

**ZONING COMMITTEE
MINUTES
WEDNESDAY, JULY 27, 2011**

The regularly scheduled meeting of the Zoning Committee was held on **Wednesday, July 27, 2011** in Committee Room #2, at 9:42 a.m.

The following members were present:

**The Honorable Aaron Watson, Chair
The Honorable Keisha Lance Bottoms
The Honorable Carla Smith
The Honorable Ivory Lee Young, Jr.
The Honorable Kwanza Hall**

The following members were absent:

**The Honorable Cleta Winslow, Vice Chair
The Honorable Howard Shook**

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

- A. ADOPTION OF AGENDA - ADOPTED**
- B. APPROVAL OF MINUTES - APPROVED**
- C. ZRB SUMMARY REPORT**
- D. ORDINANCES FOR SECOND READING**

11-O-0692 (1)
U-11-16 An **Amended** Ordinance by Zoning Committee granting a Special Use Permit pursuant to Section 16-28.023 (2)(c)(3) and Section 16-28.027 (3)(c) of the City of Atlanta Zoning Ordinance for a Transfer of Excess Development Rights. Said use is granted to Atlanta BeltLine, Inc. (Recipient Parcel) its successors, assigns and all subsequent owners and are to be transferred from the **544 North Angier Avenue, NE (Donor Parcel)**. (Referred back by Full Council 7/18/11) (Held 7/27/11)

HELD

11-O-0693 (2)
U-11-17 An **Amended** Ordinance by Zoning Committee granting a Special Use Permit pursuant to Section 16-28.023(2)(c)(3) and Section 16-28.027 (3)(c) of the City of Atlanta Zoning Ordinance for a Transfer of Excess Development Rights.

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D. ORDINANCES FOR SECOND READING (CONT'D)

Said use is granted to Atlanta BeltLine, Inc. (Recipient Parcel) its successors, assigns and all subsequent owners and are to be transferred from **641 (aka 665) North Avenue, NE (Perlman Tract) (Donor Parcel)**. (Referred back by Full Council 7/18/11) (Held 7/27/11)

HELD

11-O-0857 (3)
U-11-18

An **Amended** Ordinance by Zoning Committee granting a Special Use Permit pursuant to Section 16-28.023 (2)(c)(3) and Section 16-28.027 (3)(c) of the City of Atlanta Zoning Ordinance for a Transfer of Excess Development Rights. Said use is granted to Atlanta BeltLine, Inc., (Recipient Parcel) its successors, assigns and all subsequent owners and are to be transferred from the **690 Morgan Street, NE. (a.k.a. 0 North Avenue Tax Parcel identification 14-0018-0001-026-5), (Donor Parcel)**. (Referred back by Full Council 7/18/11) (Held 7/27/11)

HELD

E. PAPERS HELD IN COMMITTEE

10-O-0013 (1)
Z-07-113

An Ordinance by Councilmember Aaron Watson **as 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
Applicant: Jason Fritz
NPU-Y **Council District 1**

HELD

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E. PAPERS HELD IN COMMITTEE (CONT'D)

the intersection of Dodson Terrace and Dodson Drive. **(Held 9/29/10) (Held at the request of the District Councilmember)**

Depth: Varies
Area: Approximately 0.2894 Acre
Land Lot: 199, 14th District, Fulton County, Georgia
Owner: Nnenna M. Ekeke
Applicant: Nnenna M. Ekeke
NPU-R Council District 11

HELD

10-O-1886 (5)
Z-10-29

An Ordinance by Zoning Committee to rezone property from the R-5 (Two Family Residential) District to the R-4B (Single-Family Residential) District, for property located at **815 Kirkwood (a.k.a. 812 Harold Avenue), SE**, property fronting approximately 50 feet on the north side of Harold Avenue beginning 400 feet from the west side of Chester Avenue. **(Held 3/2/11) (Held at the request of the District Councilmember)**

Depth: 100 Feet
Area: Approximately 0.114 Acre
Land Lot: 20, 14th District, Fulton County, Georgia
Owner: Drum Custom Renovations, LLC
Applicant: Nathan J. Boston
NPU-N Council District 5

HELD

11-O-0824 (6)

An Ordinance by Zoning Committee to amend Section 6-4028 and to create Section 6-4028.1 of the Land Development Code, Part III of the Code of Ordinances, so as to change the Deferral Fee for Variance and Special Exception Applications before the Board of Zoning Adjustment to a flat fee for each instance that the Board grants an applicant's request for deferral to a subsequent public hearing on the application; and for other purposes. **(Held 6/15/11) (To be Advertised for a Public Hearing)**

HELD

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E. PAPERS HELD IN COMMITTEE (CONT'D)

11-O-0449 (7)
U-11-10

An **Amended** Ordinance by Zoning Committee granting a Special Use Permit under the provisions of Section 16-06.005 (l)(g) for a Personal Care Home, property located at **3451 Valley Ridge Terrace, SW**, fronting approximately 75 feet on the south side of Valley Ridge Terrace, approximately 280 feet to east of the intersection of Valley Ridge Drive and Valley Ridge Terrace. **(Referred back by the Full Council 6/20/11) (Held 6/29/11 at the request of the District Councilmember)**

Depth: Approximately 170 Feet

Area: Approximately 0.293 Acre

Land Lot: 250, 14th District, Fulton County, Georgia

Owner: Tariq Davis

Applicant: Tariq Davis

NPU-P

Council District 11

FAVORABLE AS AMENDED

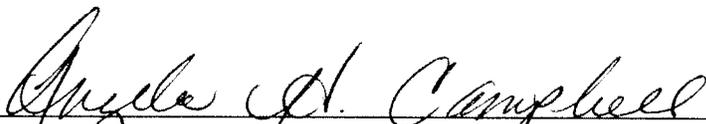
LINK TO ZRB PENDING LEGISLATION

<http://citycouncil.atlantaga.gov/2011/pendingzrb.htm>

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There being no further business to come before the Zoning Committee the meeting was adjourned at 9:57 a.m.

Respectfully submitted:



Angela H. Campbell, Legislative Assistant



Alfred Berry, Jr., Research & Policy Analyst



The Honorable Aaron Watson, Chair