



ZONING COMMITTEE
REGULAR COMMITTEE MEETING
 ~Minutes~

Atlanta City Hall
 55 Trinity Ave.
 Atlanta, GA 30303
<http://www.atlantaga.gov/>

CITY OF ATLANTA

Chairperson
 The Honorable Yolanda Adrean

Theodis Pace
 (404) 330-6314
 tpace@atlantaga.gov

Wednesday, October 15, 2014

9:30 AM

Committee Room 2

A. CALL TO ORDER

The regularly scheduled meeting of the **Zoning Committee** was held on **Wednesday, October 15, 2014**, at **9:40 AM**. in **Committee Room 2**. The following members were present:

B. INTRODUCTION OF MEMBERS

Attendee Name	Title	Status	Arrived
Yolanda Adrean	Chair	Absent	
Carla Smith	Vice Chair	Present	9:32 AM
Keisha Lance Bottoms	Councilmember, District 11	Present	9:33 AM
Kwanza Hall	Councilmember, District 2	Absent	
Mary Norwood	Councilmember, Post 2 At-Large	Present	9:33 AM
Howard Shook	Councilmember, District 7	Present	9:33 AM
Ivory Lee Young Jr.	Councilmember, District 3	Present	9:38 AM

Others in Attendance:

C. ADOPTION OF AGENDA

ADOPTED AS AMENDED TO ADD ONE PIECE OF LEGISLATION

D. APPROVAL OF MINUTES

E. ORDINANCES FOR FIRST READING

14-O-1495 (1) - U-14-23- AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A COMMUNITY CENTER PURSUANT TO SECTION 16-06.005 (1) (K) FOR PROPERTY LOCATED AT 2304 1ST AVENUE, NE, FRONTING APPROXIMATELY 105 FEET ON THE NORTHEAST SIDE OF FIRST AVENUE BEGINNING APPROXIMATELY 95 FEET FROM THE NORTHWEST CORNER OF LAKEVIEW DRIVE AND FIRST AVENUE. DEPTH: APPROXIMATELY 319 FEET. AREA: APPROXIMATELY 0.605 ACRES. LAND LOT 205, 17TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: WYLDE CENTER
 APPLICANT: WYLDE CENTER NPU O
 COUNCIL DISTRICT 5

Application File Date	9-3-14
Zoning Number	U-14-23
NPU / CD	O/5

Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

14-O-1496 (2) - U-14-24- AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A COMMUNITY EDUCATION GARDEN AND CENTER PURSUANT TO SECTION 16-06A.005 (1) (K) FOR PROPERTY LOCATED AT 1503 HARDEE STREET, N.E., FRONTING APPROXIMATELY 150 FEET ON THE EAST SIDE OF MAYSON AVENUE AT THE NORTHWEST CORNER OF HARDEE STREET AND MAYSON AVENUE. AREA: APPROXIMATELY 0.4139 ACRES. LAND LOT 207, 15TH DISTRICT, DEKALB COUNTY, GEORGIA. OWNER: MAYSON AVENUE COOPERATIVE, LLC APPLICANT: SMITH DALIA ARCHITECTS, LLC NPU O COUNCIL DISTRICT 5

Application File Date	9-4-14
Zoning Number	U-14-24
NPU / CD	O/5
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

14-O-1497 (3) - U-14-25- AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A PRIVATE SCHOOL PURSUANT TO SECTION 16-06.005 (1) (L) FOR PROPERTY LOCATED AT 667 FAIRBURN ROAD S.W., FRONTING APPROXIMATELY 150 FEET SOUTH OF THE INTERSECTION OF FAIRBURN ROAD AND MARK PLACE. AREA: APPROXIMATELY 2.634 ACRES. LAND LOT 242, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: EVELYN A. LAUIZZO APPLICANT: JARED L. SAMPLES NPU H COUNCIL DISTRICT 10

