

The Olmsted Streetscape in the 21st Century Druid Hills Faces Transportation Challenges By Judi Borgo

During the past few years, transportation has become one of the most debated topics among Druid Hills residents. Serious issues demand immediate attention: planning for light rail in the Clifton Corridor and pedestrian safety; traffic congestion on one hand and speeding cars on the other.

As always, the Druid Hills neighborhood confronts new challenges in the context of its designation as an historic district. Increased automobile traffic, perhaps more than any other problem, has driven neighborhood initiatives related to transportation. In attempting to find solutions, most residents agree that the preservation of the Olmsted streetscape remains paramount.

As the newly elected chairman of the Transportation Committee of Druid Hills Civic Association (DHCA), Van Biesel often hears residents' opinions about safety, congestion, speed bumps that have turned into potholes, and whether local roads need modifications.

Among changes currently under discussion are lights and lanes on Ponce de Leon Avenue, the route of MARTA's light rail through Emory Grove, and a walking and biking path along Lullwater Road.

"Sitting down with people, listening to them and working with them," is Biesel's approach to long-range planning for a neighborhood experiencing unprecedented growth and development. More of the same is projected by experts who study metro area growth patterns.

Emory University and the Centers for Disease Control bring in thousands of commuters during the week, most in cars. The two institutions – among the largest employers in the City of Atlanta – are working with MARTA and the community on a plan for light rail.

In the meantime, neighbors deal with rush hour on streets that were never intended to be commuter routes. Drivers routinely speed

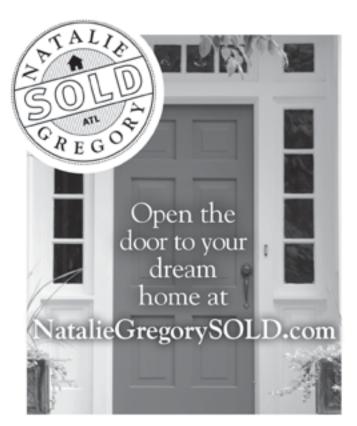
Continued on page 10

Emily Stewart Harrison: Winding Down a Life in Pursuit of a Dream By Claudia Keenan

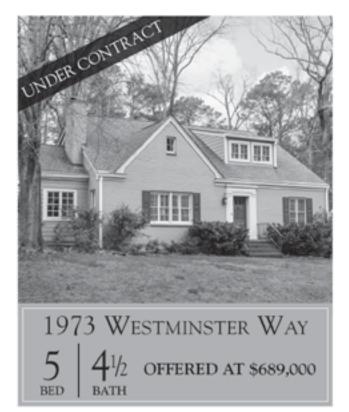
Returning to Atlanta in 1940, Emily continued to promote her idea of a progressive school in the Fernbank Forest. But now she linked it to conservation. She wrote several brochures with imaginative titles: *Primeval Forest Five Miles from Five Points, Atlanta's Unique Boast: Primeval Forest in Metro Area*, and *Rare Sylvan Beauty Must be Preserved*. These were widely distributed and noted by local newspapers. Emily's papers also include multiple drafts of "A Plan for a Forest Conservation Project and the Establishment of a Progressive School," written during the early 1940s.

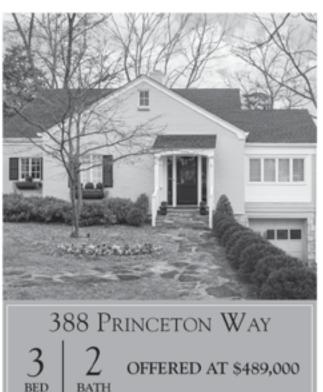


Sunlit meadow in Fernbank Forest, 1930s









President's Column

By Anne Wallace

Dear Friends and Neighbors,

It is my honor to serve as President of the Druid Hills Civic Association in 2016. When I moved here 20 years ago, I fell in love with my house and our neighborhood. It was not immediately apparent to me how much effort it takes by so many people to ensure that Druid Hills remains the special place that I call "home."

I want to take a moment to pay tribute to the naturalists and historians, the activists and the politicians, the legal minds and medical professionals, the students and educators, and most of all the families who love this place enough to participate in a multitude of ways in our historic neighborhood.

Our residents come from all over the world to live in a neighborhood that has retained much of its character and design as envisioned by the landscape architect, Frederick Law Olmsted, Sr., during the late 19th century. Atlanta has communities to appeal to many proclivities. But Druid Hills' mix of parks, gardens, and woodlands, museums, educational and research institutions, and recreational facilities is clearly at the top of the list!

Let me detail several initiatives that are in full swing.

This year, the DHCA hopes to acquire certification as a National Wildlife Community. Cathy McCabe, Pam Woodley, Rebecca Anderson, Julie Abston, Honora Handley, and several Division Chairs are restoring Heaton Park (Division 9), planting native grasses in Parkwood Park (Division 2), and signing up 100+ homes to be individually certified by NWF. Please plan to lend a hand!

Unfortunately, we lose a few of our great old oaks every year. Happily, once again this fall, the DHCA will partner with Trees Atlanta to replenish our tree canopy. In November, the residents of Divisions 1 and 4 will have the opportunity to benefit from the financial support of Trees Atlanta and the DHCA to acquire trees available to our members at a great price ... and the bargain includes planting!

Transportation remains at center stage as the DHCA, Emory University, MARTA, and Department of Transportation officials study options including a possible MARTA line along the Clifton Corridor and some revisions to the Ponce Corridor to improve safety and traffic flow.

I also hope that the DHCA will increase its participation in CAN [Civic Association Network], which meets monthly to discuss community issues in DeKalb County. We have long been a member of CAN, but regular attendance is a good way to meet representatives of other neighborhoods and work together on some of the issues that affect us all.

We are looking forward to some wonderful spring days to enjoy our 48th annual Tour of Homes & Gardens during the last weekend of April. The Tour welcomes visitors to our neighborhood each year. Among the highlights are a Makers Market and live music in Emory Village, and cooking demonstrations. It will be a fun weekend for the whole family. We encourage you to invite your friends!

Please feel free to contact me if you would like to get involved or let us know about an issue or concern. I look forward to meeting many more neighbors this year and making lots of new friends!

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Share your talents and thoughts. Write for the DHCA news! Send us your articles and photos. Submit to JJRichar@bellsouth.net

Your letters are welcome!

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A Primer on Atlanta's Urban Forest

By Kathryn Kolb

As green spaces in the urban area are rediscovered, our impulse is to build trails to make them accessible. This is a great idea but we need to make sure not to damage the very places we hope to restore and enjoy.

Many people see all trees and greenery as being of similar value and feel that cutting a few more trees or clearing another path through the forest won't really matter. But it's important to recognize that many remaining pocket parks and greenspaces in the Atlanta area are indeed very high quality forests. Some are genuine old growth forests with a high diversity of trees, native wildflowers, and medicinal plants. They also contain an astounding range of native songbirds.

Atlanta's old growth forest sets it apart from other major American cities. Yet its real value often is underestimated.

The Lullwater Conservation Garden, for example, is one of those few, very special greenspaces where the complex relationships of the original forest may still be found. The roots of trees that are centuries old share resources with other trees and plants. Everything is intertwined so that, as trees get older, even small disturbances can seriously harm the forest which is already threatened by invasive species, construction, and storm water erosion.

I love riding my bicycle and try to travel on paths and smaller streets. However, even as we enjoy having access to the quiet places in nature, we must seriously consider where it is safe and desirable to sacrifice some of our forest for access, and where such access is inappropriate and damaging to our best remaining forest gems.

The more we learn about healthy forests, the more we realize that thousands of inter-connected relationships nurture healthy trees and allow for our great biodiversity of species. The southeastern states contain greater biodiversity than any other region in the United States; in fact, our biodiversity rivals most parts of the world.

Atlanta's unique urban forest is the product of a series of accidents. Our area was an old growth forest less than 200 years ago when the Creek Indians gave away this part of Georgia in the Treaty of Indian Springs in 1821. Because our area was developed mostly during the last half of the 20th century many small remnants of forest remain today, as opposed to other cities that were developed much more densely and earlier in their history.



Formal entrance to Lullwater Conservation Garden

In rediscovering and finding a new appreciation for our urban forest, we must be careful not to damage it, even in our effortsto create well-intentioned connectivity.

Paved trails are actually roads, and road construction requires grading which damages the earth, tree roots, and older complex soil communities that extend far past the paving itself. In addition, pavement alters water runoff patterns to which trees and plants have grown accustomed. In places where the forest may be young growth or has already been graded or disturbed, road-building may have less impact, but we should not consider building or construction of roads in our high quality, older growth forests.

Kathryn Kolb is a master naturalist and photographer of nature forms and landscapes. She is a board member of Eco Addendum: http://www.ecoaddendum.org/.





Fernbank Museum Encourages Neighbors to Protect the Forest from Invasives By Brandi Berry, Fernbank Museum

As part of Fernbank Museum's program to restore the ecological balance of Fernbank Forest, ecologist Eli Dickerson is looking outside

the borders of the 60+ acres of old-growth forest.

"Fernbank Forest is an island of old-growth in a sea of urban development," Dickerson said. "We want to create supporting habitats and buffer zones along the forest borders, while simultaneously including neighbors in our forest restoration strategy."

Thus the creation of the Invasive-Free Yard Program, the museum's plan to create more supporting habitats. The idea is to encourage neighbors whose yards border Fernbank Forest to replace non-native invasive species—like English Ivy, Chinese privet, Japanese honey-suckle and Mahonia—with plants that are native to the region.

The Invasive-Free Yard Program offers neighbors access to Dickerson's expertise, including online resources about native plant alternatives to nonnative invasive species and guidance on restoration strategies. Participants also will receive a complimentary family membership, which will soon include free admission to Fernbank Forest.

The Invasive-Free Yard Program can easily complement the National Wildlife Federation Community Habitat certification in Druid Hills.

Two Druid Hills yards are now natively landscaped with another ten properties underway. The feedback from participating neighbors has been encouraging.

