



Department of
CITY PLANNING

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MAYOR

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JAHNEE PRINCE
Commissioner

DOUG YOUNG
Interim Director, Office of Design

Proposed Agenda
ATLANTA URBAN DESIGN COMMISSION
January 25, 2023 at 4:00 PM
Atlanta City Hall Council Chambers, Second Floor

1. Call to Order
2. Approval of Agenda
3. Approval of Minutes
4. Business:

Consent Agenda

- a) Application for a Type III Certificate of Appropriateness (CA3-22-334) for new construction of a single-family residence at **1152 Oakland Dr SW**. Property is zoned R-4 / Oakland City Historic District.
Applicant: Cindy Silver
7513 Saint Charles Square, Roswell
Deferred on August 24, 2022
Staff Recommendation: Deferral to the February 8, 2023 Public hearing.
Commission Voted: Deferral to the February 8, 2023 Public hearing.
- b) Application for a Type III Certificate of Appropriateness (CA3-22-403) for a new construction of a single-family home at **946 Allene Ave SW**. Property is zoned R-4 / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Harold Robert Singer
4034 Lions Gate, Douglasville
Deferred on November 9, 2022
Staff Recommendation: Approval with Conditions.
Commission Voted: Approved with Conditions.
- c) Application for a Type III Certificate of Appropriateness (CA3-22-404) for a new construction of a single-family home at **956 Allene Ave SW**. Property is zoned R-4 / Adair Park Historic District (Subarea 1) / Beltline.
Applicant: Harold Robert Singer
4034 Lions Gate, Douglasville
Deferred on November 9, 2022
Staff Recommendation: Approval with Conditions.
Commission Voted: Approved with Conditions.
- d) Application for a Type II Certificate of Appropriateness (CA2-22-409) for alterations at **1253 Lucile Ave SW**. Property is zoned R 4A / West End Historic District
Applicant: Alicia Encalade
1100 Peachtree St. Suite 250
Deferred on December 14, 2022
Staff Recommendation: Deferral to the February 8, 2023 Commission Meeting.
Commission Voted: Deferred to the February 8, 2023 Commission Meeting.

- e) Application for a Type II Certificate of Appropriateness (CA2-22-477) for alterations at **3042 West Peek Rd NW**. Property is zoned R-3 / Collier Heights Historic District.
Applicant: Jerry L Robinson
157 Burke Street Suite 100, Stockbridge, GA 30281
Deferred on November 9, 2022
Staff Recommendation: Deferral to the February 8, 2023 Commission Meeting.
Commission Voted: Deferred to the February 8, 2023 Commission Meeting.
- f) Application for a Type III Certificate of Appropriateness (CA3-22-497) for a variance to allow parking in the half depth front yard where otherwise prohibited, a special exception to allow active recreation adjacent to the public right of way, and a special exception to allow a 6' tall privacy wall in the half depth front yard where otherwise a 4' tall fence is permitted at **768 Kirkwood Ave SE**. Property is zoned Cabbagetown Landmark District (Subarea 3).
Applicant: Michelle Akin
4158 Stonechat Ct, Roswell, GA 30075
Deferred on November 9, 2022
Staff Recommendation: Denial without prejudice.
Commission Voted: Denied without prejudice.
- g) Application for a Type II Certificate of Appropriateness (CA2-22-542) for alterations at **1089 Arlington Ave SW**. Property is zoned R-4A / Oakland City Historic District.
Applicant: Jason Conyers
1089 Arlington Ave SE
Staff Recommendation: Denial without prejudice.
Commission Voted: Denied without prejudice.
- h) Application for a Type II Certificate of Appropriateness (CA2-22-564) for retroactive approval of a fence erected without a permit at **71 Boulevard NE**. Property is zoned Martin Luther King, Jr. Landmark District (Subarea 2) / Beltline.
Applicant: Darweshi Tariq Dumas
71 Boulevard NE
Deferred on January 11, 2023
Staff Recommendation: Approval.
Commission Voted: Approved.
- i) Application for a Type III Certificate of Appropriateness (CA3-22-567) for proposed exterior alterations and a rear addition at **1185 Arlington Ave SW**. Property is zoned R-4 / Oakland City Historic District.
Applicant: Alicia Encalade
1100 Peachtree St. Suite 250
Deferred on January 11, 2023
Staff Recommendation: Deferral to the February 8, 2023 Commission Meeting.
Commission Voted: Deferred to the February 8, 2023 Commission Meeting.
- j) Application for a Type III Certificate of Appropriateness (CA3-22-582) for variance to allow Reduction in the Side Setback from 25 feet to 15 feet; and (CA3-22-548) for an addition to an accessory structure at **774 Springdale Rd NE**. Property is zoned Druid Hills Landmark District.
Applicant: David Price
1595 Nottingham Way
Staff Recommendation (CA3-22-582): Approval.
Commission Voted: Approved.
Staff Recommendation (CA3-22-548): Approval.
Commission Voted: Approved.

