

# NEIGHBORHOOD PLANNING UNIT-F

Wednesday, September 18, 2024 at 7:00 PM

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

Meeting ID: 845 9824 9006

Dial In: +1 646-558-8656 Access Code: 845 9824 9006#



## CONTACT INFORMATION

Debbie Skopczynski, **Chair** – 404.874.7483 or [chair@npufatlanta.org](mailto:chair@npufatlanta.org)

Anna E. Williams, City of Atlanta, Substitute Planner - 470-230-72990 or [aewilliams@atlantaga.gov](mailto:aewilliams@atlantaga.gov)

Leah LaRue, **City of Atlanta, Director** – 404.330.6070 or [llarue@atlantaga.gov](mailto:llarue@atlantaga.gov)

## Minutes

### 1. Welcome and Opening Comments

The meeting was called to order at 7:05 pm

The agenda is adopted without objection.

### 2. Approval of Minutes

The August minutes have been prepared and uploaded on the NPU-F website. They were adopted without objection.

### 3. Announcements

- We are considering amendments to the NPU-F 2025 Proposed Bylaw and Policy.
- Early voting begins in Atlanta on October 16. Please ensure that you are properly registered to vote by going to the Secretary of State's website. Ponce Library and the High Museum of Art are our closest voting sites. Emory University has early voting sites for Dekalb residents. More information is on the Consent Agenda, including hours.
- The Atlanta Botanical Garden has withdrawn their special exception request for a parking reduction. This application is part of their original expansion document. They submitted their SAP on September 4th. It was received on September 16 which has triggered our 21-day review period. More on this later in this meeting.

Expectations for the October Agenda:

- Candidates for NPU Officer positions will be announced next month.
- An outdoor patio at The Mixx, in Ansley Square, will be here next month for a vote.
- The Beltline Subarea 6 Master Plan recommendations will be here for a vote.
- An alcohol license at Aria Gentlemen's Club has been deferred until October.

### 4. Reports from City Departmental Representatives

<p><b>Atlanta Fire Department</b>  3rd Battalion  Midtown on 10th Street  Battalion Chief Michael Roman</p>	<p>Chief Roman from Atlanta Fire Rescue provided a brief update with the following key points:</p> <ol style="list-style-type: none"> <li>1. New fire apparatus, service trucks and hybrid trucks, are coming in. Hybrid are a combination of gas and electric as part of our initiative to update our equipment. Two Rivian electric trucks are coming in, also.</li> <li>2. Promoted the Closed Door campaign, advising residents to close bedroom doors at night for better fire protection.</li> </ol>
	<ol style="list-style-type: none"> <li>3. Offered to answer any questions from attendees.</li> <li>4. Many of the beautification efforts have been removed because they hinder their equipment from moving on the streets. Bike lanes have also caused issues. Some of their newer equipment makes this easier. Double parking on smaller roads can also be challenging.</li> <li>5. Question asked about a small building fire at the Regions Bank on Cheshire Bridge. They don't know what started the fire; there was evidence of people living in the building.</li> </ol>
<p><b>Atlanta Police Department</b>  Lt. Walls (for Zone 2)  Over Traffic, Bike, &amp; Care Units  Captain A. Harris (for Zone 6)</p>	<p>Lt. Walls provided the following report for Zone 2:</p> <ol style="list-style-type: none"> <li>1. Crime in Zone 2 is down 11% year-to-date across all categories of part one crimes.</li> <li>2. Violent crimes are down 35%; traffic crimes are down 9%.</li> <li>3. NPU-F had 34 fewer vehicles broken into, higher than last month.</li> <li>4. Residents are encouraged to connect their cameras to the Police Department. This will increase their ability to solve crimes in a more efficient time frame.</li> </ol> <p>Lt. Walls encouraged residents to keep their cars clean and not store valuables or firearms in vehicles to prevent break-ins.</p> <p>Captain Harris wanted to remind residents to not start their cars and leave them running without being locked. Ensure that your home is well secured before leaving.</p> <p>Question from a Street Captain about an incident that occurred on Oak Lawn involving 5-6 police cars. Officer Harris committed to find out what was happening.</p> <p>A resident questioned if Morningside has had an uptick in residential burglaries. She said Zone 6 only had four burglaries but didn't think any were in Morningside.</p>