"Backing up to Fernbank Forest is one of my favorite things about where I live," said Cheryl Griffin, whose yard was one of the first to receive certification. "This program has been incredibly rewarding because I get to enjoy the visual results on a daily basis and know that I'm doing my part to help the forest. Fernbank has provided great resources to help identify what is harmful and offered its expertise in finding native plants that are beautiful and healthy."

Ecologist Dickerson said the process of removing invasives varies, but most homeowners can complete the restoration in a few months. After neighbors complete their work, Dickerson inspects the progress and provides additional guidance or awards them official certification.

At the same time, Fernbank's restoration team works full-time to remove invasives from the forest so they do not cross into neighbors' yards. That has added up to more than 21,600 cubic feet of invasive species from dozens of forest acres—enough to fill the Museum's Star Gallery to the ceiling – and then some.

"Non-native invasive removal in an old-growth forest requires precision work. We have to be careful not to create erosion or disturb the plant and animal species we want to save," Dickerson said. "We move strategically to tackle vines on trees, then woody shrubs and ground-cover. What we discover underneath can be breathtaking—from protected species to fun finds.

"When we remove decades of ivy growth, we often find signs of native plants that are ready to once again thrive," he said. "Just the other day, we located a population of native orchids, which were covered by English Ivy just a few months ago. It's a rewarding process that makes all the hard work and patience worthwhile."

Dickerson is not alone. Volunteers with Fernbank Forest Restoration also enjoy the reward of their hard work—plus free Fernbank tickets. Participants say they enjoy spending time in the forest,

especially knowing they are making a difference. To date, restoration volunteers have removed English Ivy from nearly three acres of the forest.

Self-guided tours in Fernbank Forest will resume in late summer 2016, along with the opening of interpretive nature pathways behind the museum itself.

"In a time when environmental issues are overwhelming and I often feel unable to 'make a difference,' this project gives me a very specific, quantifiable, measurable thing that I can do to care for the earth," said Virginia DuPre of Dyson Drive, whose yard is certified invasive-free and who also participates as a Fernbank Forest restoration volunteer. "Keeping my yard landscaped with healthy native plants is a way I can participate in protecting a native woodland habitat."

To learn more about the Invasive-Free Yard program, Fernbank Forest restoration, forest programming, and the Restoration Volunteer program, visit www.FernbankMuseum.org/FernbankForest or email forest@fernbankmuseum.org.



Fernbank Forest Restoration Volunteers, led by Dyson Drive neighbor Virginia DuPre, have put in hundreds of hours removing invasive plant species as part of the Invasive Free Yard Program. (clockwise from top left): Tricia Appleton, Carol Wilson, Joan Frierson, and Virginia DuPre.

Miss Emily ... continued from page 1

In 1941, surely with a great sense of triumph, Emily hosted a six-week "Nature Study School" in the third-floor ballroom of Fernbank. The idea that children should explore the great outdoors had been around since the late nineteenth century, launched at Cornell University's School of Agriculture where the horticulturalist Liberty Hyde Bailey published a series of pamphlets entitled Teacher's Leaflets on Nature Study. They were beautifully illustrated and full of ideas for experiments. Soon enough, naturalists' clubs formed in high schools and colleges. Victory gardens, which first appeared during World War I and became enormously popular during World War II, further spurred young people's interest in botany.

Soon after Fernbank's Nature Study School ended, Emily contacted the Rabun-Gap Nacoochee School in the Blue Ridge Mountains, volunteering to help with the gardens. Turned down, she wrote to officials at Berea College, Piedmont College, and Young Harris College offering to teach landscaping. The replies stated bluntly that she was too old. Unfazed, Emily drove up to Athens to attend classes about forestry and landscaping at the University of Georgia.

She gathered more information about children's nature museums – brochures and notes that spill out of the boxes that house her papers at Emory University.

In 1943, Emily wrote a sad letter to Dorothy Whitehead, director of the UGA Placement Bureau.

I am really old, 69 years old! At that venerable age, I should be content to go into retirement, not dreaming of adventure in a new field. I have had a rich life, many advantages, and years of teaching experience. Surely age has a contribution to make.

Around the same time, Emily asked the presidents of Mars Hill College, Appalachian State Teachers College, and Cumberland University if there was an opening for her to teach botany.

I discovered I had a special aptitude for teaching country boys and girls. The salary is of minor importance because I would consider this teaching as definitely my war contribution.

Nothing stirred.

Although the Fernbank Trust had been formed in 1938, the forest and the home within it declined during the 1950s. During those years, as Emily entered her 80's, she moved first to a house on Highland Avenue and eventually into a nursing home where she died in 1973 at the age of 99.

However, Emily did live long enough to see Fernbank Forest play a part in educating the children of Georgia. In 1964, Fernbank, Inc. and the DeKalb County Schools signed a 48-year lease whereby the school system would maintain the property and use it as a "living laboratory" to educate visitors about ecology, geology, botany, biology, and more. Fernbank, Inc. also conveyed four acres to the DeKalb County Board of Education for the construction of the Fernbank Science Center. When the science center opened in 1967, offering a multitude of programs in the natural and physical sciences, it immediately began to draw hundreds of visitors each year along with school classes from as far away as Valdosta.



Marker at Harrison family plot, Westview Cemetery, Atlanta



In reflecting on Emily Stewart Harrison, several points stand out. Through much of her adult life, she suffered from various physical ailments and doubt about her own motives, ambition, and faith. She often lost patience with siblings and friends, and voluminous correspondence shows that those who knew her best and those who were casual acquaintances found her frustrating and opaque. Much of her behavior – including a lifelong habit of critiquing herself – suggests that she remained deeply Victorian well into the twentieth century.

Yet she overcame enough to find her way from an early age, in defiance of late-nineteenth century social conventions. At a time when Southern women were expected to stay at home, she headed off to college and graduate school in Chicago and New York. Her formal education was matched by self-education that reached deeply into culture, politics, and social reform.

The extent to which Emily's identity was wound up in her plans appears in her scribbled thoughts: "Make me utterly at peace with regard to Fernbank Forest . . . Make my will one with thy will for Fernbank Forest and my own life." She put everything she had into her dream.

Hidden Treasures of Druid Hills: The Lullwater Conservation Garden

By Jennifer J. Richardson

Nestled beside Lullwater Creek and sandwiched between Lullwater Road and Lullwater Parkway is the Lullwater Conservation Garden. You may have passed this garden many times without realizing it — because it's hidden below the grade of Lullwater Road. The formal entrance on the south side of the garden has majestic rock pillars and steps. As you descend, you come into an open meadow with benches and plantings around the periphery. Straight ahead, closest to the creek, you'll find Atlanta's champion Mountain Laurel (*Kalmia Latifolia*) as determined by Trees Atlanta. The Mountain Laurel is marked with a granite stone identifying the plant.

In 2011, Trees Atlanta did a substantial survey of the Conservation Garden Property and determined that six Atlanta Champion trees were located on the property. Champions are the largest identified specimen of a species within the Atlanta area. In the garden, you'll find the following champions: Yellowwood (Cladrastis Kentukea), a Tulip Poplar (Liriodendron Tulipifera), a Black Tupelo (Nyssa Sylvatica), an American Beech (Fagus Grandifolia), and a Carolina Silver Bell tree (Halesia Carolina). All are identified by granite markers.

The Conservation Garden is old-growth forest. The six-and-one-half acres of land beside Lullwater Creek was never timbered, built upon, or farmed because it lies in a floodplain. As a result, some of the larger trees are more than 200 years old. Even understory trees such as dogwood and redbud are very large specimens.

In addition to huge trees, the garden is packed with native plants, understory trees, ferns, vines, and, yes, non-native invasive plants. The Lullwater Garden Club recently received a grant from the Garden Club of Georgia to help remove non-native invasive plants. Much work was accomplished, but much still has to be done in the removal of Ma-

honia, English Ivy, Privet, Honeysuckle, and other invasive plants. Although the garden was dormant at the time that this article was written, Daffodils and Lenten Roses were in bloom. As the weather warmed and days lengthened, native plants sprung up. Mayapple, Jack-in-the Pulpit, Foamflower, and Wild Ginger were seen last year, and more varieties are expected this year due to the removal of invasives. Christmas and Boston fern grow in abundance.

As you progress down the dirt path heading north, you'll pass a rustic wooden gazebo that shelters a wishing well. This is the site of a planned native plant garden of wildflowers as a memorial for members of the club who have died. The stone wishing well is very similar to one in Olmsted's Shadyside Park. The rock work, bridge, and wishing well in Shadyside were built during the New



Champion Tree in Lullwater Conservation Garden



Wishing Well in Lullwater Conservation Garden

Deal by laborers involved in the Works Progress Administration program. It's possible that the same crew came to the Conservation Garden and constructed the wishing well and stone garden features there.

Further along the path, you'll see rock abutments on either side of Lullwater Creek. These are ruins of a bridge that once spanned the creek at that location. During World War II, garden club members removed and donated the metal from the bridge to the war effort. Today, two wooden bridges span the creek. In the same vicinity, you'll see a marker with its plaque removed (at the time of this writing). This part of the garden is known as the Patriot's Garden and the plaque (which will be re-attached) lists relatives of garden club members who served in America's wars.

The champion trees mentioned above are listed in the order you'll pass them, except for the Yellowwood. To visit that tree, cross the big bridge and then go left to a small foot bridge over a tributary of Lullwater Creek. The Silverbell will be to your right after crossing the bridge. Watch for bell-like white blooms on the Silverbell in springtime and for grape-like bunches of fragrant blooms reminiscent of wisteria on the Yellowwood found on the main path.

The Conservation Garden is certified as a bird sanctuary by National and Local Audubon Societies, and is certified as a wildlife refuge by the National Wildlife Foundation. A mink was recently spotted near the creek. The garden also is home to raccoons, opossums, a fox or two, and lots of amphibians, snakes, bees, butterflies, and other insects. As a bird sanctuary, it's full of song birds and five varieties of woodpeckers. The Eastern Green and Great Blue Heron are frequent visitors and you may see them fishing on the bank of or in the creek. Most recently, a group of Cedar Waxwings were spotted. Eastern Bluebirds often come over from the nearby Druid Hills Golf Course, where they live on the edge of the large expanses of lawn.

