

NEIGHBORHOOD PLANNING UNIT – F



Monday, October 17, 2022 at 7:00 PM

Please pre-register by clicking [HERE](#)

Dial-In: 646-558-8656 Access code: 92815131493#

Meeting ID: 928 1513 1493

CONTACT INFORMATION

Debbie Skopczynski, **Chair** – 404.874.7483 or chair@npufatlanta.org

Kay Stephenson, **Vice-Chair** – kay.stephenson@gmail.com

Doug Young, **City of Atlanta, Planner** – 404.330.6702 or dyoung@atlantaga.gov

Leah LaRue, **City of Atlanta, Assistant Director** – 404.330.6070 or llarue@atlantaga.gov

Minutes

1. Welcome and Opening Remarks

- The meeting was called to order at 7:02 pm

The goPuff LRB application has been withdrawn and will be removed from tonight's agenda. The modified agenda (goPuff has been withdrawn) is adopted without objection.

2. Approval of Minutes

Thanks to Aruna Narasimhan for taking the minutes at our marathon meeting last month. The September minutes were posted on the NPU website and a link sent to those on the NPU mailing list.

Motion to approve the minutes was moved by Rich Sussman and seconded by Phyllis Wingo and carries by unanimous vote.

3. Announcements

- Effective January 2023, NPU-F will meet virtually on the Third Wednesday of each month and the Zoom Room will change. You will need to re-register for the zoom room and a new link will be sent out in December.
- Early voting for the November elections started today. There is a link on the Consent Agenda where you can find early voting locations. Once again, you can early vote at the Ponce Library and Buckhead Library.

4. Reports from City Departmental Representatives



<p>Atlanta Police Department Zone 2 – Major Allen Mitchell Zone 6 – Major Webster</p>	<p>APD Zone 6 Captain Kevin Knapp. krknapp@atlantaga.gov. Captain Knapp had nothing of significance to report. Property crimes from vehicles have gone down in recent weeks but are still concerning. Among the significant events, the alleged perpetrator of the robbery at 1925 Monroe Drive has been arrested.</p> <p>Major Ailen Mitchell. APD Zone 2 Commander. aamitchell@atlantaga.gov or 404-848-7231</p> <p>Crimes are down 11 percent in Zone 2. However, shoplifting and burglaries are up. The zone is focusing more resources in those areas. Car break ins continue and there has been a 24 percent increase in firearm recoveries.</p>
<p>APD Code Enforcement Delores Bryant Officer Lyles – In Rem manager</p>	<p>SR OFFICER A. BYRD II □ ATLANTA POLICE DEPARTMENT □ CODE ENFORCEMENT □ 818 Pollard Blvd □ Atlanta, GA 30318 □ 404-546-3829 (office) 404-710-9495 (cell) □ Email: arthurbyrd@atlantaga.gov. Code enforcement report has been sent to the NPU chair. Officer Byrd recommended that if commercial vehicles are seen in residential areas, the zoning department should be contacted. It is not a big issue in NPU-F</p>
<p>ATL311 Mrs. Johnny Wilson, Supportive Services Coordinator</p>	<p>ATL311 is the non-emergency call center for City of Atlanta services. 311 is the number you dial to report things like potholes, water main breaks, questions about your water bill and solid waste services, code violations, traffic light and sign maintenance, general information, and much more. We are open Monday-Friday, 7am-7pm. You can reach us by dialing 3-1-1 inside the incorporated city limits. Otherwise, our full phone number is 404-546-0311.</p> <p>If you would like to leave ATL311 feedback from today's meeting, please take our survey by clicking this link: https://www.surveymonkey.com/r/ATL311Meeting.</p> <p>We have launched a virtual assistant chatbot on our website at www.atl311.com. You can search city information, check the status of service requests, and submit certain requests on our chatbot. Currently, only our top services were added to the chatbot, but we will be adding more services in future versions of the</p>