Application File Date	9-9-14
Zoning Number	U-14-25
NPU / CD	H/10

Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

14-O-1498 (4) - U-14-26- AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A TELECOMMUNICATIONS FACILITY PURSUANT TO SECTION 16-11.005 (1) (F) FOR PROPERTY LOCATED AT 320 ASHWOOD AVENUE, S.W., (PARCEL NUMBER 14 0090 LL021) FRONTING APPROXIMATELY 852 FEET ON THE WEST SIDE OF PRYOR ROAD AT THE NORTHWEST CORNER OF FAIR DRIVE AND PRYOR ROAD. DEPTH: APPROXIMATELY 602 FEET. AREA: APPROXIMATELY 7.2177 ACRES. LAND LOT 90, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: HARMAN CC APPLICANT: JENNIFER A. BLACKBURN NPU H COUNCIL DISTRICT 10

Application File Date	9-9-14
Zoning Number	U-14-26
NPU / CD	H/10
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

14-O-1499 (5) - Z-14-55- AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE C-1 (COMMUNITY BUSINESS), I-1 (LIGHT INDUSTRIAL) AND RLC-C (RESIDENTIAL LIMITED COMMERCIAL-CONDITIONAL) DISTRICTS TO THE MRC-1 (MIXED RESIDENTIAL COMMERCIAL) DISTRICT FOR PROPERTY LOCATED AT 1529 PIEDMONT AVENUE, N.E. AND 1518 MONROE DRIVE, N.E., FRONTING APPROXIMATELY 222 FEET ON THE SOUTHWESTERLY SIDE OF MONROE DRIVE AND APPROXIMATELY 134 FEET ON THE SOUTHEASTERLY SIDE OF PIEDMONT AVENUE. DEPTH: VARIES. AREA: APPROXIMATELY 2.74 ACRES. LAND LOT 56, 17TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: THOMAS I. PUETT AND JEANIE FELDMAN APPLICANT: ANNE E. PUETT NPU F COUNCIL DISTRICT 6

Application File Date	9-5-14
Zoning Number	Z-14-55
NPU / CD	F/6
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

- 14-O-1500 (6) - Z-14-56- AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE I-2 (HEAVY INDUSTRIAL) DISTRICT TO THE LW (LIVE WORK) DISTRICT, PROPERTY LOCATED AT 874, 876 AND 878 JOSEPH E. LOWERY BOULEVARD (AKA ASHBY STREET), N.W., FRONTING APPROXIMATELY 100 FEET ON THE WEST SIDE OF JOSEPH E. LOWERY BOULEVARD BEGINNING APPROXIMATELY 1015 TO NORTH RIGHT OF WAY OF JEFFERSON STREET.. DEPTH: APPROXIMATELY 212 FEET. AREA: APPROXIMATELY 0.486 ACRES. LAND LOT 113, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: SCOTT RICHTER
 APPLICANT: SCOTT RICHTER NPU K
 COUNCIL DISTRICT 3

Application File Date	9-8-14
Zoning Number	Z-14-56
NPU / CD	K/3
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

- 14-O-1501 (7) - Z-14-57- AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE RG-3 (RESIDENTIAL GENERAL- SECTOR 3) DISTRICT TO THE R4 (SINGLE FAMILY RESIDENTIAL) DISTRICT, PROPERTY LOCATED AT 3218 WEST SHADOWLAWN AVENUE, N.E., FRONTING APPROXIMATELY 60 FEET ON THE WEST SIDE OF SHADOWLAWN AVENUE BEGINNING APPROXIMATELY 135 FEET FROM THE NORTHWEST INTERSECTION OF MATHIESON PLACE AND SHADOWLAWN AVENUE. DEPTH: APPROXIMATELY 216 FEET. AREA: APPROXIMATELY 0.35 ACRES.

