



ZONING COMMITTEE
REGULAR COMMITTEE MEETING

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

~Minutes~

CITY OF ATLANTA

Chairperson
The Honorable Mary Norwood

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

Wednesday, April 27, 2016

9:30 AM

Committee Room 1

A. CALL TO ORDER

The regularly scheduled meeting of the **Zoning Committee** was held on **Wednesday, April 27, 2016, at 9:30 AM.** in **Committee Room 1.** The following members were present:

B. INTRODUCTION OF MEMBERS

Attendee Name	Title	Status	Arrived
Mary Norwood	Chair	Present	9:24 AM
Carla Smith	Vice Chair	Present	9:25 AM
Keisha Lance Bottoms	Councilmember, District 11	Present	9:32 AM
Kwanza Hall	Councilmember, District 2	Present	10:00 AM
Alex Wan	Councilmember, District 6	Present	9:25 AM
Howard Shook	Councilmember, District 7	Present	9:32 AM
Ivory Lee Young Jr.	Councilmember, District 3	Present	9:25 AM

Others in Attendance:

Director Charletta Wilson Jacks, Brandy Crawford, Department of Planning; Attorney Jeffery Haymore, Law Department; members of the Public, Media and Council staff.

C. ADOPTION OF AGENDA

ADOPTED AS AMENDED

D. APPROVAL OF MINUTES

APPROVED

E. ORDINANCES FOR FIRST READING

16-O-1196 (1) - U-16-07 AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR CIVIC, SERVICE, GARDEN, NEIGHBORHOOD OR PRIVATE CLUB PURSUANT TO CODE SECTION 16-06.005 1(C) AND 16-06.005 1(D) FOR PROPERTY LOCATED AT 1159 BENTEEN AVENUE, S.E., FRONTING APPROXIMATELY 225 FEET ON THE WEST SIDE OF BENTEEN AVENUE, BEGINNING AT THE SOUTHWEST INTERSECTION OF FRANCIS AVENUE DEPTH: VARIES; AREA: APPROXIMATELY .925 ACRES; LAND LOT 23, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: TRAN THINH APPLICANT: TRA MY NGUYEN NPU W COUNCIL DISTRICT 1

Application File Date	3-17-16
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Zoning Number	U-16-07
NPU / CD	W/1
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

16-O-1197 (2) - U-16-09 AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A CHILD CARE NURSERY, PREKINDERGARTEN, OR DAY CARE FACILITY PURSUANT TO CODE SECTION 16-06.005(1)(D) FOR PROPERTY LOCATED AT 788 MCDONOUGH BOULEVARD, S.E., FRONTING APPROXIMATELY 171 FEET ON THE NORTH OF MCDONOUGH BOULEVARD, BEGINNING APPROXIMATELY 47 FEET SOUTH OF THE NORTHEAST INTERSECTION OF ELLEBY ROAD. DEPTH: VARIES; AREA: APPROXIMATELY 1.137 ACRES; LAND LOT 25, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: OVERFLOW TV, INC./ KEITH SMITH APPLICANT: LAKESHA REESE NPU W COUNCIL DISTRICT 1

Application File Date	3-24-16
Zoning Number	U-16-09
NPU / CD	W/1
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

16-O-1198 (3) - U-16-10 AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A CHILD CARE NURSERY, PREKINDERGARTEN, OR DAY CARE FACILITY PURSUANT TO CODE SECTION 16-06.005(1)(D) FOR PROPERTY LOCATED AT 743 VIRGINIA AVENUE, N.E., FRONTING APPROXIMATELY 135 FEET ON THE SOUTH SIDE OF VIRGINIA AVENUE, BEGINNING AT THE SOUTHEAST INTERSECTION OF PONCE DE LEON PLACE. DEPTH: VARIES; AREA: APPROXIMATELY .635 ACRES; LAND LOT 53, 17TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: VIRGINIA HIGHLAND CHURCH APPLICANT: VIRGINIA HIGHLAND MONTESSORI SCHOOL NPU F

COUNCIL DISTRICT 6

Application File Date	3-29-16
Zoning Number	U-16-10
NPU / CD	F/6
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

