

## (minutes) 240826 NPU-M General Body

### Roll Call:

#### Elected Officers

Chair - Forrest Coley .

Vice Chair - Kyle Kessler

Secretary - Sarah Oak Kim

Asst Secretary - Sarah Oak Kim

Parliamentarian - kye kessler

#### Neighborhood Associations

Old Fourth Ward Neighborhood Association -

-4th and sand - sarah kim

-4th ward alliance - terry mccall

-4th ward neighbors - tom boyle

-4th ward west - N/A

Atlanta Downtown Neighborhood Association - John Fischer

Castleberry Hill Neighborhood Association - patrick collins

Marietta Street Artery Association - N/A

Old Fourth Ward Business Association - heather ramirez and juan mendoza

#### Committee Chairs

Public Safety Committee - gay / Stacey Sharer

Land Use Committee - N/A

Transportation Committee - DeJon Tebought

APAB - Atlanta Planning Advisory Board - Kyle Kessler

**Monday, August 26, 2024 at 6:15 PM**

To register in advance, click [here](#)

Meeting ID: 972 3364 7127

Dial-In: +1 646 558 8656 Access code: 972 3364 7127#

### **CONTACT INFORMATION**

Forrest Coley, **Chairperson** – chair@npumatlanta.org

Matt Adams, **City of Atlanta, Urban Planner** – 404.985.5772 or mdadams@atlantaga.gov

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

### **AGENDA**

1. Opening Remarks/Introductions
2. Approval of Minutes
  - [motion to adopt the minutes](#)
  - [Tom boyle](#)
  - [2nd john fisher](#)
  - [Motion carries with none opposed](#)
3. Announcement & adoption of [Consent Agenda](#).
4. [motion to adopt the consent agenda](#)
5. [Terry Mccall](#)
6. [2nd patrick collins](#)
7. [Motion carries with none opposed](#)
8. Approval of Agenda

- motion to adopt the agenda
  - Terry McCall
  - 2nd Tom Boyle
  - Motion carries with none opposed .
9. Reports from APD, AFD and other City Departmental Representatives
- Zone 5 - Capt Welch gives updated report .
  - Zone 6 - Major Website gives updated report
  - Public Works - Pete Francis gives updated report
    - i. General body has questions for public works
  - City of Atlanta Code Enforcement - Officer Stevens gives updated report
  - ATL 311 - Allison Murillo gives an updated report
    - i. General body has questions for ATL 311
  - ATL Fire Rescue Fire - Cole Munson Battalion 3 gives updated report
    - i. General body has questions for ATL
10. Comments from Elected Officials
- CM Jason Dozier- Damisha Luster gives update for District 4
  - CM Liliana - gives update for District 5
    - i. General body has questions for CM Liliana
  - President Doug Shipman - gives a small update but mostly here to listen and update
    - i. General body has questions for President Shipman
    - ii. Liliana adds an extra comment she forgot to mention
  - CM Amir - N/A
11. Committee Reports
- Transpo - Dejon Tebough gives a small update
    - i. General body has questions for Dejon
  - Land Use - Senya has no update
  - Public Safety - Stacey has no update
12. APAB Report
- Kyle Kessler gives update on APAB report .
13. Planner's Report
- Matt Adams has a couple updates
14. Matters for Voting (remaining applications - please see attachment)
- 120 piedmont - Dorthey Hurst presents the agreed upon conditions for approval
    - i. General Body has questions for 120 piedmont and dorthey
    - ii. motion to recommend denial of this applications
    - iii. John fisher
    - iv. 2nd D battle
    - v. Motion carries with none opposed
  - Uji Modern Japanese- Christine presents about her restaurant
    - i. motion to recommend approval of this liquor license
    - ii. Gay Lemmert
    - iii. 2nd Tom Boyle
    - iv. Motion carries with none opposed
  - Walgreens - Elizabeth Mahoney presents on behalf of store
    - i. General Body has questions for walgreens

1. motion to support the change of agent
2. Dorthey Hurst
3. 2nd Sarah Kim
4. Discussion from general body
5. Motion carries with 7 in support and 6 opposed

- 223 randolph - NOT PRESENT
- 551 ponce - NOT PRESENT
- AMC presents their site plan and recommendations
  - i. motion to approve the plan as laid out for AMC site / CPD change
  - ii. Tom Boyle
  - iii. 2nd Dejon Tebough
  - iv. Discussion from general body
  - v. Motion carries with 17 in support and 4 opposed

