



Department of  
**CITY PLANNING**

**ANDRE DICKENS**  
MAYOR

OFFICE OF DESIGN - HISTORIC PRESERVATION STUDIO  
55 TRINITY AVENUE, S.W. SUITE 3350 - ATLANTA, GEORGIA 30303-0308  
404.546.0134 – FAX: 404.658.7491  
[www.atlantaga.gov](http://www.atlantaga.gov)

**JAHNEE PRINCE**  
Commissioner

**DOUG YOUNG**  
Director, Office of Design

**Meeting Results**  
**ATLANTA URBAN DESIGN COMMISSION**  
**June 14, 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 II Certificate of Appropriateness (CA3-23-051) for reconstruction at **255 Georgia Ave.** Property is zoned R-5/Grant Park Historic District (Subarea 1).  
Applicant: Lorraine Summers  
255 Georgia Ave SE  
Deferred on May 24, 2023  
**Staff Recommendation: Deferral to the July 12, 2023 Commission Meeting.**  
**Commission Voted: Deferred to the July 12, 2023 Commission Meeting.**
- b) Application for a Type II Certificate of Appropriateness (CA2-23-057) for revisions to previously approved plans at **1037 Sparks St SW.** Property is zoned R-4A / Oakland City Historic District  
Applicant: Rod Bates  
1385 Dodson Drive  
Deferred on April 12, 2023  
**Staff Recommendation: Deferral to the June 28, 2023, Commission meeting at the Applicant's request. Deferred to the June 28, 2023 Commission Meeting.**
- c) Application for a Type IV Certificate of Appropriateness (CA4PH-23-062) for demolition due to a threat to public health and safety at **316 Sunset Ave NW.** Property is zoned SPI-19 (Subarea 8)/Sunset Avenue Historic District.  
Applicant: Alicia Encalade  
1100 Peachtree St. Suite 250  
Deferred on May 10, 2023  
**Staff Recommendation: Denial without prejudice.**  
**Commission Voted: Denied without prejudice.**

- d) Application for a Type III Certificate of Appropriateness (CA3-23-127) for a variance to allow a privacy fence/wall between the building and the street where otherwise prohibited at **262 Edgewood Ave NE**. Property is zoned Martin Luther King, Jr. Landmark District (Subarea 4).  
Applicant: Norman Earl Cameron  
262 Edgewood Avenue Northeast  
Deferred on May 24, 2023  
**Staff Recommendation: Deferral to the June 28, 2023 Commission Meeting sue to lack of sign posting.**  
**Commission Voted: Deferred to the June 28, 2023 Commission Meeting.**
- e) Application for a Type III Certificate of Appropriateness (CA3-23-128) for new construction of a single-family home at **1178 Greenwich St SW**. Property is zoned R-4A / West End Historic District.  
Applicant: Brandy Morrison  
485 Oakland Ave SE  
Deferred on May 24, 2023  
**Staff Recommendation: Deferral to the June 28, 2023 Commission Meeting.**  
**Commission Voted: Deferred to the June 28, 2023 Commission Meeting.**
- f) Application for a Type II Certificate of Appropriateness (CA2-23-134) for alterations at **1253 Lucile Ave SW**. Property is zoned R-4/Beltline.  
Applicant: Benjamin Middlebrooks  
P.O. Box 3275, McDonough  
Deferred on May 24, 2023  
**Staff Recommendation: Deferral to the September 27, 2023 Commission Meeting.**  
**Commission Voted: Deferred to the September 27, 2023 Commission Meeting.**
- g) Application for a Type III Certificate of Appropriateness (CA3-23-138) for variance to allow a deck on the front façade where otherwise prohibited at **2536 Godfrey Dr NW**. Property is zoned R-4/Collier Heights Historic District.  
Applicant: Renee Shy Ross  
2536 Godfrey Dr  
Deferred on May 24, 2023  
**Staff Recommendation: Deferral to the June 28, 2023 Commission Meeting.**  
**Commission Voted: Deferred to the June 28, 2023 Commission Meeting.**
- h) Application for a Type III Certificate of Appropriateness (CA3-23-146) for a variance to allow the painting of unpainted brick where otherwise prohibited. at **930 White St SW**. Property is zoned R-4A/West End Historic District.  
Applicant: Samuel Ross  
930 White Street SW  
Deferred on May 24, 2023  
**Staff Recommendation: Deferral to the June 28, 2023 Commission Meeting.**  
**Commission Voted: Deferred to the June 28, 2023 Commission Meeting.**

- i) Application for a Type III Certificate of Appropriateness (CA3-23-154) for a rear porch addition at **976 Gress Ave SE**. Property is zoned  
Applicant: David Watts  
621 Robinson Ave SE  
**Staff Recommendation: Approval.**  
**Commission Voted: Approved.**
  
- j) Application for a Type III Certificate of Appropriateness (CA3-23-161) for retroactive alterations, additions, and revisions to previously approved plans at **1101 Arlington Ave SW**. Property is zoned R-4A/Oakland City Historic District  
Applicant: Sanavia Paisley  
4304 Sublime Trail  
**Staff Recommendation: Deferral to the June 28, 2023 Commission Meeting.**  
**Commission Voted: Deferred to the June 28, 2023 Commission Meeting.**
  