<p><b>APD Code Enforcement</b></p> <p>Officer L. Lawrence  Atlanta Police Department  Code Enforcement Section  (470) 694-1236</p> <p><a href="mailto:LLawrence@AtlantaGa.gov">LLawrence@AtlantaGa.gov</a>  <u>Y</u></p>	<p>Officer Joseph Young from Code Enforcement provided the following report:</p> <ol style="list-style-type: none"> <li>1. Trash Collection Competition on September 20 &amp; 21.</li> <li>2. Yard Trimming collection, over 20 bags you need to call 311 to schedule a pickup.</li> <li>3. Bulk items also need a call to 311 to schedule a pickup. Please schedule first so people don't go through your trash when you put it at the street. Put it in a clear spot so the equipment can pick it up.</li> </ol>
<p><b>Office of the Ombudsman of Neighborhoods</b></p> <p>Clyde Mitchell  Neighborhood Relations Manager  <a href="mailto:clmitchell@atlantaga.gov">clmitchell@atlantaga.gov</a>  404.510.8498</p> <p>Dr. Jodi Merriday  <a href="mailto:exe-jmerriday@atlantaga.gov">exe-jmerriday@atlantaga.gov</a>  470.316.2382</p>	<p>They can help you to resolve any issues you are having in your neighborhoods. They can also help you to escalate any outstanding issues.</p> <p>They are waiting for information on how to go ahead with the Blighted Residential issues.</p>
<p><b>ATL311</b></p> <p><b>Tamika Merriweather</b>  NPU-F Ambassador  <a href="mailto:ATL311@Atlantaga.gov">ATL311@Atlantaga.gov</a>  404.546.0311</p>	<p>Tamika Merriweather's report:</p> <ol style="list-style-type: none"> <li>1. 311 has extended its hours to 7am - 12 midnight.</li> <li>2. PAD (likely Policing Alternatives &amp; Diversion Initiative) is also planning to extend hours, but no date announced yet.</li> <li>3. There are now 5 ways to reach 311: <ul style="list-style-type: none"> <li>- Call 311 (or 404-546-0311 if outside city limits)</li> <li>- Email <a href="mailto:atl311@atlantaga.gov">atl311@atlantaga.gov</a></li> <li>- Chat through the live portal Ava at <a href="http://atl311.com">atl311.com</a> - Social media</li> <li>- New online chat option</li> </ul> </li> <li>4. 311 has updated their phone prompts to help distinguish between emergency (911) and non-emergency (311) calls.</li> <li>5. 311 can assist with reporting encampments and provide information on living assistance and utility support services.</li> <li>6. Question on who to contact regarding an encampment and/or homeless people in need. Call 311 or PAD.</li> <li>7. The City has been trying to clear people from under over passes and such as the weather gets cold. The City is patrolling all homeless encampments and sightings daily to try to assist as needed. Call PAD to alert them to an issue and include descriptions, and any information you can share.</li> </ol>

<p><b>Public Works Code Enforcement</b></p> <p><b>Officer Angel Stevens</b>  <a href="mailto:Asstevens@Atlantaga.gov">Asstevens@Atlantaga.gov</a>  404.205.1238</p>	<p>Officer Young reported:</p> <p>Cheshire Bridge, old Regions Bank parking lot, has had some progress made. The owners are expected to maintain the property; they removed a truck load of trash and furniture from the site. They committed to sending a truck out there weekly and to limit access.</p> <p>Officer Young recently left Code Enforcement and wanted to introduce us to Officer Stevens. She is taking on the cases coming in until a person is assigned to this position permanently.</p> <p>Question asked about the new Blighted Residential Resolution. Who is responsible for this? This department or 311? Officer Young stated that he thought the Mayor’s Office is using their current information.</p>
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<p><b>Fulton County Solicitor</b>  <b>Janel O. Bowles, Solicitor</b>  <b>Senior Counsel, City of Atlanta, Office of the Solicitor,</b>  <a href="mailto:jbowles@atlantaga.gov">jbowles@atlantaga.gov</a> 770-542-7759</p>	<p>Janel Bowles from the Office of the City Solicitor reported that:</p> <p>Her office has been informed that their office will be involved with any Blight properties’ prosecution as they are referred to the courts. They will mostly involve vacant buildings initially. Still working out the procedures on this.</p> <p>She promised to share information about the blight legislation with the NPU once it becomes available.</p>
<p>Inspector General Shannon Manigault  <a href="mailto:inspectorgeneral@atlantaga.gov">inspectorgeneral@atlantaga.gov</a>  404.546.2270</p>	<p>She began with a brief history of her office. Her Office is designed to prevent tax fraud, waste, abuse, and corruption; and, to bolster public trust in government.</p>

