

SPI-9 Development Review Committee

MEMORANDUM

TO: Charletta Wilson-Jacks, Director City of Atlanta Office of Planning

FROM: Denise Starling on behalf of the SPI-9 Development Review Committee

Date: May 1, 2013

Committee Members Present

Denise Starling, BATMA
Sally Silver, City Council District 7
Bob Staisowski, NPU-B
Bonnie Dean, BCID (recused self for case #3)
Dwight Bell, BCID

City Staff Members Present

Karl Smith-Davids

1. 3:00 Proposed Development Address: Blue Moon Pizza

Applicant: Edward Johnson on behalf of owner Kevin Slater

SAP#:

Project Scope: Outdoor Dining

Variation Requested:

Recommendation – The applicant presented plans that addressed all concerns raised previously by the DRC; therefore, the committee recommends approval of the proposed addition of outdoor dining. Additionally, the committee recommended the applicant add additional landscaping on the right side of the building to fill in the gap between landscaped area and sidewalk using either landscape or hardscape material. The DRC also advised the applicant that the submittal for the SAP must include the property line and that a revision of the alcohol license would be required.

2. 3:30 Proposed Development Address: 3135 Piedmont Road – Red Pepper Taqueria

Applicant: Chef Mimmo

SAP#:

Project Scope: Extended canopy for outdoor dining

Variation Requested: Outdoor Dining awning

Recommendation – The committee has advised the applicant that the maximum parking allowed for the entire site is 16 spaces and the minimum is 12. The current configuration

SPI-9 Development Review Committee

has too many spaces and two must be removed to not exceed the maximum allowable.

The committee also noted the following:

- *the parking must be screened from the street using a 30 to 42" vegetative or decorative fence,*
- *the dumpster must be screened,*
- *1 bike rack must be included, and*
- *1 handicapped parking space is necessary.*

The DRC provided the applicant with a sketch outlining the suggested reconfiguration of the parking lot to satisfy the removal and screening requirements.

3. 4:00 Proposed Development Address: 3402 Piedmont Road

Applicant: Garrett Coley

SAP#: SAP13-061

Project Scope: Replacement of front façade windows and modification of side windows to doors. Placement of storage shed to rear of property.

Variation Requested:

Recommendation:

DRC Member Bonnie Dean recused herself from consideration of this project as she represents the owner of the property.

The committee notes that the site currently carries conditions that are unknown to the committee and advised the applicant that all conditions must be satisfied.

The DRC recommends:

- *Approval of the replacement of the existing front façade windows to address leakage issues and is of the understanding that the current openings will remain the same in size and configuration,*
- *Incorporation of additional screening of the storage shed to be compliant with dumpster screening as required by the ordinance,*
- *Removal of the "middle" curb cut noted on the plans,*
- *Striping of pedestrian walkway from the rear parking along the side access driveway to better facilitate safe pedestrian circulation,*
- *Installation of 2 bike racks, and*
- *Installation of a vegetative screen 30 to 42" in height between the street and the front parking.*