

CONSENT AGENDA

C. ORDINANCES FOR FIRST READING (CONT'D)

07-O-2527(2)
Z-07-113 An Ordinance by Zoning Committee to rezone from the I-1-C (Light Industrial-Conditional) District to the MRC-3 (Mixed Residential Commercial) District, property located at **430 and 460 Englewood Avenue, SE**, fronting approximately 678 feet on the north side of Englewood Avenue beginning approximately 132 feet from the northeast corner of Mailing Avenue.

Depth: Approximately 1,010 Feet
Area: Approximately 10.32 Acres
Land Lot: 42, 14th District, Fulton County, Georgia
Owner: JWGST LLC/Joseph Wiles
Applicant: Jason Fritz
NPU-Y **Council District 1**

FAVORABLE - TO BE REFERRED TO ZRB AND ZONING COMMITTEE

07-O-2528 (3)
Z-07-114 An Ordinance by Zoning Committee to rezone from the I-1 (Light Industrial) District to the PD-MU (Planned Development-Mixed Use) District, property located at **1022 Northside Drive, NW**, fronting approximately 147.21 feet on the west side of Northside Drive at the southwest corner of Eleventh Street.

Depth: Varies
Area: Approximately .353 Acre
Land Lots: 149 and 150, 17th District, Fulton County, Georgia
Owner: Ten Side Holdings, LLC.
Applicant: Ten Side Holdings, LLC.
NPU-E **Council District 3**

FAVORABLE - TO BE REFERRED TO ZRB AND ZONING COMMITTEE

CONSENT AGENDA

C. ORDINANCES FOR FIRST READING (CONT'D)

07-O-2529 (4)
Z-07-115 An Ordinance by Zoning Committee to rezone from the R-4 (Single-Family Residential), RG-3 (Residential General-Sector 3) and C-2 (Commercial Services) Districts to the MR-5A (Multi-Family Residential) District, property located at **345 and 355 Moreland Avenue, SE and 1144 Faith Avenue, SE**, fronting approximately 375 feet on the west side of Moreland Avenue at the southwest corner of I-20 and Moreland Avenue.

Depth: Approximately 250 Feet
Area: Approximately 1.297 Acres
Land Lot: 12, 14th District, Fulton County, Georgia
Owner: Taylor Interest, LLC.
Applicant: Cortland Partners
NPU-W Council District 5

FAVORABLE - TO BE REFERRED TO ZRB AND ZONING COMMITTEE

07-O-2530 (5)
U-07-34
U-01-37 An Ordinance by Zoning Committee to amend Ordinance 01-O-1268 (U-01-37) which granted a Special Use Permit for a Private School pursuant to Section 16-06.005 (1) (I) for purposes of a change of conditions. Property located at **1700 Piedmont Avenue, NE**, fronting approximately 1,150 feet on the west side of Piedmont Avenue beginning at the southwest corner of Montgomery Ferry Road.

Depth: Varies
Area: Approximately 10.718 Acres
Land Lots: 51 and 56, 17th District, Fulton County, Georgia
Owner: Morningside Baptist Church
Applicant: Heritage Preparatory School of Georgia
NPU-F Council District 6

FAVORABLE - TO BE REFERRED TO ZRB AND ZONING COMMITTEE

CONSENT AGENDA

C. ORDINANCES FOR FIRST READING (CONT'D)

Depth: Varies
Area: Approximately 0.298 Acre
Land Lot: 140, 14th District, Fulton County, Georgia
Owner: Terry Porter
Applicant: Terry Porter
NPU-T **Council District 10**

FAVORABLE - TO BE REFERRED TO ZRB AND ZONING COMMITTEE

07-O-2536 (11) An Ordinance by Zoning Committee granting a Special Use
U-07-39 Permit pursuant to Section 16-05.005 (1) (b) for a Day Care Center, property located at **600 Peachtree Battle Avenue, NW**, fronting approximately 587 feet on the south side of Peachtree Battle Avenue and approximately 693 feet on the west side of Northside Drive.

