

1 CITY OF EAST POINT

2 **PLANNING & ZONING COMMISSION**

3 December 16th, 2010 - 7:00 P.M.

4 Official Minutes

5 Regular Meeting

6 East Point, Georgia

7 Jefferson Station

8 1526 East Forrest Avenue

9 4th Floor

10 **Board Members Present:**

11 Commissioner Dr. Herbert J. **BRIDGEWATER, Jr.**, Chair

12 Commissioner Shean **ATKINS**, Co-Chair

13 Commissioner Francine **JONES**, Provisional Chair

14 Commissioner Linda **SHELDON**

15 Commissioner Eddie **BRYANT**

16 Commissioner Eric **FRIEDLY**

17 Commissioner Dr. Lydia **WARES**

18 Commissioner Joel **TUCKER**

19 Board Members Absent:

20 Commissioner Dr. William **BRYANT**

21 Also Present:

22 Ms. Susan **GARRETT**  
City Attorney

23 Ms. Regina **CARTER**  
Senior Planner

24 Ms. Keyetta **HOLMES**  
Senior Planner

25 James **HAMMOND**  
Videographer

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APPEARANCES

<u>APPLICANT:</u>	<u>Page</u>
Isidira Castro	8
A. Carol Johnson	19

SPEAKERS

Isidira Castro - Spanish Interpreter  
A. Carol Johnson

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**I. CALL TO ORDER:**

COMMISSIONER BRIDGEWATER, JR.: Good evening ladies and gentlemen and we're calling to order the meeting of the City of East Point Planning and Zoning for December the 15th, 2010. At this time, we'll ask the clerk to call the roll, please.

**II. ROLL CALL:**

MS. HOLMES: Commissioner Friedly.  
COMMISSIONER FRIEDLY: Here.  
MS. HOLMES: Commissioner Wares.  
COMMISSIONER WARES: Present.  
MS. HOLMES: Commissioner Tucker.  
COMMISSIONER TUCKER: Here.  
MS. HOLMES: Commissioner Jones.  
COMMISSIONER JONES: Here.  
MS. HOLMES: Commissioner Bridgewater.  
COMMISSIONER BRIDGEWATER, JR.: Present.  
MS. HOLMES: Commissioner Atkins.  
COMMISSIONER ATKINS: Present.  
MS. HOLMES: Commissioner E. Bryant.  
COMMISSIONER E. BRYANT: Here.  
MS. HOLMES: Commissioner Sheldon.  
COMMISSIONER SHELDON: Here.  
MS. HOLMES: Commissioner William Bryant.  
COMMISSIONER WILLIAM BRYANT: (No response.)  
MS. HOLMES: Mr. Chair, you have a quorum.

1 COMMISSIONER BRIDGEWATER, JR.: Thank you. Ladies and  
2 gentlemen, at this time it is the customary procedure of this Body to  
3 observe a moment of silent, prayer -- silence rather and then after  
4 which we will do the Pledge of Allegiance. Would you join us in a  
5 moment of silence.

6 **III. MOMENT OF SILENCE:**

7 COMMISSIONER BRIDGEWATER, JR.: Thank you. Now,  
8 would you stand for the Pledge of Allegiance.

9 **IV. PLEDGE OF ALLEGIANCE:**

10 COMMISSIONER BRIDGEWATER, JR.: Commissioners, the  
11 minutes for tonight are being postponed, as they were not completed  
12 and we will get those minutes from November the 18th meeting at  
13 our next commission meeting. 'Um, at this time, I will entertain a  
14 motion for the adoption of tonight's agenda, please.

15 **V. ADOPTION OF THE AGENDA:**

16 COMMISSIONER JONES: Mr. Chair, I move that we adopt  
17 tonight's agenda for December 16th, 2010.

18 COMMISSIONER WARES: I second.

19 COMMISSIONER BRIDGEWATER, JR.: It has been motioned  
20 by Commissioner Jones and seconded by Commissioner Wares that  
21 tonight's agenda for December the 15th, 2010 --

22 COMMISSIONER JONES: 16th.

23 COMMISSIONER BRIDGEWATER, JR.: -- 2000 -- 16th be  
24 adopted. All in favor, let it be known by the word aye.

25 COMMISSIONERS: Aye.

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COMMISSIONER BRIDGEWATER, JR.: Opposes by the sign no.