LAND LOT 61. 17TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER:
 PEACHTREE ROAD UNITED METHODIST CHURCH
 APPLICANT: PEACHTREE ROAD UNITED METHODIST CHURCH
 NPU B COUNCIL DISTRICT 7

Application File Date	9-8-14
Zoning Number	Z-14-56
NPU / CD	B/7
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

14-O-1502 (8) - Z-14-58- AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE C-1-C TO THE C-1-C FOR THE PURPOSES OF A SITE PLAN AMENDMENT, PROPERTY LOCATED AT 373 WEST LAKE AVENUE, N.W., FRONTING APPROXIMATELY 100 FEET ON THE EAST SIDE OF WEST LAKE AVENUE BEGINNING 105.75 FEET FROM THE SOUTHEAST CORNER OF CARLISLE STREET. DEPTH: APPROXIMATELY 200 FEET. AREA: APPROXIMATELY 0.459 ACRES. LAND LOT 146. 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: VETERANS EMPOWERMENT ORGANIZATION OF GEORGIA APPLICANT: JONATHAN D. MAYWEATHER NPU J COUNCIL DISTRICT 3

Application File Date	9-9-14
Zoning Number	Z-14-58
NPU / CD	J/3
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

14-O-1503 (9) - Z-14-59- AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE C-1-C TO THE C-1-C FOR THE PURPOSES OF A SITE PLAN AMENDMENT, PROPERTY LOCATED AT 381 AND 385 WEST LAKE AVENUE, N.W., FRONTING APPROXIMATELY 198 FEET ON THE EAST

SIDE OF WEST LAKE AVENUE AND APPROXIMATELY 378 FEET ON THE SOUTH SIDE OF CARLISE STREET. PROPERTY IS LOCATED AT THE SOUTHEASTERLY INTERSECTION OF WEST LAKE AVENUE AND CARLISE STREET. DEPTH: 200 FEET AREA: APPROXIMATELY 0.459 ACRES. LAND LOT 146. 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: VETERANS EMPOWERMENT ORGANIZATION OF GEORGIA APPLICANT: JONATHAN D. MAYWEATHER NPU J COUNCIL DISTRICT 3

Application File Date	9-9-14
Zoning Number	Z-14-59
NPU / CD	J/3
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

14-O-1504 (10) - Z-14-60- AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE SPI 9 (SPECIAL PUBLIC INTEREST DISTRICT -SUBAREA 3) TO THE SPI 9 (SPECIAL PUBLIC INTEREST DISTRICT -SUBAREA 3) FOR A CHANGE OF CONDITIONS, PROPERTY LOCATED AT 514, 516, 520 AND 526 EAST PACES FERRY ROAD, N.E. AND 3081 AND 3075 MAPLE DRIVE, N.E. PROPERTY FRONTS APPROXIMATELY 262 FEET ON THE EAST SIDE OF MAPLE DRIVE AT THE NORTHEAST CORNER OF EAST PACES FERRY ROAD. DEPTH: VARIES. AREA: APPROXIMATELY 1.92 ACRES. LAND LOT 61, 17TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: CHARLIE LOUDERMILK, AND STEVEN ST. PAUL APPLICANT: GABLES RESIDENTIAL NPU B COUNCIL DISTRICT 7

Application File Date	9-9-14
Zoning Number	Z-14-60
NPU / CD	B/7
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

14-O-1505 (11) - Z-14-61- AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE R-4 (SINGLE FAMILY RESIDENTIAL) DISTRICT TO THE MRC-3 (MIXED RESIDENTIAL COMMERCIAL) DISTRICT FOR PROPERTY LOCATED AT 1099 NORTH AVENUE, N.E. AND 579 NORTH HIGHLAND AVENUE, N.E. (PARCEL NUMBER 14-0015-000-3095), FRONTING APPROXIMATELY 50 FEET ON THE SOUTH SIDE OF NORTH AVENUE BEGINNING APPROXIMATELY 275 FEET FROM THE SOUTHEAST INTERSECTION OF NORTH HIGHLAND AVENUE AND NORTH AVENUE. DEPTH: APPROXIMATELY 338 FEET. AREA. 0.7 ACRES. LAND LOT 15, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: JEFFREY P. VANTOSH APPLICANT: MARK A. DIEDRICH NPU N
COUNCIL DISTRICT 2

Application File Date	9-9-14
Zoning Number	Z-14-61
NPU / CD	N/2
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

