABLE

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H. PAPERS HELD IN COMMITTEE

06-O-0262 (1) An Ordinance by Councilmember Jim Maddox to amend Chapter 1, Section 101.4(e) of the Building Code Amendments by adding subparagraph (6) to require automatic sprinkler protection systems for all newly constructed single-family dwellings; to repeal conflicting ordinances; and for other purposes. **(Held 1/31/06 to review the information package from the Fire Marshal)**

HELD

06-O-0781 (2) An Ordinance by Councilmember Clair Muller to amend Part 15, Section 15-08.005 of the City of Atlanta Land Development Code regarding curved streets; and for other purposes. **(Held 3/28/06 at request of the department for further review of the legislation)**

HELD

06-O-0495 (3) An Ordinance by Councilmember Clair Muller to amend Part 15 of the Land Development Code of the Code of Ordinances of the City of Atlanta to allow for the creation of Conservation Subdivisions in the City of Atlanta and to provide standards for their implementation; and for other purposes. **(Held 2/15/06 by Zoning Committee) (Referred to CD/HR by Council 6/5/06) (Held 6/13/06 at the request of Bureau of Planning)**

HELD

06-O-1888 (4)
CDP-06-65 An Ordinance by Community Development/Human Resources Committee to amend the Land Use Element of the City of Atlanta's 2004-2019 Comprehensive Development Plan (CDP) so as to re-designate property located at **3700 Martin Luther King, Jr. Drive, SW**, from the "Medium Density Residential" Land Use Designation to the "Mixed-Use" Land Use Designation; and for other purposes. **(Public Hearing held 9/11/06) (Held 9/12/06)**
NPU-H **Council District 1**

HELD

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H. PAPERS HELD IN COMMITTEE (CONT'D)

Family Residential, Mixed-Use and Low-Density Commercial; and for other purposes. **(Public Hearing held 9/11/06) (Forwarded with no recommendation to Full Council 9/12/06) (Referred back by Council 12/4/06) (Held 12/12/06 at the request of the department)**

HELD

06-O-1925 (9) An Ordinance by Councilmembers Howard Shook, Jim Maddox, H. Lamar Willis and Ceasar C. Mitchell to amend the Land Use Element of the City of Atlanta's 2004-2019 Comprehensive Development Plan ("CDP") so as to designate property located in the Cascade Glen Subdivision, after its annexation into the City of Atlanta, as Single-Family Residential; and for other purposes. **(Public Hearing held 9/11/06) (Favorable by CD/HR Committee 9/12/06) (Referred back by Council 12/4/06) (Held 12/12/06 at the request of the department)**

HELD

06-O-2696 (10) An Ordinance by Councilmembers Mary Norwood, Carla Smith, Ceasar C. Mitchell, C. T. Martin, H. Lamar Willis, Natalyn Archibong, Cleta Winslow and Kwanza Hall to require a registration process for vacant property; to waive conflicting ordinances; and for other purposes. **(Held 12/12/06 at the request of the department)**

HELD

07-O-0085 (11) An Ordinance by Councilmembers Mary Norwood, C. T. Martin, Ivory Lee Young, Jr., H. Lamar Willis, Ceasar C. Mitchell and Natalyn Archibong to provide for the establishment of the City of Atlanta Board of Code Enforcement; and for other purposes. **(Held 1/9/07 for pending work session)**

HELD

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H. PAPERS HELD IN COMMITTEE (CONT'D)

07-O-0402 (12) An Ordinance by Community Development/Human
CDP-07-15 Resources Committee to amend the Land Use Element of the City of Atlanta 2004-2019 Comprehensive Development Plan (CDP) so as to re-designate property that is located at **422, 424, 501 & 509 Pryor Street**, from the "Medium Density Residential" Land Use Designation to the "Low Density Commercial" Land Use Designation; and for other purposes. **(1ST Quarter CDP Public Hearing held 3/12/07) (Held 3/13/07 awaiting companion Zoning legislation)**
NPU-V Council District 4

HELD

07-O-0615 (13) An Ordinance by Councilmember Jim Maddox to amend the Land Use Element of the City of Atlanta 2004 Comprehensive Development Plan (CDP) so as to designate property in the Cascade Falls Subdivision, after its annexation into the City of Atlanta, as Single-Family Residential; and for other purposes. **(Held 3/27/07 for a Public Hearing 6/11/07)**