COMMISSIONERS: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Hearing none, tonight's agenda is now adopted. The first matter on the agenda of New Business -- Clerk, would you sound that, please.

**VI. NEW BUSINESS:**

MS. CARTER: Case Number 2010 "Z" as in zebra-012-11, Isidira Castro is the applicant. The address is 1462 Clermont Avenue. Applicant is requesting that property be rezoned from R1A, Urban Residential to R2, Two Family Residential.

COMMISSIONER BRIDGEWATER, JR.: Thank you, Madam Clerk.

MS. CARTER: I'm sorry, Chair. This application requires a public hearing.

COMMISSIONER BRIDGEWATER, JR.: Thank you. I was just getting ready to go there. Commissioners, at this time, I will entertain a motion to open the floor for the public hearing after which time, I will read the procedures.

COMMISSIONER SHELDON: Motion to, huh, open the public hearing.

COMMISSIONER BRIDGEWATER, JR.: Motion --

COMMISSIONER ATKINS: Second.

COMMISSIONER BRIDGEWATER, JR.: Motioned by Commissioner Sheldon that we open the floor for public hearing.

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Seconded by Commissioner Atkins. All in favor let it be known by the word aye.

COMMISSIONERS: Aye.

COMMISSIONER BRIDGEWATER, JR.: Opposes by the sign no.

COMMISSIONERS: (No response.)

COMMISSIONER BRIDGEWATER, JR.: At this time, Commissioners and for the viewing public, I will share with you our Rules for Public Hearing Procedure for the City of East Point Zoning Amendment and they are as follows:

(Whereupon Chair Bridgewater, Jr. Reads the Rules for Public Hearing Procedure.)

COMMISSIONER BRIDGEWATER, JR.: The applicant for the proposed amendment or applicants designated representative, if any, will be entitled to speak first followed by other speakers in favor of the proposal for a total of fifteen (15) minutes. Those who oppose the proposed zoning amendment will then be permitted to speak for a total of fifteen (15) minutes. By majority vote, the Commission may increase the total time for the speakers, provided that each side is given the same amount of time. If there's more than one speaker for a side, the presiding office may limit the time allotted to each individual speaker other than the zoning applicant. The zoning applicant may reserve a portion of his or her time for rebuttal. Speakers must at here to the rules of decorum. Prior to speaking, each speaker shall identify himself or herself and state his or her

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current address. Each speaker shall speak only to the merits of the proposed zoning decision under consideration, shall address remarks only by the Commission and shall refrain from making proposed personal attack on any other speaker. The presiding office may refuse a speaker the right to continue if, after first being cautioned, the speaker continues to violate the rules of decorum.

At this time, we will hear, 'um, from -- how many people -- how many speakers do we have?

MS. CARTER: 'Um, we have one speaker. It is Jessica Griesel, 1441 Clermont Avenue.

COMMISSIONER BRIDGEWATER, JR.: And we'll hear from the applicant first. The applicant, please come forward.

(Whereupon the Applicant Isidira Castro approach the podium.)

COMMISSIONER BRIDGEWATER, JR.: It's pronounced Isidira Castro?

APPLICANT: Isidira.

COMMISSIONER BRIDGEWATER, JR.: Isidira Castro. Go ahead. Just stand there and give us your name and address, sir.

APPLICANT AGUILAR: (Spanish speaker and interpreter.) (UNINTELLIGIBLE FIRST NAME) Aguilar and, 'um, 1462 Clermont Avenue, East Point. We are applying for rezoning of the property from R1 to R2 and, 'um, we -- when we bought the property -- when she bought the property, her, the owner, she thought it was a duplex, as it was listed on there. She want to turn on the utilities.

1 The Clerk or the lady in the East Point utilities office told her that she  
2 had to get a rezoning before she can turn on her utilities and, 'um,  
3 that's why we're trying to rezone from R1 to R2. That's it. Any  
4 questions?

5 COMMISSIONER E. BRYANT: Yeah. I have a few.

6 COMMISSIONER BRIDGEWATER, JR.: We'll come back to  
7 you. Thank you.

8 MS. HOLMES: 14:11 remaining.

9 COMMISSIONER BRIDGEWATER, JR.: All right. Thank you.  
10 Next speaker.

11 (Whereupon Jessica Griesel approach the podium.)

