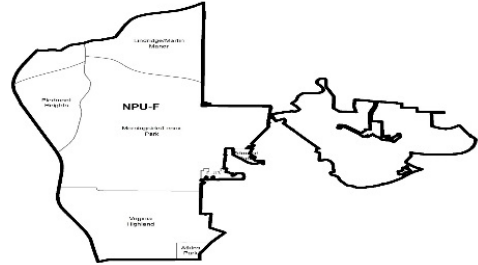


# NEIGHBORHOOD PLANNING UNIT – F

## MEETING INFO

**Date & Time:** Monday, November 18, 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](mailto:chair@npufatlanta.org)  
Doug Young, **City of Atlanta, Planner** – (404) 330-6702 or [dyoung@AtlantaGa.Gov](mailto:dyoung@AtlantaGa.Gov)  
Leah LaRue, **City of Atlanta, Interim Assistant Director** – (404) 330-6070 or [llarue@atlantaga.gov](mailto:llarue@atlantaga.gov)

## MINUTES

### 1. Opening Remarks/Introductions

The meeting was called to order at pm 7 PM.

### 2. Approval of Minutes

Thanks to Carol Shunnarah who prepared the minutes last month. Aruna will be taking minutes tonight. Motion to approve the October 2019 minutes carries on voice vote.  
(Approved)

### 3. Announcements

Election of officers will be conducted at tonight's meeting during the Planner's Report. The officer and committee chair positions are listed on the consent agenda. Nominations will be taken from the floor. Note that we are still looking for someone to take on the Zoning, Alcohol Permits and Education Chair positions.

### 4. Reports from City Departmental Representatives

#### ▪ **Atlanta Police Dept. - Zone 6 - Major Vazquez; Capt Clay Zone 2 – Major Shaw, Captain Patterson**

- Zone 6 - Captain Clay reported that Major Vazquez is retiring effective December 11; Zone 6 experienced over 2,000 vehicle thefts in 2019 and package thefts continue to be a major issue. The arrest of serial criminal Stanley Hill was a major accomplishment for Zone 6. The Toy Drive will continue until December 11, new, unwrapped toys can be dropped off at various locations.
- Zone 2 – Major Shaw rhas etired and has been replaced by Major Senzer who introduced himself to the group. Major Senzer has over 24 years experience with APD and was a Special Ops commander among other duties. He reported that a homeless couple were arrested for several burglaries in Lindridge Martin Manor. Zone 2 officers are proactively engaged in traffic enforcement. An NPU resident expressed concerns about a recording studio operating outside of regular hours and needing to be monitored.

- **Bureau of Housing and Code Compliance – Officer Edwards** [sledwards@atlantaga.gov](mailto:sledwards@atlantaga.gov) cell 404-326-6573
  - Officer Edwards did not have an update, but agreed to follow up on the homeless encampment under the bridge near Taqueria del Sol.
  
- **Public Works Code Enforcement – Office McKoy**
  - Officer McKoy has been replaced by Officer Valerie Ferguson. She can be reached at 678-221-8215 or [vferguson@atlantaga.gov](mailto:vferguson@atlantaga.gov). She reminded the group that yard waste bags in excess of 20 fall under the bulk procedures. An NPU resident inquired about the metal plates at Liddell and Cheshire Bridge Roads and when the City would pave the area. Residents were advised to call Ms Ferguson with reports of yard services blowing leaves into storm drains. Several attendees voiced the need for more frequent street cleaning by the City to prevent drains clogging with debris.
  
- **Watershed Management –Spence Peck, Watershed Ambassador**
  - Mr Peck discussed the importance of keeping leaves out of storm drains to prevent flooding and property damage. The state continues to be under a Level 1 drought and residents need to conserve water. He reported that the City is considering incentives for rain barrels. Mr .Peck agreed to follow up on a residents’ concern about an overflowing sewer tank near Cheshire Bridge Road. He reminded the group about City programs such as the Toilet Rebate programs, and assistance for Seniors with high water bills.

#### 5. Comments from Elected Officials

- State House of Representatives - Rep. Pat Gardner/Rep. Park Cannon

Park Cannon is unable to attend tonight’s meeting. She is doing a presentation on Diversity & Electability at Georgia Tech this evening. Park asked me to report that “pre-file” time has started and session begins the 2nd Monday in January.

