



NPU-B Monthly Full Board Meeting Minutes April 2025

Date: April 1, 2025

Time: 7:00 PM

Location: Zoom

The meeting was called to order at 7:09 PM by Nancy Bliwise, NPU-B Chairperson.

Present: 15 present*; 6 proxies (*additional members joined after the meeting called to order)

Officers Present: Nancy Bliwise, Bill Murray, Shawn Perez, Kim Shorter

1. OPENING REMARKS / CHAIRPERSON'S COMMENTS

Ms. Bliwise welcomed everyone..

Elected Officials/ their representative in Attendance:

Amber Madison, Project Manager for Councilmember Michael Julian Bond was in attendance. She asked that for any additional questions or concerns about anything please feel free to contact her.

Amber Madison, AIA On behalf of Council-member Bond (Post 1 At Large)

Mbond@atlanatga.gov

almccreary89@gmail.com

Office: 404.330.6770

Akilah Blount - intern in the Office of the Ombudsman of Neighborhoods, Jodi Merriday (exe-jmerriday@atlantaga.gov 470-316-2382). Ombuds are independent, neutral, and impartial parties that can assist with navigating the City, finding resources, and resolving outstanding issues/concerns following an unresolved escalation to 311 and/or a City Department. Contact if they can assist.

Akilah Blount ablount@atlantaga.gov

(404) 922-6896

2. APPROVAL OF MINUTES

NPU-B Action: A motion by Kim Shorter to approve the February 2025 minutes passed by a vote of 19-0-0.

3. APPROVAL OF AGENDA

NPU-B Action: A motion by Kim Shorter to approve the Amended March 2025 agenda passed by a vote of 18-0-1.

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

Atlanta Police Department (APD)

Major Ben Vayens, Zone 2 Commander, 404-323-6344, bvayens@atlantaga.gov
 Captain Germain Dearlove, Zone 2 Asst Commander, 404-987-7377, gdearlove@atlantaga.gov
 Lieutenant Walls, Bike Patrol, 404-823-3771, kwalls@atlantaga.gov
 Lieutenant Allison Leduc, arleduc@atlantaga.gov
 Maple Drive Precinct, 404-848-7231
 Buckhead Village Precinct, 404-546-5486
 Lenox Mall Precinct, 404-467-8061
 Non-Emergency 911, 404-658-6666

Major Vayens joined our meeting and was pleased to report that Zone 2 was down in crime for the 5th year in a row. Property crime was down and all crime was down by 18%. Theft of motor vehicles was 37% of total crime and is our zone's most common crime. The new training center is complete and move-in began this week! Recruits should begin training at the facility the week of April 7th. This center will be wonderful for all first responders. Ms. Bliwise asked if they had received any noise complaints from "The Habitat" on Pharr Rd. She had received complaints about noise until 2am. He suggested nearby residents call "911" to get an officer response and to also allow the complaint to be added to the data. He said they would investigate the situation.

Atlanta Fire Rescue Department (AFRD)

Main 404-546-4400, Station 21 404-546-4421
 Captain Rae Manion, Captain Rodney Deese, Captain Eric Copeland
 Battalion Chief Ken Mitchell, Battalion 6
 Captain Carter, Station 21
 Claudie Nash 404-546-7000, 404-392-0040 cell, cnash@atlantaga.gov

No report given

Atlanta Office of the Solicitors

Judge Sylvia J Lee, 404-932-5566, silee@atlantaga.gov
 Hala Carey, Senior Assistant Solicitor, 404-658-6003, hcarey@atlantaga.gov
 Lynn Reynolds, 4070-421-2796, lwreynolds@atlantaga.gov
 150 Garnett Street, 3rd floor 30303
 Traffic Diversion inquiries: ptit@atlantaga.gov

Ms. Hala Carey began her report by reminding all that her office is the prosecuting arm for Atlanta traffic violations and code enforcement. She reported on the dedication of Central Avenue to Shirley Franklin Boulevard, along with the Westside Park being renamed the Shirley Clark Franklin Park in honor of Atlanta's first female and African American mayor. Last Saturday was a clean-up event at NPU-P – she'll coordinate a clean-up event for NPU-B. She spoke of the Mayor's 404 Day starting with an event at City Hall on Friday morning and then continuing into the weekend downtown. There is a Crime Prevention and Cyber Theft Prevention event for senior citizens scheduled for May 9th at the Corso Assisted Living Facility on Howell Mill Rd. She

also wanted to give an update on 2510 Rivers Road – she apologized for not having had an opportunity to research the situation and deliver an update. It will be forthcoming!

