

NEIGHBORHOOD PLANNING UNIT – N

Thursday, October 22, 2020 at 7:00 PM

To access the remote meeting, click [here](#)

Meeting ID: 970 8448 6658

Password: euclid

Dial-In: 646-558-8656, access code 97084486658#, password 984524#



CONTACT INFORMATION

Christopher Leerssen, **Chairperson** – 404.226.4219 or npunchair@gmail.com

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

The Atlanta Planning Advisory Board, the support umbrella organization for NPUs, is encouraging you to [request an absentee ballot](#)

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)
9. Presentations
10. Old Business
11. New Business
12. Announcements
13. Adjournment

NPU-N VOTING RULES per 2020 Bylaws

All residents (persons 18 years of age or older whose primary place of residence is within the NPU-N 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-N designated area) are allowed to participate in NPU-N activities (Article II). NPU-N's Executive Committee is made up of representatives from seven neighborhood organizations and two business organizations. (Article III). Failure of any constituent organization to have a representative at three consecutive NPU-N meetings will result in the loss of voting privilege (Article III. Sec.C.1). **Please sign in to ensure your attendance is recorded for voting eligibility.**

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
Monk's Meadery	Winery	Justin Schoendorf	579 North Highland Avenue NE	New Business
Candler Rail Brewing	Brew Pub	Charles Lennon	1660 Dekalb Avenue	New Business

Board of Zoning Adjustment Applications (BZA)		
Application	Property Address	Public Hearing Date
V-20-99 Applicant seeks a variance to reduce the front yard setback from 30 feet to 28 feet and the half-depth front yard setback from 15 feet to 7 feet for the construction of a duplex.	1115 Kirkwood Avenue SE	November 12, 2020
V-20-135 Applicant seeks a special exception to allow active recreation (swimming pool) in a yard adjacent to a street.	457 Lakeshore Drive NE	November 12, 2020

Zoning Review Board Applications (ZRB)		
Application	Property Address	Public Hearing Date
U-20-12 Applicant seeks a special use permit to operate a day care center. SITE PLAN , LIFE SAFETY PLAN , LOWER LIFE SAFETY PLAN , MAIN LEVEL LIFE SAFETY PLAN , UPPER LEVEL LIFE SAFETY PLAN	1561 McLendon Avenue NE	November 5 or 12, 2020
Z-20-61 Applicant seeks to rezone the property from the I-2 (Heavy industrial) and R-5 (Two-family residential, minimum lot size .17 acres) zoning designation to the PD-MU (Mixed-use planned development) zoning designation. SITE PLAN , SURVEY	930 Kirkwood Avenue SE	November 5 or 12, 2020

Text Amendments – Comprehensive Development Plan

Legislation	Property Address	Public Hearing Date
CDP-20-033 An Ordinance to amend the Land Use element of the 2016 Atlanta Comprehensive Development Plan (CDP) so as to redesignate property located at 74, 84, 88, 92,103 and 105 Flat Shoals Road SE, 107, 111, 117, 121, 145, 151 and 157 Gibson Street SE from the Single Family Residential (SFR) land use designation to the Mixed Use-Medium Density (MU-MD) land use designation and 927 Wylie Street SE, 95 Flat Shoals Road SE, 930, 933, 934, 943, 946, 948, 949 and 953 Kirkwood Avenue SE, 146 Holtzclaw SE, 941, 945, 949 and 951 Manigault Street SE from the Industrial (I) land use designation to the Mixed Use-Medium Density (MU-MD) land use designation (Z-20-061)	74, 84, 88, 92,103 and 105 Flat Shoals Road SE, 107, 111, 117, 121, 145, 151 and 157 Gibson Street SE, 927 Wylie Street SE, 95 Flat Shoals Road SE, 930, 933, 934, 943, 946, 948, 949 and 953 Kirkwood Avenue SE, 146 Holtzclaw SE, 941, 945, 949 and 951 Manigault Street SE	November 30, 2020 6:00 PM

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.

Alcohol License Applications (LRB)

Name of Business	Type of Business	Applicant	Property Address	Request
Hawkers Asian Street Fare	Restaurant	G. Michael Jong	661 Auburn Avenue NE	Change of Agent

Board of Zoning Adjustment Applications (BZA)

Application	Property Address	Public Hearing Date
V-20-113 (Appeal) Applicant seeks to appeal the decision of the Assistant Director of Community Development to apply interim controls to The Highland Inn's Building permit application.	644 North Highland Avenue NE	November 12, 2020

Text Amendments – Zoning Ordinance

Legislation	Public Hearing	
<p>Z-20-69 An Ordinance by Councilmember Howard Shook, Joyce Sheperd, JP Matzigkeit, Michael Julian Bond and Dustin Hillis to amend the 1982 Atlanta Zoning Ordinance, as amended, by adding a definition for Short-Term Rental (“STR”) and to prohibit short-term rentals as a use in the R-1 (Single-family residential), R-2 (Single-family residential), R-2A (Single-family residential), R-2B (Single-family residential), R-3 (Single-family residential), R-3A (Single-family residential), R-4 (Single-family residential), R-4A (Single-family residential), R-4B (Single-family residential), R-5 (Two-family residential), and PD-H (Planned development housing) zoning districts; and for other purposes. FACT SHEET</p>	Zoning Review Board – City Hall Council Chambers	December 3 or December 10, 2020

City of Atlanta Code of Ordinances

(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.