	chatbot. Call Ga Power for all electric pole issues in the ROW.
Public Works Code Enforcement Officer Ferguson vferguson@atlantaga.gov , 678-221-8215.	Pete Francis - DPW SWEET OFFICER , Tel 404 938 1183, email: pfrancis@atlantaga.gov . Residents undertaking remodeling projects should ensure that construction waste is disposed of legally. Waste is being dumped in the City ROW illegally by some contractors. Homeowners will be held responsible for illegal dumping. Bulk pick up should be scheduled for more than 20 bags of yard waste and commercial landscapers should take away debris.
Watershed Management	Harry McGinness from Watershed Management stated that contractors are doing storm water pipe maintenance. A resident requested the construction timeline for the North Fork of Peachtree Creek.

5. Comments from Elected Officials

State Reps Park Cannon, Stacy Evans stacey@staceyevas.com Kennedae McClung – Chief of Staff	No Report
Others –	Jodi Merriday Community Engagement Program Director (jlmerriday@atlantaga.gov) 470-316-2382 was present from the Mayor’s office. Ms Merriday is reaching out to NPUs to understand neighborhood happenings and issues that are not being addressed.

6. Consent Agenda

Special Events

Event Name/ Applicant	Class/ # Participants	Event Location/ Date	Recommendation
Walk MS Atlanta 2023 Paul Nevill present	Class E/ 1,950 Participants Recurring Event	Piedmont Park April 22, 2023	Support

NPU-F Action: Motion by Rich Sussman 2nd by Rebekah Falkler to support the Consent Agenda carries by a vote of all in favor, 0 opposed.

7. Matters for Voting

Special Event Applications (MOSE)

Event Name/ Event Organizer	Class/Participants	Event Location/ Date
Virginia highland Winter Lights, Jingle Jog and Parade Rob Frazer	5,000 participants	Lanier Blvd/North Virginia Ave/ Hudson Dr December 9-10, 2022

Comments: The item was deferred and approved later on the agenda.

NPU-F Action: Motion to recommend deferral made by Jack White 2nd by Holly Sasnett carries by a vote of all ayes 0 nays.

No objections were raised to reconsidering the deferral. Hudson Drive will be closed during the event. Market hours are from 11 until 6. Proceeds go to the VH business association. Lanier Blvd will be closed in sections during the parade.

Motion to recommend approval was made by Rich Sussman and seconded by Rebekah Falkler. It carried unanimously.

Alcohol License Applications (LRB)

Name of Business/Applicant	Property Address	Request
goPuff Umer Jamshaid	2233 Faulkner Rd NE	Retail Package Change of Agent

Comments: Application has been withdrawn and removed from agenda.

Alcohol License Applications (LRB) – Review and Comment only

Name of Business/Applicant	Property Address	Type of Business /Request
Snooze, an A.M. Eatery Tammy L Jones	931 Monroe Dr NE Suite 112A (NPU-E)	Restaurant New Business

Comments: located in Midtown Promenade. No comments from NPU-F

Bibi Fares Kargar	675 Ponce De Leon Ave NE (NPU-M)	Restaurant New Business
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Comments: located in Ponce City Market; liquor, beer and wine consumer on premises
Items are only for review and comment. No comments from NPU-F.

Board of Zoning Adjustment Applications (BZA)

[V-22-149](#) 750 Courtenay Ct NE
Applicant seeks a variance to reduce the western side-yard setback from 7ft to 0ft 6in, reduce the eastern side-yard setback from 7ft to 3ft, reduce the rear-yard setback from 15ft to 10ft and to increase the lot coverage from the existing 52.2% to 53% for construction of additions to an existing single-family dwelling.

MLPA Report: Recommended approval

Comments: Applicant was present. Steve Robinson, architect, described the 3 variance requests.

NPU-F Action: Motion to approve was made by Rebekah Falkler and seconded by Jack White. The motion carried unanimously.