Fulton County District Attorney

Kendall Watkins, 404-426-4525, kendall.watkins@fultoncountyga.gov

No report.

MARTA Police Department (MPD)

North Precinct 404-848-3902, itsmarta.com

Major Britt, 404-427-6047, cbritt@itsmarta.com

No report given.

Department of Watershed Management (DWM)

404-982-1480, atlantawatershed.org

Commissioner Al Wiggins, 470-653-3013, awiggins@atlantaga.gov

Evan Bennett, evanbennett@atlantaga.gov

Louis Sheppard, 404-546-1181, cell 770-624-0793, lsheppard@atlantaga.gov

No report.

Department of Parks and Recreation (DPR)

O'Kelvis Hambrick, Interim Facilities Manager, 678-815-3653, okhambrick@atlantaga.gov

Taylor Cosby, Community Facility Manager, 404-237-2756, tcosby@atlantaga.gov

Tara Buckner, Urban Planner, 404-217-9603, tlbuckner@atlantaga.gov

Artiane Saintil, asaintil@atlantaga.gov

Abdur-Rahim Muhammad Architectural Designer DPR- Office of Park Planning & Design

RAMuhammad@Atlantaga.gov

Peachtree Hills Recreation Center (PHRC), 404-237-2756, 308 Peachtree Hills Ave

No report.

Department of Public Works

Deputy Commissioner Anou Sothsavath, 678-878-0904, asothsavath@atlantaga.gov

Deputy Program Moses Tejuoso, motejuoso@atlantaga.gov

Officer V. Ferguson, 678-221-8215, vferguson@atlantaga.gov

SWEET Officer Ebony Jefferson, 470-304-6757, edjefferson@atlantaga.gov

Officer Pete Francis, 404-938-1183, pfrancis@atlantaga.gov

Officer Pete Francis reminded all to schedule bulk pickups BEFORE placing the items on the curb. You can only place the items on the curb the night before a scheduled pickup. He asked all to report any un-picked up yard debris. He said debris should weigh less than 30lbs and it's best to put the debris in a container. They no longer will pick up pruned branches that are tied with twine. If the branches are too big, they'll leave them. Anything more than 20 bags of yard debris is considered a bulk pickup

Department of Transportation

Keely Wallace, Community Outreach Coordinator, atldot@AtlantaGa.Gov

No report given.

Code Enforcement Section, APD Community Services Division

CodesRequests@AtlantaGA.gov, Report issues: 404-546-3800

Chanell Alexis, 404-295-0709, calexis@atlantaga.gov

Veruschka Ohwobete, 404-546-3815, cell 404-673-5029, vgsobers@atlantaga.gov

Officer Channel Alexis was on the call and talked about blighted properties. Code enforcement does not handle that, but there is an entity at City Hall that does. APD Code inspections is what they use to determine if unsafe or unstable. Ms. Hala Carey interjected that her department may be able to help under the “Safe & Secure Housing” state code 22-1-1 which does define blighted properties and gives specific conditions that must exist to be considered blighted. There is no blight tax on an occupied property. This was in response to questions about the old Shoney’s on Piedmont Rd from the previous NPU meeting.

ATL311

Barbara Dougherty, Community Affairs Coordinator, 470-698-5171, bdougherty@atlantaga.gov

Shadé Stokes-Campbell, ATL311 Community Affairs Coordinator,

sstokescampbell@atlantaga.gov

Allison Murillo, Bayyinah Sullivan, Shade Stokes-Campbell, Casey Wilson

Ms. Stokes reminded all to use AVA, download the app, and that they are on all social media platforms. She reminded us that 311 is the place to call to report problems regarding pot holes, damaged/missing street signs, non-functioning street lights or traffic lights. PAD is looking to extend the hours to 12am M-F in the coming weeks!

ATL311 is the Non-Emergency Call Center for City of Atlanta Services, and is open Monday-Friday from 7am-12am. You can contact them by:

1. Dial 3-1-1 inside city limits or 404-546-0311
2. Visit and chat at www.ATL311.com
3. Email at ATL311@atlantaga.gov
4. Mobile App by searching “ATL311” in your app store
5. Social Media @ATL311

Sign up for City of Atlanta emergency alerts by texting NOTIFYATL to 24639.