Several years ago, Evan Elam chose the garden as his Eagle Scout project. He installed a variety of bird houses in the garden. As you walk around, see if any of Evan's bird houses are occupied. And, nesting nearby close to Lullwater Road, a Barred Owl is sitting on her eggs as I write this. Her mate may be seen in the garden around dusk. When the eggs hatch, the mother may also be seen.

The garden sits a mere three miles from downtown Atlanta — a quiet and peaceful refuge in which to write, view wildlife, take photographs, draw or paint, or just sit and reflect. Lullwater Conservation Garden is open to the public during daylight hours, and may be rented for special events such as weddings. It is one of the many "Hidden Treasures" of Druid Hills.

Landmark District Update

By Alida Silverman

It's done! As of November 2015, the Druid Hills Landmark District ordinance Text Amendment became law with passage by the Atlanta City Council. Druid Hills became the fourth City-designated neighborhood district to complete its Text Amendment, following West End and Inman Park Historic Districts and the Martin Luther King, Jr. Landmark District.

As reported during the last few years, the Text Amendment project was initiated by the City of Atlanta's Office of Planning with the goal of clarifying and simplifying the regulations protecting these neighborhood districts. In our case, a List of Contributing Properties/Buildings also had to be created. This was not required when Druid Hills was first designated in 1982.

No new regulations were added; no boundaries of the district were changed.

Highlights

- Fences and some new paving now require a Type II Administrative Certificate of Appropriateness (COA) instead of a Type II that goes before the Urban Design Commission [UDC]. The fee for the former is \$10 vs. \$100 for the latter. Fences can be evaluated by a checklist: specific materials; specific height; not in front yard; 40% open when next to front façade of house. The paving may not be visible from the public right-of-way.
- Subdivision and consolidation of lots are addressed for all streets (sub-areas).
- The historic building period was extended to 1941 (from 1930) in recognition of the commonality of pre-War style, workmanship, and materials.
- The citywide Tree Ordinance is specifically referenced.
 When Druid Hills was initially designated, there was no city-wide Tree ordinance. See the special box re: the Tree Ordinance and the LD regulations.

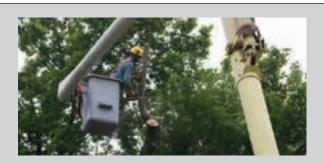
When the new DHCA website is up and running, the current LD regulations will be available in the Historic Preservation section of the City of Atlanta page.

Recognition must be given the members of the DHCA Landmark District Preservation Committee who worked on the Text Amendment: Steven Cappel, Justin Critz, Betsy Marvin, Tom Newsome, Jennie Richardson, Joanna Stroud, and former Division 1 Co-Chairs Tricia Elam and Barbara Vogel. In addition, the following neighbors formed the communications team that distributed successive drafts to residents of Division 1 (except Briarcliff Road, which is not in the LD): Cathy Askew, Jami Buck-Vance, Bill Carney, Rob Neuman, Sedgie Newsom, and Michele Wilson. Our NPU-N representative Jim Heerin covered the NPU.

Recognition must also be given Doug Young, executive director of the UDC who worked closely with us. The UDC staff – another senior planner and an administrative assistant – is responsible for the City-designated historic resources (districts, buildings, sites) as well as special public interest districts and the quality of urban design in the City of Atlanta.

Finally, our District City Council Member Alex Wan and the At-Large council members Michael Julian Bond, Mary Norwood, and Andre Dickens were supportive throughout.

We can look forward to a future of appropriate decisions maintaining 'the look' of Druid Hills.



THE CITY TREE ORDINANCE and THE LANDMARK DISTRICT

The citywide Tree Ordinance is specifically referenced in the LD regulations under General Regulations. A Certificate of Appropriateness (COA) is not required for removal of dead, dying, diseased or hazardous trees or for removal of trees of less than six inches diameter.

A COA is required for removal of any tree with a diameter breast height of more than six inches. Such removal usually comes as part of an addition project, which absolutely requires a COA. Replacement of trees is covered in the Tree Ordinance.







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THE DRUID HILLS NEWS

Olmsted Streetscape ... continued from page 1

along Clifton, Springdale, and Oakdale Roads, and honk horns and run lights at the Moreland/Briarcliff and Briarcliff/North Decatur intersections. Among the most dangerous intersections is Lullwater Road and Ponce de Leon.

Civic leaders, government officials, neighborhood residents, and Emory University and CDC planners see three distinct opportunities for improvements:

- Safety improvements on Ponce de Leon Avenue that will involve some infrastructure changes and road work
- A plan for light rail transportation known asthe Clifton Corridor Project
- A multi-use trail that will accommodate bicycle and foot traffic along Lullwater Road, thereby connecting Ponce de Leon Avenue to Emory Village

Some of the upgrades may be controversial, according to Anne Wallace, president of the Druid Hills Civic Association [DHCA]. Recently, she emphasized the DHCA's role: "Its function is to participate in the conversations about transportation initiatives that impact our neighborhood; to see that our residents are informed and able to make their voices heard; and to make sure that agencies, foundations, or departments – whether public or private – know that Druid Hills has worked long and hard to preserve our sense of place and will continue to do so."

The influence of millennials (ages 18-33), now the country's largest generation, is amply evident in Druid Hills, noted Van Biesel and others. According to a February 25, 2016, report on Marketplace, aired locally on WABE Radio, millennials are now buying houses at a prodigious rate. As they start families, they purchase two and three bedroom homes, prioritizing quality schools, walkable neighborhoods, and such amenities as entertainment and shopping. Druid Hills fits their needs perfectly.

However, while Druid Hills welcomes young families – as always – some longtime residents worry that the millennials may not be aware of the imperative of historic preservation among the neighborhood's parks, roads, and homes.

Traffic on Ponce

The Ponce improvements are in the offing and may address longstanding complaints by both residents and commuters.

"I would be happy if there were a protected arrow on the traffic light at Lullwater and Ponce," said Polly Price, a longtime resident of the Lion's Gate Condominium community. "It's a dangerous intersection. Many drivers don't know which lane they're supposed to drive in to make a left turn from Lullwater on to Ponce or to go straight across Ponce. You see a lot of lane shifting."

Sandy Kruger, Director of Olmsted Linear Park Alliance [OLPA], daily confronts problems related to traffic flow and safety, which may be further complicated by situations such as flooding at Deepdene Park. This can cause serious drainage problems at the Ridgecrest Drive intersection, with the area becoming "clogged and like a pond," says Kruger. "It's extremely dangerous."

Such conditions can quickly become traffic hazards, as officially documented by the Georgia Department of Transportation [GDOT]. In fall 2015, GDOT completed an audit that included

a residential survey of traffic and safety issues in and around Druid Hills.

According to Kruger, with nearly 2,600 respondents the survey comprises GDOT's largest residential survey in recent history. The feedback – both quantity and content – grabbed the attention of DeKalb County as well as GDOT.

"They're both actually at the table," Kruger noted. "Engineering consultants are drawing up several scenarios to calm traffic on Ponce."

Survey results indicate that the top three concerns are **vehicle speeds** (77.6%),**traffic congestion** (73.1%),and a **need for turn lanes** (68.3%). Respondents also asked for pedestrian walkways and crosswalks that are more visible to drivers than the existing ones. Nearly 83% of survey respondents live within a mile of the Ponce corridor.

Light Rail

As President of the Clifton Corridor Transportation Management Association and Executive Director of the Clifton Community Partnership, Emory University's Betty Willis has boundless enthusiasm for the 8.8 mile Clifton Corridor Project. "Property values go up with light rail," she said recently, referring to the stakeholders in the light rail project, including homeowners and the university, where she serves as Senior Associate Vice President of Government & Community Affairs.

MARTA recommended the light rail after extensive study of other transportation options, including bus and heavy-rail rapid transit. The proposed light rail option extends east from Lindbergh Center and follows an existing CSX rail corridor to Emory University. The continuation would include the newly refurbished Suburban Plaza on North Decatur Road, at the northern edge of rapidly growing Decatur, then on to the Avondale MARTA station.

"I support expansion of MARTA and believe that transit needs to be part of the solution to mitigating traffic and noise in our area," said State Senator Elena Parent of District 42, which encompasses Druid Hills. "Emory and the CDC are the biggest employment centers not accessible by an interstate so the need is particularly acute in Druid Hills."

Lullwater Path Proposal

Enter the third element of a vision for a calmer, more walkable neighborhood: a proposed multi-use trail, initiated by the PATH Foundation, which has created equal amounts of controversy and enthusiasm. Running the entire length of Lullwater Road on the east side – which stretches from the Druid Hills Golf Club to eventually connect with established walking and biking trails across Ponce de Leon – the trail would involve three governmental jurisdictions: GDOT, DeKalb County (northern part of Lullwater Road), and the City of Atlanta (southern part of Lullwater Road and the Lullwater Creek area, south of Ponce).

In addition to the golf club, the following would also be affected (north to south):

• Eleven residences and an apartment complex on the south end of Lullwater Road

Olmsted Streetscape ... continued from page 10

- Lullwater Conservation Garden
- One floodplain lot that is currently vacant and neighboring residence which appears to share a driveway with the floodplain lot
- Lullwater Estate Owners Association
- Eleven homes on the north end of Lullwater Road

The trail concept is "a wonderful recreational amenity for a community that is seeing the increasing number of younger couples move into established single family residences, as well as Emory's student population," said Becky Evans of the Emory Village Alliance.

Also touting the benefits of the trail, State Senator Parent remarked, "I know discussions are ongoing about whether or not this can be a reality in the near term, but in the long term, I do think we should look for ways to increase paths for walking and biking and connecting these paths together."

Oakdale Road resident Mike St. Louis, who works at the CDC, also supports fewer on-road vehicles and more options for walking and bicycling.

"We must think proactively," he urged. "Intense Intown redevelopment places much greater transportation pressure on Druid Hills. We will have gridlock if we don't do something. There is a general shift throughout the metro area toward walking and transit that make a positive difference in a community's overall environment and health. We want to reduce auto pressure on our neighborhood."

Trail Raises Concerns

But the trail proposal has caused some consternation. The destruction of woodlands, property encroachment, the cost and responsibility of trail maintenance, and added noise and lighting for a recreational trail that will be "open" 24/7 have been cited by residents who would like a compromise. They have also asked whether the trail would deter or attract crime.