HELD

07-O-0673 (14) An Ordinance by Councilmembers Jim Maddox, Joyce M. Sheperd, Mary Norwood, H. Lamar Willis, Ceasar C. Mitchell, Clair Muller, Anne Fauver and Ivory Lee Young, Jr. **as substituted by Community Development/Human Resources Committee** to amend Article II, Section 25, of the Atlanta Housing Code of 1987, Appendix "E" of the City of Atlanta Land Development Code, entitled "Owner and Tenant Responsibility for Cleanliness of Property", so as to require that all outside storage items, utilized in connection with a permitted use of the property, be placed in the rear yard and invisible when the property is viewed from a front or a sideview; to preclude the excessive accumulation of outside storage items; to waive conflicting ordinances; and for other purposes. **(Held 5/1/07 for further discussion with the department)**

HELD

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H. PAPERS HELD IN COMMITTEE (CONT'D)

07-O-0958 (15) An Ordinance by Community Development/Human
CDP-07-18 Resources Committee to amend the Land Use Element of the
City of Atlanta 2004-2019 Comprehensive Development Plan
(CDP) so as to re-designate property that is located at **1101
Collier Road, NW**, from the "Industrial" and "Medium
Density Residential" Land Use Designations to the "Mixed
Use" Land Use Designation; and for other purposes. **(Held
5/29/07) (A Public Hearing was held on 6/11/07)**
NPU-C Council District 9

HELD

07-O-0996 (16) An Ordinance by Community Development/Human
CDP-07-22 Resources Committee to amend the Land Use Element of
the City of Atlanta 2004-2019 Comprehensive Development
Plan (CDP) so as to re-designate property that is located at
668 North Avenue, NW, from the "Medium Density
Residential" Land Use Designation to the "High Density
Residential" Land Use Designation; and for other purposes.
(Held 5/29/07) (A Public Hearing was held on 6/11/07)
NPU-L Council District 3

FILED

07-O-0998 (17) An Ordinance by Community Development/Human
CDP-07-29 Resources Committee to amend the Land Use Element of the
City of Atlanta 2004-2019 Comprehensive Development Plan
(CDP) so as to re-designate property that is located at **305,
311, 317 & 323 Buckhead Avenue and 312 Pharr Road,
NE**, from the "Low Density Commercial" Land Use
Designation to the "High Density Commercial" Land Use
Designation; and for other purposes. **(Held 5/29/07) (A
Public Hearing was held on 6/11/07)**
NPU-B Council District 7

HELD

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07-O-0999 (18) An Ordinance by Community Development/Human
CDP-07-30 Resources Committee to amend the Land Use Element of the
City of Atlanta 2004-2019 Comprehensive Development Plan
(CDP) so as to re-designate property that is located at **930
Mauldin Street (aka Fulton Terrace), SE**, from the "Low
Density Commercial" Land Use Designation to the "Very High
Density Residential" Land Use Designation; and for other
purposes. **(Held 5/29/07) (A Public Hearing was held on
6/11/07)**

NPU-N

Council District 5

HELD

07-R-1083 (19) A Resolution by Community Development/Human Resources
Committee authorizing the Mayor, on behalf of the
Department of Planning and Community Development,
Bureau of Housing, to enter into a Housing Assistance
Payments Contract Amendment with Litton Loan Servicing,
L.P., in order to participate in the City of Atlanta's Section 8
Moderate Rehabilitation Program sponsored by the U. S.
Department of Housing and Urban Development (HUD); and
for other purposes. **(Held 5/29/07 for companion 1st Read
Ordinance)**

HELD

07-O-1084 (20) An Ordinance by Community Development/Human
Resources Committee amending the 2007 (Intergovernmental
Grant Fund) Budget by adding to anticipations and
appropriations in the amount of \$212,750.00 to increase the
budget amount authorized by the U. S. Department of
Housing and Urban Development ("HUD") for the City of
Atlanta's Section 8 Moderate Rehabilitation Program
(GA269MR0002); and for other purposes. **(Held 6/12/07 at
the request of the Department)**

HELD

07-O-1115 (21) An Ordinance by Community Development/Human
Resources Committee adopting the 2008-2013 City of
Atlanta Capital Improvements Program; and for other
purposes. **(Public Hearing held 6/11/07) (Held 6/12/07
for a second Public Hearing scheduled for 9/10/07)**

HELD

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H. PAPERS HELD IN COMMITTEE (CONT'D)

07-R-1448 (22) A Resolution by Councilmembers Kwanza Hall and Ivory Lee Young, Jr. to create a Housing Relocation Task Force to study the effect of the Atlanta Housing Authority Quality of Life Initiative on those residents who are to be relocated and requesting that the Atlanta Housing Authority suspend the demolition and renovation schedules of those senior high rises in which the displacement of seniors is anticipated, until adequate alternative housing is found for each resident who will be displaced; and for other purposes. **(Held 7/11/07 at the request of the sponsor and the Department)**