12 MS. GRIESEL: Hi. Jessica Griesel, 1441 Clermont. My  
13 husband and I own a house just a stone's throw from the property in  
14 question. We came to speak in favor of the rezoning. 'Um, Colonel  
15 Hills could use as many people moving in willing to invest in that  
16 community, willing to occupy these homes as possible. Be it a  
17 multi-family or duplex or single family condition as we are, we came  
18 to speak in favor of good neighbors coming in. Thank you.

19 COMMISSIONER BRIDGEWATER, JR.: Madam, Clerk, is that  
20 it?

21 MS. HOLMES: 13:55 remaining.

22 COMMISSIONER BRIDGEWATER, JR.: Is that it for the  
23 speakers that signed in?

24 MS. CARTER: Yes, sir.

25 COMMISSIONER BRIDGEWATER, JR.: Thank you. 'Um, at

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this time, will -- the applicant may come back if you have any rebuttal.

MR. ATKINS: Opponents. It's for opponents.

COMMISSIONER BRIDGEWATER, JR.: I'm sorry. Opponents for the -- are they persons who oppose the matter?

AUDIENCE: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Are there any opponents?

AUDIENCE: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Seeing none, Commissioners, I will entertain a motion to close the public hearing, then.

COMMISSIONER ATKINS: Mr. Chair, I move that we close the public hearing for Item 2010 "Z" as in zebra-012-11.

COMMISSIONER BRIDGEWATER, JR.: Thank you, Commissioner Atkins. And is there a second?

COMMISSIONER SHELDON: Second.

COMMISSIONER WARES: Second.

COMMISSIONER BRIDGEWATER, JR.: Seconded by Commissioner Sheldon. All in favor let it be known by the word aye.

COMMISSIONERS: Aye.

COMMISSIONER BRIDGEWATER, JR.: Opposes by the sign no.

COMMISSIONERS: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Hearing none, the

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public hearing is now closed. Staff.

MS. CARTER: Application 2010 "Z" as in zebra-012-11.  
Applicant is Isidira Castro. Location is 1462 Clermont Avenue.  
Applicant is requesting that the property be rezoned from R1A Urban Residential to R2, Two Family Residential. Staff recommendation is approval of the proposed rezoning from R1A to R2.

COMMISSIONER BRIDGEWATER, JR.: Thank you staff.  
Commissioners, at this time, we will entertain a motion.

COMMISSIONER SHELDON: Mr. Chair.

COMMISSIONER BRIDGEWATER, JR.: Commissioner Sheldon.

COMMISSIONER SHELDON: 'Um, motion to approve Case Number 2010 "Z" as in zebra-012-11. 'Um, property located at 1462 Clermont Avenue. Motion to approve.

COMMISSIONER BRIDGEWATER, JR.: Thank you. Is there a second?

COMMISSIONER JONES: Second.

COMMISSIONER BRIDGEWATER, JR.: Its been motioned by Commissioner Sheldon and seconded by Commissioner Jones to approve the said matter. Commissioners, comments?

COMMISSIONERS: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Commissioner Bryant, was that you -- someone --

COMMISSIONER E. BRYANT: Yeah. I just had a question.

COMMISSIONER BRIDGEWATER, JR.: Go ahead. I can't hear

1 you, sir.

2 COMMISSIONER E. BRYANT: Yes. I had a question for the

3 applicant.

4 COMMISSIONER BRIDGEWATER, JR.: Mr. Isidira, would you

5 come back to the mic, please.

6 (Whereupon the Applicant

7 MR. ISIDIRA: Approach the podium.

8 (Spanish speaker and interpreter.)

9 COMMISSIONER E. BRYANT: Yes, sir. The question I had is

10 what do you plan on doing with this property?

11 MR. ISIDIRA: Excuse me.

12 COMMISSIONER E. BRYANT: What are you gonna do with

13 the property. Are you going to rent it? Are you gonna stay in it

14 yourself or what?

15 MR. ISIDIRA: Probably, huh, in the future, stay ourselves.

16 COMMISSIONER E. BRYANT: You're gonna do what, now?

17 MR. ISIDIRA: Stay ourselves. She gonna live there.

18 COMMISSIONER E. BRYANT: She gonna live there?

19 MR. ISIDIRA: Yes.

20 COMMISSIONER E. BRYANT: What about the house you have

21 in Hapeville?

