



BOARD OF APPEALS

Ruth Coan, Post 7 –Chair
Paul Reale, Post 5- Vice Chair
Alvin Johnson, Post 1
Eric Johnson, Post 3
Ted Sandler, Post 4
Ron Carpinella, Post 2
Ken Moller, Post 6

Thursday, February 14, 2013	Regular Meeting Minutes	7:00 PM
Board Members Present	Ruth Coan (Chair), Ted Sandler (Vice Chair), Alvin Johnson, Eric Johnson, Ken Moller, and Melissa Nodvin	
Board Members Absent	Ron Carpinella	
Staff Present	Patrice Dickerson, Colleen Allen, Gloria Goins, and David Wells	
Call to Order	Ruth Coan (Chair) called the meeting to order at 7:00 p.m.	

Recognition of Paul Reale

Motion and Vote: Moller moved to approve, Sandler seconded. Approved (6-0, Coan, Sandler, A. Johnson, E. Johnson, Moller, and Nodvin; Carpinella absent).

ELECTION OF CHAIR

Motion and Vote: Moller moved to nominate Ruth Coan for Chair, A. Johnson seconded. Approved (6-0, Coan, Sandler, A. Johnson, E. Johnson, Moller, and Nodvin; Carpinella absent)

ELECTION OF VICE CHAIR

Motion and Vote: Moller moved to nominate Ted Sandler for Vice Chair, E. Johnson seconded.. Approved (6-0, Coan, Sandler, A. Johnson, E. Johnson, Moller, and Nodvin; Carpinella absent)

ADOPTION OF AGENDA

Motion and Vote: E. Johnson moved to approve the Agenda for February 14, 2013. A. Johnson seconded the motion. Approved (6-0, Coan, Sandler, A. Johnson, E. Johnson, Moller, and Nodvin; Carpinella absent).

APPROVAL OF PREVIOUS MEETING'S MINUTES

Motion and Vote: E. Johnson moved to approve the Minutes for January 10, 2013. A. Johnson seconded the motion. Approved (6-0, Coan, Sandler, A. Johnson, E. Johnson, Moller, and Nodvin; Carpinella absent).

DEFERRED CASES**201202657****34 Long Island Place****Applicant: William Hyland**

SUMMARY/STAFF PRESENTATION: Primary variance from Section 4.11.D.2 and 4.11.G.3.b of the Zoning Ordinance to allow a six (6) foot privacy fence along the right-of-way where a spaced-picket design is required.

APPLICANT PRESENTATION:

William Highland, 34 Long Island Place, Sandy Springs GA. 30328

(Invitation for public comment in support of and in opposition to the petition)

SUPPORT FOR THE PETITION:

None

AGAINST THE PETITION:

David Barrantrz, 31 Long Island Place, Atlanta, GA.

Barbara Malone, 240 Colewood Way, Sandy Springs, GA. 30328

(Close of public hearing. Board of Appeals questions and discussion)

Motion and Vote: Sandler moved to approve, E. Johnson seconded. Approved (5-1, Coan, Sandler, E. Johnson, Moller, and Nodvin in support; A. Johnson in opposition; Carpinella absent) subject to the following conditions:

- 1) To allow for a six (6) foot privacy fence along the right-of-way where a spaced-picket design is required, as shown on the site plan dated received October 17, 2012 by the Department of Community Development.
- 2) The fence shall be landscaped in accordance with the approved landscape plan, dated received January 25, 2013 by the Department of Community Development.

NEW CASES**201203009****215 Powers Cove****Applicant: Jared Crawford**

SUMMARY/STAFF PRESENTATION: Three primary variances: 1) from Section 6.4.3.D of the Zoning Ordinance to reduce the required fifty (50) foot front yard setback to twenty (20) feet to allow for the construction of a pool house, pool deck, pool equipment and fire pit; 2) from Section 6.4.3.I of the Zoning Ordinance to allow an accessory structure to be located in a front yard; and 3) from Section 19.3.15.1 of the Zoning Ordinance to allow a pool, pool equipment, and pool deck to be located in a front yard.

APPLICANT PRESENTATION:

Jeff Mittelman, 3884 N. Peachtree Road, Chamblee, GA. 30341

(Invitation for public comment in support of and in opposition to the petition)

SUPPORT FOR THE PETITION:

None

AGAINST THE PETITION:

None

(Close of public hearing. Board of Appeals questions and discussion)

Motion and Vote: E. Johnson moved to approve, Moller seconded. Approved (6-0, Coan, Sandler, A. Johnson, E. Johnson, Moller, and Nodvin; Carpinella absent) subject to the following conditions:

- 1) The subject pool, pool deck, pool equipment and fire pit shall be constructed in accordance with the proposed site plan, provided by the applicant dated received November 16, 2012 by the Department of Community Development, for the variance herein, showing a reduction in the fifty (50) foot front yard setback to twenty (20) feet to allow for the construction of a pool house, pool deck, pool equipment and fire pit.
- 2) To allow an accessory structure to be located in a front yard.
- 3) To allow a pool, pool equipment, and pool deck to be located in a front yard.

201203138

450 Franklin Road

Applicant: Jim Brown

SUMMARY/STAFF PRESENTATION: Primary variance from Section 6.4.3.B of the Zoning Ordinance to reduce the required fifty (50) foot front yard setback to twelve (12) feet, four (4) inches to allow for the construction of a carport, and the existing structure to remain.

APPLICANT PRESENTATION:

(Invitation for public comment in support of and in opposition to the petition)

SUPPORT FOR THE PETITION:

Ron Manlaci, 465 Franklin Road,
Jim Brown, 2559 Forrest Ave, Atlanta, GA. 30318
Jeffery Stein, 450 Franklin Road, Atlanta, GA. 30342

AGAINST THE PETITION:

None

(Close of public hearing. Board of Appeals questions and discussion)

Motion and Vote: A. Johnson moved to approve, Sandler seconded. Approved (6-0, Coan, Sandler, A. Johnson, E. Johnson, Moller, and Nodvin; Carpinella absent) subject to the following conditions:

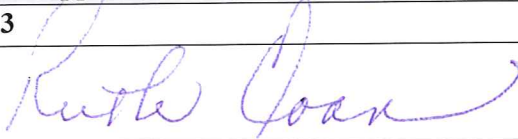
1) To reduce the required front yard setback from fifty (50) feet to twelve (12) feet, four (4) inches to allow for the construction of a carport, as shown on the site plan dated received December 7, 2012 by the Department of Community Development.

DISCUSSION ITEMS

None

ADJOURNMENT

Meeting adjourned at 7:24P.M.

Approval Signatures	
Date Approved	3/14/13
Ruth Coan (Chairman)	
Patrice Dickerson, Manager of Planning & Zoning	
Gloria Goins, Transcriber	