- 16-O-1199 (4) - Z-16-17 AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE MRC-3-C (MIXED RESIDENTIAL COMMERCIAL) DISTRICT TO THE MRC-3-C (MIXED RESIDENTIAL COMMERCIAL) DISTRICT FOR A CHANGE IN CONDITIONS FOR PROPERTY LOCATED AT 1039-1059 GRANT STREET AND 0 HILL STREET, S.E., FRONTING APPROXIMATELY 560.57 FEET ON THE WEST SIDE OF GRANT STREET AND BEGINNING 919 FEET FROM THE SOUTHWEST INTERSECTION OF KENDRICK AVENUE. DEPTH: VARIES AREA: APPROXIMATELY 5.6 ACRES. LAND LOT 42, 14TH DISTRICT FULTON COUNTY, GEORGIA. OWNER: 1039 GRANT, LLC. APPLICANT: PHILLIPPE PELLERIN NPU W
COUNCIL DISTRICT 1

Application File Date	3-24-2016
Zoning Number	Z-16-07
NPU / CD	W/1
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

- 16-O-1200 (5) - Z-16-18 AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE MR-4-C (MULTIFAMILY RESIDENTIAL CONDITIONAL) DISTRICT TO THE I-1 (LIGHT INDUSTRIAL) DISTRICT FOR PROPERTY LOCATED AT 1101 DONNELLY AVENUE, S.W., FRONTING APPROXIMATELY 599.55 FEET ON THE NORTH SIDE OF DONNELLEY AVENUE AND BEGINNING AT THE EAST INTERSECTION OF LAWTON STREET. DEPTH: VARIES AREA: APPROXIMATELY 5.6 ACRES. LAND LOT 118 AND 119, 14TH

DISTRICT FULTON COUNTY, GEORGIA. OWNER: THE TRUST FOR PUBLIC LAND APPLICANT: KRONBERG WALL NPU S COUNCIL DISTRICT 4

Application File Date	3-28-16
Zoning Number	Z-16-18
NPU / CD	S/4
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

16-O-1201 (6) - Z-16-19 AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE RG-3-C (RESIDENTIAL GENERAL-SECTOR 3-CONDITIONAL) DISTRICT TO THE R-5 (TWO FAMILY) DISTRICT FOR A CHANGE IN CONDITIONS FOR PROPERTY LOCATED AT 313 SIXTH STREET, N.E., FRONTING APPROXIMATELY 49.60 FEET ON THE SOUTH SIDE OF SIXTH STREET AND BEGINNING APPROXIMATELY 132 FEET FROM THE SOUTHEAST INTERSECTION OF ARGONNE AVENUE. DEPTH: VARIES AREA: APPROXIMATELY .143 ACRES. LAND LOT 48, 14TH DISTRICT FULTON COUNTY, GEORGIA. OWNER: ANTHONY VALDUGA APPLICANT: BONNIE HENRY NPU E COUNCIL DISTRICT 2

Application File Date	3-28-2016
Zoning Number	Z-16-19
NPU / CD	E/2
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

16-O-1202 (7) - Z-16-21 AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE R-3 (SINGLE FAMILY RESIDENTIAL) DISTRICT TO THE PD-H (PLANNED DEVELOPMENT HOUSING) DISTRICT FOR PROPERTY LOCATED AT 4362 WIEUCA ROAD, N.E., FRONTING APPROXIMATELY 214.34 FEET ON THE WEST SIDE OF WIEUCA ROAD AND BEGINNING APPROXIMATELY 318 FEET FROM THE SOUTH INTERSECTION OF

LAND LOT 65. DEPTH: VARIES AREA: APPROXIMATELY 2.88 ACRES.
 LAND LOT 65, 17TH DISTRICT FULTON COUNTY, GEORGIA. OWNER:
 JOHNSON FAMILY TRUST APPLICANT: BUCKHEAD PROPERTY
 DEVELOPMENT, LLC. NPU B COUNCIL DISTRICT 7

Application File Date	3-29-2016
Zoning Number	Z-16-21
NPU / CD	B/7
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

16-O-1203 (8) - Z-16-22 AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE RG-3-C, RG-3 AND R-4 (RESIDENTIAL GENERAL CONDITIONAL/RESIDENTIAL GENERAL/SINGLE FAMILY RESIDENTIAL) DISTRICT TO THE MRC-3 (MIXED RESIDENTIAL COMMERCIAL) DISTRICT FOR PROPERTY LOCATED AT 1634 HOLLYWOOD ROAD, N.W, FRONTING APPROXIMATELY 650 FEET ON THE EAST SIDE OF JAMES JACKSON PARKWAY AND BEGINNING AT THE SOUTHWEST INTERSECTION OF BROWNTOWN ROAD. DEPTH: VARIES AREA: APPROXIMATELY 20.1 ACRES. LAND LOT 251, 17TH DISTRICT FULTON COUNTY, GEORGIA. OWNER: JABER PROPERTIES, LLC. APPLICANT: CHARLES PALMER NPU G COUNCIL DISTRICT 9