- Councilmember District 6 – Jennifer Ide (Lance Orchid & Kent Strickland, staff)

Councilmember Ide noted that \$1 million in funding was available for sidewalk repairs in Districts 6 and 2. If there are accessibility issues and/or tree roots causing buckling, the City will repair sidewalks. Councilmember Ide also touched on a range of other topics including upcoming changes to parking in Virginia-Highland, the Morningside Master Plan and the new regulations being developed for scooters. She mentioned that the new Tree Ordinance is still a work-in progress and the governance of Invest Atlanta needs to be reviewed by the City Council especially as it relates to developers getting tax breaks for developments along the Beltline.

#### 6. Presentation(s)

- Barbara Daugherty with ATL311 discussed recent improvements to the service and encouraged residents to use 311 as the first point of call for any City requests as it allows for tracking and accountability. Ms Daugherty can be reached at 470-698-5171. Residents shared concerns about street sweeping, lack of tree fencing around ROW trees and the need for additional street lighting in certain neighborhoods.

- Department of City Planning - Samantha Terry with the NPU Unit within the Department of City Planning reported that the City is offering courses to educate citizens on City services, procedures and policies. Registration begins December 2019 for courses beginning January 2020. Email [npumail@atlantaga.gov](mailto:npumail@atlantaga.gov) for more information. Ms. Terry also shared details on the 2020 Community Impact Grant Program which is soliciting applications for funding for collaborative and unconventional projects. Applications open on January 6, 2020 with materials being due by March 6, 2020. Email [npumail@atlantaga.gov](mailto:npumail@atlantaga.gov) or call 404-330-6070 for more information.

## 7. Planner's Report

- NPU-F 2020 Election of Officers (see New Business)

## 8. Committee Reports

- Lindridge-Martin Manor Neighborhood Association – Kevin McBride, President; Rich Sussman, NPU Rep
  - No Report
- Morningside-Lenox Park Association – Ben Nemo, President & NPU Rep; John Ayers, Zoning & NPU Rep
  - No Report
- Piedmont Heights Civic Association – Jim Hardy, President; Tim Berube, NPU Reps
  - Annual Meeting is scheduled for November 24 at 3:30 pm. Speakers include Commissioner Keane, Councilmember Ide and Councilmember Westmoreland.
- Virginia-Highland Civic Association (VHCA) –David Brandenberger, President; Barry Loudis and Kay Stephenson, NPU Reps
  - The annual Tour of Homes is scheduled for December 7 and 8. Over 80 trees were planted in the neighborhood with help from Trees Atlanta.
- Edmund Park – Carol Wales, President, Pete Densmore, Neighborhood Rep; Sally Montgomery, Zoning
  - No Report
- Emory/CDC Area/Druid Hills – Darin Engle  
The Civic Association meets on the third Wednesday of every month. Representatives from the Linear Parks Association and the Equal Justice Initiative are scheduled to speak at the November meeting.
- Parks, Trees, and Environment – Rich Sussman/Jack White  
Stephanie shared information on the Tree Next Door, a neighborhood organization set up to monitor and preserve Atlanta's tree canopy. She distributed a flyer that showed the destruction of the tree canopy.
- Public Safety Committee – Jim Hardy
  - No Report
- Education Committee (vacant)

**Chair report:**

- The Man Cave LRB application has still not been scheduled for a License Review Board meeting. Issue was discussed during APD report.
- Also received an application to encroach the 75' Stream Riparian Buffer at 2070 Cheshire Bridge. You may remember that about a year ago we were asked to support an Invest Atlanta Housing Opportunity Bond application for affordable housing. The application has been sent to Jack/Rich/Morningside and Lindridge Martin Manor. Unless they will require a variance, this will be the only time that we see their plans. Our comments are due by October 31<sup>st</sup>.
- NPUs have been asked to provide input on the COA Community Block Grants program. I have a Hard copy of the documentation is available, or can send an electronic version to anyone who is interested.
- November APAB meeting –
  - Elections for 2020 officers were conducted on Saturday. Debbie was reelected as President for another term.
  - The general body voted to cancel the December 21<sup>st</sup> APAB meeting given the proximity to Christmas.
  - It was announced that City Council Public Utilities Committee is reviewing the Comcast cable contract with the city. There are a number of issues with it including the lack of public notice for a public hearing. There is a lot of concerned citizens that the contract is not citizen friendly. APAB is sending a letter to the Council asking that they slow the process down until a revenue audit is completed
  - The Chief of Staff for Councilmember Antonio Brown's office attended the meeting to discuss NPU issues that his office has heard. We understand that his office is preparing to introduce legislation to standardize some of the functions of the NPUs, including the elections process. There is also some talk that CMs want to standardize by-laws and meeting formats. He was not well-received at the meeting.
  - I represented APAB's position on the NPU Initiative at the Council CD/HS meeting last Tuesday. It's possible that there are several CMs who are ready to get involved with regulating the NPUs.
  - There are 2 vacancies on the Beltline TADAC to be filled by APAB representatives. . See Debbie for details.