If you would like to have ATL311 present for a community meeting, complete the form here:

<https://forms.office.com/g/JzTWX3gHx1>

Buckhead Coalition / Livable Buckhead / Buckhead Community Improvement District (CID)

Jim Durrett, Buckhead Coalition President, thebuckheadcoalition.com/

Denise Starling, Livable Buckhead Executive Director, livablebuckhead.org

Tony Peters, BCID Director of Capital Projects and Programs, buckheadcid.com

Ms. Starling invited all to join Buckhead Walks monthly challenge which runs April 4th – May 4th. She also reminded everyone about the Paws on the Path event which was being held that weekend. May3rd will be the “Run Wild” 5K fun run – a family friendly event that will have llamas! Sign up here! <https://raceroster.com/events/2025/101840/livable-buckheads-buckheadrun-5k>

5. COMMENTS FROM ELECTED OFFICIALS

District 6, Alex Wan; District 7, Howard Shook; District 8, Mary Norwood
 Jordan Kemp, Legislation Liaison & Community Engagement Manager for City Council President
 Doug Shipman, 470-650-8970, jkemp@atlantaga.gov
 Jodi Merriday, Community Engagement Program Director for the Executive Office/Ombudsman
 of Neighborhoods, 470-316-2382, jlmerriday@atlantaga.gov
 Clyde Mitchell, Neighborhood Relations Manager in Ombuds Office, 404-510-8498,
clmitchell@atlantaga.gov
 Courtney Reeder, Neighborhood Relations Manager in Ombuds Office, 470-891-1195,
creeder@atlantaga.gov
 Kennedie McClung, Chief of Staff for State Representative Stacey Evans, District 57,
kennedie@staceyevans.com
 Jennifer Freeman, Community Outreach Representative to U.S. Congresswoman Nikema Evans,
 404-623-5453, jennifer.freeman@mail.house.gov
 Dana Barrett, Fulton County District 3 Commissioner, 678-467-5142,
dana.barrett@fultoncountyga.gov

Amber Madison from Michael Bonds office reported the “Hello Fresh” initiative, where they hope to feed 1.3million with healthy options. Atlanta fresh and free drive-through food giveaway at Ben Hill United Methodist Church 2099 Fairburn Rd. at 2 PM while supplies last. 404-330-6770 for more information.

Akilah Blount, ablount@atlantaga.gov (404) 922-6896 was in attendance from the Ombudsman of Neighborhoods Office and reported that Amber Ware is our NPU-B Rep.
Amberware@atlantaga.gov

6. COMMITTEE REPORTS

A. PUBLIC SAFETY COMMITTEE

Rebecca King, Chair; Keith Biggs, Vice Chair

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

Non-consent Agenda:

La Notte Rose – a Celebration of Rose to be held at Yeppa & Co at 306 Buckhead Avenue on June 22 from 11:30am – 10pm. **Approved 21-0-0**

Bungalow – main facility and an additional facility – The board voiced concerns that the parking plan had not been secured and, there was a discrepancy between the food to alcohol ratio that was discussed and what was on the application. The applicant requested to defer his application, and the board **Approved his deferral 21-0-0.**

B. DEVELOPMENT, TRANSPORTATION and SPECIAL PROJECTS COMMITTEE

Jason Kendall, Chair; Bob Cooney, Vice Chair

The board discussed several items

The Tree Protection Ordinance – it was reported that another version is in the works. The ordinance is back in committee to be re-tooled after receiving much feedback. Trees Atlanta has posted their opposition to the current proposal. It was shared with the board that there are currently two opinions of the proposed tree ordinance: 1.) The ordinance should be accepted as written, 2.) Those who differ and want to push for tweaks. The board discussed what changes they recommend - Most notably:

- Riparian buffer tree protection
- Recompense not being harsh enough for those that disregard the ordinance
- The fact that the tree ordinance is waived for the Beltline and The Path and affordable housing
- An additional issue was raised - No public notice was given for trees removed in Peachtree Hills Park, despite multiple attempts to obtain information.

C. ZONING COMMITTEE

Kim Shorter, Co-Chair; Bob Connelly, Co-Chair

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

7. APAB Report

APAB report was emailed.