Application File Date	3-29-2016
Zoning Number	Z-16-22
NPU / CD	G/9
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

TO BE REFERRED TO ZRB AND ZONING COMMITTEE

16-O-1204 (9) - TR-15-21 AN ORDINANCE TO AMEND ORDINANCE U-06-01 AS ADOPTED BY THE CITY COUNCIL ON APRIL 17, 2006 AND APPROVED BY THE MAYOR APRIL 25, 2006 FOR THE PURPOSES OF APPROVING A TRANSFER OF OWNERSHIP FOR A SPECIAL USE PERMIT FOR AN

ATHLETIC FIELD FOR PROPERTY LOCATED AT 2465 WARREN ROAD, N.W., AND FOR OTHER PURPOSES. NPU C COUNCIL DISTRICT 9

Application File Date	4-14-16
Zoning Number	TR-15-21
NPU / CD	C/9
Staff Recommendation	N/A
NPU Recommendation	N/A
ZRB Recommendation	N/A

TO BE REFERRED TO ZONING COMMITTEE

F. ORDINANCES FOR SECOND READING

16-O-1043 (10) - AN ORDINANCE BY COUNCILMEMBER NATALYN ARCHIBONG TO ZONE PROPERTY LOCATED AT 533, 537, 541, 544, 545, AND 550 QUILLIAN AVENUE TO THE THE R-4 (SINGLE FAMILY RESIDENTIAL) ZONING DISTRICT; ; AND FOR OTHER PURPOSES.

Application File Date	
Zoning Number	Z-16-16
NPU / CD	O/5
Staff Recommendation	Approval
NPU Recommendation	Approval
ZRB Recommendation	Approval

RESULT: FAVORABLE [5 TO 0] **Next:** 5/2/2016 1:00 PM
AYES: Norwood, Smith, Bottoms, Wan, Shook
ABSENT: Hall
AWAY: Young Jr.

15-O-1501 (11) - Z-15-54 AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE R-4 (SINGLE FAMILY RESIDENTIAL) DISTRICT TO THE R-4A (SINGLE FAMILY RESIDENTIAL) DISTRICT FOR PROPERTY LOCATED AT 1106 SANDERS AVENUE, S.E., FRONTING APPROXIMATELY 103 FEET ON THE NORTH SIDE OF SANDERS AVENUE AND BEGINNING APPROXIMATELY 140 FEET FROM THE SOUTHWEST INTERSECTION OF SANDERS AVENUE AND FLORIDA AVENUE. DEPTH: VARIES AREA: APPROXIMATELY .42 ACRES. LAND LOT 12, 14TH DISTRICT FULTON

COUNTY, GEORGIA. OWNER: ROBERT AND LINDSAY FOURNIER
 APPLICANT: GARRETT COLEY NPU W COUNCIL DISTRICT 5

Application File Date	9-24-2015
Zoning Number	Z-15-54
NPU / CD	W/5
Staff Recommendation	Denial
NPU Recommendation	Approval
ZRB Recommendation	Approval

RESULT: FORWARDED WITH NO RECOMMENDATI [5 TO 0]

Next: 5/2/2016 1:00 PM

AYES: Norwood, Smith, Bottoms, Wan, Shook

ABSENT: Hall

AWAY: Young Jr.

16-O-1124 (12) - U-16-01 AN AMENDED ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR OUTDOOR AMUSEMENT ENTERPRISES, EXHIBITS, ENTERTAINMENTS, MEETINGS, DISPLAYS OR SALES AREAS PURSUANT TO CODE SECTION 16-16.005(1)(C) FOR PROPERTY LOCATED AT 880 WARNER STREET, AT 880 WARNER STREET, 860-876 WOODROW STREET, 840 WOODROW STREET AND 820-838 WOODROW STREET, S.W., FRONTING APPROXIMATELY 59.1 FEET ON THE SOUTH SIDE OF WARNER STREET, BEGINNING APPROXIMATELY 280 FEET FROM THE SOUTHEAST INTERSECTION OF SYLVAN ROAD. DEPTH: VARIES; AREA: APPROXIMATELY 4.38 ACRES; LAND LOT 106, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: DAVID PIRKLE APPLICANT: ASA FAIN NPU S COUNCIL DISTRICT 12