5. Comments from Elected Officials – None

6. Consent Agenda

**Special Events**

Event Name/ Applicant	Class/# Participants	Event Location/Date	Recommendation
<p><b>Rose Market</b>  Brandon Moreira</p>	<p>Class E/  800  Participants</p>	<p>The Meadow at  Piedmont Park  November 16, 2024</p>	<p><b>Application  Withdrawn</b></p>
<p><b>Atlanta Persian Festival</b>  Hamid Garmestani</p>	<p>Class D/  2,000 participants</p>	<p>Piedmont Park - Charles  Allen Gate  April 6, 2025</p>	<p><b>Support</b></p>
<p><b>Atlanta Bellline, Inc.</b>  Summer Bike Giveback  Brittany Brewster</p>	<p>Class E/  1,999 Participants</p>	<p>Piedmont Park – 10th  Street  (The Meadow)  May 17, 2025</p>	<p><b>Support</b></p>

<b>Atlanta Bellline, Inc X Tigger</b> Bike Fest Brittany Brewster	Class E/ 1,999 Participants	Piedmont Park – 10th Street (The Meadow) May 3, 2025	<b>Support</b>
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Consent agenda requirements: All Class E events and one-day Class D events that are recurring. Neighborhood events are not eligible.

**NPU-F Action: Motion by Kay Stephenson, 2<sup>nd</sup> by Rich Sussman, to approve the Consent Agenda carried by a vote of 24 in favor, 0 opposed.**

7. Matters for Voting

Every September all NPUs are required to confirm their bylaws for the following year. These must be submitted to the City by the end of September. We have four bylaws amendments.

**Proposed amendments to NPU-F Bylaws and Policy Sheet:**

<https://docs.google.com/document/d/1ZJj4Du3phEi1z9zXu3hSvjXc-olWy4Jm/edit>

1. **Article 8: Motion by Kay Stephenson, 2<sup>nd</sup> by Marla Johnson, to approve Amendment to Article 8 carried by a vote of 24 in favor, 0 opposed.**
2. **Article 10: Motion by Annette McBrayer and 2<sup>nd</sup> by Kay Stephenson, to approve Amendment to Article 10 carried by a vote of 24 in favor, 0 opposed.**
3. **Section 4 of the Policy Sheet: Motion by Annette McBrayer and 2<sup>nd</sup> by Kay Stephenson, to approve Amendment to Section 4 is approved by a vote of 25 in favor, 2 opposed.**
4. **Section 11 of the Policy Sheet: Motion by Kay Stephenson, and 2<sup>nd</sup> by Rich Sussman, to approve Amendment to Section 11 is approved by a vote of 22 in favor, 0 opposed.**
5. **Recommendation of Approval of our NPU-F Bylaws and Policy Sheet for 2025: Motion by Kay Stephenson, and 2<sup>nd</sup> by Rich Sussman, to approve our 2025 NPU-F Bylaws and Policy Sheet is approved by a vote of 28 in favor, 0 opposed.**

Special Event Applications (MOSE)			
Event Name	Event Organizer	Event Location	Event Date
Atlanta Dogwood Festival	Rebekah Jones	Piedmont Park	April 11-13, 2025

Comments from residents regarding traffic concerns on Monroe Avenue. Motion to support Dogwood Festival carried by 24 votes in favor, 0 opposed.

One Music Festival, which was supported at our August NPU-F meeting, is no longer going to be held in Piedmont Park. It is now going to be in Central Park.

The Planning Department notifies us, from time to time, that an application has changed and asked if our recommendation would stand or if we wanted it on our next NPU-F agenda. This happened twice this past month. The Pride Festival amended their site plan. The second was Light the Night Festival on October 5, including a 5K. They have added three bouncy houses to their site plan. In both cases, our Chairwoman responded that it was not necessary to include them on our September agenda.

## Zoning Review Board Applications (ZRB)

U-24-27 650 Montgomery Ferry Road

Applicant seeks a special use permit to operate a private school.

Comments: They wish to take down a small brown house and replace it with a building that better fits their needs.

NPU-F Action: A motion to approve the site plan change was made by Tim Berube, seconded by Kay Stephenson. The motion was approved by a vote of 23 in favor, with 0 opposed.