- k) Application for a Type II Certificate of Appropriateness (CA2-23-163) for alterations at **801 Lullwater Rd NE**. Property is zoned Druid Hills Landmark District  
Applicant: Alan W Carrier  
305 White Oak Cove, Woodstock  
**Staff Recommendation: Approval.**  
**Commission Voted: Approved.**
  
- l) Application for a Type II Certificate of Appropriateness (CA2-23-165) for alterations at **1331 Metropolitan Pkwy Sw (Metropolitan Parkway Masonic Lodge LBS)**. Property is zoned NC-9/Landmark Building Site/Beltline  
Applicant: Jordache Avery  
834 Inman Village Pkwy Ne Ste 140  
**Staff Recommendation: Approval with Conditions.**  
**Commission Voted: Approved with Conditions.**
  
- m) Application for a Type III Certificate of Appropriateness (CA3-23-168) for alterations and additions at **2739 Oldknow Dr NW**. Property is zoned R-4/Collier Heights Historic District  
Applicant: Latonya Gates  
2470 Windy Hill Rd, Marietta  
**Staff Recommendation: Deferral to the June 28, 2023 Commission Meeting.**  
**Commission Voted: Deferred to the June 28, 2023 Commission Meeting.**
  
- n) Application for a Type III Certificate of Appropriateness (CA3-23-169) for alterations and additions at **722 Gaskill St SE**. Property is zoned Cabbagetown Landmark District (Subarea 3)/Beltline  
Applicant: Joshua Lefrancois  
659 Auburn Avenue Ne, Suite G-9  
**Staff Recommendation: Approval with Conditions.**  
**Commission Voted: Approved with Conditions.**

- o) Application for a Type III Certificate of Appropriateness (CA3-23-171) for alterations and additions at **85 Waddell St NE**. Property is zoned R-5/Inman Park Historic District (Subarea 1)  
Applicant: Andrea Villa Velez  
659 Auburn Ave Ne Unit #211  
**Staff Recommendation: Approval with Conditions.**  
**Commission Voted: Approved with Conditions.**

**Items Requiring Discussion:**

**New Applications**

- p) Application for Review and Comment (RC-23-215) for construction of a behavioral health crisis center at **2805 Metropolitan Pkwy**. Property is zoned O-I.  
Applicant: Travis Pruitt & Associates  
4317 Park Dr. Ste. 400  
**Staff Recommendation: Adopt the Staff Report as the comments of the Commission and confirm the delivery of comments at the meeting.**  
**Commission Voted: Adopted the Staff Report as the comments of the Commission and confirmed the delivery of comments at the meeting.**
- q) Application for a Type III Certificate of Appropriateness (CA3-23-157) for a retroactive financial hardship exemption **1176 Avon Ave SW**. Property is zoned R-4A/Oakland City Historic District  
Applicant: Berline Desir  
165 Lablanc Way  
**Staff Recommendation: Denial.**  
**Commission Voted: Deferred to the July 12, 2023 Commission Meeting.**
- r) Application for a Type III Certificate of Appropriateness (CA3-23-164) for a variance request to allow an addition that is taller than the existing structure at **941 Austin Ave NE**. Property is zoned R-5/Inman Park Historic District (Subarea 1)  
Applicant: Kaci Palo  
10439 Old Atl Hwy, Covington  
**Staff Recommendation: Denial.**  
**Commission Voted: Denied.**
- s) Applications for Type II & Type III Certificates of Appropriateness (CA2-23-166) for revisions to previously approved plans; and, (CA3-23-167) for a financial hardship exemption at **364 Auburn Ave NE**. Property is zoned Martin Luther King, Jr. Landmark District (Subarea 4)  
Applicant: Chenee Joseph  
522 Auburn Ave  
**Staff Recommendation (CA2-23-166): Deferral to the June 28, 2023 Commission Meeting.**  
**Staff Recommendation (CA3-23-167): Deferral to the June 28, 2023 Commission Meeting.**  
**Commission Voted (CA2-23-166): Approved**  
**Commission Voted (CA3-23-167): Approved.**

- t) Application for a Type II Certificate of Appropriateness (CA2-23-170) for retroactive review of site work at **966 Dimmock St SW**. Property is zoned R-4A/Oakland City Historic District  
Applicant: Alicia Encalade  
1100 Peachtree St. Suite 250  
**Staff Recommendation: Approval with Conditions.**  
**Commission Voted: Approved with Conditions.**

**Applications deferred from previous meetings**

- u) Application for a Type II Certificate of Appropriateness (CA2-23-131) for alterations at **898 Beecher St SW**. Property is zoned R-4A/West End Historic District.  
Applicant: Sandi Burt  
898 Beecher St SW  
Deferred on May 24, 2023  
**Staff Recommendation: Approval.**  
**Commission Voted: Approved with Conditions.**

5. Other Business

6. Announcements

2023 Design Awards, Friday, June 23<sup>rd</sup> at 7 PM in the Old Council Chambers

7. Adjournment