HELD

07-O-1474 (23) An Ordinance by Community Development/Human Resources Committee to amend the Land Use Element of the City of Atlanta 2004-2019 Comprehensive Development Plan (CDP) so as to re-designate properties located in the West Lake MARTA Station Livable Centers Initiative (LCI) Study Area from Various Land Use Designations to Various Land Use Designations; and for other purposes. **(Held 8/28/07) (Advertised for a Public Hearing on 9/10/07)**

HELD

07-O-1475 (24) An Ordinance by Community Development/Human Resources Committee to amend the City of Atlanta 2004-2019 Comprehensive Development Plan (CDP) so as to incorporate the projects recommended in the West Lake MARTA Station Livable Centers Initiative (LCI) Plan; and for other purposes. **(Held 8/28/07) (Advertised for a Public Hearing on 9/10/07)**

HELD

07-O-1476 (25) An Ordinance by Community Development/Human Resources Committee adopting the West Lake MARTA Station Livable Centers Initiative (LCI) Plan by reference into the City of Atlanta 2004-2019 Comprehensive Development Plan; and for other purposes. **(Held 8/28/07)**

HELD

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H. PAPERS HELD IN COMMITTEE (CONT'D)

07-O-1778 (26) An Ordinance by Community Development/Human
CDP-07-33 Resources Committee to amend the Land Use Element of the
City of Atlanta 2004-2019 Comprehensive Development Plan
(CDP) so as to re-designate property that is located at **2725
Campbellton Road and 1919 Dodson Drive**, from the
"Single Family Residential" Land Use Designation to the "Low
Density Commercial" Land Use Designation; and for other
purposes. **(Public Hearing held 9/10/07) (Held 9/11/07
at the request of the Department)**
NPU-R **Council District 11**

HELD

07-O-1779 (27) An Ordinance by Community Development/Human
CDP-07-32 Resources Committee to amend the Land Use Element of the
City of Atlanta 2004-2019 Comprehensive Development Plan
(CDP) so as to re-designate property that is located at **2343,
2347 and 2368 Hosea L. Williams Drive**, from the "Single
Family Residential" Land Use Designation to the "Low
Density Commercial" Land Use Designation; and for other
purposes. **(Public Hearing held 9/10/07) (Held 9/11/07
at the request of the Department)**
NPU-O **Council District 5**

**Councilmember Norwood made a motion to approve.
The vote was unanimous.**

FAVORABLE – REFERRED TO ZONING COMMITTEE

07-O-1781 (28) An Ordinance by Community Development/Human
CDP-07-35 Resources Committee to amend the Land Use Element of the
City of Atlanta 2004-2019 Comprehensive Development Plan
(CDP) so as to re-designate property that is located at **2875
Campbellton Road**, from the "Single Family Residential"
Land Use Designation to the "Low Density Commercial" Land
Use Designation; and for other purposes. **(Public Hearing
held 9/10/07) (Held 9/11/07 at the request of the
Department)**
NPU-P **Council District 11**
HELD

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H. PAPERS HELD IN COMMITTEE (CONT'D)

07-O-1782 (29) An Ordinance by Community Development/Human
CDP-07-36 Resources Committee to amend the Land Use Element of the
City of Atlanta 2004-2019 Comprehensive Development Plan
(CDP) so as to re-designate properties that are located at
305, 309, 315 and 321 Pharr Road, NE; 2985, 2989 and
2991 North Fulton Drive, NE, and 2990 and 2996
Grandview Avenue, NE, from the "Low Density Commercial"
Land Use Designation to the "High Density Commercial"
Land Use Designation; and for other purposes. **(Public**
Hearing held 9/10/07) (Held 9/11/07 at the request of
the Department)
NPU-B **Council District 7**

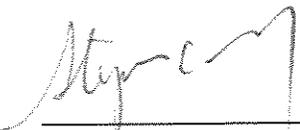
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**There being no further business before the committee the meeting
was adjourned at 2:25 pm.**

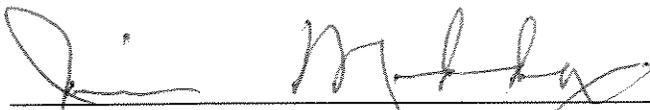
Respectfully submitted:



Angela H. Campbell, Legislative Assistant



Stephen Tam, Research & Policy Analyst



**The Honorable Jim Maddox, Chairman
Community Development/
Human Resources Committee**