- k) Application for a Type III Certificate of Appropriateness (CA3-22-586) for rear addition, alterations, and site work at **1191 Fairview Rd NE**. Property is zoned Druid Hills Landmark District.
Applicant: Laura Daniel
834 Inman Village Pkwy, Suite 100
Staff Recommendation: Approval with Conditions.
Commission Voted: Approved with Conditions.
- l) Application for a Type III Certificate of Appropriateness (CA3-22-587) for rear porch addition at **2034 Butler Way NW**. Property is zoned R-4A / Whittier Mill Historic District.
Applicant: Katie Setterberg
2034 Butler Way
Staff Recommendation: Approval with Conditions.
Commission Voted: Approved with Conditions.

Items Requiring Discussion:

New Applications

- m) Application for a Type II Certificate of Appropriateness (CA2-22-580) for revisions to previously approved plans at **1336 Fairview Rd NE**. Property is zoned Druid Hills Landmark District.
Applicant: Leslie Tyrone
125 Palisades Road NE
Staff Recommendation: Approval with Conditions.
Commission Voted: Approved with Conditions.
- n) Application for a Type II Certificate of Appropriateness (CA2-22-581) for revisions to previously approved plans at **1062 Peoples St SW**. Property is zoned R-4A / Oakland City Historic District
Applicant: Timi Fadugba
100 Fulton St SE
Staff Recommendation: Approval with Conditions.
Commission Voted: Deferred to the February 8, 2023 Commission meeting.
- o) Application for a Type III Certificate of Appropriateness (CA3-22-588) for a variance to allow solar-panels visible from the public right of way at **765 Azalia St SW**. Property is zoned R-4A / West End Historic District.
Applicant: Thomas Lynn Porter
125 N 22nd Place Unit 131, Mesa, Az
Staff Recommendation: Approval.
Commission Voted: Approved.