Depth: Varies
Area: Approximately 11.16 Acres
Land Lot: 155, 17th District, Fulton County, Georgia
Owner: Ahavath Achim Congregation, Inc., by Susan J. Goldstein
Applicant: Ahavath Achim Congregation, Inc., by Susan J. Goldstein
NPU-C **Council District 8**

FAVORABLE - TO BE REFERRED TO ZRB AND ZONING COMMITTEE

REGULAR AGENDA

D. ZRB SUMMARY REPORT

**ZONING COMMITTEE MINUTES
WEDNESDAY, NOVEMBER 28, 2007
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E. PAPERS HELD IN COMMITTEE

- 06-O-0273 (1) An Ordinance by Councilmembers Carla Smith, Ivory Lee Young, Jr. and Cleta Winslow correcting Ordinance Number 04-O-0179/Z-04-24 which amended Section 16-29.001(16) "Human Services" including Personal Care Homes, Rehabilitation Centers and Nursing Homes by clarifying and/or redefining certain terms; and for other purposes. **(Held 2/1/06 for further review)**

HELD

- 06-O-0286 (2)
Z-06-05 An Ordinance by Zoning Committee to rezone from the RG-4-C-HBS (Residential General-Sector 4 Conditional-Historic Building/Site) and RG-4-C (Residential General-Sector 4-Conditional) Districts, to the RG-4-C (Residential General-Sector 4-Conditional) District, property located at **2494 and 2510 Peachtree Road (a.k.a. 2500 Peachtree Road), NE**, fronting approximately 387.76 feet on the west side of Peachtree Road, beginning 400 feet from the southwest corner of Muscogee Avenue and Peachtree Road. **(Held 3/29/06 for further review)**

Depth: Varies

Area: Approximately 3.086 Acres

Land Lot: 112, 17th District, Fulton County, Georgia

Owner: 2500 Peachtree Condominium Association, Inc.

Applicant: 2500 Peachtree Condominium Association, Inc.

NPU-C

Council District 8

HELD

- 06-O-0007 (3)
Z-05-65 An Ordinance by Councilmember Carla Smith **as amended by Zoning Committee** to rezone the portion of the property located at **1821 W. Anderson Avenue** that is zoned R-4 (Single Family Residential) to the O-I (Office Institutional) Classification, to issue a Special Use Permit for the subject property; and for other purposes. **(Held 6/28/06 at the request of Councilmember of the District)**

HELD

**ZONING COMMITTEE MINUTES
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D. PAPERS HELD IN COMMITTEE (CONT'D)

06-O-0022 (4)
U-05-22 An Ordinance by Councilmember Carla Smith to issue a Special Use Permit for a Nursing Home at **1821 W. Anderson Avenue (a.k.a. 31 Anderson Avenue)**; to waive the 2,000 foot distance requirement for this location; and for other purposes. **(Held 6/28/06 at the request of Councilmember of the District)**

HELD

06-O-1950 (5)
Z-06-92 An **Amended** Ordinance by Zoning Committee to rezone from the R-5 (Single-Family Residential) District to the RG-4 (Residential General-Sector 4) District, property located at **575 Boulevard, SE, (578 Rosalia Street, SE)**, fronting approximately 100 feet on the west side of Boulevard. **(Held 11/1/06 pending CDP Public Hearing)**

Depth: Varies

Area: Approximately 0.339 Acre

Land Lot: 44, 14th District, Fulton County, Georgia

Owner: Atlanta Decatur Oxford District United Methodist Church, Bobby A. Jones, Trustee Chair

Applicant: Jeffrey L. Wilson

NPU-W

Council District 1

HELD

06-O-0955 (6)
Z-06-44 A **Substitute** Ordinance by Zoning Committee to rezone from the I-1-C (Light Industrial-Conditional) District to the MR5-A (Multi-Family Residential) District, property located at **1155 Hill Street, SE**, fronting approximately 350 feet on the west side of Hill Street and approximately 272 feet on the north side of Englewood Avenue. **(Held 11/1/06 at the request of District Council Person)**

Depth: Varies

Area: Approximately 8.719 Acres

Land Lot: 55, 14th District, Fulton County, Georgia

Owner: Jack and Harvey Taffel

Applicant: Chaz E. Waters/Skyline Partners, LLC.