14-O-1506 (12) - U-14-22- AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR AN OUTDOOR DINING AT EATING AND DRINKING ESTABLISHMENTS WHEN ANY PART OF SUCH USE IS LOCATED WITHIN 1,000 FEET OF PROPERTY THAT IS ZONED AS AN R-1, R-2, R-2A, R-3, R-3A, R-4, R-4A, R-4B, OR R-5 DISTRICT, OR THAT IS USED AS A RESIDENTIAL PROPERTY PURSUANT TO SECTION 16-11.005 (1) (L) OF THE ZONING ORDINANCE, PROPERTY LOCATED AT 3850 ROSWELL ROAD, N.W., FRONTING APPROXIMATELY 511 FEET ON THE WEST SIDE OF ROSWELL ROAD AT THE SOUTHERN INTERSECTION OF ROSWELL ROAD AND LEBRUN ROAD. DEPTH: VARIES. AREA: 6.1 ACRES. LAND LOT 97, 17TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: REGENCY CENTERS, L.P APPLICANT: PATRICIA W. WILLIS FOR REGENCY CENTERS, L.P. NPU B
COUNCIL DISTRICT 8

Application File Date	8-28-14
Zoning Number	U-14-22
NPU / CD	B/8
Staff Recommendation	
NPU Recommendation	

ZRB Recommendation	
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TO BE REFERRED TO ZRB AND ZONING COMMITTEE

F. ORDINANCES FOR SECOND READING

14-O-1129 (13) - Z-14-02- AN AMENDED ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE SPI-16-SA2/JSTA AND SA2 (SPECIAL PUBLIC INTEREST /JUNIPER STATION TRANSITION AREA) TO THE SPI-16, SA2/JSTA AND SPI-17 SUBAREA 2 (SPECIAL PUBLIC INTEREST /JUNIPER STATION TRANSITION AREA) FOR PROPERTY LOCATED AT 1020 PIEDMONT AVENUE, NE LAND LOT 106, 17TH DISTRICT, FULTON COUNTY, GEORGIA OWNER: PIEDMONT AND ELEVENTH, LLC, TEN TWENTY PIEDMONT, LLC. AND ONE EIGHTY TWO TENTH, LLC APPLICANT: ATLANTA REALTY DEVELOPMENT, LLC. NPU E COUNCIL DISTRICT 6

Application File Date	January 7, 2014
Zoning Number	Z-14-02
NPU / CD	E/6
Staff Recommendation	Approval
NPU Recommendation	Approval Conditional
ZRB Recommendation	Approval

RESULT: FAVORABLE/AMENDED [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

14-O-1425 (14) - U-14-17- AN AMENDED ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR THE TRANSFER OF EXCESS DEVELOPMENT DENSITY FROM PROPERTY LOCATED AT 979 CRESCENT AVENUE, 90 PEACHTREE PLACE AND 990 PEACHTREE STREET (SENDING PARCELS) TO PROPERTY LOCATED AT 169, 171, 175, 179, 181, 185, 191 AND 195 11TH STREET AND 180 10TH STREET (RECEIVING PARCELS); AND FOR OTHER PURPOSES. OWNERS: PIEDMONT AND ELEVENTH, LLC/182 TENTH, LLC. APPLICANT: PIEDMONT REALTY PARTNERS, LLC. NPU E COUNCIL DISTRICT 2

Application File Date	July 11, 2014
Zoning Number	U-14-17
NPU / CD	E/2

Staff Recommendation	Approval Conditional
NPU Recommendation	Approval Conditional
ZRB Recommendation	Approval Conditional

RESULT: FAVORABLE/AMENDED [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

14-O-1275 (15) - Z-14-21- AN AMENDED ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE R-5 (TWO-FAMILY RESIDENTIAL) DISTRICT TO THE C-1-C (COMMUNITY BUSINESS) DISTRICT FOR PROPERTY LOCATED AT 380 14TH STREET, N.W., AND 1131 MECASLIN STREET, N.W., FRONTING APPROXIMATELY 162 FEET ON THE EAST SIDE OF MESCALIN STREET, APPROXIMATELY 172 FEET ON THE SOUTH SIDE OF 14TH STREET AND LOCATED AT THE SOUTHEASTERLY INTERSECTION OF MESCALIN AND 14TH STREET. DEPTH: VARIES AREA: APPROXIMATELY 0.925 ACRE LAND LOT 149. 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: 380 PROPERTIES, LLC APPLICANT: ROBERT PINDER NPU E COUNCIL DISTRICT 3