8. PLANNER'S REPORT

Jessica Lavandier, Assistant Director, 404-865-8522, jlavandier@atlantaga.gov

Nate Hoelzel, Project Manager, nhoelzel@atlantaga.gov

Troy Smith, Zoning Enforcement, trosmith@atlantaga.gov

Punya Vats, Urban Planner II, 470-522-3399, pvats@atlantaga.gov

Punya Vats was present and delivered the planners report. He reminded all of classes and programs being offered which include NPU101, Civic Responsibilities for young leaders (high school and college aged), along with the opportunity for these young leaders to “shadow” city leaders and receive a 35 hours of service hours along with a \$525 stipend.

He also reported that two requested variances had been denied by the BZA: V-25-008 / 2804 Andrews Drive and V-25-10 / 2624 Forrest Way.

The planning report is available at <https://www.atlantaga.gov/government/departments/city-planning/neighborhood-planning-units/updates>.

Follow NPU voting activity on the NPU Dashboard at npuatlanta.org/npu-dashboard.

Email npuatlanta@atlantaga.gov or text NPUATLANTA to 22828 to receive monthly updates from the Department of City Planning and Neighborhood Planning Units team.

Other NPU Updates- <https://www.atlantaga.gov/government/departments/city-planning/neighborhood-planning-units/updates>

9. MATTERS FOR VOTING:

Z-25-10 / Legislation concerning Data Centers – Changing zoning districts to now require a special use permit for Data Centers. The proposed legislation increases the size of what is currently permitted in certain areas. It was noted by the board the environmental concerns with water and power usage.

NPU-B Action: APPROVED 21-0-0

10. MATTERS FOR REVIEW AND COMMENT:

Z-24-82 Text Amendment in Legislation (Substitute Ordinance) – Ms Sylvia Perez from the Mayor's Policy Office was in attendance to answer questions regarding this topic and explained that NPU-B doesn't have any properties with MR3 zoning. The proposed update is to encourage developers to participate in developing this type of housing by offering a Voluntary Density Bonus Program.

10. PRESENTATIONS

PLAN A: Nathan Gallantine / City Planner reported that this process started a year ago and comprised of 3 parts. He also addressed several items:

- Plan A is the CDP required by the state of Georgia.
- It is a new land-use approach to provide a more consistent development patterns and aligns with Atlanta Zoning 2.0 – which is updating a 40-year-old zoning plan.
- It proposes a small area community planning process
- Goals Include:
 1. Improve housing affordability
 2. Enhance the public realm
 3. Create a more resilient Atlanta
- The CDP team worked with many different Atlanta entities on all aspects of Plan A.

Round 4 – is comprised of the final drafts and legislation which will hopefully be adopted this summer. NPU-B will be voting on it in May.

It was noted that NPU-B policies will carry over, but if we'd like to address something, we can. Board members will review current NPU policies. Ms. Bliwise and Ms. Shorter again asked if they could share the NPU-B policies so the board could review and make comments.

Please go to PlanA@atlantaga.gov to review.

Another board member asked if Trails ATL was integrated with Plan A. Is it adopted at the same time? Would it be folded into Plan A? Any adopted plans would remain in Plan A for five years. Another board member asked if an audio accessible version of Plan A was available – Nathan was looking into that and said he'd get back on it!

Marta Army: Brian Sumlin informed the board about the organization and its origin in 2014. They are a 5013-C organization with the goal of empowering neighborhoods on a grass roots level through education and advocacy. They are not affiliated with Marta but will help citizens address concerns with transit. They're always looking for volunteers and suggestions. They hold 4 "Let's

Talk Transit” forums each year in different parts of the city. For more information or to get involved call 404-593-0966.

11. OLD BUSINESS

No old business was discussed.

12. NEW BUSINESS

No new business was discussed.

13. ANNOUNCEMENTS

Robert Patterson gave a reminder that dues for NPU-B is scheduled to go out the 2nd week of April.

Ms. Bliwise reported that The Buckhead Village Civic Association has disbanded.

The next NPU-B meeting is May 6, 2025, at 7 PM via Zoom.

14. ADJOURNMENT

NPU-B action: A motion to adjourn passed by a vote of 21-0-0.

The meeting was adjourned at 9:07 PM.