

NPU-N Meeting
Thursday, October 22nd, 2020
Zoom Meeting ID*: 970 8448 6658 / pw: euclid

Chair: Christopher Leerssen
CNIA: John Dirga
CPNO: Amy Stout
DHCA: n/a
IPNA: Neil Kinkopf
LCN: Carol Holliday
L5PBA: Forest Briese
L5PCAC: Randy Pimsler
PHNA: Jerry Finegold
RCIL: Hallie Lieberman
Planning: Kemberli Sargent

1. Meeting called to order at **7:02 pm** by Chair Christopher Leerssen
2. **Motion to approve September 2020 minutes** (with the following changes: n/a), **passed 6-0-2.**
3. **Motion to approve agenda** with the following items on the fast track:
[BZA] V-20-135 / 457 Lakeshore Drive NE,
[LRB] Candler Rail Brewing / 1660 Dekalb Ave,
[MOSE] n/a,
and the following items deferred: n/a;
and the following items removed: U-20-12 / 1561 McLendon Avenue NE;
passed 8-0-0

Reports from **City Departmental Representatives:**

4. APD Zone 6 Asst Commander Captain Zenelaj, Code Enforcement, Watershed Management, 311 / Barbara Dougherty atl311@atlantaga.gov
5. Comments from **Elected Officials:** Felicia Moore (City Council President)
6. **Committee Reports:** n/a
7. **Planner's report:** NPU university wrapping up; APAB 3rd Saturday 10am; CDP starts soon
- 8.

Fast Track Agenda [BZA]:

[BZA] V-20-135 / 457 Lakeshore Drive NE, Applicant seeks a special exception to allow active recreation (Swimming pool) in a yard adjacent to a street), **Motion to support, passed 8-0-0**

[LRB] Candler Rail Brewing / 1660 Dekalb Ave. **Motion to support, passed 8-0-0**

9. [LRB] Monk's Meadery / 579 North Highland Ave NE, Justin Schoendorf [PHNA]; Liquor license considered technically, "Winery". **Motion to support, passed 8-0-0**

10. [BZA] V-20-99 / 1115 Kirkwood Ave SE; Applicant Ben Darmer [RCIL], 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 3 feet for the construction of a duplex. Initial application was amended after talking to RCIL. **Motion to support with following setbacks defined:** front yard from 30 ft to 28 ft, and side 15ft to 3ft, **and** conditioned on **site plan stamped 10/6/2020, passed 8-0-0**
11. [ZRB] Z-20-61 / 930 Kirkwood Avenue SE; Applicant seeks to rezone the property from the I-2 (Heavy Industrial) and R-5 (Two-Family Residential, Minimum Lot Size 0.17 acres) Zoning Designation to the PD-MU (Mixed-Use Planned Development) Zoning Designation); Adjacent Resident Douglas Baxter spoke in opposition to the plans, other neighbors spoke for and against the proposal. **Motion** to support, based on site plan stamped 10-20-2020, and elevations dated 09-30-2020, with the height plane exhibit dated 10-21-2020; **failed**, 2-5-1 against.
12. [Text Amendment] CDP-20-033 An Ordinance to amend the Land Use element {see below}; motion to support. Motion withdrawn as discussion indicated desire to reconsider Z-20-61.
13. [ZRB] Z-20-61 / 930 Kirkwood Avenue SE; **Motion to support** based on site plan stamped 10-20-2020, and elevations dated 09-30-2020; with the height plane exhibit date 10-21-2020; with PDMU amendment to reflect a maximum height of 35' on east side of Flat Shoals, **passed 5-3-0**
14. [Text Amendment] 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). Motion to support with reference to amended support for Z-20-61 – 10/22/2020 eastside of Flat Shoals; **Motion to support, passed 6-2-0**
15. Matters for Review and Comment:
16. [LRB – NPU Adjacent; review and comment only] Hawkers Asian Street Fare, G. Michael Jong, 661 Auburn Avenue NE – no comment
17. 644 North Highland V-20-113 / 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 - deferred
18. Z-20-69 / 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. - deferred

Old business:

19. NPU Grant: Krog Mural by Ashley Dopson is near completion.

New Business:

20. APAB – seeking candidates, ACRB rep Dorothy Hurst, surveyatl.org
21. Department of City Planning recommended inviting Keyetta Holmes to discuss ZRB conditions.

* This meeting was conducted entirely on Zoom.