Recently, the Lullwater Estate Owners' Association voted against the trail. President William Hollberg released the following statement:

At its regular meeting on February 16, 2016, the Board of Directors of the Lullwater Estate Owners' Association voted its opposition to public use of the private property of the Lullwater Estate, and to the multiuse trail promoted by PATH. The Board further determined that it would give notice of this decision to PATH and all other persons and entities that seek public use of the private property of the Lullwater Estate Owners' Association.

Lullwater Estates resident Carol Sleeth would like to see greater study of the ramifications of the trail before action is taken.

"While I support bike/walking paths and often use the Freedom Park Path and the Beltline, I am opposed to running paths through people's private property, especially my private property," Sleeth stated. "I don't believe anyone should be expected to give up the privacy, beauty and serenity of their back yard 'for the good of the neighborhood.' If you believe that, then I would like to propose a public playground in your backyard 'for the good of the neighborhood.' We certainly need more playgrounds!"

Invoking landscape architect Frederick Law Olmsted, Gail and Spencer King harked back to the "forest in the city" that characterized Druid Hills in 1966. "Our amazing green canopy of huge old growth trees was one of the main reasons we chose the neighborhood," Gail recalled. "Never did we imagine that something called a multi-use trail, which is actually a bike lane, would be the justification for the destruction of so many of these giants of nature, home to amazing birds like hawks, owls and our treasured songbirds."

Seventy-five of these "green giants, givers of precious fresh air and shade, many in the lovely Lullwater Conservation Garden," would be cut to make way for the trail, said Gail. The Kings fear other trees would die from damaged intertwined root systems. Further, they object to taxpayers giving up their property and sidewalks for bike and walking trails.

An alternative plan for the trail, according to Becky Evans, would be to use 10 percent of Lullwater Road, which would entail narrowing the road from its current width of 32 feet to 26 feet. This would create a ten-foot-wide trail with a four-foot buffer trail on the east side of Lullwater Road. An option could be to eliminate sidewalks on the east side of the road. Parking would be eliminated on the east side.

All urban areas eventually encounter problems retrofitting roads and green space to accommodate demographics and changing expectations of what neighborhoods should offer their residents. Druid Hills is no exception. The issues are wide-ranging and complex.

The key to solving some of these problems is protecting the historic nature of Olmsted's Druid Hills while making appropriate changes to meet the needs of current residents. And most of all, we must keep open the lines of communication, make certain that the information is factual, and discuss all alternatives — including those that may not yet have been considered.

NOTE: As the Druid Hills News went to press, there remained a possibility that the state legislature would support funding for the MARTA light rail project. Meanwhile, the DHCA had announced that it would sponsor a Town Hall Meeting about the proposed trail. PATH Foundation representatives and Atlanta and DeKalb officials were scheduled to make presentations at the March 28 meeting.



Local or National?

By Lynn Speno

What is the difference between a local historic district and a National Register of Historic Places district?

In Druid Hills, most of the neighborhood falls within the boundaries of a local historic district. This designation protects a community's historic properties and areas through a review process guided by design specifications. In order to receive a building permit for work on your property, construction plans must be submitted to the DeKalb County Planning Office. Subsequently, the plans will be reviewed by the DeKalb County Historic Preservation Commission [HPC] which meets monthly to review and approve "material changes" to the exterior of a building. The HPC's decision is based on conformance to the local design guidelines.

DeKalb's HPC also reviews proposed demolitions within the district and may prevent or delay demolitions for a specific time period to allow for preservation alternatives. When the HPC finally approves the work, a Certificate of Appropriateness is issued to the property owner and work may proceed. A county building permit will also be issued at this time.

Questions about the local historic district? Contact the DeKalb County Preservation Planner at 404-371-2247 or the City of Atlanta Urban Design Commission at 404-330-6145.

A National Register designation does not restrict the use of property or require property owners to make improvements to their property. The National Register identifies, based on uniform national criteria and procedures, significant historic properties and districts for general planning purposes. A National Register listing does make available specific federal and state tax incentives for preservation purposes and provides a limited degree of protection from the effects of federally assisted undertakings. In Druid Hills, there are several National Register districts: Cameron Park, Druid Hills, Emory Grove, and University Park-Emory Highlands-Emory Estates.

Questions about your upcoming renovation and how to apply for tax incentives? Contact the Georgia State Historic Preservation Division at www.georgiashpo.org or 770-389-7844.

Lasting Contribution

By Sarah Kruse

One of Druid Hills' best-known artists, Rod Pittam, has lived in the neighborhood for 29 years. And for 20 of those years, he has been a sponsor of the Druid Hills Tour of Homes & Gardens.

It all began when a member of the Tour committee approached Rod about his pen and ink drawings. At the time, the publicity mate-

rials created by the committee featured 1-inch photographs to show the homes and gardens that would be open to the public for this special weekend. Pittam offered to begin creating 6"x 9" pen and ink renderings of each home that could be used on the publicity materials and would be scaled for reproduction. After the first set of drawings was created, the idea of framing the original for the homeowner

as a gift of appreciation was born and continues to this day.

When asked about his longstanding relationship with the Tour, Pittam noted his commitment to the DHCA's mission of preserving the landscape and streetscape of Druid Hills.

"I wanted the Tour goers to recognize the homes they were visiting when they arrived the day of the Tour. The images have helped to heighten the awareness of this beautiful neighborhood," he said recently. "Everyone should support the Tour."

Building a Sanctuary

By Sarah Kruse

Hard to imagine that a young girl with a packet of zinnia seeds and some sandy soil in the backyard of a home in Brookwood Hills eventually would be the mastermind behind a showplace garden with Champion trees and sweeping views of the Druid Hills Golf Club. Yet that is the story of Lindsey Sones's love of gardening.

Lindsey and her husband, Peter, purchased their home on Clifton

Road in the mid-1990s and were married on the deck in 1996. The house had been recently built but barely lived in and the back yard was mostly woods. Lindsey saw great potential. Since then, she has considered her gardening efforts her "gym membership," working tirelessly planning and executing her plan.

One year Lindsey planted 180 daffodil bulbs by hand to ensure a glorious spring display. Often she will be seen pulling up to

nurseries and other suppliers to load her BMW sedan with garden stones, pavers and other supplies for whatever project is next. The stones that line her steps were excavated from the backyard with Lindsey as archeologist. In 2014 Peter and Lindsey decided to fill in the pool and make that part of an expanded terrace area.

When asked if she had a vision when it all began, Lindsey remarked, "There have been lots of plans. Some you see and others have fallen by the wayside. I'm always saying it is finished and then something else comes along."

Lindsey has had a variety of professional landscapers help with the heavy lifting over time but she is sure to have her hands in the dirt even then. Next up: finding a use for the many stray golf balls that collect in their back yard each year.



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A Day in the Life of the Landmark District Preservation Committee By Jennifer J. Richardson

On a cold January day, a group assembles at the end of a driveway. The huddled mass is the Druid Hills Landmark District Preservation Committee (LDPC) and their job today will be to review plans for alterations to a home and its grounds in the City of Atlanta part of Druid Hills.

As the group climbs a steep drive, they scout the street for two missing members who responded that they would be able to attend. Former DHCA president Justin Critz arrives in a suit and lawyerly-looking topcoat. Chairman Dan Frymire makes his way up the drive. Not all of the members of the LDPC will attend today, but present in addition to the two men are Alida Silverman, Betsy Marvin, Carol Sleeth, and Jennie Richardson. Each member has a special interest or expertise in historic preservation and each is a volunteer who likes serving the community.

In short order, the group meets the project landscape architect, the architect, and the contractor who will oversee the renovations. The homeowners welcome everyone into their house, which is a nice gesture since it is freezing cold outside!

First, new landscape plans are rolled out on top of the homeowners' billiard table. The landscape architect explains what changes will take place on the property. The driveway will become curvilinear, alleviating the straight shot of pavement up to the house. Some trees will need to be cut to accomplish the driveway changes, but they are all small, and the plan skillfully saves the larger trees. Any trees that must be cut will be replaced. Suitable trees will screen the view of a nearby neighbor's home from the new drive and garage.

The architect presents her plans to the group and answers questions. The design is appropriate for the house and will increase light inside with the use of new windows. Since this home is considered "non-contributing" in that it was built after the historic era of Druid Hills ended in 1941, the regulations are somewhat different than for a home that is contrib-



Members of the Landmark District Preservation Committee look at plans. L-R: Justin Critz, project architect, Chair Dan Frymire, Carol Sleeth, Alida Silverman, and Betsy Marvin.

uting to the historic period. Many of the proposed renovations will occur within the footprint of the existing home, with most of the work to occur inside. The contractor discusses new finishes to the exterior that will help the home blend in with its surroundings. The LDPC members praise the architects and contractor for their thoughtful modifications to this home and the meeting is adjourned.

The Urban Design Commission [UDC] website enables visitors to download applications for Certificates of Appropriateness [COA's]. There also are neighborhood contacts on the site so that homeowners can get in touch with the LDPC, and an on-site review may be scheduled. Information about historic preservation also appears on the Druid Hills Civic Association website.

The LDPC carefully reviews all applications for a COA in the City of Atlanta part of Druid Hills. The group looks at items such as appropriate divided light windows, materials, architectural elements, spacing and massing, and landscape design.

Recently, the group urged a homeowner not to change a curving drive to a straight shot drive because the original drive is more in keeping with the style of Frederick Law Olmsted, Sr., the landscape architect who designed Druid Hills in the late 19th century. In another case, the LDPC members discouraged owners from using inappropriate metal or plastic non-divided-light windows as replacements. Happily, there are true divided light windows manufactured today that are insulated and look exactly like the ones originally in the historic homes.

To get a sense of our perspective, you might consider how strange a Gone-With-The-Wind "Tara" façade with columns might look on a Tudor Revival house. In this unlikely case, we would encourage the homeowner to consider a Tudor Revivalinspired approach instead of trying to make the Tudor look like Tara.

