

**Minutes of NPU-B regular monthly meeting  
Tuesday, December 1, 2020**

The meeting was called to order at 7:00 p.m. by Nancy Bliwise, NPU-B Chairperson.

**\*\*This meeting was held via Zoom\*\***

Present: 18

Proxies: Juan Calle to Ben Howard

\* 5 members joined after the minutes were approved.

John Ruch with the Buckhead Reporter was in attendance.

**1. OPENING REMARKS / CHAIRPERSON’S COMMENTS**

Welcome, mission of NPU-B, and introductory remarks

**2. APPROVAL OF MINUTES**

**NPU-B Action: A motion to approve the minutes from the previous regular monthly meeting (November) of the NPU-B passed by vote of 18-0-0.**

**3. APPROVAL OF AGENDA**

**NPU-B Action: A motion to approve the agenda of the NPU-B passed by vote of 20-0-0.**

**4. REPORTS FROM CITY DEPARTMENTAL REPRESENTATIVES, ELECTED OFFICIALS, AND OTHERS IN AUDIENCE**

Atlanta Police Department (APD) Zone 2

Major Senzer, Commander Zone 2, [asenzer@atlantaga.gov](mailto:asenzer@atlantaga.gov) ; 404-624-0674.

Captain Singh, attending on behalf of Zone 2, noted that there was a local emergency, but it is now under control and there is no need for panic. There is an increase in property crime, mainly auto theft. The Zone currently has full deployment of officers. Please do not leave your car running and please do not go to the ATM at night. Most of the cars stolen have keys in the car. Some of the cars are recovered and some are not.

APD is participating in a drag racing task force. By the time the officers can respond to the call, the drag racers are gone. The risk of chasing the drag racers is too high. The City is still working to address the concern.

A board member asked about the increase in activity and incidences around Lenox Mall and whether there is an increase in patrols around the mall as a result. APD is working with Lenox Mall security guards (most of which are law enforcement). Zone 2 has a special team that is exclusively proactive, versus reactive. The issues at Lenox Mall are common to many malls in the area. Lenox Mall is mainly safe; most of the crimes are those of opportunity.

A board member noted there was an incident in the Lindbergh-Morosgo area and the police never came to resolve the issues with car break-ins in their parking lot. If you call and an officer does not show up, you should always call back. It could be that APD is dispatched on a higher priority crime. If the police do not show up, call 911 and ask for a supervisor to find out why someone has not been dispatched.

There was an update on the Pharr Road/ N Fulton/ Grandview area with concerns over people carrying guns and randomly firing. If APD identifies people with guns, they will be arrested and prosecuted. The challenge is that it only takes a few seconds for someone to fire a few shots and drive away; APD cannot respond fast enough. Captain Singh said to call 911 if you think something is about to happen because APD wants to prevent crime. A board member asked if there were cameras in the area. There are cameras and the VIC center is operational 24 hours a day and 7 days a week. The issue is that it takes time to retrieve footage and the identification needs to be 100% certain to make an arrest.

Atlanta Fire Rescue Department (AFRD)  
404-546-4400 (or dial 404-546-4421 to reach station 21)

No Report.

Atlanta Office of the Solicitors  
Judge Sylvia J Lee; 404-932-5566, sjlee@atlantaga.gov

Hala Carey, Senior Assistant Solicitor, 404-658-6003, hcarey@atlantaga.gov

Ms. Carey noted that the court is open to the public with safety protocols. Most court rooms have three sessions per day and are limited to 20 cases per session. So far, everything is going well. Ms. Carey has returned to the DUI division and has been very busy.

The diversion programs are always the best way to go. If you get stopped for a traffic citation, you can take advantage of this program. You can inquire by email to PTIT@atlantaga.gov.

Fulton County District Attorney Community Prosecutor's Office  
Megan McCulloch, Zone 2 Community Prosecutor (megan.mcculloch@fultoncountyga.gov, 678-362-1855)

No Report.

MARTA Police Department (MPD) North Precinct (404-848-3902) [www.itsmarta.com](http://www.itsmarta.com)  
Major Matthew Carrier; [mcarrier@itsmarta.com](mailto:mcarrier@itsmarta.com), 404-848-4813

No Report.

Department of Watershed Management (DWM) (404-982-1480) [www.atlantawatershed.org](http://www.atlantawatershed.org)  
Louis Sheppard, 404-546-1181, cell (770) 624-0793, [lsheppard@atlantaga.gov](mailto:lsheppard@atlantaga.gov)

Louis Sheppard from the Department of Watershed Management is our new liaison. He noted that the department is working to address the safety of employees and customers and providing needed services. The Mayor has assured that nobody's water will be terminated for non-payment through the end of the year.