NPU-Y

Council District 1

HELD

**ZONING COMMITTEE MINUTES
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D. PAPERS HELD IN COMMITTEE (CONT'D)

06-O-1927 (7) An Ordinance by Councilmembers Howard Shook, H. Lamar Willis, Jim Maddox and Ceasar C. Mitchell **as substituted by Zoning Committee** to amend the 1982 Zoning Ordinance of the City of Atlanta, As Amended, so as to create a New Chapter to be entitled, 8B, Fulton County Townhouse Residential; to establish design guidelines for said District; to enact, by reference and incorporation, a Map establishing the boundaries of said District for the Cascade Glenn; to amend the City of Atlanta Zoning Maps; to modify the zoning process for annexations; and for other purposes. **(Forwarded with no recommendation by Zoning Committee 9/13/06) (Referred back by Council 12/04/06) (Held 12/13/06 for further review)**

HELD

07-O-0396 (8)
CDP-07-09 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 property that is located at **349 14th Street**, from the "Low Density Commercial" Land Use Designation; to the "Mixed-Use" Land Use Designation; and for other purposes. **(1st Quarter CDP Public Hearing held 3/12/07) (Held 3/13/07 awaiting companion Zoning legislation) (Favorable by CD/HR Committee 3/27/07) (Held 3/28/07 at the request of the applicant)**
NPU-E Council District 2

HELD

07-O-0148 (9)
Z-06-138 An Ordinance by Zoning Committee to rezone from the C-2 (Commercial Service) District to the MRC-3 (Mixed Residential-Commercial) District, property located at **349 14th Street, NW**, fronting approximately 134 feet on the south side of 14th Street, at the southwest corner.
Depth: Approximately 152 Feet
Area: Approximately 0.47 Acre
Land Lot: 149, 17th District, Fulton County, Georgia
Owner: Julian W. Rikard
Applicant: Michael Gamble
(Held 3/28/07 at the request of the applicant)
NPU-E Council District 2

HELD

**ZONING COMMITTEE MINUTES
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D. PAPERS HELD IN COMMITTEE (CONT'D)

06-O-1445 (10) An Ordinance by Zoning Committee to rezone from the R-G-3
Z-06-74 (Residential General-Sector 3) District to the PD-MU
(Planned Development-Mixed Use) District, property located
at **3700 Martin Luther King, Jr. Drive, SW**, fronting
approximately 474.25 feet on the south side of Martin Luther
King, Jr. Drive beginning approximately 183 feet from the
southwest corner of Adamsville Drive. **(Held 5/2/07 at the
request of Councilmember of the District)**

Depth: Varies

Area: Approximately 27 Acres

Land Lot: 15, 14th District, Fulton County, Georgia

Owner: Atlanta Neighborhood Development Partnership

Applicant: Marvin Greer

NPU-H

Council District 10

HELD

06-O-2308 (11) An Ordinance by Zoning Committee to rezone
Z-06-113 from the SPI-6 (Poncey Highland Special Public Interest)
District to the C-1 (Community Business) District, property
located at **863 Ponce de Leon (rear), NE**, fronting
approximately 63 feet on the east side of Barnett Street,
beginning 150 feet from the westerly corner of Barnett Street
and Ponce de Leon Avenue. **(Filed by ZRB and Zoning
Committee 5/20.07) (Referred by back by Full Council
6/4/07) (Held 6/13/07)**

Depth: Approximately 74 Feet

Area: Approximately 0.861 Acre

Land Lot: 17, 14th District, Fulton County, Georgia

Owner: Robert T. Budd

Applicant: Kevin A. Ross

NPU-N

Council District 2

HELD

**ZONING COMMITTEE MINUTES
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D. PAPERS HELD IN COMMITTEE (CONT'D)

07-O-0389 (12) An Ordinance by Zoning Committee to amend Ordinance 04-
Z-07-24 O-2076/Z-04-127 which amended Z-03-85 which rezoned
property from the RG-2 (Residential General-Sector 2)
District to the PD-H (Planned-Development-Housing)
District, property located at **201 Moury Avenue, SE** for the
purpose of a Site Plan Amendment. **(Held 6/27/07)**

Owner: Villages at Carver, LLC.

