

NEIGHBORHOOD PLANNING UNIT – B

Tuesday, October 4, 2022 at 7:00 PM

To register in advance, click [here](#)

Meeting ID: 83248368602

Dial-In: 312-626-6799 Access code: 832 4836 8602#



CONTACT INFORMATION

Nancy Bliwise, **Chairperson** – 404.727.4170 or nbliwis@emory.edu

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

AGENDA

1. Opening Remarks/Introductions
2. Approval of Minutes
3. Approval of Agenda
4. Reports from City Departmental Representatives
(please allow public safety representatives to report first)
5. Comments from Elected Officials
6. Committee Reports
7. Planner's Report
8. Matters for Voting (please see attachment)
 - 2023 Officers Election
9. Presentations
 - Nancy Pitra - Alzheimer's Association, Georgia Chapter
10. Old Business
11. New Business
12. Announcements
13. Adjournment

NPU-B VOTING RULES per [2022 Bylaws](#)

NPU-B is composed of residential and business representatives who shall each have one vote on any matter. Votes and motions may be made via email (Article 6, Section 6.5). In the event members cannot attend a Board of Committee Meeting, they may designate a Proxy to vote in their place (Article 6, Section 6.9).



MATTERS FOR VOTING

NPU's 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.

Alcohol License Applications (LRB)

Name of Business	Type of Business	Applicant	Property Address	Request
Le Bon Nosh	Restaurant	Johanna C MacMaster	65 Irby Ave Suite 103	Change of Agent
Le Bon Nosh	Wine Specialty Shop	Johanna C MacMaster	65 Irby Ave Suite 103	Change of Agent

Board of Zoning Adjustment Applications (BZA)

Application	Property Address	Public Hearing
V-22-90 Applicant seeks a variance to reduce the rear-yard setback from 20ft to 3.49ft for the construction of a gazebo.	3243 Andrews Ct NW	-
V-22-123 Applicant seeks a variance to reduce the front-yard setback from 50ft to 11.7ft and to increase the size of an accessory structure from 30% to 50.5% for the construction of a detached garage.	700 Stovall Blvd NE	October 6, 2022
V-22-124 Applicant seeks a Special Exception to allow a 6ft high opaque wooden wall "privacy fence" within the half-depth front yard and to allow active recreation (swimming pool) in a yard adjacent to a street.	97 Carlton Dr NE	October 6, 2022
V-22-133 Applicant is requesting a special exception to allow active recreation (pool) in a yard adjacent to a street.	4570 Club Ter NE	October 13, 2022
V-22-147 Applicant seeks a variance to reduce the rear side-yard setback from 15ft to 10ft 5in, reduce the northern side-yard setback from 7ft to 3ft, and reduce the southern side-yard setback from 7ft to 3ft 2in for construction of an accessory structure for an existing single-family dwelling.	2794 Atwood Rd NE	November 10, 2022

Text Amendments – Zoning Ordinance

Legislation	Public Hearing
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.	Zoning Review Board – City Hall Council Chambers November 3 or 10, 2022

PUBLIC NOTICES AND ANNOUNCEMENTS

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

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.