22 MR. ISIDIRA: Probably rent it. She plans to fix 'em up if it

23 gets approval, either way, yeah, and rent them out, huh, and then

24 later on, she plans to move into East Point.

25 COMMISSIONER E. BRYANT: Oh. So she gonna move from

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the house in Hapeville

MR. ISIDIRA: Yes.

COMMISSIONER BRIDGEWATER, JR.: Your microphone, please.

COMMISSIONER E. BRYANT: Okay. I'm sorry. So you say she's gonna move from Hapeville to the one here in East Point?

MR. ISIDIRA: Yes, later on down the road.

COMMISSIONER E. BRYANT: Okay. Thank you.

COMMISSIONER SHELDON: I just have one question. 'Um, the documentation, 'um, shows that this was built as a duplex, according to Fulton County Assessor's Office. Is that correct?

MS. CARTER: We couldn't find the actual plans for this building so Ful -- 'um, the City of East Point Building Inspector went out and met the Castros there at the location and they actually did an internal and an external review of the property and he could not deny or say actually what it was built as. All he could say was that at the current time, it is a duplex. 'Um, the structure is such that he couldn't deny it being a duplex or no what it was built. It is taxed as a duplex.

COMMISSIONER SHELDON: Thank you.

COMMISSIONER ATKINS: And I have a question also. Maybe, perhaps Staff or the applicant can answers, 'um, my question since I'm now learning that, 'um, Staffing went out to do an inspection. 'Um, how many restrooms are in the property? How many bathrooms are in the property?

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MR. ISIDIRA: Two.

COMMISSIONER ATKINS: On each side?

MR. ISIDIRA: One on each side.

COMMISSIONER ATKINS: Okay. 'Um, and the reason that I ask the question is because according to the Fulton County records, the property was built in 1940 and it is approximately 1,300 square feet. 'Um, according to these records, there are two full bathrooms and two half bathrooms. Is that correct? Are there half bathrooms on either side as well?

MR. ISIDIRA: Not that I know of, no.

COMMISSIONER ATKINS: Okay. So you're only aware of the two full bathrooms?

MR. ISIDIRA: (Nods head for yes.)

COMMISSIONER ATKINS: Okay. And the reason I ask the question is because I -- when I drove by the property myself, obviously, I could not gain access to the property to the interior and so for me, it was, 'um, a bit of the challenge but, 'um, what I also noticed that contextually during the time that these particular properties were built in some of the neighbors, oftentimes duplexes were built so that the envelope did look like a single family home so that it will blend in contextually and so, it was a little difficult for me to tell. I also think that for a 1940s property of 1,300 square feet, that it would be unusual for those properties to be built with two bathrooms and so that -- leading me to think that they were constructed originally -- or the property was constructed originally as

1 a duplex and so that's why I had the questions about the bathrooms.  
2 MR. ISIDIRA: It does have two complete bathrooms.  
3 Everything is separate, water, heater, the furnace. It's everything.  
4 Lights, water. I mean, that's what was listed when the real estate  
5 person sold it to me --  
6 COMMISSIONER ATKINS: Yes.  
7 MR. ISIDIRA: -- so it does have two complete baths  
8 COMMISSIONER ATKINS: Okay.  
9 COMMISSIONER BRIDGEWATER, JR.: Commissioners, are  
10 there others? Commissioner Friedly.  
11 COMMISSIONER FRIEDLY: I had a question as well as a  
12 comment. Hum, if your intention is to move in to the property  
13 yourself, why is it necessary for it to be a duplex?  
14 MR. ISIDIRA: Huh, she bought the property for investment,  
15 huh, for now, in this case, and maybe rent it out and then down the  
16 road, she plans to move in to East Point.  
17 COMMISSIONER FRIEDLY: Okay. And, 'um, I looked at the  
18 property as well and my opinion is that it was not originally a duplex.  
19 It looks older than 1940 to me. 'Um, and I think it was split up into a  
20 duplex probably much later. 'Um, but I think for me -- and this  
21 statement would apply to so many of these cases that we've seen.  
22 'Um, the Planning & Zoning Commission and the City Council, several  
23 years ago, saw fit to amend our Zoning Ordinance so that duplexes  
24 and other multifamily structures, that were vacant for more than a  
25 year, would revert to simple family zoning. Whether or not the

