

**AGENDA**  
**SPECIAL ADMINISTRATIVE PERMITS**  
**JANUARY 11, 2023**  
**12:00 P.M., CITY HALL, COMMITTEE ROOM 1, SECOND FLOOR**

**AGENDA**

1. **SAP-22-179** Application for a Special Administrative Permit for a nonresidential structure for property located at **815 Sidney Marcus Boulevard NE**. Property is zoned SPI-15 SA3 (Lindbergh Transit Station Area Special Public Interest District Subarea 3).  
**Applicant: G. Hamilton Williams**  
**Council District 6, NPU B**
  
2. **SAP-22-180** Application for a Special Administrative Permit for a mixed used development for property located at **1450 West Peachtree Street NW**. Property is zoned SPI-16 SA1 (Midtown Special Public Interest District Subarea 1).  
**Applicant: TSV Mastermind LLC**  
**Council District 3, NPU E**
  
3. **SAP-22-181** Application for a Special Administrative Permit to construct a multifamily development for property located at **55 East Andrews Drive NW**. Property is zoned SPI-9 SA2 (Buckhead Village Special Public Interest District Subarea 2).  
**Applicant: Robert Vance on behalf of Camden Development**  
**Council District 8, NPU B**
  
4. **SAP-22-183** Application for a Special Administrative Permit to construct a single family dwelling for property located at **1182 Sells Avenue SW**. Property is zoned SPI-4 SA1/BL (Ashview Heights and Atlanta University Center Special Public Interest District Subarea 5/BeltLine Overlay).  
**Applicant: Jonathan Malmin**  
**Council District 4, NPU T**
  
5. **SAP-22-197** Application for a Special Administrative Permit for a multifamily development for property located at **3321 Lenox Road NE**. Property is zoned SPI-12 SA1 (Buckhead/Lenox Stations Special Public Interest District Subarea 1).  
**Applicant: TC Development Atlanta, Inc.**  
**Council District 7, NPU B**
  
6. **SAP-22-198** Application for a Special Administrative Permit for construction a single family attached development for property located at **3560 Cascade Road SW**. Property is zoned MRC-2 (Mixed Residential Commercial).  
**Applicant: Daniel Kerr**  
**Council District 11, NPU P**
  
7. **SAP-22-199** Application for a Special Administrative Permit for an outdoor sales area for property located at **3002 Peachtree Road NW**. Property is zoned SPI-9 SA1 (Buckhead Village Special Public Interest District Subarea 1).  
**Applicant: Matt Bowman**  
**Council District 6, NPU F**

*Please note the agenda is for comment only. No decisions will be made at the hearing.*

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8. **SAP-22-200** Application for a Special Administrative Permit for demolition of an existing structure for property located at **81 Bowen Avenue SE**. Property is zoned MR-3-C (Multifamily Residential Conditional).  
**Applicant: Steve Niederfringer**  
**Council District 1, NPU Y**
  
9. **SAP-22-201** Application for a Special Administrative Permit for an urban garden for property located at **782 Pryor Street SW**. Property is zoned SPI-18 SA1 (Mechanicsville Neighborhood Special Public Interest District Subarea 1).  
**Applicant: Codi Robinson**  
**Council District 4, NPU V**
  
10. **SAP-22-202** Application for a Special Administrative Permit to construct a new single family dwelling for property located at **402 Elm Street NW**. Property is zoned SPI-3 SA1 (English Avenue Special Public Interest District Subarea 1).  
**Applicant: Samuel Tekle**  
**Council District 3, NPU L**
  
11. **SAP-22-203** Application for a Special Administrative Permit for a nonresidential development for property located at **301 Boulevard SE**. Property is zoned SPI-22 SA4 (Memorial Drive/Oakland Cemetery Special Public Interest District Subarea 4).  
**Applicant: Wright Gardner**  
**Council District 1, NPU W**
  
12. **SAP-22-204** Application for a Special Administrative Permit for an outdoor sales area for property located at **800 Glenwood Avenue SE**. Property is zoned PD-MU/BL (Planned Development Mixed Use/BeltLine Overlay).  
**Applicant: David Midgorden**  
**Council District 1, NPU W**
  
13. **SAP-22-205** Application for a Special Administrative Permit for demolition of a multifamily building for property located at **316 Sunset Avenue NW**. Property is zoned SPI-19 SA8/HC20P (Vine City Special Public Interest District Subarea 8/Sunset Avenue Historic District).  
**Applicant: Alicia Encalade**  
**Council District 3, NPU L**
  
14. **SAP-22-206** Application for a Special Administrative Permit for a temporary cell on wheels (COW) for property located at **464 Courtland Street NE**. Property is zoned SPI-1 SA1 (Downtown Special Public Interest District Subarea 1).  
**Applicant: Leslie Carroll**  
**Council District 2, NPU M**
  