Application File Date	1-6-16
Zoning Number	U-16-01
NPU / CD	S/12
Staff Recommendation	Approval, conditional
NPU Recommendation	Approval
ZRB Recommendation	Approval, conditional

RESULT: FAVORABLE/AMENDED [UNANIMOUS] Next:
5/2/2016 1:00 PM
AYES: Norwood, Smith, Bottoms, Wan, Shook, Young Jr.
ABSENT: Hall

16-O-1126 (13) - U-16-04 AN AMENDED ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A CHILD CARE NURSERY, DAY CARE CENTER AND PREKINDERGARTEN PURSUANT TO CODE SECTION 16-07.005(1)(B) FOR PROPERTY LOCATED AT 970 MARTIN STREET, S.E., FRONTING APPROXIMATELY 167 FEET ON THE SOUTH SIDE OF CONNALLY STREET, BEGINNING APPROXIMATELY 163 FEET FROM THE NORTHWEST INTERSECTION OF FARRINGTON AVENUE. DEPTH: VARIES; AREA: APPROXIMATELY 5.955 ACRES; LAND LOT 55, 14TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: ATLANTA PUBLIC SCHOOLS APPLICANT: APRIL INGRAHAM NPU V
 COUNCIL DISTRICT 1

Application File Date	2-2-16
Zoning Number	U-16-04
NPU / CD	V/1
Staff Recommendation	Approval, conditional
NPU Recommendation	Approval
ZRB Recommendation	Approval, conditional

RESULT: FAVORABLE/AMENDED [UNANIMOUS] Next:
5/2/2016 1:00 PM
AYES: Norwood, Smith, Bottoms, Wan, Shook, Young Jr.
ABSENT: Hall

16-O-1128 (14) - Z-16-06 AN AMENDED ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE C-1-C (COMMUNITY BUSINESS CONDITIONAL) DISTRICT TO THE C-1-C (COMMUNITY BUSINESS CONDITIONAL) DISTRICT FOR A SITE PLAN AMENDMENT, FOR PROPERTY LOCATED AT 1296 MURPHY AVENUE, S.W., FRONTING APPROXIMATELY 300 FEET ON THE EAST SIDE OF MURPHY AVENUE AND BEGINNING APPROXIMATELY 382.36 FEET FROM THE CENTERLINE INTERSECTION OF DILL AVENUE. DEPTH: VARIES AREA: APPROXIMATELY 2.99 ACRES. LAND LOT 120, 14TH DISTRICT FULTON COUNTY, GEORGIA. OWNER: HOUSING FIRST PHOENIX HOUSE, LLC. APPLICANT: JONATHAN TOPPEN NPU X COUNCIL DISTRICT 12

Application File Date	2-2-16
Zoning Number	Z-16-06

NPU / CD	X/12
Staff Recommendation	Approval, conditional
NPU Recommendation	Approval
ZRB Recommendation	Approval, conditional

RESULT: FAVORABLE/AMENDED [UNANIMOUS] Next: 5/2/2016 1:00 PM

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

ABSENT: Hall

16-O-1070 (15) - AN AMENDED ORDINANCE BY COUNCILMEMBER CLETA WINSLOW TO REZONE FROM THE RG-3 (RESIDENTIAL GENERAL) TO THE RG-4-C (RESIDENTIAL GENERAL CONDITIONAL) DISTRICT FOR PROPERTY LOCATED AT 701 ATLANTA STUDENT MOVEMENT BOULEVARD, S.W.; AND FOR OTHER PURPOSES.

Application File Date	
Zoning Number	Z-16-09
NPU / CD	T/4
Staff Recommendation	Approval, conditional
NPU Recommendation	Approval, conditional
ZRB Recommendation	Approval, conditional

RESULT: FAVORABLE/AMENDED [UNANIMOUS] Next: 5/2/2016 1:00 PM

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

ABSENT: Hall

16-O-1038 (16) - Z-16-02 AN ORDINANCE BY ZONING COMMITTEE TO REZONE FROM R-5/C-1-C/C-2 (TWO FAMILY RESIDENTIAL/COMMUNITY BUSINESS CONDITIONAL/COMMERCIAL SERVICE) DISTRICT TO THE PD-MU (PLANNED DEVELOPMENT-MIXED USE) DISTRICT, FOR PROPERTY LOCATED AT 365 AND 375 FOURTEENTH STREET, 1175, 1179, 1185 AND 1189 MECASLIN STREET, 1170, 1176, 1180, 1186, 1190 STATE STREET, N.W, FRONTING APPROXIMATELY 272.28 FEET ON THE NORTH SIDE OF FOURTEENTH STREET AND BEGINNING AT THE NORTHEAST INTERSECTION OF FOURTEENTH STREET AND MECASLIN STREET. DEPTH: VARIES AREA: APPROXIMATELY 2.52 ACRES. LAND LOT 149, 17TH DISTRICT FULTON COUNTY, GEORGIA. OWNER: 375 14TH LLC.,