Applicant: James R. Bailey

NPU-Y

Council District 11

HELD

07-O-1524 (13) An Ordinance by Councilmember Joyce Sheperd to rezone
Z-07-40 from the R-4 (Single-Family Residential) district to the R-4A
(Single-Family Residential) District, property located at
**1623, 1619, 1615, 1609, 1603, 1599, 1595, 1589, 1585,
1579, 1575, 1573, 1569 and 1559 Langston Avenue, SE,**
fronting approximately 716.50 feet on the west side of
Langston Avenue. Property is located approximately 150 feet
on north of the intersection of Langston Avenue and
Katherwood Drive. **(Held 8/29/07 for further review)**

Depth: Varies

Area: Approximately 6.03 Acres

Land Lot: 121, 14th District, Fulton County, Georgia

Owner: Brian Turner, President Southern Saw

Applicant: David N. Hauseman

NPU-X

Council District 12

HELD

06-O-0038 (14) An Ordinance by Councilmembers Carla Smith and Ivory Lee
Z-05-56 Young, Jr. to amend Various Sections of the Zoning Code of
the City of Atlanta, for the purpose of clarifying and/or
defining certain terms related to Supportive Housing; to
provide how applications for such uses are to be processed;
defining the term Community Center and removing certain
redundant terms related to such use; redefining the
conditions under which dormitories, Sorority Houses and
Fraternity Houses are permitted; deleting rooming houses
and boarding houses as permitted uses in certain districts;
and for other purposes. **(Favorable by Zoning Committee
10/31/07) (Referred back by Council 11/5/07) (Held
11/14/07) (Advertised for a Public Hearing on 12/12/07)**

HELD

ZONING COMMITTEE MINUTES
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D. PAPERS HELD IN COMMITTEE (CONT'D)

07-O-1910 (15) An **Amended** Ordinance by Councilmember Carla Smith to
Z-07-99 rezone the properties located at **760 Confederate Avenue, also known as 766 Confederate Avenue and 750 Confederate Avenue** from the R-5 (Two Family Residential District) District to the C-1-C (Community Business District Conditional); to modify the Official Zoning Maps; and for other purposes. **(Held 11/28/07)**

HELD

E. ITEMS NOT ON THE AGENDA

06-O-1888 (1) An Ordinance by Community Development/Human
CDP-06-65 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) (Filed by CD/HR Committee 11/27/07)**
NPU-H **Council District 1**

HELD

07-O-2024 (2) A **Substitute** Ordinance by Community
CDP-07-41 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 for 11/26/07 CDP Public Hearing) (Favorable on substitute by CD/HR Committee 11/27/07)**
NPU-D **Council District 9**

FAVORABLE

SUMMARY REPORT
December 3, 2007

LEGISLATION NUMBER	ZONING NUMBER	LOCATION (NPU/CD)	CHANGE	STAFF RECOMM.	NPU RECOMM.	ZRB RECOMM.
<u>FAVORABLE</u>						
07-O-1794	Z-07-94	Addition of a New Sub-Section for sidewalk regulations for the Grant Park Historic District W-1	Text Amendment	Approval	Approval	Approval
Councilmember Fauver made a motion to approve. The vote was unanimous.						
<u>FAVORABLE AS AMENDED</u>						
07-O-1922	U-07-25/U-97-73	930 Custer Avenue, S.E. W-1	Site Plan Amendment	Approval Conditional	Approval Conditional	Approval Conditional
Councilmember Fauver made a motion to approve as amended. The vote was unanimous.						
07-O-1901	U-07-28	730 and 736 Piedmont Avenue, N.E. E-2	Special Use Permit for a Congregate Home (Assisted Living Facility)	Approval Conditional	Approval Conditional	Approval Conditional
Councilmember Fauver made a motion to approve as amended. The vote was unanimous.						
07-O-2157	U-07-29	2800, 2814 ad 2820 Queensbury Lane and 530 and 540 Kingswood Lane and 2799 Northside Drive, N.W. C-8	Site Plan Amendment	Approval Conditional	Approval	Approval Conditional
Councilmember Shook made a motion to approve as amended. The vote was unanimous.						
07-O-1913	Z-07-82	134 Lynhurst Drive, S.W. I-10	R-3 to C-1-C	Approval Conditional	Approval	Approval Conditional
Councilmember Shook made a motion to approve as amended. The vote was unanimous.						
07-O-2154	Z-07-102	1329-1339 Ellsworth Industrial Boulevard, N.W. D-9	I-2 to MR-4A-C	Approval Conditional	Approval Conditional	Approval Conditional
Councilmember Fauver made a motion to approve as amended. The vote was unanimous. Councilmember						

