

NEIGHBORHOOD PLANNING UNIT – B

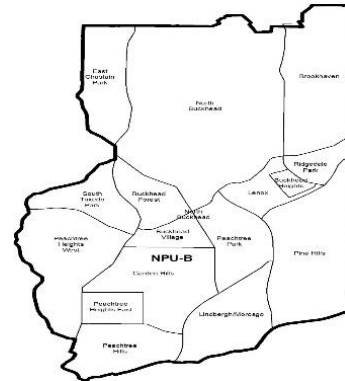


Department of CITY PLANNING

MEETING INFO

Date & Time: Tuesday, September 3, 2019 – 7:00 PM

Location: Cathedral of St. Philip
 2744 Peachtree Rd NW Atlanta, GA 30305



CONTACT INFO

Nancy Bliwise, **NPU-B, Chairperson** – (404) 727-4170 or nbliwis@emory.edu

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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)
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).

Board of Zoning Adjustment Application(s) – BZA

Application	Property Address	Public Hearing Date
V-19-173 (Review and Comment Only) Applicant seeks a variance from the zoning regulation to increase the maximum lot coverage allowed from 35 percent to 41.6 percent for the installation of a swimming pool.	2605 Woodward Way NW	September 12, 2019
V-19-174 (Review and Comment Only) Applicant seeks a variance from the zoning regulation to 1) reduce the required rear yard setback from 30 feet to 24 feet and 2) a special exception to allow active recreation area in a yard adjacent to the street.	2586 Habersham Road NW	September 12, 2019

<u>V-19-180 (Vote Required)</u> Applicant seeks a variance from the zoning regulation to reduce the required front yard setback from 35 feet to 23 feet for the construction of a second story addition to an existing single-family home.	243 Kenlock Place NE	October 3, 2019
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Zoning Review Board Application(s) – ZRB

Application	Property Address	Public Hearing Date
<u>Z-19-38 (Vote Required)</u> Applicant seeks to rezone the property from the R-3 (Single-family residential, minimum lot size .41 acres) zoning designation to the PDH (Planned housing development {single-family or multi-family}) zoning designation to allow for the development of a gated townhome community. SITE PLAN , SURVEY	3731 Wieuca Road NE	September 5 or 12, 2019
<u>Z-19-72 (Vote Required)</u> Applicant seeks to rezone the .2643 acre property from the RLCC (Residential with limited commercial, maximum floor area ratio of .248 conditional) zoning designation to the C-1 (Community business) zoning designation for a two-story freestanding 3,800 SF retail building for Sherwin-Williams paint. SITE PLAN	2959 Piedmont Road NE	September 5 or 12, 2019
<u>Z-19-81 (Vote Required)</u> Applicant seeks to rezone the 1.75 acre property from the R-4 (Single-family residential, minimum lot size .21 acres) zoning designation to the MR-3 (Mixed residential and commercial, maximum floor area ratio of 7.2) zoning designation for the development of 52 townhomes. SITE PLAN , SURVEY , TREE REPLACEMENT PLAN	296 Dilbeck Place NE	October 3 or 10, 2019

Text Amendment(s) – Comprehensive Development Plan

Legislation	Property Address	Public Hearing Date
<u>CDP-19-43 (Vote Required)</u> An Ordinance to amend the Land Use element of the 2016 Atlanta Comprehensive Development Plan (CDP) so as to redesignate property located at 296 Dilbeck Place NE (AKA 0 Dilbeck Place NE) from Single Family Residential (SFR) land use designation to Medium Density Residential (MDR) land use designation and for other purposes (Z-19-081).	296 Dilbeck Place NE (AKA 0 Dilbeck Place NE)	September 23, 2019 6:00 PM

Text Amendment(s) – Zoning Ordinance

Legislation	Public Hearing	
<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	Zoning Review Board – City Hall Council Chambers	October 3 or 10, 2019

10. Old Business
11. New Business
12. Adjournment