Text Amendments – Zoning Ordinance

Z-22-25

An Substitute Ordinance to amend the 1982 Atlanta Zoning Ordinance, as amended, by amending various provisions of the text, including creating definitions of “**commercial food preparation**” and “**delivery-based commercial kitchen**” by amending Chapter 29; and by amending the regulations of the Light Industrial District in Chapter 16, the Community Business District (C-1) in Chapter 11 by modifying the permissible uses and the parking requirements and the loading requirements, the Commercial Service District (C-2) regulations in Chapter 12 by modifying the permissible uses and the parking requirements and the loading requirements, the Office-Institutional District (O-I) in Chapter 10 by modifying the permissible uses and the parking requirements and the loading requirements, the Industrial Mixed Use District (I-MIX) regulations in Chapter 16A by modifying the permissible uses and the parking requirements and the loading requirements; and for other purposes.

Comments: The NPU previously considered this application in May and voted to recommend approval. Comments from this meeting included: why restrict to 2 or more businesses? How does this impact Project Open Hand (in Armour Ottley area) Any issues with Manchester/Liddell area? In C-1, the parking requirements are twice as high as a restaurant.

The legislation creates definitions for **commercial food preparation** and **delivery-based commercial kitchen**. This substitute legislation adds the additional zoning districts O-I, C-2, and I-Mix. Because more zoning districts have been added, an additional vote is required.

NPU-F Action: Motion to recommend approval by Rich Sussman and 2nd by Holly Sasnett carries with a unanimous vote.

8. Presentations

Doug Young – Department of City Planning | Office of Design – Historic Preservation Studio: LGBTQ+ Historic Context Statement – Project Update

- The project has several objectives including ensuring that Atlanta retains its historic identity. It involves assessing the historical significance of places that matter to the LGBTQ+ community. Atlanta will join other cities that have similar efforts underway.
- Once places and spaces are identified, the effort will research ways to preserve them and potentially add them to the National Register. Report will be out in February 2023. Allowing for formal recognition of historic places and spaces is the first step.

- The project email is lgbtqcontext@historicalatlanta.org and the web link is atlfutureplaces.com/lgbtq-grant
- Planner’s Report – Doug Young, Interim Assistant Director, Office of Design, 404-330-6702,
- Other announcements from Mr Young included a listing of courses offered by NPU University and the reopening of the Fairlie Poplar boardwalk. Leah LaRue is conducting conversations with neighborhoods and historic preservation week will be scheduled in 2023.
- <https://www.atlantaga.gov/government/departments/city-planning/neighborhood-planning-units/updates>

9. Neighborhood and Committee Reports

Lindridge Martin Manor	The annual South Fork Conservancy fundraiser “Creek Rising” is set for October 20 at Zonolite park.
Piedmont Heights	The PHCA annual meeting will be held on November 13 at 3 pm at the Carlyle. It is held jointly with the PH Business Alliance.
Morningside Lenox Park	<ul style="list-style-type: none"> • Annual meeting and election of board positions will take place next month, November 14 • Final concert in the park at Sidney Marcus this Friday, October 21 • Pickleball tournament was rescheduled for November 12 at Lenox-Wildwood
Virginia-Highland	Portman has acquired six properties at Ponce Place and Ponce de Leon Avenue. The annual Va-Hi Halloween event will be held on October 29.
Edmund Park	N/A
Emory/CDC area/ Druid Hills	N/A
Parks, Trees & Environment (Rich Sussman)	N/A
Education (Leah Matthews)	A series of meetings are scheduled for the latter half of October and November to discuss the Midtown cluster. Naming suggestion link for the new elementary school can be found at: https://docs.google.com/forms/d/e/1FAIpQLSfzH9wTWrv5zd0JL8TfiVzrUer7cuL1uObCUBDJLbC7Yibqww/viewform?fbclid=IwAR1bpAt2an1GLZ9e9VPnHmjnu_31tTC92s2gBb9N9q0-lr7PX9O8FZa8ItM

