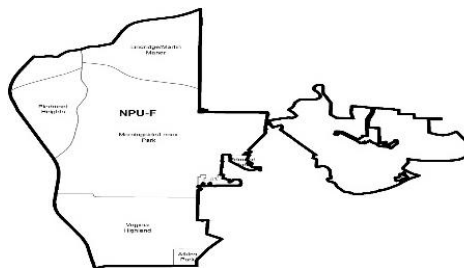


NEIGHBORHOOD PLANNING UNIT – F

MEETING INFO

Date & Time: Monday, September 16, 2019 – 7:00 PM

Location: Hillside Facility
 1301 Monroe Drive Atlanta, GA 30306-3439



CONTACT INFO

Debbie Skopczynski, **NPU-F, Chair** – (404) 874-7483 or chair@npufatlanta.org
 Doug Young, **City of Atlanta, Planner** – (404) 330-6702 or dyoung@AtlantaGa.Gov
 Leah LaRue, **City of Atlanta, Interim Assistant Director** – (404) 330-6070 or llarue@atlantaga.gov

*****2020 NPU Bylaws will be due on September 30, 2019*****

AGENDA

1. Opening Remarks/Introductions
2. Approval of Minutes
3. Announcements
4. Reports from City Departmental Representatives
5. Comments from Elected Officials
6. Presentation(s)
 - Trees Atlanta: Judy Yi
7. Planner's Report
8. Committee Reports
9. Matters for Vote/Review and Comment (Applications for Review and Comment apply to subdivisions applications and applications located within 300 feet of this NPU).

Special Event Application(s) – MOSE

Event Name	Event Organizer	Event Location	Event Date
Atlanta Pride (Vote Required)	Jamie Ferguson	Piedmont Park	October 12-13, 2019
Autism Speaks Georgia 5K (Vote Required)	Kaitlyn Morris	Piedmont Park	November 16, 2019
Atlanta Running Festival (Vote Required)	Ed Williams	Piedmont Park	December 7, 2019

Liquor License Application(s) – LRB

Name of Business	Type of Business	Applicant	Property Address	Request
Room 752 (Vote Required)	Restaurant	Jessica R. Ramsey	752 North Highland Avenue NE	Change of Ownership

Board of Zoning Adjustment Application(s) – BZA		
Application	Property Address	Public Hearing Date
<p><u>V-19-182</u> (Vote Required) Applicant seeks a variance from the zoning regulation to 1) reduce the required front yard building setback from 35 feet to 30 feet, 2) reduce the required northern side yard building setback from 7 feet to 3.75 feet and 3) reduce the required southern side yard building setback from 7 feet to 1.5 feet – for a new detached garage structure and an addition.</p>	1274 Avalon Place NE	October 3, 2019
<p><u>V-19-185</u> (Vote Required) Applicant seeks a variance from the zoning regulations to 1) reduce the required northern and southern side yard building setbacks from 7 feet to 5 feet, and 2) increase the maximum impervious lot coverage from 50 percent to 61.9 percent – to erect a new single-family dwelling.</p>	1515 North Morningside Drive NE	October 3, 2019
<p><u>V-19-186</u> (Vote Required) Applicant seeks a variance from the zoning regulation to reduce the required front yard setback from 35 feet to 25.6 feet for the construction of a second story addition.</p>	790 Highland Terrace NE	October 3, 2019
<p><u>V-19-187</u> (Vote Required) Applicant seeks a variance from the zoning regulations to 1) reduce the required southern side yard building setback from 7 feet to 4 feet and 2) increase the maximum impervious lot coverage from 50 percent to 55 percent – for a single-family addition.</p>	1170 Lanier Boulevard NE	October 3, 2019
<p><u>V-19-188</u> (Vote Required) Applicant seeks a variance from the zoning regulation to reduce the half depth front yard setback from 17.5 feet to 13 feet in order to construct a deck.</p>	869 Adair Avenue NE	October 3, 2019
<p><u>V-19-192</u> (Review and Comment Only) Applicant seeks a variance to reduce the required Useable Open Space based on the LUI calculation in MRC-2 zone districts from 40 percent to 20 percent to construct a new multi-family structure.</p>	863 Ponce de Leon Avenue NE	October 3, 2019
<p><u>V-19-195</u> (Vote Required) Applicant seeks a variance from the zoning regulation to reduce the required front yard setback from 35 feet to 31.2 feet.</p>	996 Cumberland Road NE	October 10, 2019
<p><u>V-19-197</u> (Vote Required) Applicant seeks a variance from the zoning regulations to reduce the required western side yard building setback from 7 feet to 3 feet – for a screened porch addition.</p>	791 Cumberland Road NE	October 10, 2019
<p><u>V-19-205</u> (Vote Required) Applicant seeks a variance from the zoning regulation to 1) reduce the required eastern side yard setback from 7 feet to 3 feet, 4 inches, and 2) reduce the required rear yard building setback from 15 feet to 5 feet - to erect a new detached garage.</p>	1159 Reeder Circle NE	October 10, 2019

Zoning Review Board Application(s) – ZRB		
Application	Property Address	Public Hearing Date
<p><u>U-19-23 (Vote Required)</u> Applicant seeks a special use permit to operate a private school. SITE PLAN, SURVEY, TREE REPLACEMENT PLAN</p>	1700 Piedmont Road NE	October 3 or 10, 2019
<p><u>Z-19-77 (Review and Comment Only)</u> Applicant seeks to rezone the .43 acre property from the MRC-2-C/BeltLine (Mixed residential and commercial, maximum floor area ratio of 3.196 conditional/BeltLine Overlay) zoning designation to the MRC-2-C/BeltLine (Mixed residential and commercial, maximum floor area ratio of 3.196 conditional/BeltLine Overlay) zoning designation to develop a mixed-use building. SITE PLAN, SURVEY</p>	863 Ponce de Leon Avenue NE	October 3 or 10, 2019

Text Amendment(s) – Zoning Ordinance		
Legislation	Public Hearing	
<p><u>Z-19-76 (Vote Required)</u> An Ordinance by Councilmember J.P. Matzigkeit to amend the 1982 Atlanta Zoning Ordinance, as amended, by amending the R-LC (Residential limited commercial district), C-1 (Community business), C-2 (Commercial service), C-3 (Commercial residential), C-4 (Central area commercial residential), C-5 (Central business support), I-mix (Industrial mixed use district), NC (Neighborhood commercial), and MRC (Mixed residential commercial) zoning districts so as to allow a “party house” as a use in some commercial zoning districts and expressly prohibit it as a use in certain districts including solely residential districts. FACT SHEET</p>	Zoning Review Board – City Hall Council Chambers	October 10 or 17, 2019

10. Old Business

11. New Business

Proposed NPU-F Policy Sheet changes:

A. Addition of **Consent Agenda** and **Text Amendments** to the NPU-F agenda

Proposed By-Law changes:

B. Change Bureau of Planning to Department of City Planning - Articles I, III, IX

C. Incorporation of Druid Hills (North)/Emory/CDC area into NPU; correct name of Edmund Park Civic Association (now Neighborhood Association) - Article I, X

D. Remove Virginia-Highland Business Association from list of recognized organizations and from the Executive Committee – Article V

E. Remove Parliamentarian position from the Executive Committee - Article V

F. Define Areas of Interest by geographic areas and include Manchester District and Cheshire Bridge Corridor as new areas of interest

G. Current NPU-F By-Laws and Policy Sheet can be found on the [HERE](#).

12. Adjournment