

District 4

No.	Location	Shown on March Draft	Current Zoning	Request & Explanation	Requested by	Shown on May Draft
4-1	1015-1025 Pitts Rd.	RD-18	R-3	Should be RD-27 (Councilman Sterling's request) Should remain RD-18 for consistency with existing zoning (Staff recommendation)	Sterling	RD-18
4-2	Telfair Gates	RM-3	A-L	Townhouse development, should be RT-3	Staff	RT-3
4-3	City of ATL Water Tower	RD-27	R-2, R-3	Should be CON	Sterling	CON
4-4	N/A					
4-5	North Springs HS	RD-27	R-2	Should be RE-2, like all public schools	Staff	RE-2
4-6	Park at Trowbridge	RD-9, RD-12	NUP	Should be RD-7.5 for consistency with existing conditions of zoning (minimum lot size: 7,000SF). Note: Cannot be RU-4 because in Protected Neighborhood	Staff	
4-7	N/A					
4-8	Springside Park S/D	RM-3	A-L	Townhouse development, should be RT-3	Staff	RT-3
4-9	King's Manor S/D	RS	R-6	Should be RT-3 for consistency with existing zoning, however in a Protected Neighborhood where single-unit attached is not allowed	Staff	
4-10	Spalding Woods, north end	RD-27	CUP	Should be RD-18 for consistency with existing conditions of zoning (standards of R-3)	Staff	RD-18
4-11	735 Spalding Dr.	RD-27	R-3	Should be RD-18 (Councilman Sterling's request)	Sterling	RD-27, RD-18

				South parcel belongs to St. Jude, should remain RD-27 (Staff recommendation)		
4-12	Spalding Woods, west side	RD-27	CUP	Should be RD-18 for consistency with existing conditions of zoning (standards of R-3)	Staff	RD-18
4-13	St. Jude Church	RD-27	R-2	Should be RE-2, like all major church campuses	Staff	RE-2
4-14	Spalding Dr. at Roswell Rd., north	RD-27	CUP	Undeveloped, belongs to HOA. Should be RD-18 for consistency with existing conditions of zoning (standards of R-3) or should be CON	Staff	RD-18
4-15	Spalding Dr. at Roswell Rd., south	RU-4	CUP	Undeveloped, belongs to HOA. Should be RD-18 for consistency with existing conditions of zoning (standards of R-3) or should be CON	Staff	RD-18
4-16	Spalding Woods, south side	RD-27	CUP	Should be RD-18 for consistency with existing conditions of zoning (standards of R-3)	Staff	RD-18
4-17	Estates at Spalding Woods S/D	RD-27	R-4A	Should be RD-9 (Councilman Sterling's request) Should be DR-12 for consistency with existing zoning (Staff recommendation)	Sterling	RD-12
4-18	Suffolk Forest S/D	RD-12, RD-18	R-4A	Should be RD-12 for consistency with existing zoning	Staff	RD-12
4-19	Fairfax S/D	RM-3	TR	Should be RT-3 for consistency with existing zoning	Sterling	RT-3
4-20	Glenlake Pkway (UPS area)	RM-3	O-I	Should be PC-5 for consistency with Character Area Maps and existing use	Staff	PC-5
4-21	GA Power Substation on Roswell Rd	RU-4	CUP	Should be RM-3 for consistency with surrounding properties	Staff	RM-3

4-22	Weber School	RD-27	A-O	Should be RE-2, like all other school campuses	Staff	RE-2
4-23	Alderwood S/D	RM-3	A-O	Townhouse development, should be RT-3 for consistency with existing use	Staff	RT-3
4-24	Junior Achievement	PK	O-I	Should be OX-3 for consistency with existing zoning, but is in Conservation Areas/Parks character area where uses are very limited	Staff	OX-3
4-25	Glenridge Dr. at Abernathy Rd.	PC-5	O-I	Should be PC-12 to accommodate topography	Sterling	PC-12
4-26	City park at Aria	RM-3, RX-5	MIX	Should be PK, but we need a plat to draw the boundary	Sterling	
4-27	Memory care facility on Glenlake Pkwy	PC-5	O-I	Should be ?	Staff	PC-5
4-28	Blue Pearl vet clinic	RD-27	O-I	Should be OX-3 for consistency with existing zoning	Staff	OX-3
4-29	Back of Toyota dealership	RD-18, RD-27	C-2	Should be CX-3 for consistency with existing zoning	Staff	CX-3
4-30	Vernon Woods S/D	RD-27	R-3	Should be RD-18 for consistency with existing zoning	Staff	RD-18
4-31	Back of Marshall's Plaza	CX-3	R-3, R-4	Should be RD-18 for consistency with existing zoning and surrounding properties	Sterling	RD-18
4-32	N/A					
4-33	Mt Vernon Towers	CX-3	A-L	Condo tower, 10 stories (must field-verify)? Should be RX-10	Staff	RX-10
4-34	Mt Vernon Walk S/D	RD-7.5	R-5A	Should be RU-4 for consistency with existing zoning but in a Protected Neighborhood	Staff	RU-4
4-35	Gates at Glenridge S/D	RD-12	CUP	Should be RD-7.5 for consistency with existing conditions of zoning (minimum lot size is 7,200SF)	Staff	RD-7.5
4-36	Ashton Woods at Glenn West	RD-7.5	CUP	Should be separated between RD-7.5 for single-unit detached and RT-3 for the	Sterling	

				townhouses, (Councilman Sterling's request), but single-unit attached is not allowed in Protected Neighborhood		
4-37	Church of Latter-Day Saints	RE-1	A	Should be RE-2, like other major churches	Staff	RE-2
4-38	N/A					
4-39	Granville Ct	RE-1	A-L	Condo development, should be RM-3 for consistency with existing zoning	Staff	RM-3
4-40	North Place S/D off Barfield Rd.	PC-12	MIX	Townhouse development, should be RT-3 but in Perimeter Center character area.	Public	PC-12
4-41	Glenridge Commons, Glenridge Square S/D	RD-7.5	TR	Townhouse and duplex development, should be RT-3, but single-unit attached is not permitted in Protected Neighborhood	Staff	RT-3
4-42	First Baptist Church property	RE-1	R-2	Should be RE-2 like other major churches	Staff	RE-2
4-43	Mt Vernon Presbyterian School	RE-1	R-2	Should be RE-2 like other school campuses	Staff	RE-2
4-44	B'Nai Torah synagogue	RE-1	R-2	Should be RE-2 like other major churches	Staff	RE-2
4-45	Edenbrook S/D	RT	TR	Single-unit attached is not allowed in Protected Neighborhood	Staff	RE-2
4-46	Hunters Branch S/D, east	RD-18	R-2A	Should be RD-27 for consistency with existing zoning	Staff	RD-27
4-47	Roberts development on Peachtree Dunwoody Rd.	OX-8	MIX	Should be CON for consistency with existing conditions of zoning	Sterling, public	
4-48	Prescott Walk	RM-3	A	Townhouse development, should be RT-3	Sterling	RT-3
4-49	910-915 Peachtree Dunwoody Ct (against GA-400)	RM-3	O-I	Owned by MARTA, should be TX-6	Staff	TX-6

4-50	Embassy Row	PC-12	O-I	Existing buildings are 3-8 stories, should allow less than 12 (Public request)	Public	PC-12
4-51	Mt Vernon Plantation S/D	PC-5	A	Townhouse development which is not allowed in PC, should be ?	Staff	PC-5
4-52	Glenridge Court S/D	PC-5	TR	Townhouse development which is not allowed in PC, should be ?	Staff	PC-5