

# NEIGHBORHOOD PLANNING UNIT – F



Wednesday, March 19, 2025 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)

Doug Young, **City of Atlanta, Planner** – 404.330.6702 or [dyoung@atlantaga.gov](mailto:dyoung@atlantaga.gov)

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

## AGENDA

1. Welcome and Opening Remarks
2. Approval of Minutes
3. Announcements
4. Reports from City Departmental Representatives
5. Comments from Elected Officials
6. Consent Agenda
7. Matters for Voting (please see attachment)
8. Presentations
  - Department of City Planning Update on Plan A - Atlanta's 2025 Comprehensive Development Plan: Plan A's Planning Process
  - PATH Foundation on behalf of the Department of Parks and Recreation: Trails ATL | Eric Ganther
9. Planner's Report
10. Neighborhood and Committee Reports
11. Old Business
12. New Business
13. Adjournment

### NPU-F VOTING RULES per [2025 Bylaws](#)

Eligible members shall be any person 18 years of age or older whose primary place of residence is within the NPU-F designated area or a representative of any corporation, organization, institution, or agency which owns property or has a place of business or profession within NPU-F designated area (Article II). All eligible members shall have one (1) vote to be cast in person or virtually. Corporations, other business entities, organizations, institutions, agencies, businesses, or professionals shall, by notarized letter of appointment, designate one person as voting representative. Any resident, as defined in Article II Membership, desiring to vote at an NPU-F meeting, shall sign-in on an official sign-in sheet. He/she shall list his/her address and provide reasonable proof of residency. (Article III).



# MATTERS FOR VOTING

NPUs provide recommendations to the City of Atlanta by voting to support or oppose applications. The application and the NPU's recommendations, along with Staff recommendations, are then considered by the appropriate board, association, commission, or office.

<b>Special Event Applications (MOSE)</b>			
<b>Event Name</b>	<b>Event Organizer</b>	<b>Event Location</b>	<b>Event Date</b>
<a href="#">Christ Covenant Easter Worship Service</a>	Leslie Dickinson	Piedmont Park Legacy Fountain – 400 Park Drive	April 20, 2025
<a href="#">Virginia Highland Porchfest and Rock n Run</a>	Caitlin Norrell	869 Virginia Avenue NE – Todd Road NE – Greenwood – Drewry Street NE	May 17, 2025
<a href="#">Indigenous House Atlanta</a>	John Dennis	Piedmont Park Large Pavilion – 400 Monroe Drive	May 18, 2025
<a href="#">Atlanta Jazz Festival</a>	Monica Prothro & Mary Kate Duncan	Piedmont Park	May 24-26, 2025
<a href="#">ATL Spring Market</a>	Sydney Howell	Piedmont Park	May 31, 2025
<a href="#">Cafe City Festival</a>	Queen Brown De Thiam	Meadow @ Piedmont Park - 1320 Monroe Drive NE	June 8, 2025
<a href="#">Juneteenth Atlanta Parade and Music Festival</a>	Bob Johnson	Piedmont Park	June 14-15, 2025
<a href="#">Pure Heat Community Festival</a>	Melissa Scott	Piedmont Park - 400 Park Drive NE	August 31, 2025
<a href="#">Atlanta Out of the Darkness Walk</a>	Chelsea Piatt	Piedmont Park	November 2, 2025
<a href="#">Atlanta Alive</a>	Joseph Turnbull	Piedmont Park – The Meadow	November 14-16, 2025
<a href="#">Stitched2ATL (Piedmont Creative Market)</a>	Brandon Benavides	Piedmont Park	November 22, 2025

<b>Alcohol License Applications (LRB)</b>				
<b>Name of Business</b>	<b>Type of Business</b>	<b>Applicant</b>	<b>Property Address</b>	<b>Request</b>
<a href="#">Mistora</a>	Restaurant	Jacob Isliker	1620 Piedmont Avenue	Change of Ownership