Public Safety (Kay Stephenson)	No report
APAB (Kay Stephenson, Delegate, Debbie Skopczynski, Alternate)	<p>The NPU Chair attended the October APAB meeting. Discussed at the meeting was a resolution asking the DCP to specify an amount of residential component in MRC zoning districts. Some parts of the City are seeing MRC developments built without any residential units.</p> <p>The new DCP Commissioner Prince will be at the November APAB meeting and will be meeting NPU Chairs on October 26th at an NPU Chair Appreciation Dinner. APAB officer elections will be held in November. Leah LaRue announced that Zoning Enforcement Officers will start attending NPU meetings in early 2023.</p> <p>NPU boundaries will be discussed at a meeting on October 27.</p>
Chair Report	<p>Received an SAP for renovation of the at 1824 Cheshire Bridge Road for the new restaurant Six Feet Under replacing Roxx. They are proposing to replace the existing patio and roof covering with a new patio and roof structure that is slightly smaller than existing. They are also increasing the landscape area to provide a softer and more welcoming patio presence, while increasing pervious surfaces. The parking lot remains unchanged.</p> <p>Copies were sent to PH, MLPA and LMM. Comments are due back to the city by October 28th. It is scheduled for the next SAP hearing.</p> <p>The new date for enforcement of Short-Term Rental is now December 5th. Applications can be tracked in the City's Accela database. You can get notifications of applications in your neighborhood by subscribing to 9mile.us</p> <p>We will continue to meet virtually.</p>

10. Old Business - None

Rich Sussman encouraged state representatives to attend the November NPU meeting ahead of the new legislative session.

11. New Business

Nominations for 2023 NPU-F Officers and Committee Chairs (Election in November)

Position	Nomination	Nomination from Floor
*Chair	Debbie Skopczynski	
*Vice-Chair		
*Secretary(ies)	Aruna Narasimhan/Carol Shunnarah	
Zoning & Economic Development (Planning)	Jack White/Rebekah Falkler	

Alcohol Licensing and Permits	Jane Rawlings	
Public Safety	Kay Stephenson	
Education	Leah Matthews	
Parks, Trees and Environment		Holly Sasnett was nominated co-chair by Rich Sussman. Kay Stephenson nominated Rich Sussman as co-chair and he accepted.
Communications (ad hoc committee)		Andrew Mackler nominated by Kay Stephenson
APAB Delegate		
APAB Alternate		

*Officers

13. Adjournment

The meeting was adjourned at 8:41pm. Motion by Rich Sussman 2nd by Holly Sasnett.

PUBLIC NOTICES AND ANNOUNCEMENTS

Public Notice

Food Truck Requests

1. [Katie Voelpel](#), 779 North Highland Ave NE – Midtown has a program where permitted spots are allocated to food trucks. Atkins Park has had success with food trucks. The City is promoting the program in other areas of Atlanta. Trucks sign up for slots and use the space.

Special Administrative Permit

In response to changes introduced by the adoption of House Bill 1405, pursuant to Title 36 of the Official Code of Georgia annotated “The Zoning Procedures Law”, effective July 1, 2022, all SAP (Special Administrative Permit) applications will be presented at a public hearing. All applications will be published in a paper of general circulation and will include the time, place and purpose of the hearing and the location of the property.

SAP hearings will occur on the 2nd and 4th Wednesday of every month starting at 12:00pm. The meetings will be held in Committee Room #1, located on the 2nd floor of the City Hall annex, 55 Trinity Avenue. Comments on applications may also be submitted to city staff via email at sapcomments@atlantaga.gov. Please click [here](#) for more information on the SAP public hearing process and to view upcoming meeting agendas.

Campaigning by Elected Officials & Candidates

Campaigning at NPU meetings is strictly prohibited by the City of Atlanta’s Code of Ordinances.

Sec. 6-3019 Prohibition of Political Forums

“Neighborhood planning unit meetings shall not be used for political forums or campaigning for city, county, state, or federal elections.”

Examples of campaigning could include, but not be limited to:

- Introduction of elected officials as political candidates in upcoming elections;
- Distributing campaign materials and literature; and
- Conducting either of the above in City Hall, its rooms or offices.

Please contact Leah LaRue at 404.546.0159 or llarue@atlantaga.gov with any questions or concerns.