ATLANTIC STATION BIZ, LLC., Y. KHALID SIDDIQ AND TAUHID K. SIDDIQ, JOHN S. BORNEMANN, LARRY W. MARCHANT, HOME PARK PROPERTIES TWO LLC., TROY HALVERSON, SYED I. ALI, STATE AND FOURTEENTH, LLC. APPLICANT: POLLACK SHORES REAL ESTATE GROUP NPU E COUNCIL DISTRICT 3

Application File Date	1-5-2015
Zoning Number	Z-16-02
NPU / CD	E/3
Staff Recommendation	Denial
NPU Recommendation	Approval
ZRB Recommendation	Approval

RESULT: ADVERSED [UNANIMOUS]
AYES: Norwood, Smith, Bottoms, Wan, Shook, Young Jr.
ABSENT: Hall

15-O-1573 (17) - Z-15-66 A SUBSTITUTE ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE R-5 AND C-2 (TWO FAMILY RESIDENTIAL AND COMMERCIAL SERVICE) DISTRICTS TO THE MRC-2-C (MIXED RESIDENTIAL COMMERCIAL CONDITIONAL) DISTRICT, FOR PROPERTY LOCATED AT 1008, 1010, 1014, 1016, 1018-1020 (PARCEL NUMBER 17 01490005170), 1026, 1036 HAMPTON STREET, PARCEL NUMBER 17 01490005164, AND PARCEL NUMBER 17 01490005162, N.W, FRONTING APPROXIMATELY 319 FEET ON THE WEST SIDE OF HAMPTON STREET AND BEGINNING APPROXIMATELY 206 FEET FROM THE NORTHWEST INTERSECTION OF TENTH STREET. DEPTH: VARIES AREA: APPROXIMATELY 0.9 ACRES. LAND LOT 149, 17TH DISTRICT FULTON COUNTY, GEORGIA. OWNER: THURMON AND CAROLYN DUVALL AND ANNE DAY APPLICANT: PHILIP DREY NPU E COUNCIL DISTRICT 3

Application File Date	11-2-2015
Zoning Number	Z-15-66
NPU / CD	E/3
Staff Recommendation	Approval of a Substitute Ordinance
NPU Recommendation	Approval
ZRB Recommendation	Approval of a Substitute Ordinance

RESULT: FAVORABLE/SUBSTITUTE [UNANIMOUS] Next: 5/2/2016 1:00 PM
AYES: Norwood, Smith, Bottoms, Wan, Shook, Young Jr.
ABSENT: Hall

16-O-1035 (18) - U-15-21 A SUBSTITUTE ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A HOTEL, PURSUANT TO SECTION 16-34.007 (J), FOR PROPERTY LOCATED AT 1008, 1010, 1014, 1016, 1018-1020 (PARCEL NUMBER 17 01490005170), 1026, 1036 HAMPTON STREET, PARCEL NUMBER 17 01490005164 AND PARCEL NUMBER 17 01490005162, N.W., FRONTING APPROXIMATELY 294 FEET ON THE WEST SIDE OF HAMPTON STREET AND BEGINNING APPROXIMATELY 206 FEET FROM THE NORTHWEST INTERSECTION OF TENTH STREET. DEPTH: VARIES; AREA: APPROXIMATELY .75 ACRES. LAND LOT 149, 17TH DISTRICT, FULTON COUNTY, GEORGIA. OWNER: THURMON AND CAROLYN DUVALL AND ANNE K. DAY APPLICANT: PHILLIP DREY NPU E COUNCIL DISTRICT 3

Application File Date	12-10-2015
Zoning Number	U-15-21
NPU / CD	E/3
Staff Recommendation	Approval of a Substitute Ordinance
NPU Recommendation	Approval
ZRB Recommendation	Approval of a Substitute Ordinance

