

**ZONING COMMITTEE
MINUTES
WEDNESDAY, FEBRUARY 16, 2011**

Due to inclement weather, the regularly scheduled meeting of the Zoning Committee was held on **Wednesday, February 16, 2011** in Committee Room #2, at 9:45 a.m.

The following members were present:

**The Honorable Aaron Watson, Chair
The Honorable Cleta Winslow, Vice Chair
The Honorable Howard Shook
The Honorable Ivory Lee Young, Jr.
The Honorable Kwanza Hall
The Honorable Carla Smith**

The following member was absent:

The Honorable Keisha Lance Bottoms

Others present at the meeting were: Director Charletta Wilson-Jacks, Department of Planning and Community Development; City Attorneys Jeffery Heymore, and Lem Ward, members of the public and Council staff.

**A. ADOPTION OF AGENDA - ADOPTED AS AMENDED BY ADDING ONE
PIECE OF LEGISLATION**

B. APPROVAL OF MINUTES - APPROVED

CONSENT AGENDA

C. ORDINANCES FOR FIRST READING

11-O-0229 (1)
Z-11-01

An Ordinance by Zoning Committee to rezone property from the RG-3 (Residential General-Sector 3) District to the RG-4 (Residential General-Sector 4) District, property addressed as **a portion of 668 Fair Street, SW**, fronting approximately 212 feet on the south side of Parsons Street beginning at the eastern corner of Lawshe Street.

Depth: Approximately 341 Feet

Area: Approximately 1.73 Acres

Land Lot: 109, 14th District, Fulton County, Georgia

Owner: The Housing Authority of the City of Atlanta

Applicant: Integral Development, LLC/Eric Pinckney-Vice President

NPU-T

Council District 4

**FAVORABLE - TO BE REFERRED TO ZRB AND ZONING
COMMITTEE**

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C. ORDINANCES FOR FIRST READING (CONT'D)

southwest of the intersection of Burchill Road and Brewer Boulevard.

Depth: Approximately 150 Feet

Area: Approximately 0.513 Acre

Land Lot: 30, 14th District, Fulton County, Georgia

Owner: Chaim Oami

Applicant: Susan E. Samuels

NPU-X

Council District 12

FAVORABLE - TO BE REFERRED TO ZRB AND ZONING COMMITTEE

11-O-0233 (5)
**U-11-01/
U-08-06**

An Ordinance by Zoning Committee granting a Special Use Permit pursuant to Section 16-28.023 of the City of Atlanta Zoning Ordinance for a Transfer of Excess Development Rights. Said use is granted to NP 10th Street, LLC for **1007 Williams Street/97 Tenth Street, NW (Recipient Parcel)** its successors, assigns and all subsequent owners and are to be transferred from the Academy of Medicine located at **875 West Peachtree Street, NE (Donor Parcel)**. Donor Parcel is located in Land Lot 49, District 14. Recipient Parcel is located in Land Lot 107, District 17.

Owners: NP 10th Street, LLC (Recipient Parcel) Atlanta
Medical Heritage, Inc. (Donor Parcel)

Applicant: NP 10th Street, LLC

NPU-E

Council District 2

FAVORABLE - TO BE REFERRED TO ZRB AND ZONING COMMITTEE

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C. ORDINANCES FOR FIRST READING (CONT'D)

Depth: Varies
Area: 1.765 Acres
Land Lot: 86, 14th District, Fulton County, Georgia
Owner: Gregory M. Swartzberg
Applicant: Gregory M. Swartzberg
NPU-T Council District 4

**FAVORABLE - TO BE REFERRED TO ZRB AND ZONING
COMMITTEE**

D. ZRB SUMMARY REPORT

E. ORDINANCE FOR SECOND READING

11-O-0096 (1) An Ordinance by Zoning Committee granting a
U-66-68B Transfer of a Special Use Permit for a Radio Transmitting
Facility adopted by the Board of Alderman on December 19,
1966, property (a.k.a. 2340 Lenox Road) located at the rear
of property fronting 182 feet on the south side of Cheshire
Bridge Road beginning 650 feet east of the southeast corner
of Cheshire Bridge Road and the Seaboard Airline Railroad.
Depth: 650 Feet
Land Lot: 4, 17th District, Fulton County, Georgia

FAVORABLE

F. PAPERS HELD IN COMMITTEE

10-O-0013 (1) An Ordinance by Councilmember Aaron Watson as
Z-07-113 **substituted and amended 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.
**(Substituted as amended and held 1/13/10 at the
request of the District Councilmember)**
Depth: Approximately 1,010 Feet
Area: Approximately 10.32 Acres
Land Lot: 42, 14th District, Fulton County, Georgia
Owner: JWGST LLC/Joseph Wiles