In all of the LDPC's efforts, we aspire to make things easier for the homeowner and use our considerable expertise to encourage appropriate designs. Our advice is not binding but does adhere to the UDC's and Department of the Interior's standards. In this way, we enable the homeowner to anticipate problems that may arise with the Urban Design Commission.

The LDPC is comprised of volunteers. Member Betsy Marvin had this to say: "With my reverence for history and love of old buildings, serving on this committee is pure joy. Preserving the traditions of our neighborhood by assisting homeowners when they renovate or replace is our goal, and you have only to look around to see the fruits of our service." She added: "And we really enjoy helping our neighbors!"

Alida Silverman is past president of the LDPC and has long-term experience on the committee. "The LDPC came out of an effort in the late 1980s to organize in Division 1, the City of Atlanta portion of Druid Hills. The group set up a pilot committee with representatives from

each street and most condominium complexes, Silverman recalled. "The idea was to educate ourselves and others about the Landmark District—it was called "Historic and Cultural Conservation District at the time—and to stand up for our District at the Urban Design Commission.

"It has evolved over the years, of course, but the idea is the same. Our goal remains that everyone should be a "member" and appreciate the protection we have for our neighborhood. I have remained a member," said Silverman, "because of the idea and the goal—and because I've learned lot and it's been fun!"

"I'm particularly interested in landscaping," said member Jennie Richardson. "I like to see the "look" of the Olmsted design maintained in this historic neighborhood. You just don't see that in many other places. As a Georgia Master Gardener in DeKalb County, I know what can jeopardize trees and shrubs. I encourage home-

owners to do as much as possible to save our old-growth trees and to use appropriate landscaping in the District."

Without devoted public servants like the members of the LDPC, Druid Hills might look like Lenox Road. Without historic protection, neighborhoods such as Lake Claire and Candler Park regularly see historic homes demolished and inappropriate homes built in what are generally bungalow house neighborhoods. And, as the gravest of examples, we might lose truly magnificent historic architecture. That happened in 2015 when the 1929 Tudor Revival gem "Glenridge Hall," built for Thomas & Elizabeth Glenn in Sandy Springs, was demolished for lack of historic zoning.

NOTE: The historic era in Druid Hills is 1904 to 1941, when the older homes were constructed.



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Tour Weekend Schedule

All events are free and open to the public!

History Happens Here

Every spring the historic Druid Hills neighborhood comes alive with light and color as the plants and trees in our parks, gardens, and yards begin to bloom. And every spring we welcome hundreds of visitors to our annual Tour of Homes & Gardens. This April, we honor the Tour's 48th year with six houses in an unusual range of architectural styles and one spectacular garden. Please join us for great food and wine, concerts featuring local musicians, arts and crafts by Georgia artists, and Emory Village hospitality. As always, Druid Hills celebrates Frederick Law Olmsted, Sr.'s original design of parks and roads, and seeks to preserve and extend his vision of nature in the city.

Friday, April 22

1:00 - 5:00pm

Lullwater Conservation Garden Plant Sale 984 Springdale Road

5:30 – 7:30pm Emory Village Plaza

Druid Hills Youth Music Showcase

Featuring the Red Handed Band – CeCe Yarbrough, Charles Eastman and Nate Marquardt; Rowan Kennerly and Friends; duet by Chase Calhoun and Taylor Liebold; solos by Charles Eastman.

Saturday, April 23

10:00am – 9:00pm Slice & Pint parking lot

Makers Market

The Makers Market will feature paintings, prints, jewelry, clothing, furniture, handmade items, baked goods, and sculpture by Atlanta artists. All products and works are available for purchase.

10:00am - 5:00pm

Lullwater Conservation Garden Plant Sale 984 Springdale Road

11:00am - 3:00pm

Fernbank Elementary Open House 157 Heaton Park Drive, Atlanta

10:00am – 2:00pm 393 The Falls Court

Book Signing

Join Emily J. Followill for a book signing: THE SOUTHERN RUSTIC CABIN, featuring stunning photography of 13 Southern homes.

1:00-3:00pm

Concert

940 Springdale Road

Enjoy the music of local musician and harpist, Jennifer J. Richardson.

12:00 – 5:00pm 1072 Oxford Road

Food & Wine Tasting

Join The Cook's Warehouse for a special chefhosted food and wine tasting.

5:00pm – 9:00pm Emory Village Plaza

Live Music featuring 688 and Bradley Cole Smith

688 is Ron Huey on vocals and acoustic guitar, Nic Huey on bass, Charles Calhoun, guitar, and Price Carlton on drums. 688 plays classic rock, current favorites, and a few originals.

Bradley Cole Smith is well-known for leading Doublewide, which consistently packed Smith's Olde Bar, The Chameleon Club, and other local venues. He continues to entertain throughout the Southeast, mixing original music with crowd pleaser covers ranging from Van Morrison and The Rolling Stones to Elvis and Three Dog Night.

Sunday, April 24

8:00 - 10:00am

(onsite registration opens at 6:45am)

Emory Village Plaza

Patch Dash 5K Fun Run/Walk and Tot Trot

5K run/walk begins and ends in Emory Village. Tot Trot for kids 5 & under. Race proceeds to benefit Press On To Cure Childhood Cancer:www. pressonfund.org. T-shirts and goodie bags to participants. Register online: http://pressonfund.org/events/3116/.

11:00am - 3:00pm

Fernbank Elementary Open House 157 Heaton Park Drive, Atlanta

10:00am – 2:00pm 393 The Falls Court

Book Signing

Join Emily J. Followill for a book signing: THE SOUTHERN RUSTIC CABIN, featuring stunning photography that shows every cozy corner of thirteen homes located in Tennessee, Georgia, North Carolina, Alabama, and Virginia.

1:00-3:00pm

940 Springdale Road

Concert

Enjoy the music of local musician and harpist, Jennifer J. Richardson.

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12:00-5:00pm

1072 Oxford Road

Food & Wine Tasting

Join The Cook's Warehouse for a special chef hosted food and wine tasting.

Featured Homes

Sponsors

Joni Winston	
Jimmy & Michele Etheredge	Harry Norman Realtors - Gold The Big Chandelier - Silver
1072 Oxford Road 30306	Dorsey Alston Realtors - Harvin Greene & Stephanie Marinac - Silver Floralis Garden Design - Silver
880 Clifton Road 30307	
Dr. Peter & Lindsey Sones	Zac Pasmanick at The Zac Team with RE/MAX Metro Atlanta - Gold
Trolley #1	rolleys Sharian Rugs - Gold
Trolley #2	
Trolley #3	Private Bank of Buckhead - Silver

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Band Sponsors:

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Trinity Mercantile & Design Co.
Revival Construction, Inc.



393 The Falls Court

Mary Emma & Dan Mcconaughey

Perched above historic Peavine Creek, this mid-century modern home was built between 1967 and 1969 on land originally slated to be a subdivision. Architect Herb Milkey based his design on Frank Lloyd Wright's concept of integrating the home and surrounding landscape. The entire back wall of the house is made of glass, off which a deep terrace enables visitors to enjoy a panoramic view of a 120' long waterfall. The property, purchased by the McConaugheys in 1965, has been meticulously maintained to preserve the native species in its "climax forest" — a mature plant community historically left undisturbed. Recently, the property was designated by the Georgia Land Trust to protect it in perpetuity. Tour-goers may explore five acres including the site of a dam and the old Durand grist mill. Wear your walking shoes to fully enjoy this spectacular in-town sanctuary.



HammerSmith, Inc. - Platinum The Graham Seeby Group - Silver



Paris & Associates/REMAX Metro Atlanta Cityside - Gold

880 Clifton Road

Angela & Brian Orkin

A view of the Druid Hills Golf Club course is just one of the highlights of this property purchased by the Orkins in 2014. Built circa 1927, the original owner, a local food vender, lost the house during the Depression. However, subsequent owners have been good stewards; thus, the house is in near time-capsule condition. Featuring a mixture of English and Arts and Crafts architectural styles, the house retains much of its original millwork, unusual hardware, and lighting fixtures. A front porch enclosure is the sole change to the home's original exterior. In the backyard, four different garden rooms include a Japanese Maple garden, multiple fountains, a putting green, and a spectacular Hawthorne tree.

938 Springdale Road *Joni Winston*

While the architect's identity is a mystery, we know that the house dates to 1920 and was badly damaged by a serious fire around 1940. By 1999 when Joni Winston bought the house, it needed everything. She set off on a quest to create her dream home. The renovation, which consumed 18 months, included stripping the house to the framing. Today, behind the traditional Colonial Revival façade, is a home built for modern living. The owner's passions for art, precious stones and minerals, and meditative arts have strongly influenced the decor. The house features numerous large scale murals and an "Enchanted Forest" attic. Be sure to walk the labyrinth and garden trails at the back of this classic Druid Hills property.

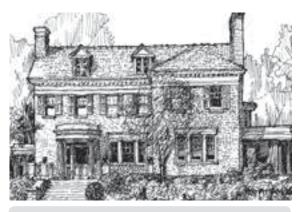


Karafotias Realty Co. - Silver



940 Springdale Road Michele & Jimmy Etheredge

Designed by noted architect Neel Reid in 1918, "Rest Haven" was built for William Candler, youngest son of Coca-Cola founder Asa Candler. This Classical Revival house is characterized by gracious interior spaces and fine detailing. Since the owners purchased the residence in 2007, they have undertaken extensive restoration of windows and shutters and refinished the original millwork and hardware. The study features oak paneling and a significant tiger oak fireplace mantel, and the granite foundation was recycled from the original Governor's Mansion on Peachtree. The Etheredges, who lived in England for six years, have furnished the house with many fine English and French antiques. The property once extended all the way back to the By Way. The original coach house with its restored lattice and pool room is also on tour.



Harry Norman Realtors - Gold The Big Chandelier - Silver



Zac Pasmanick at The Zac Team with RE/MAX Metro Atlanta - Gold

1026 Clifton Road Lindsey & Dr. Peter Sones

Druid Hills has a long prided itself on homes surrounded by beautiful, lush gardens. Many of these gardens are labors of love conceived and built by the homeowners themselves. During the past two decades, Lindsey Sones has designed nearly all of the garden installations herself. When she and her husband purchased the property in 1996, it had little in the way of landscaping. Over time they constructed a rock garden, bringing in boulders and a sculpture from Paris. Visitors will stroll down the winding drive to the forecourt of the home and follow the serpentine garden paths that lead to views of the Druid Hills Golf Club greens. The garden features an enormous Champion Loblolly Pine and other trees that date to antebellum days.