## Proposed Legislation – Atlanta City Council

Z-24-59

An Ordinance by Councilmembers Matt Westmoreland, Michael Julian Bond, Amir Farokhi, Liliana Bakhtiari, Alex Wan, Andrea L. Boone, Marci Collier Overstreet and Antonio Lewis to authorize the removal of 103 privately owned billboard faces and their supporting structures, permitted under Part 16, Chapter 28A of the 1982 Zoning Ordinance of the City Of Atlanta, as amended, in exchange for the right given to their owners to upgrade and/or relocate 27 billboard faces and their supporting structures; and for other purposes.

Questions and concerns were discussed between the applicant and residents. All questions and concerns were answered to their satisfaction. Virginia-Highland took a vote on this issue but their representative is no longer in the meeting.

NPU-F Action: A motion to approve this proposed legislation was made by Rich Sussman and seconded by Jack White. The motion was not carried by a vote of 21 opposed, with 4 in favor.

A motion was made by Annette McBrayer, seconded by Vicki Davis, to recommend denial of the Grand Bargain. The motion was approved by a vote of 18 in favor, with 6 opposed.

### MATTERS FOR REVIEW AND COMMENT

## Atlanta Department of Transportation (ATLDOT)

[Abandonment of Public Right-of-Way: Westminster Drive](#) between Piedmont Avenue and Atlanta BeltLine Trail – Eastside [SURVEY PLAT, DESCRIPTION](#) (NPU-E)

Comments: A robust discussion was held regarding how the Atlanta Botanical Gardens wishes to build a new road through Piedmont Commons, to cross the Beltline, to build a bridge over Clear Creek, to build this road in a flood plain, and, finally, to dump untold amounts of more traffic onto Monroe Avenue. Monroe is already heavily trafficked and doesn't need any additional traffic.

Piedmont Park has a website link on the Consent Agenda to their current survey regarding their Master Plan. <https://piedmontpark.org/comprehensive-plan-for-piedmont-park-2024/>

A motion was made to adopt Charles Kaften's written statement (posted in the chat) as the comment by NPU-F by Ben Terry and seconded by Key Stephenson. The motion was approved by 25 in favor, 0 opposed.

Chairwoman should send our Comments to the Planning Office, to our Council Person, Alex Wan, to Byron Amos, the Chair of the Transportation Committee of the City Council, and to ATL DOT.

## 8. Planner's Report - Anna Williams

There were no significant updates on previous voting items

September marks the 50th Anniversary of NPUs and marks the beginning of our final phase of "Planning Atlanta Together." Approximately 100 people attended the first block party in Sylvan Hills. For more information on this and other events, please text NPU ATL to 24251.

There are two important processes going on. Plan A to update the City's Comprehensive Development Plan and ATL Zoning 2.0. They will be hosting meetings across the City between October and February. Kick-off event on October 10 on the top floor of the Bank of America Plaza. Or schedule updates and information on Plan A, please visit Atlantaforall.com

The Zoning rewrite continues. The Module One discussion draft was available for review on May 20th. Module Two, Development Standards, will be released on December 4th. Please go through this module and leave comments until March 31st at ATLzoning.com.

The Atlanta City Studio is celebrating its reopening after their flood.

The Atlanta City Book Club will be discussing "Over My Dead Body, Unearthing the Hidden History of America's Cemeteries" on December 24th.

Trash Bash ATL, citywide initiative to celebrate World Clean Up Day, is September 20th and 21st.

As a reminder, NPU University courses are free to all Atlanta residents. Upcoming courses include Code Enforcement Academy, Parliamentary Procedures 3, Atlanta Community Engagement Playbook, Density Matters, Neighborhood Revitalization, Intro to Geographic Information Systems, and Understanding Workforce Housing and Affordability.

## 9. Neighborhood and Committee Reports

<b>Lindridge Martin Manor</b>	No report.
<b>Piedmont Heights</b>	No report

<b>Morningside Lenox Park</b>	Concert in the Park on Friday.