9. Matters for Vote/Review and Comment

**Consent agenda**

<b>Application</b>	<b>Request</b>	<b>Recommendation</b>
V-19-230 631 Park Drive NE	Applicant seeks a variance from the zoning regulation to reduce the required east side yard setback from 7 feet to 3.5 feet and rear yard setback from 15 feet to 5 feet to construct a detached garage in the rear yard.	<b>VH: Defer at the request of the applicant</b>
V-19-231 627 Park Drive NE	Applicant seeks a variance from the zoning regulation to reduce the required east side yard setback from 7 feet to 3.5 feet and rear yard setback from 15 feet to 5 feet to construct a detached garage in the rear yard.	<b>VH: Defer at the request of the applicant</b>

- **NPU Action: Motion to approve the consent agenda carries unanimously.**

Special Event Application(s) – MOSE			
Event Name	Event Organizer	Event Location	Event Date
2020 Atlanta Science Festival Exploration EXPO	Cynthia Afford	Piedmont Park	March 21, 2020

COMMENTS: Does not involve alcohol or live music. Expect 15,000 attendees on a flow basis with around 5,000 at the peak.

**NPU-F Action: Motion to support carries on voice vote. All in favor with one opposed because of overuse of the Park.**

**Liquor License Application(s) – LRB**

Name of Business	Type of Business	Applicant	Property Address
Grana (Main and Rooftop Patio)	Restaurant New Business	Brian K. Ferris	1835 Piedmont Road NE

COMMENTS: Restaurant expected to open on January 13. No concerns.

**NPU-F ACTION: Motion to recommend approval carries on voice vote. Approved**

**Board of Zoning Adjustment Application(s) – BZA**

<b><a href="#">V-19-235</a> 936 North Highland Avenue NE</b> Applicant seeks a variance from the zoning regulations to reduce the required half depth front yard setback from 17.5 feet to 6 feet 8 inches to add to a single-family residence.
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**VaHi Report:** Applicant Scott Bird (on behalf of homeowners Tracy and Erin Watstein) seeks to reduce the half-depth front yard setback from 17.5' to 6'8" to build an exterior porch between two parts of the existing home that already sit along the proposed dimension. The entire variance area parallels Adair. No trees are being removed, and no stormwater issues were observed. Lot coverage will increase from 44.2% to 46.7%.

Both the Planning Committee and the Board note that while the owners aver that the three neighbors (one each on the west, south, and north who were to be notified are aware of this minimal change, we have not seen the typical relevant paperwork and will support a request for a postponement at the NPU meeting from any of those parties. No such request seems remotely likely.

**NPU-F Action: Motion to recommend approval carries by voice vote. Approved**

Zoning Review Board Application(s) – ZRB
Text Amendment(s) – Comprehensive Development Plan
<b>Application</b>
<b>Z-19-107 1104 ROSEDALE ROAD</b> An Ordinance by Councilmember Jennifer N. Ide to zone property located at 1104 Rosedale Road to the R-4 (Single-family residential) zoning district; and for other purposes.
<b>Legislation</b>
<b>19-O-1612/CDP-19-059 1104 Rosedale Road</b>

An Ordinance to amend the Land Use element of the 2016 Atlanta Comprehensive Development Plan (CDP) so as to redesignate property at 1104 Rosedale Road to the Single-Family Residential Land Use Designation and for other purposes.

**NPU-F Action: Motion to recommend approval of rezoning 1104 Rosedale Road to R-4 carries on voice vote. Approved**

**NPU-F Action: Motion to recommend approval of the Single-Family Residential Land Use Designation for 1104 Rosedale carries on voice vote. Approved**

10. Old Business – None

11. New Business – NPU-F 2020 Election of Officers

Nominations will also be taken from the floor. **For more information see the [NPU-F By-Laws](#)**

Chair	Debbie Skopczynski
Vice-Chair	Kay Stephenson
(Co-) Secretaries	Aruna Narasimhan & Carol Shunnarah

Committee Chairs:

Zoning -  
Parks, Trees & Environment – Jack White & Rich Sussman  
Public Safety- Jim Hardy  
Alcohol Permits -  
Education –

Nominations from the floor: None

Candidates for office were unanimously approved (20 approvals) with no abstentions or denials.

12. Adjournment

The meeting adjourned at 8:51 pm.