Application File Date	May 6, 2014
Zoning Number	Z-14-21
NPU / CD	E-3
Staff Recommendation	Approval Conditional
NPU Recommendation	Denial
ZRB Recommendation	Approval Conditional

(Held 10/15/14)

RESULT: HELD IN COMMITTEE

14-O-1411 (16) - Z-14-35- AN AMENDED ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE PDMU (PLANNED DEVELOPMENT-MIXED USE) DISTRICT TO THE PDMU (PLANNED DEVELOPMENT MIXED USE) DISTRICT FOR A CHANGE OF CONDITIONS, PROPERTY LOCATED AT 659 AUBURN AVENUE, NE, FRONTING APPROXIMATELY 572 FEET ON THE SOUTH SIDE OF AUBURN AVENUE, NE AND AT THE INTERSECTION OF AUBURN AND AIRLINE STREET. DEPTH: VARIES. AREA: APPROXIMATELY 8.93 ACRES. LAND LOT 19, 14TH DISTRICT

FULTON COUNTY, GEORGIA. OWNER: STUDIOPLEX, LLC (DILLON BAYNES, MANAGER) APPLICANT: TUNNELL-SPANGLER-WALSH AND ASSOCIATES (CALEB RACICOT) NPU M COUNCIL DISTRICT 2

Application File Date	June 30, 2014
Zoning Number	Z-14-35
NPU / CD	M/2
Staff Recommendation	Approval Conditional
NPU Recommendation	Approval
ZRB Recommendation	Approval Conditional

RESULT: FAVORABLE/AMENDED [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

14-O-1414 (17) - Z-14-38- AN AMENDED ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE R-4 (SINGLE FAMILY RESIDENTIAL) DISTRICT TO THE PDH (PLANNED DEVELOPMENT-HOUSING) DISTRICT, PROPERTY LOCATED AT 845 DELMAR AVENUE, S.E. (AKA 795 AND 797 DELMAR AVENUE) FRONTING APPROXIMATELY 160 FEET ON THE SOUTH SIDE OF DELMAR AVENUE AND APPROXIMATELY 735 FEET ON THE EASTERLY BORDER OF THE ATLANTA WEST POINT RAILROAD. DEPTH: VARIES. AREA: APPROXIMATELY 5.51 ACRES. LAND LOTS 11 AND 22, 14TH FULTON COUNTY, GEORGIA. OWNER: TRUST FOR PUBLIC LAND APPLICANT: JERRY MILLER NPU W COUNCIL DISTRICT 1

Application File Date	July 1, 2014
Zoning Number	Z-14-38
NPU / CD	W/1
Staff Recommendation	Approval Conditional
NPU Recommendation	Approval
ZRB Recommendation	Approval Conditional

RESULT: FAVORABLE/AMENDED [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

14-O-1347 (18) - U-14-14- AN AMENDED ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR CHURCH PURSUANT TO SECTION 16-05.005 (1) (C) FOR PROPERTY LOCATED AT 551 HARWELL ROAD, S.W. FRONTING APPROXIMATELY 1,318 FEET ON THE EAST SIDE OF HARWELL ROAD NEAR THE INTERSECTION OF HARWELL ROAD AND COLLIER ROAD. DEPTH VARIES. AREA: APPROXIMATELY 37.0 ACRES. LAND LOT 239, 14TH DISTRICT, FULTON COUNTY, GEORGIA OWNER: FRANCIS P. MCKENNA APPLICANT: SHONA L. GRIFFIN NPU I COUNCIL DISTRICT 10

Application File Date	5-29-14
Zoning Number	U-14-14
NPU / CD	I/10
Staff Recommendation	Approval Conditional
NPU Recommendation	Approval
ZRB Recommendation	Approval Conditional

