

**Board of Directors Meeting Minutes  
Druid Hills Civic Association  
June 15, 2005**

**Reports from Officers:**

**Secretary's Report** - The minutes for the May meeting were approved without change.

**Communications Vice President's Report -**

**Web Site Update** - Pam Terry reported that Website update is moving along. Functional information will be emailed to the Board as soon as possible.

**Administrative Vice President's Report:**

**Membership Report** - Tricia Elam reports that there is a lull in membership renewals. It has been suggested that we send out a "Please Come Back" message to former members.

**Tour of Homes Report** - We are still waiting for ticket sales from Chapter 11.

**Board Member Training** - Tricia Elam reports that we have received a mixed response from new Board members with regard to Board member training. If anyone wants training, please see Jeff or Tricia. After further discussion, it was agreed that Board Member training will take place an hour earlier than the next Board Meeting. Alida Silverman asked if new material for the Board Member Notebooks could be distributed at the July meeting.

**4<sup>th</sup> of July Parade** - Judi Shur reports that the 4<sup>th</sup> of July Parade will take place on the 4<sup>th</sup> at 11:00 am, beginning at the corner of the By Way and Springdale. The Parade Permit has been issued. A motion was made and seconded to allocate \$500 for refreshments. The motion carried.

**First Vice President's Report:**

**Land Use/Planning Zoning:**

**1189 Ponce de Leon (Golden Key Property)** Bruce McGregor reported that Zoning Committee of the Atlanta City Council recommended that the full City Council approved the Special Use Permit (SUP) for ReMax Cityside to open an office in the Golden Key property. Councilman Anne Fauver spoke in favor, asking that 16 conditions (*14 of which came from the Urban Design Commission (UDC)) be included in the granting of the SUP*. Councilman Fauver did not speak as to whether the application met the test for the SUP as set forth by the enabling legislation. Alida Silverman requested that a meeting be set up to assess this situation and to prepare for upcoming applications for SUPs.

**Paideia COA** - Bruce reports that Paideia School has applied for a COA from the UDC for redevelopment of the corner of South Ponce De Leon and Oakdale. This property is currently occupied by non-historic condominiums. The plan would allow for the expansion of the current gymnasium. This would breach the current lot line. *This extension across lot line is the critical issue of this application. The staff report seems to be relying on the Law Department's assessment that the lot line "disappears" and therefore so do the set back requirements in the ordinance if Paideia combines/aggregates the lot legally.* The plan further calls for the construction of the middle school building. This would eliminate the need for side yard setbacks by eliminating the existing lot lines. This will continue to be discussed.

**Nunan Property** - Bruce McGregor reported that the Developer has filed suit against DeKalb County due to the denial of this variance requests by the Zoning Review Board. We will need to intervene in the suit and may need to do some fundraising.

**Review of Environmental Code** - Bruce reported that the DeKalb County Commission is set to vote in the next two weeks on a review of the environmental code. It was moved and seconded to write a letter urging more time on this vote so that the community council and planning commission will have time to review, generate a red line with changes and make a recommendation. This letter is to be reviewed by the Executive Committee. Motion carried.

**Land Use/Zoning Committee** - Bruce McGregor reported that the Land Use/Zoning Committee met and discussed the down zoning of lots to R20,000 and R30,000. It was also discussed to change the requirements for R20,000/R30,000 to reduce the required street frontage from 85 feet. The committee also talked about the legalization of using accessory building for residential use. This committee is also charged with looking at the revision of the design guidelines for the historic district in conjunction with the Historic Preservation Committee. A draft of revisions to the design guidelines has been developed and sent the James Reap for review before submission to the Historic Preservation Commission for adoption. It was moved and seconded to allocate \$1,000.00 to pay for Mr. Reap's review of these revisions and to also review the enabling legislation for the landmark district. The motion carried.

**Transportation Committee:** - Jay McMullen reports that CCTMA will go to the county for review to integrate its recommendations into the County Transportation Plan. It is important for DHCA to express which aspects of CCTMA's recommendation are not in its interest. recommends creation of a protected left turn with traffic signal.

**Division Chair Meeting:** There is nothing new to report.

## **President's Report**

Jeff Rader reports that he has taken a job with Jacobs Civil Engineering Consultants. Projects he has been assigned to include CCTMA, the DOT and the Toll ways Authority.

He also reports that the Strategic Land Use Committee will receive a briefing from Emory on the Healthcare Master Plan.

The Meeting was adjourned.