#### 15. Oakland Day of the Dead

- No discussion

#### 16. ILLY Ponce

- No discussion

#### 17. Presentations

- Civic Chatbot Research Group from Georgia Tech – Rui Shen
  - i. Rui Shen is asking for recruitment for research study
  - ii. No questions from General Body
- Fall in the Fourth – Tom Boyle
  - i. Tom Boyle is asking to close Arnold St next to JD Sims and Angier and Rankin -on Sunday sept 22 (2-5pm)
  - ii. No questions from General Body
- Gorman & Company: 265 Washington Street SW | Joel Reed (Invest Atlanta Application – Requested funding: **\$21,263,630**)
  - i. Brock Thompson is asking for a letter of support for development and will be presenting a powerpoint within the 3 mins granted time.
  - ii. A few questions from the general body
  - iii. ADNA would like to mention on record that Gorman and Co has been very accommodating and in support of this application
    1. motion to offer a letter of the support for the housing project across from methodist church
    2. John Fischer
    3. 2nd Patrick Collins
    4. questions from general body
    5. Motion carries with none opposed
- Integral Properties, LLC: 2 Peachtree Street | Eric Pinckney (Invest Atlanta Application – Requested funding: **\$ 41,500,000.00**)
  - i. Erick Pinckney is presenting a powerpoint and asking for a letter of support for invest atlanta in support of 4% bond application .
  - ii. A few questions and concerns from the general body
    1. motion to recommend a letter of support so intergarel property can move forward with funding
    2. Princess wilson

3. 2nd heather ramirez
  4. questions from general body
  5. Motion carries with 2 opposed and 11 in favor
- iii. BYLAWS COMMITTEE -
1. Kyle Kessler presents a powerpoint about suggested bylaws changes
  2. General body asks questions and compliments to kyle
  3. Motion to amend the proposal to edit term limit to 4 years
    - a. Gaye Lemmert
    - b. 2nd sarah kim
    - c. Discussion - its already 4 years
    - d. (no motion made because its already 4 years in bylaws)
  4. Motion to amend the proposal to edit term to 5 years similar to overlap or exceed the mayoral races -- at next meeting
    - a. Patrick collins
    - b. 2nd gaye lemmert
    - c. Discussion
    - d. Motion carries with 2 opposed 9 in favor
  - 5.
12. Old Business
- a. N/A
13. New Business
- a. 148 edgewood
    - i. Make a motion that NPU M writes a letter to GA state in support of not tearing down the building for a parking lot - listed as a contributing structure for MLK preservation district at a national level.
    - ii. Kyle Kessler
    - iii. 2nd Dejon tebough
    - iv. Discussion general body
    - v. Motion carries with none opposed
14. Announcements
15. Adjournment
- a. Motion to adjourn
  - b. Patrick collins
  - c.

## MATTERS FOR VOTING

NPUs 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.

Special Event Applications (MOSE)			
Event Name	Event Organizer	Event Location	Event Date
Sweet Auburn Music Fest	Yusuf Muhammad	321 Irwin Street – 230 JW Dobbs Avenue	September 27-29, 2024

<a href="#">Atlanta's Missing + Murdered Children Memorial Fest 2024</a>	<a href="#">Dr. Sunshine Lewis</a>	<a href="#">Historic Old Fourth Ward Park</a>	<a href="#">September 28, 2024</a>
<a href="#">Jazz in the Park ATL</a>	<a href="#">Tariq Jordan</a>	<a href="#">Historic Fourth Ward Park – 680 Dallas Street</a>	<a href="#">October 26-27, 2024</a>
<a href="#">Atlanta Fall Wine Fest</a>	<a href="#">Kari Weaver</a>	<a href="#">Historic 4th Ward Skatepark – 830 Willoughby Way</a>	<a href="#">November 17, 2024</a>
<a href="#">Events on Broad Street</a>	<a href="#">Parker Thornton &amp; Noa Hecht</a>	<a href="#">Broad Street Boardwalk - Broad St NW</a>	<a href="#">November 12, 2024 – January 31, 2025</a>

[Consent Agenda](#)

[Alcohol License Applications \(LRB\)](#)

Name of Business	Type of Business	Applicant	Property Address	Request
<a href="#">120 Piedmont Ave</a>	Gas Station	Barkat Lakhani	120 Piedmont Avenue	New Business
<a href="#">Yuji Modern Japanese</a>	Restaurant	<a href="#">Christine Ngoan Thi Nguyen</a>	<a href="#">667 Auburn Avenue NE</a>	<a href="#">New Business</a>
<a href="#">Insomnia</a>	Nightclub	<a href="#">Albeiro Jimenez</a>	<a href="#">119 Central Avenue SW</a>	<a href="#">New Business</a>
<a href="#">Umai Sushi and Noodles</a>	Restaurant	<a href="#">Phillip Choi</a>	<a href="#">701 Highland Avenue NE</a>	<a href="#">Change of Ownership</a>
<a href="#">WALGREENS #6032</a>	Pharmacy	Tornica L. Chaney	595 Piedmont Avenue NE	Change of Agent
<a href="#">Safe Momentum Atlanta</a>	Restaurant	<a href="#">Stewart Douglas Williams</a>	<a href="#">200 Peachtree Street</a>	<a href="#">New Business</a>
<a href="#">The Upper Room</a>	Bar	<a href="#">Kelsey Maynor</a>	<a href="#">675 Ponce de Leon Ave NE</a>	<a href="#">New Business</a>
<a href="#">Twelve Downtown Autograph Collection</a>	Hotel	<a href="#">Shon Lamar Johnson</a>	<a href="#">400 W Peachtree St NW</a>	<a href="#">Change of Ownership</a>
<a href="#">Sweet Auburn Brunch</a>	Restaurant	<a href="#">Darais Anderson</a>	<a href="#">171 Auburn Ave NE Suite P</a>	<a href="#">New Business</a>
<a href="#">Chiranga</a>	Restaurant	<a href="#">Jonathan T. Brown</a>	<a href="#">678 Edgewood Avenue</a>	<a href="#">New Business</a>