1 ordinance was enacted artfully, 'um, I couldn't say. 'Um but I think  
2 the intent was clear, 'um, to try to stem the decade's long  
3 degradation of our single family homes being split up into multifamily  
4 and frequently, these are poorly converted and badly maintained  
5 properties throughout our City. 'Um, and I don't think this change in  
6 the zoning was an attempt to legislate gentrification or make a  
7 statement against people who rent. 'Um, the City of East Point has  
8 ample affordable, available multifamily rental properties. 'Um, the  
9 mix of rental property to owner-occupied property is throughout the  
10 City of East Point is skewed badly in a direction that doesn't forecast  
11 in my opinion or in the opinion I think of most people, healthy,  
12 realtor development. We have far too much rental as opposed to  
13 single family occupancy. 'Um, this -- I think the change to the  
14 Zoning Code a few years ago recognized that fact. I think that's  
15 what the intent was. 'Um, if this Code is flawed or unconstitutional, I  
16 think the City needs to address it. If it's not, I think we need to  
17 enforce it. It's also worth pointing out that aside from the one  
18 speaker we had this evening, as these cases come up, time and time  
19 again, year after year, residents who come either to CZIM or to these  
20 meetings and to City Council, speaks strongly against reverting these  
21 properties. 'Um, the only people who come to speak for them,  
22 typically, in my experience, are the investment property owners and  
23 the people who are invested day-to-day in this City, routinely oppose  
24 of these. And I think that's something that is worth noting. That's  
25 my comment.

1 COMMISSIONER BRIDGEWATER, JR.: Thank you.  
2 Commissioners, are there other comments?  
3 COMMISSIONERS: (No response.)  
4 COMMISSIONER BRIDGEWATER, JR.: Does the applicant  
5 have some time left if he'd like to rebut?  
6 MS. HOLMES: The public hearing is closed.  
7 COMMISSIONER BRIDGEWATER, JR.: Oh, that's right. All  
8 right. Thank you. Commissioners at this -- all in favor let it be  
9 known by the word aye.  
10 COMMISSIONERS: Aye.  
11 COMMISSIONER BRIDGEWATER, JR.: Opposes?  
12 COMMISSIONER FRIEDLY: Opposed.  
13 COMMISSIONER TUCKER: Opposed.  
14 COMMISSIONER BRIDGEWATER, JR.: Do the roll call for me,  
15 please.  
16 MS. HOLMES: Commissioner Friedly.  
17 COMMISSIONER FRIEDLY: Opposed.  
18 MS. HOLMES: Commissioner Wares.  
19 COMMISSIONER WARES: Approve.  
20 MS. HOLMES: I'm sorry. Can you repeat that?  
21 COMMISSIONER WARES: Approve.  
22 MS. HOLMES: Commissioner Tucker.  
23 COMMISSIONER TUCKER: Opposed.  
24 MS. HOLMES: Commissioner Jones.  
25 COMMISSIONER JONES: Approve.

1 MS. HOLMES: Commissioner Bridgewater. I'm sorry.  
2 Commissioner Atkins.  
3 COMMISSIONER ATKINS: Aye  
4 MS. HOLMES: Commissioner E. Bryant.  
5 COMMISSIONER E. BRYANT: Approve.  
6 MS. HOLMES: Commissioner Sheldon.  
7 MS. HOLMES: Approve.  
8 MS. HOLMES: Motion passes.  
9 COMMISSIONER BRIDGEWATER, JR.: Thank you,  
10 Commissioners. Staff, would you sound the next matter, please.  
11 MS. CARTER: Application Number 2010 "Z" as in  
12 zebra-013-11. Applicant is A. Carol Johnson. 'Um, location is 3046  
13 North Street. Applicant is requesting property to be rezoned from  
14 R1A, Urban Residential to R2, Two Family Residential. This  
15 application requires a public hearing.  
16 COMMISSIONER BRIDGEWATER, JR.: Thank you. And the  
17 rules of the public hearing still stands. Having been read,  
18 Commissioners, at this time we will entertain a motion to open up the  
19 floor for public hearing.  
20 COMMISSIONER ATKINS: Mr. Chair. I move that we open  
21 the public hearing for Agenda Item 2010 "Z" as in zebra-013-11.  
22 COMMISSIONER WARES: I second.  
23 COMMISSIONER BRIDGEWATER, JR.: It has been motioned  
24 by Commissioner Atkins and seconded by Commissioner Wares that  
25 we open the floor for a public hearing on the said matter. All in favor

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let it be known by the word aye.