RESULT: FAVORABLE/SUBSTITUTE [UNANIMOUS] Next: 5/2/2016 1:00 PM
AYES: Norwood, Smith, Bottoms, Wan, Shook, Young Jr.
ABSENT: Hall

16-O-1125 (19) - U-16-03 AN ORDINANCE BY ZONING COMMITTEE GRANTING A SPECIAL USE PERMIT FOR A RELIGIOUS WORSHIP FACILITY AND PRIVATE SCHOOL PURSUANT TO CODE SECTION 16-16.005(1)(C) AND (1)(L), FOR PROPERTY LOCATED AT 1775 BUCKEYE STREET, S.W., FRONTING APPROXIMATELY 445 FEET ON THE SOUTHWEST SIDE OF BUCKEYE STREET AND BEGINNING AT THE NORTHWEST INTERSECTION OF BUCKEYE STREET AND MELROSE DRIVE. DEPTH: VARIES AREA: APPROXIMATELY 3.14 ACRES. LAND LOT 104, 14TH DISTRICT FULTON COUNTY, GEORGIA. OWNER: SELMA, LLC. APPLICANT: MOHAMMED SAMIR WAHID NPU X COUNCIL DISTRICT 12

Application File Date	2-2-16
Zoning Number	U-16-03

NPU / CD	X/12
Staff Recommendation	File
NPU Recommendation	Denial
ZRB Recommendation	File

RESULT: FILED BY COMMITTEE [UNANIMOUS] Next: 5/2/2016 1:00 PM

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

ABSENT: Hall

G. PAPERS HELD IN COMMITTEE

14-O-1348 (20) - 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 Next: 5/2/2016 1:00 PM

14-O-1366 (21) - AN ORDINANCE BY COUNCILMEMBER HOWARD SHOOK AS SUBSTITUTED BY ZONING COMMITTEE 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 Next: 5/2/2016 1:00 PM

15-O-1464 (22) - Z-15-50 AN AMENDED ORDINANCE BY ZONING COMMITTEE TO REZONE FROM THE R-4 (SINGLE FAMILY RESIDENTIAL) DISTRICT TO MR-3-C (MULTIFAMILY RESIDENTIAL CONDITIONAL) DISTRICT FOR PROPERTY LOCATED AT 1164-1168 SHERIDAN ROAD AND 2436-2488 ELIZABETH ANN LANE, N.E., FRONTING APPROXIMATELY 308 FEET ON THE NORTH SIDE OF SHERIDAN ROAD AND BEGINNING APPROXIMATELY 451.8 FEET FROM THE NORTHEAST INTERSECTION OF SHERIDAN ROAD AND CHESHIRE BRIDGE ROAD. DEPTH: VARIES AREA: APPROXIMATELY 7.3 ACRES. LAND LOT 6, 17TH DISTRICT FULTON COUNTY, GEORGIA. OWNER: TODD CORLEY, MAXWELL R. CALLOWAY, DONNA LEWIS, ESTATE OF WILLIAM E. LANE, DANIEL S. ROSEN, CHERYL D. JAMISON, ELLEN MERYL, STERN KELSCH, JILL GIRARDEAU, ELIZABETH LARKINS, THY LZEHGA, MATTHEW STORY, MICHAEL AND DAWN BOWEN, SI PROPERTY SOLUTIONS, LLC., WILLIAM AND AMY DRYDEN, HILARY HUNTER AND EVELYN HURST APPLICANT: PULTE GROUP, INC. AND HAROLD BUCKLEY, JR. NPU F

COUNCIL DISTRICT 6

Application File Date	9-1-15
Zoning Number	Z-15-50
NPU / CD	F/6
Staff Recommendation	Approval, conditional
NPU Recommendation	Denial
ZRB Recommendation	Approval, conditional

(Held 9/24/16)

RESULT: ADVERSED [UNANIMOUS]
AYES: Norwood, Smith, Bottoms, Wan, Shook, Young Jr.
ABSENT: Hall

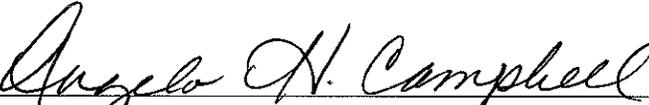
H. REMARKS FROM THE PUBLIC

Ron Shakir

I. ADJOURNMENT

There being no further business to come before the Zoning Committee the meeting was adjourned at 10:03 AM

Respectfully submitted:



Angela Campbell, Legislative Assistant



Theo Pace, Research & Policy Analyst



The Honorable Mary Norwood, Chair