DMW will never send employees to a home without an appointment. All employees have a badge and many wear uniforms. Ask for a photo ID before allowing anyone to enter your home who claims to be a DMW employee asking to receive payment, inspect pipelines, or improve fixtures. Call 911 if this happens to you.

Lisa Baker with Watershed did note that this happened but thankfully the homeowner did not let the person pretending to be a Watershed employee into the home.

Keep storm leaves out of the stormwater drains. There is also an Adopt-A-Drain program where residents can elect to adopt and maintain a stormwater drain. There is more information about this program on the Watershed website.

Keep Fats, Oils, and Grease (FOG) out of your drains including meat fat, gravy, and oils. These items can clog the sewer pipeline and result in costly repairs.

Department of Parks and Recreation (DPR) (404-546-6813)

[www.atlantaga.gov/iparcs](http://www.atlantaga.gov/iparcs)

Erica Collins, Manager, Peachtree Hills Recreation Center (PHRC), 308 Peachtree Hills Ave.  
eknox@atlantaga.gov

Erica noted that COVID-19 restrictions are still in place. Golf and tennis facilities are open. The learning pod is going well and there have been no issues. There are tutors that come in during the day and pod has been going well.

Department of Public Works

Marcus McGaw (404-865-8743) [mlmcgaw@atlantaga.gov](mailto:mlmcgaw@atlantaga.gov)

Verna Singleton, [VSingleton@AtlantaGA.gov](mailto:VSingleton@AtlantaGA.gov)

Officer O (404-807-2610)

Sama 404-865-8621 [samakoi@atlantaga.gov](mailto:samakoi@atlantaga.gov)

Officer McLendon, [amclendon@atlantaga.gov](mailto:amclendon@atlantaga.gov), 404-273-0865

Officer Ferguson was available for questions.

A board member noted that yard waste is still not getting picked up. In the past six months, the board member's neighborhood has had yard waste picked up only twice. The board member suggested that the City create a COVID pickup schedule if staffing prevents weekly yard waste pick up, so that residents can anticipate service.

Officer Ferguson noted that the order for pickup has been changed to: trash, yard waste, and then recycling. The change is an effort to ensure yard waste pickups.

A board member asked if a tree root system buckled the asphalt in the street and asked who would address that issue. She responded that Streets Department would handle that.

Atlanta Department of Transportation

Josh Rowan, [jrowan@atlantaga.gov](mailto:jrowan@atlantaga.gov)

Michelle with ADOT noted that 311 was the right division to call about the buckled street. They will create a work order for ADOT to address.

Code Enforcement Section, APD Community Services Division  
[CodesRequests@AtlantaGA.gov](mailto:CodesRequests@AtlantaGA.gov) 404-546-3800 (call to report an issue)  
Officer Bowden, labowden@atlantaga.gov, (404) 387-4688

No Report.

ATL311

Barbara Dougherty, Community Affairs Coordinator. 470-698-5171. [bdougherty@atlantaga.gov](mailto:bdougherty@atlantaga.gov)

Barbara noted that 311 is the non-emergency service call number in Atlanta. They handle potholes, missed trash pickups, etc. The team is working remotely but still available to assist during business hours.

Barbara encouraged residents to contact her (call, text, email) if a work order is opened and closed without the work being completed.

Buckhead Business Association

Bob Gibeling, VP, Community Alliance, BBA office: 404-467-7607

No report.

Buckhead Coalition

Jim Durrett

Livable Buckhead, Inc (LBI) - Denise Starling, Executive Director  
[www.livablebuckhead.org](http://www.livablebuckhead.org)

Buckhead Community Improvement District (CID)  
[www.buckheadcid.com](http://www.buckheadcid.com)

Denise Starling noted that CHARM has started a pilot program with the details below.

CHARM (the Center for Hard to Recycle Materials) is launching its Zero Waste Patrol Pilot Program for zip codes 30305, 30309, 30318, 30324, 30326, 30327 and 30342. To participate, you need to schedule a pickup with CHaRM and make your payment when scheduling. Costs range from \$45 - \$55 for the first pick up (this includes the cost of the reusable tote bag used to collect your items), and each additional pick up ranges from \$25 - \$35. The Zero Waste Patrol will then pick up your materials at the scheduled pick up time.