1072 Oxford Road Ann & Stephen Yarbrough

This circa 1920 home exemplifies the eclectic styling and architectural detailing characteristic of the Druid Hills neighborhood. Deeply bracketed, with an asymmetrical entry imposed upon a symmetrical façade, the house, as seen from the street, exudes both formality and casual elegance. When the Yarbroughs purchased the home, many of the finer features had been removed by a previous resident, including all interior doors and hardware! However, original trim, moldings, and fireplace mantels remained. If ever a home reflected its owner's design expertise, this residence surely does. Ann Yarbrough, a professional kitchen and bath designer, worked with her business partner Caroline Cooly to create surprising space and unexpected details that serve as a backdrop for the family's many heirloom furnishings.



Dorsey Alston Realtors – Harvin Greene & Stephanie Marinac - Silver Calhoun Design & Metalworks - Silver Floralis Garden Design - Silver



1092 Springdale Road

Melanie & Mac Platt

Longtime Druid Hills residents, Melanie and Mac Platt have renovated several homes in the neighborhood. In 2006, just as they were contemplating another house project, this Classical Revival residence came on the market. Fully renovated, expanded, and meticulously restored, the purchase required almost no thought at all. The house functions perfectly for contemporary living but lost none of its original charm in the renovation process. With French doors spanning the first-floor façade, a formal staircase, and original fixtures, it still aims to impress. Architect DeFord Smith designed the house for a local dentist in 1919. The homeowners' choice of traditional décor and artwork by Georgia artists gives this home a warm and inviting air.



Natalie Gregory SOLD -Keller Williams Realty - Platinum



Lullwater Conservation Garden Plant Sale

984 Springdale Road

The Lullwater Garden Club is pleased to present its annual spring plant sale in conjunction with the Tour. Native perennials suited to Atlanta's climate and drought-tolerant succulents will be available, as well as a variety of heirloom tomato plants. All proceeds will benefit the Lullwater Conservation Garden, Inc., which recently launched an ambitious revitalization of the 6.5-acre garden that it has tended since 1931.

Hours: Friday, 1:00 – 5:00pm; Saturday, 10:00am – 5:00pm; Sunday, 10:00am – 5:00pm.

Parking, Restrooms & Accessibility

For touring homes and gardens, parking availability is indicated along the tour route. Please observe "No Tour Parking" signs.

Parking for tour events is not allowed in Emory Village business lots.

For tour events held in Emory Village (bands and Makers Market), parking is available in the Emory decks as well as Fernbank Elementary on Saturday and Sunday (fees may apply).

Portable toilets will be available at Slice & Pint (Will Call) all weekend. The restrooms at Fernbank Elementary will be open on Saturday and Sun 11:00am -3:00pm.

Please Note

Photography, smoking, food, beverages, backpacks, strollers, and high heels are not permitted inside homes. This is a walking tour of historical homes, some of which may have steep and narrow stairways. Comfortable shoes are recommended. The Druid Hills Tour of Homes & Gardens makes every effort to keep the event problem-free. It assumes no responsibility for accidents or injuries that may occur during the Tour. Please exercise utmost caution when crossing all streets. Tour held rain or shine.

MAKERS MARKET

Slice & Pint parking lot Saturday 10:00am – 9:00pm Free and open to the public

The Makers Market will feature paintings, prints, jewelry and sculpture. All works are available for purchase.

Parking is not available on site; however, the Tour Trolley will stop in Emory Village at the entrance to Slice & Pint.

Portable restrooms are available on site.



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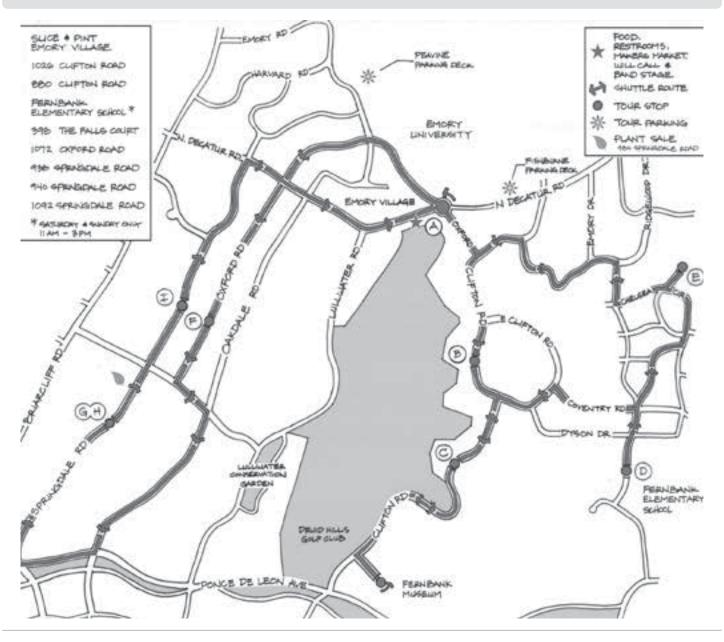
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School News

By Ingrid Wilkerson

It's hard to believe we are nearing the end of another school year. Be sure to keep abreast of all the changes going on with Atlanta Public Schools (APS) and DeKalb County Schools (DCSD), from implementation of APS' charter system, to redistricting options within DCSD.

http://www.atlanta.k12.ga.us/domain/9279 http://www.dekalb.k12.ga.us/www/redistricting/

Bragging Rights

Congrats to all the wonderful students in Druid Hills, for all their many achievements.

Our students have achieved excellence in Spelling Bee competitions, district and regional Reading Bowls, debate tournaments, musical and art performances, sporting events, a Tech Fair, a Junior High Academic Bowl, and more. Kudos to the students, teachers, staff, and parents for their commitment, sacrifice, and hard work!

Your Help is Needed

All of our local schools continue to raise funds to support their programs. You can help in several ways. Check out the schools' websites for more information about programs, volunteer opportunities, and donating.

Grady Cluster (DH) Schools

Springdale Park (SPARK) Elementary http://www.atlantapublicschools.us/ Page/8674

Inman Middle School http://www.atlanta.k12.ga.us/ Domain/1740 http://inmanmiddleschool.org/

Grady High School http://www.atlanta.k12.ga.us/ Domain/3087

Druid Hills Cluster (DH) Schools

Fernbank Elementary http://www.fernbankes.dekalb.k12.ga.us/ default.aspx

http://www.fernbankelementary.com/

Druid Hills Middle School http://www.druidhillsms.dekalb.k12.ga.us/

Druid Hills High School http://www.druidhillshs.dekalb.k12.ga.us/

Private

Paideia http://www.paideiaschool.org/

Ben Franklin Academy http://www.benfranklinacademy.org/



Warner McConaughey, founder and owner of HammerSmith, is a long-term Druid Hills resident and proud sponsor of the Druid Hills Tour of Homes.



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Paideia's Pollinator Project Enhances Druid Hills

By Sarina Chalmers

What's the buzz on Oakdale Road? The Paideia School's two Certified Naturally Grown Oakdale garden sites are attracting record numbers of bees, butterflies, and birds following the ongoing installation of new habitats for Georgia's native pollinators that began in Spring 2015. "Certified Naturally Grown" is a grassroots alternative to "Certified Organic."

Spearheaded by Paideia high school student Sarina Chalmers and Urban Agriculture Coordinator Tania Herbert, and assisted by Pandra Williams of Beech Hollow Wildflower Nursery, Paideia's plant-pollinator project has resulted in the installation of a half-acre 'farmscape' and the development of a related Advanced Placement biology lab.

The Paideia School garden sites – now officially certified Native Pollinator Habitats by Monarchs across Georgia in August 2015 – are implementing new measures to attract pollinators and provide habitats for native birds, bees, butterflies, and other native insects.

Twenty-three fruit tree guilds and more than 20 species of native wildflowers and flowering herbs were planted by students.

The 'guild system' (a sustainable farming technique borrowed from Permaculture and based on nature) creates a series of plant communities installed around trees. These plant communities provide numerous benefits for the area including nectar for native pollinators.

For example, Baptisia, a native indigo flower, also acts as a nitrogen fixer for the soil. Comfrey, a flowering herb, is a dynamic accumulator. The Comfrey plant brings minerals from deep below ground up to the surface where they can benefit neighboring plants. Comfrey leaves and roots also contain useful medicinal properties that humans can use.

The guild system works as a form of farmscaping, a holistic approach to growing that aims for pest management, increased crop yield, and soil building. Each guild is designed to create a 'mini ecosystem,' and mimics the natural layering of plants in nature.

For this reason, Paideia installed midsized fruit trees as the 'overstory' of each



Paideia student Sarina Chalmers

guild which provides food, shade in the summer and nectar. Paideia's overstory trees include Plum, Elderberry, and Paw Paws. Around the overstory are the guild's other 'levels' including an understory with shrubs, flowering plants, herbs, groundcovers, and roots. These are comprised more than 20 varieties of beneficial wildflowers including pollinator favorites such as Milkweed, Joe Pye weed, Baptisia and Coreopsis.

Paideia students have the opportunity to contribute to the pollinator project during their weekly urban agriculture classes. Students installed nearly all of the guilds and have learned a tremendous amount about the importance of pollinators, native plants, and the process of co-evolution that connects the two.

Co-evolution, the process by which two interacting species evolve together to complement one another, is also the focus of Paideia's new AP biology plant-pollinator lab involving the school's gardens. In the lab, students will study samples of DNA from the different species of native plants growing in the school's guilds.

They will use phenotypic traits, published genetic sequences, and PCR (polymerase chain reaction) results to map out the evolutionary diversity among the school's pollinator plants. Students will then compare the

evolution of these plants to the evolution of their respective pollinating insects.