<b>Board of Zoning Adjustment Applications (BZA)</b>		
<b>Application</b>	<b>Property Address</b>	<b>Public Hearing</b>
<a href="#">V-25-18</a> Applicant seeks a variance from the zoning ordinance to 1) reduce the south side yard from the required 7 feet to 3 feet 2 inches, 2) reduce the rear yard from the required 15 feet to 4 feet 2 inches. Applicant also seeks special exceptions to 3) increase the total floor area of an accessory building from 30 percent of the main structure to 36.8 percent, and 4) increase the maximum width of a driveway from the required 20 feet to 30 feet.	983 North Highland Avenue NE	April 3, 2025
<a href="#">V-25-19</a> Applicant seeks a variance from the zoning ordinance to increase the maximum lot coverage from the required 50 percent to 54.6 percent.	1296 North Morningside Drive NE	April 3, 2025

<a href="#">V-25-32</a> Applicant seeks a variance from the zoning ordinance to 1) reduce the west side yard from the required 7 feet to 3.5 feet. Applicant also seeks special exceptions to 2) remove the requirement of the front door facing and being visible from the adjacent street, and 3) allow for a parking bay in the required east side and rear yard.	918 Glen Arden Way NE	April 10, 2025
<a href="#">V-25-49</a> Applicant seeks a variance from the zoning ordinance to 1) reduce the front yard setback from 40 feet to 16.5 feet and 2) reduce the south side yard setback from 7 feet to 2 feet 4 inches.	788 Barnett Street NE	April 10, 2025
<a href="#">V-25-50</a> Applicant seeks a variance from the zoning ordinance to 1) reduce the west side yard from the required 7 feet to 2 feet, 2) increase the maximum lot coverage from the required 50 percent to 54.09 percent, and 3) increase the total floor area of an accessory building from 30 percent of the main structure to 34.08 percent.	1237 Beach Vallery Road NE	April 10, 2025

## MATTERS FOR REVIEW AND COMMENT

Members can review subdivision applications and provide comments to be forwarded to the Subdivision Review Committee (SRC). Other applications may be presented to an NPU for review and comment when the address is within a 300-foot radius of the NPU's boundary. The Code of Ordinances does not require these applicants to attend NPU meetings.

### Text Amendments – Zoning Ordinance

Legislation	Public Hearing	
<a href="#">Z-24-82</a> (Substitute Ordinance) An Ordinance by Councilmember Jason H. Winston as substituted by zoning committee to amend the 1982 Atlanta Zoning Ordinance, as amended, City of Atlanta Code of Ordinances Part 16, Chapter 34, Section 16-34.010 and Section 16-34.028 so as to modify the provisions of the Voluntary Density Bonus Program in MRC-3 zoning; and for other purposes.	Zoning Review Board	May 1 or 8, 2025
<a href="#">Z-25-10</a> An Ordinance by Councilmembers Dustin Hillis, Jason Dozier, Matt Westmoreland, Jason H. Winston, Liliana Bakhtiari, Michael Julian Bond, Eshe Collins, Amir Farokhi, Byron Amos, Alex Wan, Mary Norwood, Andrea L. Boone, and Marci Collier Overstreet Amending the Zoning Ordinance of the City of Atlanta to require special use permits for data centers; to provide certain special use permit application requirements to address a proposed data center's water consumption, water conservation, energy consumption, and other environmental considerations; and for other purposes.	Zoning Review Board	May 1 or 8, 2025

# PUBLIC NOTICES AND ANNOUNCEMENTS

Provided for informational purposes. Votes/comments are neither required nor expected.

## **Plan A: Atlanta's Comprehensive Development Plan**

The Department of City Planning (DCP) is going through the adoption process to update Plan A: Atlanta's Comprehensive Development Plan meeting the Minimum Planning Standards set by the Georgia Department of Community Affairs and the Georgia Planning Act. The comprehensive plan sets forth the vision, goals, policies, and actions for future growth and development in Atlanta. Review drafts and stay informed about the adoption process by visiting [www.AtlantaForAll.com](http://www.AtlantaForAll.com). For additional questions, please email [PlanA@AtlantaGA.Gov](mailto:PlanA@AtlantaGA.Gov).