[http://www.livethrive.org/pickup/?mc\\_cid=2d03d027c0&mc\\_eid=%5bUNIQID%5d](http://www.livethrive.org/pickup/?mc_cid=2d03d027c0&mc_eid=%5bUNIQID%5d)

Denise reported on the Holidays in Buckhead program and uploaded an attachment with additional details. Creating a holiday atmosphere in Buckhead was initially designed to encourage tourism and hotel stays during the holiday. Denise previewed several coming events including “Miracle on Peachtree Adopt-A-Tree”, a hot chocolate crawl, a virtual 5k, Holiday “Sleigh-In” movies, History After Hours, and Santa comes to Lenox Mall. Details are on the Livable Buckhead website and some events require pre-registration.

**NPU-B action: A motion to sponsor a tree with Livable Buckhead passed by vote of 22-0-0.**

## **5. COMMENTS FROM ELECTED OFFICIALS**

No comments.

## **6. COMMITTEE REPORTS**

APAB report was distributed via email.

### **A. PUBLIC SAFETY COMMITTEE**

Mandi Gibson, Chair

The Boiler Atlanta / 2425 Piedmont Road NE / Change of Ownership / 9-0-0

Nifty Neighbor / 250 Pharr Road / Change of Ownership / 9-0-0

Toast on Lenox / 2770 Lenox Road / Restaurant / 9-0-0

Shake Shack / 3035 Peachtree Road / Change of Status / 9-0-0

Publix #0282 / 2900 Peachtree Road NW / Change of Agent / 9-0-0

Publix #0664 / 3535 Peachtree Road NE / Change of Agent / 9-0-0

Publix #0718 / 4279 Roswell Road NE / Change of Agent / 9-0-0

Publix #0719 / 2365 Peachtree Road NE / Change of Agent / 9-0-0

**NPU-B action: A motion to approve the consent agenda passed by vote of 21-0-0.**

### **B. DEVELOPMENT, TRANSPORTATION and SPECIAL PROJECTS COMMITTEE**

Jason Kendall, Chair

There was no report or update on the Short Term Rental (STR) ordinance.

### **C. ZONING COMMITTEE**

Bill Murray, Chair

V-20-134      2597 Sharondale Drive, NE      Approved with Conditions

Applicant seeks a variance to reduce the rear yard setback from 15 feet to 12 feet and to increase the size of an accessory structure from 30 percent to 48.2 percent of the main dwelling.

CONDITIONS:

1. The improvements to be constructed on the Property shall be developed in accordance with the

Site Plan for Favalli Residence prepared by Survey Land Express, Inc. dated October 28, 2020, and revised August 8, 2020, and the plans and elevations prepared by Pine Creek Construction, including specifically:

- a. reduce the required rear yard setback from 15 to 12 feet and increase the allowed Accessory Structure Floor Area Ratio from 30% to 48.2% for construction of a new 2 story detached garage with conditioned living area above as set forth in the Application and
  - b. The maximum height of the new building shall be no more than 22.7 feet (per submitted plan).
2. The new building shall not contain independent kitchen facilities including a stove or range.
  3. No part of the new building shall ever be rented or leased separate and apart of the entire property including the main house nor shall the new building be used or occupied by persons not in possession and occupancy of the main house.

V-20-148      151 East Wesley Road NE      Approved  
Applicant seeks a variance from the zoning regulation to reduce the required front yard setback from 35 feet to 14.1 feet in order to construct a new front porch to replace an existing porch on an existing single-family residence.

V-20-150      2907 Elliott Circle NE      Approved  
Applicant seeks a variance from the zoning regulation to 1) reduce the required front yard setback from 35 feet to 20 feet and to 2) reduce the required north side yard setback from 7 feet to 2.3 feet in order to construct an addition to a single family residence.

**NPU-B action: A motion to approve the consent agenda passed by vote of 20-0-0.**

V-20-143      240 West Andrews Drive NW      Approved  
Applicant seeks a special exception from the zoning regulations to construct a six-foot tall fence and gate that is greater than the maximum height permitted (four feet) in the required front yard.

**NPU-B action: A motion to approve V-20-143 passed by vote of 24-0-0.**

There was a discussion regarding a Lenox Road application. Someone from NPU-B will participate in the ZRB meeting to let them know that the applicant has not followed the process and that NPU-B has not voted on the development yet.