15. **SAP-22-207** Application for a Special Administrative Permit for demolition of a nonresidential structure for property located at **72 Marietta Street NW**. Property is zoned SPI-1 SA1 (Downtown Special Public Interest District Subarea 1).  
**Applicant: Robert Vance (on behalf of CIM Spring Street, LLC)**  
**Council District 2, NPU M**

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16. **SAP-22-208** Application for a Special Administrative Permit for the construction of nonresidential structure for property located at **450 Moreland Avenue SE**. Property is zoned NC-2 (East Atlanta Village Neighborhood Commercial District).  
**Applicant: Av Yaseen**  
**Council District 5, NPU W**
  
17. **SAP-22-210** Application for a Special Administrative Permit for the demolition of a structure for property located at **518 Walnut Street NW**. Property is zoned SPI-3 SA6 (English Avenue Special Public Interest District Subarea 6).  
**Applicant: Antioch Baptist Church North (Bob Jones as Agent)**  
**Council District 3, NPU L**
  
18. **BL-22-59** Application for a Special Administrative Permit for construction of a residential development for property located at **220 Pearl Street SE (aka 779 Fulton Terrace)**. Property is zoned MRC-3-C/BL (Mixed Residential Commercial/BeltLine Overlay).  
**Applicant: Colgate Lofts LLC**  
**Council District 5, NPU N**
  
19. **BL-22-67** Application for a Special Administrative Permit for the demolition of an existing structure and construction of a mixed used development for property located at **514 Irwin Street NE**. Property is zoned MRC-1/HC20CSA5/BL (Mixed Residential Commercial/Martin Luther King Jr Landmark District/BeltLine Overlay).  
**Applicant: Mercy Housing Southeast**  
**Council District 2, NPU M**
  
20. **BL-22-70** Application for a Special Administrative Permit for a nonresidential development for property located at **1011 Monroe Drive NE and 597 Cooledge Avenue NE**. Property is zoned I-1/BL (Light Industrial/BeltLine Overlay).  
**Applicant: Atlanta Botanical Garden**  
**Council District 6, NPU F**
  
21. **BL-22-71** Application for a Special Administrative Permit for the construction of a mixed used development for property located at **241 Boulevard NE, 253 Boulevard NE, and 239 Howell Street NE, 240 Howell Street NE, 240 Howell Street rear 2 NE (14 004600061686), 240 Howell Street rear 2 NE (14 004600061694), and 487 Highland Avenue NE, 491 Highland Avenue NE, 495 Highland Avenue NE, 499 Highland Avenue NE, 505 Highland Avenue NE, 509 Highland Avenue NE, 515 Highland Avenue NE, 519 Highland Avenue NE, 523 Highland Avenue NE, 533 Highland Avenue NE, 539 Highland Avenue NE, and 545 highland avenue NE**. Property is zoned MRC-3-C/BL (Mixed Residential Commercial Conditional/BeltLine Overlay).  
**Applicant: RPF Highlands LLC c/o Dillard Sellers**  
**Council District 2, NPU M**

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22. **ZLL-22-112** Application for a Special Administrative Permit for a single family attached development for property located at **1033 Kirkwood Avenue SE**. Property is zoned R-5/BL (Two Family Residential/BeltLine Overlay).  
**Applicant: Ben Darmer**  
**Council District 5, NPU N**
  
23. **ZLL-22-113** Application for a Special Administrative Permit for a single family attached development for property located at **2081 Hollywood Road NW**. Property is zoned MRC-2-C (Mixed Residential Commercial Conditional).  
**Applicant: Maria Volkerding**  
**Council District 9, NPU D**
  
24. **ZLL-22-114** Application for a Special Administrative Permit for a single family attached development for property located at **666 Timm Valley Road NE**. Property is zoned R-5 (Two Family Residential).  
**Applicant: Ben Darmer**  
**Council District 7, NPU B**
  
25. **ZLL-22-115** Application for a Special Administrative Permit for a single family attached development for property located at **672 Timm Valley Road NE**. Property is zoned R-5 (Two Family Residential).  
**Applicant: Ben Darmer**  
**Council District 7, NPU B**
  
26. **ZLL-22-116** Application for a Special Administrative Permit for a single family attached development for property located at **604 Woodward Avenue SE**. Property is zoned SPI-22 SA4/HC20KSA2/BL (Memorial Drive/Oakland Cemetery Special Public Interest District Subarea 4/ Grant Park Historic District Subarea 2/BeltLine Overlay).  
**Applicant: Kelly Givens**  
**Council District 5, NPU W**
  
27. **ZLL-22-117** Application for a Special Administrative Permit for a single family attached development for property located at **1615 Johnson Road NW**. Property is zoned PD-MU (Planned Development Mixed Use).  
**Applicant: Nina Gentry, AICP**  
**Council District 9, NPU G**
  
28. **ZLL-22-118** Application for a Special Administrative Permit for a single family attached development for property located at **776 Metropolitan Parkway**. Property is zoned C-3-C (Commercial Residential District Conditional).  
**Applicant: Peter Ewing**  
**Council District 12, NPU V**

**END OF AGENDA**

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