

**ZONING COMMITTEE
MINUTES
WEDNESDAY, SEPTEMBER 14, 2011**

The regularly scheduled meeting of the Zoning Committee was held on **Wednesday, September 14, 2011** in Committee Room #2, at 9:36 a.m.

The following members were present:

**The Honorable Aaron Watson, Chair
The Honorable Howard Shook
The Honorable Keisha Lance Bottoms
The Honorable Carla Smith**

The following Councilmembers were absent:

**The Honorable Ivory Lee Young, Jr.
The Honorable Cleta Winslow, Vice Chair
The Honorable Kwanza Hall**

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

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

10-O-0026 (1) An Ordinance by Councilmember Aaron Watson
Z-09-29 amending certain sections of Chapter 20C of the Code of Ordinances which governs Martin Luther King, Jr. Landmark District to stimulate growth and investments in the District; and for other purposes.

Councilmember Lance Bottoms made a motion to file.
The vote was unanimous

FILE

11-O-1280 (2) An Ordinance by Zoning Committee to amend Ordinance
U-73-14/ U-73-14, as adopted by the Board of Alderman on May
(TR10-003) 21, 1973 and approved by the Mayor on May 25, 1973 for
the purposes of approving a Transfer of Ownership for a
Special Use Permit for a Daycare Center for property

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C. ORDINANCES FOR SECOND READING (CONT'D)

located at 1039 Camilla Street, SW; and for other purposes.

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

FAVORABLE

D. 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

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

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D. PAPERS HELD IN COMMITTEE (CONT'D)

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)**

Councilmember Smith made a motion to file. The vote was unanimous

FILE

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

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

10-O-1473 (4)
U-10-24

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 **2695 Dodson Terrace, SW**, fronting 75 feet on the north side of Dodson Terrace and approximately 480 feet west of the intersection of Dodson Terrace and Dodson Drive. **(Held 9/29/10) (Held at the request of the District Councilmember)**

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D. PAPERS HELD IN COMMITTEE (CONT'D)

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

Councilmember Lance Bottoms made a motion to file.
The vote was unanimous

FILE

11-O-0824 (5) 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

11-O-0692 (6) 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

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D. PAPERS HELD IN COMMITTEE (CONT'D)

11-O-0693 (7)
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. 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 (8)
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

LINK TO ZRB PENDING LEGISLATION

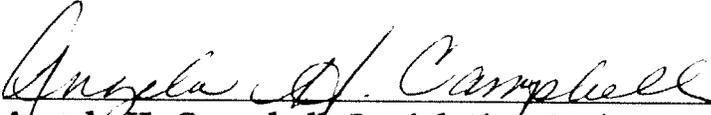
<http://citycouncil.atlantaga.gov/2011/pendingzrb.htm>

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D. PAPERS HELD IN COMMITTEE (CONT'D)

There being no further business to come before the Zoning Committee the meeting was adjourned at 9:40 a.m.

Respectfully submitted:



Angela H. Campbell, Legislative Assistant



Alfred Berry, Jr., Research & Policy Analyst



The Honorable Aaron Watson, Chair