## **7. PLANNERS REPORT**

Jessica Lavandier noted that she missed the November meeting because she served as a poll worker. She reported that code enforcement has hired additional officers to cover the demand based on an increase in illegal development activity during Covid. To report unpermitted construction activity, email CodeBustersDCP@atlantaga.gov or call 404.865.8550. For more information: <https://www.atlantaga.gov/Home/Components/News/News/13482/1338>

There is a proposal to expand food truck services in commercial area. There will be a listening session prior to presenting a proposal for NPU-B to consider. For info on the food truck program, email bkamber@atlantaga.gov.

The neighborhood directory is being updated. Residents are urged to send updated officer information to [mmcneal@atlantaga.gov](mailto:mmcneal@atlantaga.gov). Susan Campbell is collecting this information for delivery to the City.

The Boards have posted their 2021 meeting schedules in the Department of City Planning website.

Z-20-76: Amendment to the Zoning Ordinance that has to do with the SPI districts and traffic demand management. This is the result of all of the SPIs working together to develop consistent standards for pedestrian friendly developments. They all have transportation management agencies (TMA) and will be developing a plan and no certificate of occupancy will be issued unless the plan is approved.

Denise Starling noted that Livable Buckhead is the TMA for SPI-9 and the changes draw in smaller-scale developments into these requirements. Denise noted that SPI-9 and Livable Buckhead have reviewed and support the changes.

George Heery noted that Garden Hills is surrounded by SPI property. They are concerned about SPI-9 and the Garden Hills Civic Association is eager to work closely on issues related to transit and reducing car traffic through the neighborhood.

There was a discussion regarding how the neighborhoods coordinate with the SPI. SPI meetings are open to the public. The proposed projects are all posted on the SPI's website.

Several board members asked questions about how developments meet the proposed requirements. Denise explained that the developer can either join the organization and work collaboratively to develop a plan or develop an individual plan. Most of the office towers in Buckhead develop a traffic plan as with most new developments. The change to make the certificate of occupancy on the plan being adopted is a big change.

A board member asked about information on the 2021 Community Impact Grant application and the December training class that was announced at the November meeting. The questions were referred to the website.

For public hearings or other departmental information:

<https://www.atlantaga.gov/government/departments/city-planning>

For information about NPU University: <https://www.npuatlanta.org/npuucatalog>

To check out our NPU Dashboard: <https://www.npuatlanta.org/npu-dashboard>

For info on the CDP, visit [www.atlcitydesign.com/comprehensive-development-plan](http://www.atlcitydesign.com/comprehensive-development-plan)

To stay informed, follow us on social media @npuatlanta

## **8. MATTERS FOR VOTING (above)**

### **Z-20-76**

An Ordinance to amend the 1982 Atlanta Zoning Ordinance, as amended, regulating the development of Transportation Management Plans (TMPs) in section 16-18A.018 of the SPI-1 (Downtown Special Public Interest District), section 16-18I.024 of the SPI-9 (Buckhead Village Special Public Interest District), and section 16-18.022(2) of the SPI-16 (midtown Special Public

Interest District); so as to update, modify and revise certain provisions of said sections; and for other purposes.

**NPU-B action: A motion to approve the Ordinance as written passed by vote of 23-0-0.**

**9. PRESENTATIONS**

There were no presentations.

**10. OLD BUSINESS**

Business representative elections were held. One of the advantages of the format was that there were several write-in candidates. The results have been sent to the business representatives.

John Bagwell  
Juan Calle  
Jim Cosgrove  
Kristi Favalli  
Kevin Glass  
Thomas Griffin-Johnson  
Rebecca King  
Ben Howard  
Jason Kendall  
Jefferson McConkey III  
Bill Murray  
Abbie Shepherd  
Mark Tiller  
Kim Wachtel

Susan Campbell noted that the officers for 2021 will be:

Nancy Bliwise - Chair  
Jefferson McConkey – Vice Chair  
Ben Howard - Treasurer  
Kim Shorter – Recorder

Susan noted that several of our officers have expressed an interest in a transition plan. Kim specifically noted that she is interested in finding someone to transition into the Recorder role or to shadow her for a meeting to see if it is something of interest.

Nancy noted that it is healthy for us to have some transitions in the Board and that fresh faces are important.

Susan is updating the neighborhood president contact information as well as the zoning chair contact information.

**11. NEW BUSINESS**



## **12. ANNOUNCEMENTS**

The next NPU-B meeting will be January 5, 2021.

The next BZA meetings are posted on their website.

The next ZRB meetings are posted on their website.

## **13. ADJOURNMENT**

**NPU-B action: A motion to adjourn passed by vote of 22-0-0.**

The meeting was adjourned at 8:37 PM