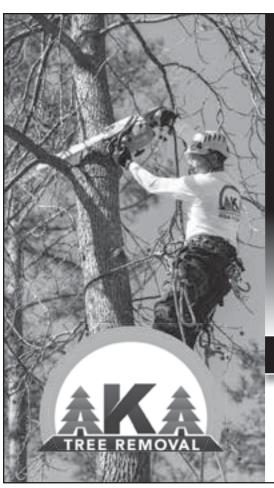
By reaching as many students as possible, the hands-on project can help make a difference in protecting our pollinators and their habitats. We all know the importance of pollinators and the plants they rely on: two-thirds of our food depends on pollinators and their presence can increase crop yields by as much as eighty percent. In addition, beneficial insects such as parasitic wasps reduce the need for pesticides. Native plants such as milkweed provide support for insects like monarch butterflies whose migratory patterns rely on a rich habitat in our area.

Despite these benefits, pollinators across the country are threatened by non-sustainable farming practices that grow plant monocultures and rely on synthetic pesticides that harm pollinators and eliminate their native habitats. Paideia hopes to help protect these environments and share the beauty and benefit of native pollinators and plants with the Druid Hills community.

Sarina Chalmers will graduate this year from the Paideia School.







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Sow Me a Garden

By Paula Refi

A young woman sat cross-legged on the floor beneath the seed racks in a secluded aisle of my neighborhood hardware store. Packets of flower seeds in groups of three or four were arranged around her. Like a card-player, she occasionally reshuffled her "hand" and created new combinations, which she recorded in a small notebook. All her selections were blue or white flowers, with a few gray foliage plants. I asked if she were planning a blue and white garden. She replied that it was to be an evening garden. Here was a child after my own heart.

There was an era when any self-respecting gardener grew at least some plants from seed, whether collected or purchased. Seed catalogues were fat affairs then, with small print and tiny photos. Today garden centers offer a dizzying array of colorful annual and perennial species in bud and bloom. Even vegetables with large and easy-to-grow seeds—like cucumbers, squash, and watermelons—can be found in pots, ready to plant. But demand

for heirloom flowers and edibles is driving interest in growing plants from seed. The lower cost and the wider range of hard-to-find varieties make seed sowing especially appealing.

Seed sowing has come a long way from the days when my thrifty Emory Circle neighbor, Clara Redmond, planted seeds in garden soil in small re-purposed cups. These days we have access to sterile soilless mixes and convenient trays of plastic starter cells with clear covers. Whatever system you choose, traditional or state-of-the-art, the process is the same. Begin with fresh seed and clean containers. New trays equipped with individual plant cells are sold everywhere from big box stores and garden centers, to your favorite hardware store. (My favorite shall remain unidentified, but it has a big garden in front and a garden department that proclaims "It's garden thyme.") Plant the seeds in sterile medium. Sterile medium ensures good germination and avoids the dreaded "damping off" of seedlings. Consult the seed packet for instructions on planting depth.

Water the seed containers before you plant. Sow the seed, then water a little more. A properly-formulated growing medium will retain just the correct amount of moisture without becoming soggy. Excess water will just percolate through. Once germination has occurred, water only when necessary and then very gently. I prefer to water from the bottom by sitting the flat in a tray of water until the soil wicks up just the right amount. Overhead watering can flatten delicate seedlings if you're not careful.

Good light is crucial to the production of stocky green seedlings. Few of us have a greenhouse or south-facing windowsill with direct sunlight. That's why I purchased a small grow light many years ago. Grow lights come in all sizes, even multi-tiered affairs that, frankly, cost a fortune. A small fixture on a timer allows me to start seed early indoors. Seedlings should be placed a few inches from



the light source. Set the timer so it is on for 15 hours each day. If you can't find a grow light locally, they are available from sources like Gardener's Supply Company (gardeners. com). When seedlings produce their second set of leaves, the so-called "true leaves," fertilize occasionally with a very dilute water-soluble fertilizer. Of course, seed started after the last frost can be sown outdoors in flats or even directly in the garden.

Plants started indoors need to be "hardened off" gradually before planting outside after the last frost. This means that they should be taken outdoors for a brief period each day, increasing that time over a week or two until the young plants become acclimated to the real garden environment. Start them in the shade and move them gradually into a sunny spot. Watch your baby plants carefully and avoid placing flats directly on the ground. Slugs are equipped with special slug radar that directs them to tender and tasty foliage.

Growing your plants from seed means you

can also sow seed in summer or fall—a late crop of, say, summer annuals or fall veggies at a time when fresh plants are scarce at nurseries. If you want to try perennials from seed, most species need to be started in late summer so they can overwinter to bloom the following year. Growing your plants from seed gives you total flexibility. If you are new to this process, there is an excellent publication from the University of Georgia at: extension.uga.edu/publications. Do a topic search on "seed starting."

Gardeners can be quirky folk. I had a friend whose only patch of sun fell on her driveway. Every spring she kept two seed flats on the dashboard of her car. She claimed that moving them at car pool time was not a hardship. I don't expect to actually see the evening garden grown by the young woman I met at the hardware store, but I can picture it. Maybe I'll compose a blue and white themed arrangement of containers at my red back door.

CIVIC GROUP TO AIR PROBLEMS OF DRUID HILLS

From the Atlanta Journal-Constitution, 1961

The Druid Hills Civic Association will meet at 8:00 p.m. Thursday in the Fernbank School cafeteria to discuss developments within the community.

Developments to be discussed include: the new V.A. Hospital, Expansion of the Communicable Disease Center [now Centers for Disease Control], construction of a psychiatric treatment center [Georgia Mental Health Institute], expressway extenders, a fire station, zoning problems, bonded improvements, schools, and Emory University's building plans.



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The Pot O' Gold

By Jennifer J. Richardson

Long before Quik Trip and other "convenience stores," there were Pot O' Gold stores. In the years just after World War II ended, Pot O' Gold began life as the Pot O' Gold Dairy Store, Inc. Its founders, Ted Pottinger, Jr. (Pot), Joseph K. Orr, III, (O), and J. W. Goldsmith (Gold) used parts of their names to form the catchy appellation.

There were Pot O' Gold stores all over Atlanta including Toco Hill, Piedmont Avenue, and Roswell Road. In Druid Hills, the Pot O' Gold resided in what was then called North Decatur Plaza across from the current McDonald's on North Decatur Road. Next door to a Dairy Queen, the Pot O' Gold stood just before the row of shops takes a 90 degree turn, ending where FED-Ex store is now located.

Pot O' Gold's emblem was unforgettable: a large black cauldron out of which spilled gold coins. Above the pot, the store's name appeared in a half-circle rainbow. On the façade of the Druid Hills store, the words "Frosted Foods," "Ice," "Milk," and "Ice Cream" were written in large letters above plate-glass windows and on a door that faced the parking lot.

Pot O' Gold sold all of the items named above, plus many varieties of candy and chewing gum, cigarettes, toiletries such as tooth-paste and deodorant, cigars, pens and pencils, notebook paper and legal pads, soft drinks in bottles, razor blades, dog and cat food, pre-wrapped sandwiches, canned goods, packaged food, and sundries. Some Pot O' Gold stores sold meat as well. The stores located in DeKalb County -- which was dry -- did NOT sell beer. But more on alcohol sales later.

Druid Hills High School students found the Pot O' Gold conveniently located for purchasing soft drinks and cigarettes. Inevitably, it became a favorite after-school haunt and a place to hang out when a student skipped school during the day. "I bought my first package of cigarettes at the Pot O' Gold," said *Debbie*, now in her late 50s. Mercifully, there was no effort to check age or identification. "They sold cigarettes to anyone who had the twenty-five cents to buy them," she added.

"I went to the Pot O' Gold for cigarettes," *Bobby* recalled years later. "I saw myself as something of a jazz musician and the black guys in jazz bands all smoked Kools in those days, so I smoked Kools."

"There was a girl in my class who made regular trips to the Pot O' Gold during the school day," confided *Cathy*.

"She would walk down and buy a carton of Marlboro Reds and a carton of Salem, then bring them back and sell them in the girls' restroom. She got them cheaper by the carton and charged us 75 cents, so she made a bit of money. All this went on (as well as the smoking) in the bathroom on the basement or ground floor of the school. I recall the air being thick with smoke in the room, and I never saw a teacher come in. I think they knew what was going on. But if someone new came (to actually use the bathroom not knowing it was the smokers' haven) we all threw our cigarettes down the toilet and flushed. Of course, the smoke remained."

"In the late 1960s, people were getting into marijuana," said *Rob*.



The Pot O' Gold in the North Decatur Shopping Center, 1950s

"The Pot O' Gold started selling rolling papers and that's where the kids went to buy them."

"I bought rolling papers at the Pot O' Gold," Jennie remembered. "But not for rolling marijuana. I was a student at Druid Hills High School and played flute in the band. We used rolling papers to blot the moisture off the pads on our instruments.

"One time, someone saw me with rolling papers in my flute case. I was called to the principal's office and tried to explain why I had them. He didn't believe me, and the band director came in to bail me out. He said that all the wind players had rolling papers. I still carry a



The Pot O' Gold ... continued from page 28

pack of Job 1.25 in a gold folder in my flute case to this day and use them to blot my pads!"

The younger students went to the Pot O' Gold for candy, gum, and ice cream. "There was rack after rack of candy," said *Julie*.

"I spent my entire weekly allowance buying candy, soda pop and Creamsicles at that store, and I did it every week. My parents thought I was saving the money in a piggy bank, but it was all going for candy. My favorites were Mary Janes and Reese's Peanut Butter Cups, which were a nickel. One of my friends loved Chunkies, but they were ten cents and I thought them too expensive."

If you desperately needed that last-minute item and didn't want to go to the grocery store, the Pot O' Gold was your place.

"My mother once sent me to the North Decatur Pot O' Gold to buy Kotex when I was in the eighth grade," *Sarah* recounted. "I walked in and all the kids were there, hanging out. To make the situation even more terrible, a cute guy from my class was the clerk. I must've walked around the store for thirty minutes before I finally got the nerve to pick up the big blue box and take it to the counter to pay."