RESULT: FAVORABLE/AMENDED [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

14-O-1207 (19) - U-14-06- AN AMENDED ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A HOTEL PURSUANT TO SECTION 16.12. 005 (1) (G) FOR PROPERTY LOCATED AT 380 14TH STREET, N.E., FRONTING APPROXIMATELY 182 FEET ON THE SOUTH SIDE OF 14TH STREET AND APPROXIMATELY 149 FEET ON THE EAST SIDE OF MESCALIN STREET AND ALSO LOCATED AT THE SOUTHWESTERLY INTERSECTION OF 14TH STREET AND MESCALIN STREET. DEPTH: APPROXIMATELY 149 FEET. AREA: APPROXIMATELY 0.64 ACRE. LAND LOT 149, 17TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: 380 PROPERTIES LLC/RASHID NOMAN APPLICANT: ROB PONDER NPU E COUNCIL DISTRICT 3

Application File Date	3-3-2014
Zoning Number	U-14-06
NPU / CD	E/3
Staff Recommendation	Approval Conditional
NPU Recommendation	Denial
ZRB Recommendation	Approval Conditional

(Held 10/15/14)

RESULT: HELD IN COMMITTEE

14-O-1022 (20) - Z-14-07- AN ORDINANCE BY COUNCILMEMBERS JOYCE SHEPERD, YOLANDA ADREAN, CLETA WINSLOW, AND C. T. MARTIN, AS SUBSTITUTED AND AMENDED BY ZONING COMMITTEE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF ATLANTA BY CREATING A NEW ARTICLE IN CHAPTER 46 "CIVIC AND CULTURAL AFFAIRS" WHICH IS TO BE KNOWN AS "WORKS OF ART ON PRIVATE PROPERTY;" AMENDING SECTION 16-28.025 OF THE 1982 ZONING ORDINANCE TO RESERVE SAID SECTION FOR FUTURE USE; AND FOR OTHER PURPOSES.

TO BE REFERRED TO COMMUNITY DEVELOPMENT/HUMAN RESOURCES COMMITTEE

RESULT: FAVORABLE/AMENDED [UNANIMOUS]

AYES: Smith, Bottoms, Norwood, Shook, Young Jr.

ABSENT: Adrean, Hall

14-O-1277 (21) - Z-14-24- A SUBSTITUTE ORDINANCE AS AMENDED BY ZONING COMMITTEE TO REZONE FROM THE R-5 (TWO FAMILY RESIDENTIAL) DISTRICT TO THE MR-3-C (MULTI-FAMILY RESIDENTIAL-CONDITIONAL) DISTRICT FOR PROPERTY LOCATED AT 471 AND 495 RANKIN PLACE, N.E., FRONTING APPROXIMATELY 168 FEET ON THE EAST SIDE OF RANKIN PLACE BEGINNING APPROXIMATELY 91.38 FEET FROM THE NORTHEAST CORNER OF RANKIN STREET. DEPTH: APPROXIMATELY 160 FEET. AREAS: APPROXIMATELY 0.71 ACRE LAND LOT 47, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: PACIFICPOINT REALTY, LLC APPLICANT: PACIFICPOINT REALTY, LLC/KARIM SHARIFF C/O G. DOUGLAS DILLARD NPU M
COUNCIL DISTRICT 2

Application File Date	May 6, 2014
Zoning Number	Z-14-24
NPU / CD	M-2
Staff Recommendation	Approval Conditional of Substitute Ordinance
NPU Recommendation	Approval
ZRB Recommendation	Approval Conditional of Substitute Ordinance

RESULT: FAVORABLE/SUB/AMENDED [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