Applications Deferred from Previous Meetings

- p) Application for a Type III Certificate of Appropriateness (CA3-22-407) for alterations, an addition, and site work at **725 Queen St.** Property is zoned R 4A / West End Historic District.
Applicant: Daryl Moore
725 Queen Street
Deferred on November 9, 2022
Staff Recommendation: Approval with Conditions.
Commission Voted:
- q) Application for Type III Certificates of Appropriateness (CA3-22-435) for a financial hardship exemption; and, (CA3-22-434) for additions and a new mixed-use development at **581 Edgewood Ave.** Property is zoned Martin Luther King, Jr. Landmark District (Subarea 4) / Beltline.
Applicant: Annamaria Hazard
303 Peachtree St., Suite 5300
Deferred on September 28, 2022
Staff Recommendation (CA3-22-435): Approval.
Commission Voted: Approved.
Staff Recommendation (CA3-22-434): Deferral to the February 8, 2023 Commission meeting.
Commission Voted: Deferred to the February 8, 2023 Commission Meeting.
- r) Application for a Type III Certificate of Appropriateness (CA3-22-485) for a variance to allow solar panels that are visible from the public right of way where otherwise prohibited at **1231 Lucile Ave SW.** Property is zoned R-4A/West End Historic District.
Applicant: Jesse Adams
1007 Johnnie Dodds Boulevard Suite 111, Mount Pleasant, SC
Deferred on November 9, 2022
Staff Recommendation: Approval.
Commission Voted: Approved.
- s) Application for a Type III Certificate of Appropriateness (CA3-22-536) for a variance to allow solar panels that are visible from the public right of way where otherwise prohibited at **930 Oglethorpe Ave SW.** Property is zoned R-4A / West End Historic District.
Applicant: Paola Rocha
1007 Johnnie Dodds Blvd, Suite 111, Mount Pleasant, SC 29464
Deferred on December 14, 2022
Staff Recommendation: Approval.
Commission Voted: Approved.
- t) Application for a Type III Certificate of Appropriateness (CA3-22-568) for a variance to allow a solar array (solar panels) located on the front roof plane at **983 Lawton St SW.** Property is zoned R-4A / Oakland City Historic District.
Applicant: Timothy Bennett
1007 Johnnie Dodds Boulevard Suite 111, Mount Pleasant, SC
Deferred on January 11, 2023
Staff Recommendation: Approval.
Commission Voted: Denied without prejudice.

- u) Application for a Type II Certificate of Appropriateness (CA2-22-574) for retroactive proposal for revisions to plans that were previously approved by the commission at **1120 Arlington Ave SW**. Property is zoned R-4A / Oakland City Historic District.
Applicant: John E Swiney
1426 Golflink Dr, Stone Mountain
Deferred on January 11, 2023
Staff Recommendation: Approval with Conditions.
Commission Voted: Denied.
- v) Application for a Type III Certificate of Appropriateness (CA3-22-462) for a variance to allow an addition that does not conform to Sec. 16 20I.005(1)(b)(ix); and, (CA3-22-457) for alterations, additions, and new construction of mixed-use structures at **320 North Highland Ave NE and 346 Copenhill Ave NE**. Property is zoned I-1 / Inman Park Historic District (Subarea 1).
Applicant: Michelle Everett
400 Plasters Avenue NE, Suite 225
Deferred on October 26, 2022
Staff Recommendation (CA3-22-462): Deferral to the February 8, 2023 Commission meeting.
Commission Voted: Deferred to the February 8, 2023 Commission meeting.
Staff Recommendation (CA3-22-457): Deferral to the February 8, 2023 Commission meeting.
Commission Voted: Deferred to the February 8, 2023 Commission meeting.
- w) Application for a Type III Certificate of Appropriateness (CA3-22-589) for a variance to reduce the allowable rear yard setback from approximately 12 feet 9 inches (required) to 0 feet (proposed), and to allow additions with 0 foot side yard setbacks which are closer to the side lot lines than the existing structure; and, at **320 North Highland Ave NE**. Property is zoned MRC-1-C/Inman Park Historic District (Subarea 1).
Applicant: Cooper Pierce Pierce
400 Plasters Avenue NE, Suite 225
Staff Recommendation: Deferral to the February 8, 2023 Commission meeting.
Commission Voted: Deferred to the February 8, 2023 Commission meeting.
- x) Application for a Type III Certificate of Appropriateness (CA3-22-590) for a variance to allow a 0 foot rear yard setback that is not based on the compatibility rule, and to allow 0 foot side yard setbacks that are not based on the compatibility rule at **346 Copenhill Ave NE**. Property is zoned I-1/Inman Park Historic District (Subarea 1).
Applicant: Cooper Pierce Pierce
400 Plasters Avenue NE, Suite 225
Staff Recommendation: Approval.
Commission Voted: Approved.

5. Other Business

6. Announcements

Design Awards 2023: Nominations Are Now Open!
Apply at bit.ly/atludcawards2023

7. Adjournment