[Board of Zoning Adjustment Applications \(BZA\)](#)

Application	Property Address	Public Hearing
<a href="#">V-24-15</a> Applicant seeks a variance from the zoning ordinance to 1) reduce the front yard setback from the required 30 feet to 10 feet, 2) reduce the north side yard setback from the required 7 feet to 0 feet, 3) increase the lot coverage from the required 55 percent to 70 percent and 4) removing the requirement for the front porch to contain roof with a minimum six-inch roof supports.	223 Randolph Street NE	-

[Zoning Review Board Applications \(ZRB\)](#)

Application	Property Address	Public Hearing
<a href="#">U-24-3</a> Applicant seeks a special use permit to operate valet parking operations. <a href="#">SITE PLAN</a>	551 Ponce de Leon Avenue NE	-

<a href="#">Land Use Amendments – Comprehensive Development Plan</a>		
Legislation	Property Address	Public Hearing
<a href="#">CDP-24-15</a> An Ordinance by Community Development/Human Services Committee to amend the 2021 Comprehensive Development Plan to incorporate by reference said Atlanta Medical Center Small Area Plan; and for other purposes. <a href="#">MASTERPLAN</a>	Atlanta Medical Center	September 4, 2024 6:00 PM
<a href="#">CDP-24-18</a> An Ordinance to amend the Land Use Element of the 2021 Atlanta Comprehensive Development Plan (CDP) so as to redesignate property located at 126 Hilliard Street SE and 89 William H. Borders Dr., from the High Density Residential (HDR) land use designation and 380 Decatur Street SE from the Low Density Commercial (LDC) land use designation to the Mixed Use High Density (MUHD) Land Use designation (Z-24-040).	126 Hilliard Street SE, 89 William H. Borders Dr and 380 Decatur Street SE	September 4, 2024 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.

<a href="#">Special Event Applications (MOSE)</a>			
Event Name	Event Organizer	Event Location	Event Date
<a href="#">Oakland's Day of the Dead Celebration</a>	Sandy White	Historic Oakland Cemetery – 248 Oakland Avenue SE (NPU-W)	November 3, 2024

<a href="#">Alcohol License Applications (LRB)</a>				
Name of Business	Type of Business	Applicant	Property Address	Request
<a href="#">Illy Ponce</a>	Restaurant	Aarmir M. Ali	699 Ponce de Leon Avenue (NPU-N)	New Business

## PUBLIC NOTICES AND ANNOUNCEMENTS

Provided for informational purposes. Votes/comments are neither required nor expected.

2025 NPU Bylaws
2025 NPU Bylaws must be submitted by September 30, 2024. There shall be no restrictions on a resident's right to vote on Bylaws.
Plan A: Atlanta's Comprehensive Development Plan

The Department of City Planning (DCP) is continuing the planning process to update Plan A: Atlanta's Comprehensive Development Plan meeting the Minimum Planning Standards set by the Georgia Department of Community Affairs and the Georgia Planning Act. The comprehensive plan sets forth the vision, goals, policies, and actions for future growth and development in Atlanta. DCP will host the next round of events across the city including public meetings and pop-ups between October 2024 and February 2025. DCP will routinely post schedule updates and information on how to participate at [www.AtlantaForAll.com](http://www.AtlantaForAll.com). In-person meetings will occur October 10 to February 6. The website will also have education resources, draft documents for public review, and ways to submit comments. For additional questions, please email [PlanA@AtlantaGA.Gov](mailto:PlanA@AtlantaGA.Gov).

### 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](mailto:llarue@atlantaga.gov) with any questions or concerns.

Consent Agenda: NPU-M may use a consent agenda to approve non-controversial or routine matters by a single motion and vote. If a member of the Board or the general body wants to discuss an item on the consent agenda (at the beginning of the meeting), that item is removed from the consent agenda and considered during the meeting. The Board then approves the remaining consent agenda items. If an item is removed from the consent agenda, that item will be heard in the order in which it was indicated on the agenda. Consent agenda items shall be separately recorded in the summary of action.