14-O-1319 (22) - Z-14-27- A SUBSTITUTE ORDINANCE AS AMENDED BY ZONING COMMITTEE TO REZONE FROM THE NC-6 (NEIGHBORHOOD COMMERCIAL-CASCADE) DISTRICT TO THE RLC-C (RESIDENTIAL LIMITED COMMERCIAL- CONDITIONAL L) DISTRICT, PROPERTY LOCATED AT 2308 BOULEVARD GRANADA FRONTING APPROXIMATELY 50 FEET ON THE WEST SIDE OF BOULEVARD GRANADA AND APPROXIMATELY 262 FEET SOUTH OF THE INTERSECTION OF BOULEVARD GRANADA AND CASCADE ROAD. DEPTH: 300 FEET. AREA: APPROXIMATELY 0.344 ACRE. LAND LOT 184, 14TH DISTRICT FULTON COUNTY, GEORGIA. NPU R AND I
 COUNCIL DISTRICT 11

Application File Date	
Zoning Number	Z-14-27
NPU / CD	R and I/11
Staff Recommendation	Approval Conditional of a Substitute Ordinance
NPU Recommendation	Approval
ZRB Recommendation	Approval Conditional of a Substitute Ordinance

RESULT: FAVORABLE/SUB/AMENDED [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

14-O-1308 (23) - Z-14-34- AN ORDINANCE BY COUNCILMEMBER KWANZA HALL AS SUBSTITUTED BY ZONING COMMITTEE TO REZONE FROM THE C-4 (CENTRAL AREA COMMERCIAL RESIDENTIAL) TO THE RG-4 (RESIDENTIAL- GENERAL) DISTRICT PROPERTY LOCATED AT 395 CENTRAL PARK PLACE, 330 MCGILL PLACE, 330 AND 333 RALPH MCGILL BOULEVARD, NE AND FOR OTHER PURPOSES NPU M
 COUNCIL DISTRICT 2

RESULT: FAVORABLE/SUBSTITUTE [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

14-O-1017 (24) - AN ORDINANCE BY COUNCILMEMBER KEISHA LANCE BOTTOMS TO AMEND THE SIGN ORDINANCE OF THE CITY OF ATLANTA, CHAPTER 28A OF THE ATLANTA ZONING ORDINANCE, AS AMENDED, TO DEFINE THE TERM "WINDOW SIGN", TO REQUIRE WINDOW SIGNS TO OBTAIN

SIGN PERMITS IF VISIBLE FROM THE PUBLIC RIGHTS OF WAY, TO REGULATE THE TIME, PLACE AND MANNER IN WHICH WINDOW SIGNS SHALL BE PERMITTED; AND FOR OTHER PURPOSES.

Application File Date	
Zoning Number	
NPU / CD	
Staff Recommendation	File
NPU Recommendation	No Action Taken
ZRB Recommendation	File

RESULT: FILED BY COMMITTEE [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

G. PAPERS HELD IN COMMITTEE

14-O-1348 (25) - U-14-13- AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A PERSONAL CARE HOME PURSUANT TO SECTION 16-06.005 (1) (G) FOR PROPERTY LOCATED AT 929 CASCADE AVENUE, S.W., FRONTING APPROXIMATELY 95 FEET ON THE NORTH SIDE OF CASCADE AVENUE APPROXIMATELY 60 FEET EAST OF THE INTERSECTION OF ALTADENA PLACE AND CASCADE AVENUE. DEPTH VARIES. AREA: APPROXIMATELY 0.45 ACRE. LAND LOT 151, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: FLORENCE M. DEMOSTHENES APPLICANT: MAURICE SESSOMS, NPU S, COUNCIL DISTRICT 10

Application File Date	5-22-14
Zoning Number	U-14-13
NPU / CD	S/10
Staff Recommendation	Denial
NPU Recommendation	Approval
ZRB Recommendation	Denial

(Held 8/27/14)