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F. PAPERS HELD IN COMMITTEE (CONT'D)

Applicant: Jason Fritz
NPU-Y

Council District 1

HELD

10-O-0018 (2)
Z-08-73

An Ordinance by Councilmember Aaron Watson **as substituted and amended by Zoning Committee** to rezone from the R-4 (Single Family Residential) and NC-2 (Neighborhood Commercial) Districts to the NC-2 (Neighborhood Commercial) District, properties located at **1146 Portland Street, SE, 1152 Portland Street, SE, 1131 Glenwood Avenue, SE, 1137 Glenwood Avenue, SE 525/527 Moreland Avenue, SE, 529 Moreland Avenue, SE, 535 Moreland Avenue, SE and 537 Moreland Avenue, SE**, fronting approximately 250 feet on the north side of Portland Avenue, approximately 300 feet on the west side of Moreland Avenue and approximately 250 feet on the south side of Glenwood Avenue. **(Substituted and held 1/13/10 at the request of the District Councilmember)**

HELD

10-O-0035 (3)
U-09-22

An Ordinance by Councilmember Aaron Watson granting a Special Use Permit for a Day Care Center pursuant to Section 16-08.005 (l) (b) for property located at **3751 Martin Luther King, Jr. Drive, SW**, fronting approximately 165 feet on the southeasterly side of Martin Luther King, Jr. Drive at the northeastern intersection of Martin Luther King, Jr. Drive and Bolton Road. **(Held 1/27/10 at the request of the District Councilmember)**

Depth: Varies

Depth: Varies

Area: Approximately 5.8 Acres

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

Owner: Charitable Connections, Inc.

Applicant: Charitable Connections, Inc./Michelle R. Uchiyema

NPU-H

Council District 10

HELD

SUMMARY REPORT
February 16, 2011

LEGISLATION NUMBER	ZONING NUMBER	LOCATION (NPU/CD)	CHANGE	STAFF RECOMM.	NPU RECOMM.	ZRR RECOMM.
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10-O-1238	Z-10-15		Clarification of distance requirement between shelters or supportive housing applies equally to city owned or operated shelters or supportive housing	Text Amendment	Approval	Reference NPU Worksheet	Approval
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Councilmember Young made a motion to approve. The vote was unanimous.

FAVORABLE AS AMENDED

10-O-2093	U-10-38		408 East Lake Boulevard, S.E. O-5	Special Use Permit for a Community Service Facility-amendment	Approval Conditional	Approval	Approval Conditional
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Councilmember Young made a motion to approve as amended. The vote was unanimous.

FAVORABLE ON SUBSTITUTE

10-O-1471	Z-10-16		403 Montgomery Ferry Drive, N.E. F-6	R-4/BellLine to RG-3-C/BellLine	Approval Conditional of substitute	Approval Conditional of substitute	Approval Conditional of substitute
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Councilmember Young made a motion to approve on substitute. The vote was unanimous.

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G. ITEM NOT ON THE AGENDA (CONT'D)

Mixed Use (PD-MU) Zoning Districts, subject to approval of a Special Use Permit; and for other purposes.

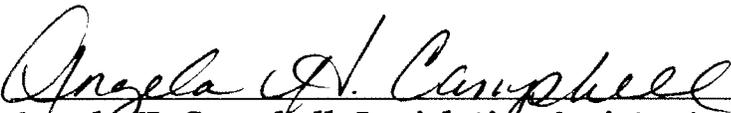
**FAVORABLE ON SUBSTITUTE - TO BE REFERRED TO
ZRB AND ZONING COMMITTEE**

LINK TO ZRB PENDING LEGISLATION

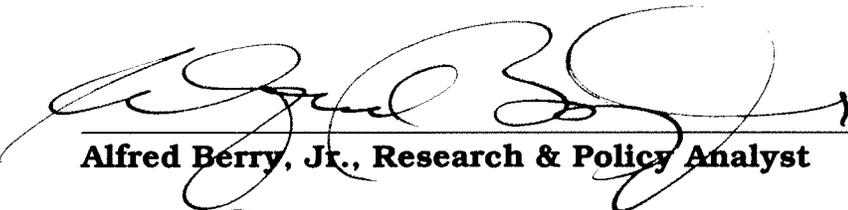
<http://citycouncil.atlantaga.gov/2010/pendingzrb.htm>

There being no further business to come before the Zoning Committee the meeting was adjourned at 9:55 a.m.

Respectfully submitted:



Angela H. Campbell, Legislative Assistant



Alfred Berry, Jr., Research & Policy Analyst



The Honorable Aaron Watson, Chair