Although no one I interviewed recalled the Druid Hills Pot O' Gold being robbed, armed robbery did occur at other stores in the chain. Through the 1950s and 1960s, Atlanta newspaper headlines proclaimed: Ski Mask Gunmen Rob Store Here; Wild-Eyed Bandit Robs Store of \$300; Bandit Hits Market on Piedmont; and Masked, Caped Bandit Robs Store on Roswell.

Most bandits were masked or disguised and armed with handguns. Usually they bought something like cigarettes or candy before demanding money of the clerk. One robber stuffed his stolen cash in a "greasy paper bag."

In Fulton County, the Pot O' Gold stores sold beer. And, it seems that on many occasions, the stores sold beer to minors. When investigators discovered the sales, the stores were fined or forced to close for a few days. The Pot O' Gold on Piedmont Road lost its license to sell beer for 30 days after selling a six-pack on Election Day within two miles of a polling place. The store manager "didn't realize that the store was within two miles of the voting booth," reported the Atlanta Constitution.

After his partners died, Joseph Kyle Orr, III, sold the Atlanta Pot O' Gold stores to Dillard Munford, who ran the Majik Market chain of stores. Several Pot O' Gold stores were closed and others became Majik Markets. As convenience stores proliferated in Atlanta, sales fell at Majik Market. Munford sold his Majik Market stores in 1988 and died at age 75 at Emory University Hospital.

Although many a memory lives on, today if you Google "Pot O' Gold" you get a list of video poker games, articles about lottery winners, and an especially coveted type of marijuana.

Note: Names in italics have been changed to protect the guilty Photos courtesy of the Georgia State University Library.



A Pot O' Gold store in Atlanta



A clerk waits on a Pot O' Gold customer

Urban Wildlife in Druid Hills

By M. Catherine McCabe

It's February, and out my back window, I watch red-winged black-birds land, while a tufted titmouse and a pair of cardinals scuffle at the feeder. A red-shouldered hawk dives sharply towards a neighbor's tree. And then there are the alerts from my neighbors: "coyote in backyard," "rabbits ate all my arugula" and "young deer near Peavine Creek!" It's almost disconcerting to have urban amenities such as an excellent art museum and a world-class symphony so close to this forested area.

Given this backdrop, the Druid Hills Civic Association (DHCA) has announced its efforts to become a National Wildlife Federation (NWF) Certified Community Habitat. Chamblee brought this program to the Atlanta area in June 2003 when it received Community Habitat certification; Johns Creek followed with its certification in 2012, and Milton and Roswell attained theirs in 2013.

To earn this certification, our neighborhood must have 100 homeowners "certify" their yards as wildlife habitats on the NWF website (www.nwf.org/community). We are almost there, so please certify your home if you have not already! It is easy, and your yard does not need to be perfect to qualify.

In addition to the 100 homes, qualifying communities must earn a certain number of education and outreach points. Hosting native plant sales and organizing park clean-ups fall into this category. The DHCA's Certification Committee plans to document what we already have going on in Druid Hills and create some new events to earn these points.



This effort will continue to enhance the vision held by Frederick Law Olmsted, Sr., the landscape architect who designed Druid Hills around the turn of the 20th century. Olmsted conceived of suburban life in an area "well shaded by handsome, umbrageous, permanently thrifty trees" in a neighborhood with a "pleasing rural, or, at least, semi-rural, character of scenery . . ."

For further information, go to http://www.nwf.org/community or contact Pam Woodley at pamwoodley@comcast.net.

William Lycett and Atlanta China

By Jennifer J. Richardson

During the late nineteenth century, many privileged American women took up the fashionable pastime of china painting. In Georgia, the studio of Mr. and Mrs. William Lycett was the place to learn this fine art. The Lycetts employed master painters as teachers. The studio would order plain pieces from Europe, including French Limoges. Many a Druid Hills matron studied with the Lycetts, and as a result, their dining room china cabinets were full of their hand-painted work.

William was the son of Edward Lycett (a native of England and master designer) who came to New York City in 1861 where he painted china and taught the art for more than six decades. He sold his designs at Tiffany & Co., J.E. Caldwell in Philadelphia, and other exclusive stores. One of his best-known commissions was the White House china designed for President and Mrs. Lincoln. Later, he added to that set during the administration of President Andrew Johnson. Edward favored decorating china with birds, flowers, and pastoral scenes.

Upon retiring, Edward moved to Atlanta where his son, William (1883-1910), had established a china painting business. William sold finished pieces and gave lessons.

His students were invariably well-to-do women who entertained often in their homes; thus, the need for beautiful china on which to serve food at bridal showers, elegant bridge parties, and fancy dinners. William's trademark china was shiny white Limoges blanks to which monograms and other decorations were added in 14k gold. After application of the gold, the china was fired so that the decorations would stay affixed to the china.



The writer's great aunt studied with the Lycetts and produced a monogrammed set including this salt cellar and tea pot.

During the 1920s and 1930s, sets of hand-painted gold and white Lycett china proliferated in many fine Druid Hills homes. Most of these sets displayed the monogram of the lady of the house, or a single last initial. The painting—especially of the monograms—was tedious and time-consuming as the letters varied with the size of the china. A salt cellar might have a monogram only ½ inch tall, while a tea pot might have a monogram of several inches. The signature style of the monograms makes them instantly recognizable as Lycett designs.

While many ladies painted their own china, some with less artistic ability and unsteady hands commissioned sets with their monograms to be painted by William or his wife, who was also a master painter. After William's death, Mrs. Lycett took over the business and also gave lessons. Today, examples of their painted china appear in many historic homes and collections—including the Atlanta History Center. Genuine Lycett china pieces have stamps with "William Lycett" or "Mrs. William Lycett," and "Haviland Limoges, France," or "Austria" on the back.

Those lucky enough to have inherited Lycett china rarely use it today. It is not dishwasher safe—the gold can wear off—and is irreplaceable. But they do occupy places of honor in Druid Hills homes.

Note: Lycett pieces can occasionally be found in antique stores or on eBay.



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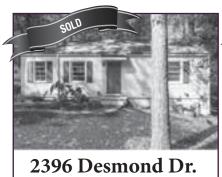
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2016 OLPA Gala Celebrated the Luck of the Irish

By Sandra Kruger

On February 21, 2016, the luck of the Irish filled the Atrium of the Fernbank Museum of Natural History as the Olmsted Linear Park Alliance (OLPA) celebrated its 12th Annual Party for the Parks on Ponce benefit gala. More than 300 guests were greeted with festive music and gorgeous flowers designed by Philip Thompson of Lily and the Lion Floral Decorations. Partygoers enjoyed an open bar and delicious food by Affairs to Remember Caterers.

The Atlanta Young Singers of Callanwolde sang Irish folk songs. Honorary chairs Elena Parent and Briley Brisendine presented to DeKalb County Judge Clarence Seeliger the Frederick Law Olmsted Award for Excellence, in honor of his exemplary contribution to save the historic Olmsted Linear Park. We were proud to have him and his wife, Gwen, join us as well as Jennie Richardson, Gale Walldorff, and Lynn Kerpel representing CAUTION – Citizens against Unnecessary Thoroughfares in Older Neighborhoods.

The event included silent and live auctions. But it was the Fund-the-Need event that put guests on the edge of their seats. In the space of five minutes, we raised \$15,000 to be dedicated to this project.

The event itself raised more than \$80,000 for OLPA. The funds will be used for the continuous preservation of the linear park. Of course, all of this would not be possible



Hon. Judge Clarence Seeliger receives the Olmsted Award. Left to right: Lynn Kerpel, Gale Walldorff, Jennie Richardson, Julie Ralston, Judge Seeliger, Gwen Seeliger, Elena Parent, Briley Brisendine.

without our generous Host Committee of sustaining donors. We offer special thanks to our sponsors: Fernbank Museum of Natural History, AGL Resources, MailChimp, Affairs to Remember, Tunnell & Tunnell Landscape Architects, Canterbury Press, Keller Knapp Real Estate & Consulting, CSX, Paris & Associates, REMAX Metro Atlanta Cityside, Natalie Gregory Sold, and Personal Care.

Our gala co-chairs Robin Chalmers and Kate Powers pulled together a hard-working committee including Briley Brisendine, Jodi Buckley, Carolyn Hall, Richard Henneman, George Ickes, Elena Parent, Julie Ralston, Ben Stanley, Kevin Steward, Sara Thorpe, and Connie Weimar.

One important reason we come together each year is to celebrate our past achievements and embrace a beautiful, green future. In 2017, OLPA will celebrate its 20th Anniversary and we hope you will join us to commemorate the occasion – in Roaring 20's fashion.

We are fortunate to have the Olmsted Linear Park and look forward to seeing you in the park!













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1493 FAIRVIEW ROAD Curb appeal galore and absolutely stunning backyard. This 2-story elapboard home, w slate roof and period features, has been lovingly restored and includes 4-5 BRs, 2.5BAs and a huge bont. A must see. \$1,245,000



405 MILL CREEK BEND Magazine perfect custom build brick home w 3 well designed floors of living space and spectacular park like bockyard, all a quick walk to Emory and the Village, \$1,100,000



1377 FAIRVIEW ROAD Handsome Druid Hills brick 2- story w 3BRs, 2.5 BAs + full bsmt w BR & BA, all on large lot just a stroll to both Springdale Park Elem & Paideia, Live in this home as it is, or ideal for future addition/restoration. Priced to sell \$895,000



113 COTTONWOOD PLACE Walk to all that Decatur has to offer from this 3 BR, 2.5BA home w additional lower level BR, BA, living room, perfect for in-law or teen suite, w/ 2-car garage and sought after Decatur schools, all on quiet cul de sac. \$629,900



Spectacular One of a kind home on 3*perfectly manieured acres w every imaginable feature-approx. 7600 sq ft, 5BR, 5.5BA home, 1BR, 1BA carriage house, gorgeous salt water pool and outside living space, two 3-car garages + 2 lifts * electric car docking station, media room, work out room, wine cellar, state of the art electronic and hi tech security and so much more. \$3,500,000



Exquisite brick 2-story, built to look like a 1920's home, but only 9 years old, w approx., 7600 sq ft, 6BRs, 6.5BAs, cooks kitchen, media room, work out rooms, wine cellar and gorgeous salt water pool, all backing up to the Druid Hills Golf Course. \$2,800,000



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