RESULT: HELD IN COMMITTEE

14-O-1366 (26) - AN ORDINANCE BY COUNCILMEMBER HOWARD SHOOK TO AMEND SEC. 15-06.001 OF THE SUBDIVISION ORDINANCE OF THE CITY OF ATLANTA SO AS TO AMEND THE DEFINITION OF THE TERM “HISTORIC NEIGHBORHOOD” AS A NEIGHBORHOOD ACTUALLY LISTED ON THE NATIONAL REGISTER OF HISTORIC PLACES; TO AMEND SEC. 15-08.005(D)(6) OF THE SUBDIVISION ORDINANCE SO AS TO REGULATE THE SUBDIVISION OF PROPOSED LOTS IN HISTORIC NEIGHBORHOODS; TO ADD SEC. 15-08.005(D)(7) TO REGULATE THE SUBDIVISION OF PROPOSED LOTS WHERE NEW STREET(S) ARE PROPOSED IN NEIGHBORHOODS IDENTIFIED BY ORDINANCE AS POTENTIALLY ELIGIBLE FOR LISTING ON THE NATIONAL REGISTER OF HISTORIC PLACES; AND FOR OTHER PURPOSES.

(Referred back by Council 9/15/14) (Substituted and held 9/24/14)

RESULT: HELD IN COMMITTEE

14-O-1391 (27) - Z-14-45- A SUBSTITUTE ORDINANCE BY ZONING COMMITTEE TO AMEND SEC. 6-1007(F) OF THE LAND DEVELOPMENT CODE, PART III OF THE CITY CODE, SO AS TO SET THE FEE FOR PROCESS AND REVIEW OF

SPECIAL ADMINISTRATIVE PERMIT APPLICATIONS BY THE OFFICE OF PLANNING FOR URBAN GARDENS; AND FOR OTHER PURPOSES.

Application File Date	
Zoning Number	Z-14-15
NPU / CD	All-City Wide
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

(Held 8/27/14)

RESULT: FAVORABLE/SUBSTITUTE [UNANIMOUS]

AYES: Smith, Bottoms, Norwood, Shook, Young Jr.

ABSENT: Adrean, Hall

14-O-1473 (28) - AN ORDINANCE BY COUNCILMEMBERS KWANZA HALL AND CARLA SMITH AUTHORIZING THE INSTALLATION OF PUBLIC ART (AN UNTITLED MURAL) AT 483 EDGEWOOD AVENUE S.E., ATLANTA, GEORGIA 30312 AS PURSUANT TO CODE SECTION 16- 28.025 OF THE 1982 ZONING ORDINANCE OF THE CITY OF ATLANTA; AND FOR OTHER PURPOSES.

(Held 9/24/14)

RESULT: HELD IN COMMITTEE

H. LEGISLATION WALKED INTO THE COMMITTEE

14-O-1424 (1) - ***U-14-19- AN AMENDED ORDINANCE GRANTING A SPECIAL USE PERMIT PURSUANT TO SECTION 16-18A.006 (4) FOR A BUS TERMINAL, PROPERTY LOCATED AT 211 PEACHTREE STREET, S.W., FRONTING APPROXIMATELY 50 FEET ON THE WEST SIDE OF PEACHTREE STREET AND ADJACENT TO THE REAR OF THE MARTA GARNETT STATION. DEPTH: 133 FEET. AREA: 0.152 ACRES. LAND LOT 77, 14TH DISTRICT FULTON COUNTY, GEORGIA OWNER: GEORGIA UNDERWRITERS GROUP, INC. APPLICANT: SHUZHEN SHENG NPU M
COUNCIL DISTRICT 4

Application File Date	July 22, 2014
Zoning Number	U-14-19
NPU / CD	M/4
Staff Recommendation	Approval Conditional
NPU Recommendation	Approval
ZRB Recommendation	Approval Conditional

RESULT: FAVORABLE/AMENDED [UNANIMOUS]
AYES: Smith, Bottoms, Norwood, Shook, Young Jr.
ABSENT: Adrean, Hall

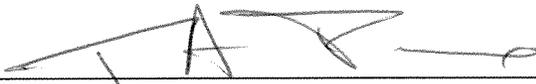
- I. REMARKS FROM THE PUBLIC
- J. ADJOURNMENT
- K. REQUESTED ITEMS

There being no further business to come before the Zoning Committee the meeting was adjourned at 9:53 AM

Respectfully submitted:



Angela H. Campbell, Legislative Assistant



Theo Pace, Research & Policy Analyst



The Honorable Carla Smith, Vice Chair