<p><b>Virginia-Highland</b></p>	<p>Virginia-Highland had elections for their Civic Association Board of Directors. They will have an organizational meeting in a few weeks and then be able to announce the new officers.</p> <p>Tour of Home is coming up in October. Get your tickets. They are still looking for volunteers. You get two free tickets when you volunteers.</p>
<p><b>Edmund Park</b></p>	<p>No report</p>
<p><b>Emory/CDC area/ Druid Hills</b></p>	<p>No report</p>
<p><b>Parks, Trees &amp; Environment (Rich Sussman)</b></p>	<p>We found out, via our scout Stepanie Coffin, that Trees Atlanta and the City will be very busy planting trees in NPU-F. On November 8, in Orme Park; it was designated as the area in Council District Six that will get trees. We lost many trees due to the drought.</p> <p>December 7, Trees Atlanta has spotted two streets that really need trees. They are planning to plant over 70 trees on Highland Terrace and Glen Arden Way.</p> <p>On December 14, Trees Atlanta will be planting trees in several spots, primarily around the Ponce De Leon area. Additional trees will be planted on the NE corner of North Highland Park where the area is being landscaped with trees and other plantings. The trees are a gift to the park by Trees Atlanta.</p> <p>The best time to plant trees in the City of Atlanta is between the middle of October to the middle of December.</p> <p>South Fork Conservancy will be holding its fundraiser at Zonolite Park from 5-7:30 tomorrow afternoon. They have really been supporting the development of trails and protecting the resources of the South Fork of Peachtree Creek.</p> <p>If you do have a lawn, do not cut it very high. If you have a lawn service, if you have a drought, don't cut it at all because the root structure will become stressed. My advice, and the advice of the University of Georgia Horticultural people, is when you have a drought, only cut a little bit of the grass or no grass at all. You will be thankful later on in the year.</p>
<p><b>Education</b></p>	<p>No report</p>
<p><b>Communications (Marla Johnson)</b></p>	<p>No report</p>



<p><b>Public Safety (Kay Stephenson)</b></p>	<p>When Club Platinum came before the NPU last month, it was delayed for 30 days. We will be going before the IRB again next Tuesday. It would be great to have some community members show up and show their support both for the NPU-F denial and APD's recommendation of denial.</p> <p>There is an opportunity at the LRB meeting for public comment, usually at the beginning of the meeting. It starts around 5:00, but usually a little later because this group never shows up on time. You are given two minutes to speak and the LRB members usually ask questions. They listen and take this into their final determination of an application.</p>
<p><b>APAB (Debbie Skopczynski, Voting Member)</b></p>	<p>The September meeting of APAB is next Saturday. I will report next month on that.</p>

<p><b>Chair Report</b></p>	<p>For the 2024 Community Project Grants; the funds have finally been received by Piedmont Heights. They are our fiscal agent. If you have an approved community impact project, please get in touch with Fola, the Treasurer at Piedmont Heights, to collect your project funds.</p> <p>I have a short Share Report. We've already discussed the ABG service road, Amsterdam Walk has no changes, the Amsterdam block application is still on hold pending a decision by Watershed Management on Portman's request to use Evelyn Avenue as their primary access to Amsterdam Walk.</p> <p>We have received several SAPs this month. All of the SAP hearings will be held on October 24th. The first is BL-24-30, which is the Big John's Christmas tree sale at Ansley Mall. Next is BL-24-26 and 27 which are also at Ansley Mall. The proposed renovations on the Beltline side of the Mall include landscaping changes, installing a traffic gate, and some renovations by Lewis Barbeque which is going into the Mall. These have all been sent to Piedmont Heights for their review.</p> <p>The last was the BL-24-29 that's the ABG expansion that has been sent to all neighborhoods for review. If you are interested in reading it, go to the NPU-E website. They are maintaining all the documents for the Atlanta Botanical Garden expansion. If you click on the three dots in the righthand corner, you can find those documents there.</p> <p>NPU-F officer elections will be held at the November meeting. Our Bylaws require us to present a slate of officers at the October</p>
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	<p>meeting. All positions are open and to be filled.</p> <p>I want to make a note that we've limped along without a Vice-Chair this year and we've got to have one for next year. If you are interested, let me know and I will brief you on how that position can be used.</p> <p>Finally, a reminder to register to vote in the presidential election. The last day to register is October 7. Be sure to verify your voting registration status on the Secretary of State's website before October 7 just to make sure you haven't "accidentally" been removed from the voting rolls see the Consent Agenda for voting locations for early voting which starts October 15.</p>
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10. Old Business - None

11. New Business

12. Adjournment

The meeting was adjourned at 10 pm. Motion by Kay Stephenson, 2<sup>nd</sup> by Rich Sussman.