COMMISSIONERS: Aye.

COMMISSIONER BRIDGEWATER, JR.: Opposes by the sign no.

COMMISSIONERS: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Hearing none, the floor is now open on the -- for a public hearing on this. Where is the applicant?

(Whereupon Applicant A. Carol Johnson approach the podium.)

A. CAROL JOHNSON: Hi. My name is Carol Johnson.

COMMISSIONER BRIDGEWATER, JR.: Go to the mic and just state your name and address, please.

A. CAROL JOHNSON: My name is A. Carol Johnson. My address is 3181 Topaz Lane, Atlanta, Georgia. This property was built as a duplex. It has two bedrooms on each side and two baths on each side. My husband passed. We had a renter in there for twenty-three (23) years but the renter moved out so we were trying to renovate the property before we let someone else move in. But we -- it took money and time for us to do that. In the meantime, someone broke into the property, stole the cooper and our water bill went up to \$1,500. So we had to pay that and, 'um by that time, we realized that the rules had changed through the City of East Point. So I would like my property to be rezoned as R2. Thank you.

MS. HOLMES: Applicant has 13 minutes and 55 seconds

1 remaining.

2 COMMISSIONER BRIDGEWATER, JR.: Thank you. Thank

3 you. Are there other, 'um, proponents like that speak.

4 AUDIENCE: (No response.)

5 COMMISSIONER BRIDGEWATER, JR.: Are there other

6 proponents?

7 AUDIENCE: (No response.)

8 COMMISSIONER BRIDGEWATER, JR.: You're a proponent?

9 You signed up? Are you raising your hand saying you'd like to speak,

10 sir?

11 PROPONENT IN AUDIENCE: If I can.

12 COMMISSIONER BRIDGEWATER, JR.: Did you sign

13 Mr. (UNINTELLIGIBLE NAME) up.

14 MS. CARTER: (Nods head for no.)

15 MS. HOLMES: (Nods head for no.)

16 COMMISSIONER BRIDGEWATER, JR.: No. She said since you

17 did not sign up and it is our rule that you have to sign up on the said

18 matter that you are desirous to speaking on. Having not done that,

19 then I'm sorry, at this time, we will not be able to grant you

20 permission to speak at this time. Are there opponents that want to

21 speak in opposition of the matter?

22 COMMISSIONERS: (No response.)

23 COMMISSIONER BRIDGEWATER, JR.: Commissioners, seeing

24 none, I'll entertain a motion to close the public hearing.

25 COMMISSIONER ATKINS: Mr. Chair, I move that we close the

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public hearing for Agenda Item 2010 "Z" as in zebra-013-11.

COMMISSIONER BRIDGEWATER, JR.: Thank you.

COMMISSIONER TUCKER: Second

COMMISSIONER BRIDGEWATER, JR.: It has been motioned by Commissioner Atkins and seconded by Commissioner Tucker that this public hearing be closed on this said matter. All in favor let it be known by the word aye.

COMMISSIONERS: Aye.

COMMISSIONER BRIDGEWATER, JR.: Opposed by the sign no.

COMMISSIONERS: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Hearing none, the public hearing is now closed. Staff.

MS. CARTER: Application 2010 "Z" as in zebra-013-11. Applicant is A. Carol Johnson. Location is 3046 North Street. Applicant is requesting a rezoning from R1A to R2. Staff recommends approval of this rezoning from R1A, Urban Residential to R2, Two Family Residential.

COMMISSIONER BRIDGEWATER, JR.: Thank you. Commissioners, at this time I will entertain a motion.

COMMISSIONER ATKINS: Mr. Chair, I move that we recommend approval of Agenda Item 2010 "Z" as in zebra-013-11.

COMMISSIONER TUCKER: Second.

COMMISSIONER BRIDGEWATER, JR.: It has been motioned by Commissioner Atkins and seconded by Commissioner Tucker,

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recommending an approval of said matter. Commissioners, are there comment at this point?

COMMISSIONER FRIEDLY: Yes, I had a comment.

COMMISSIONER BRIDGEWATER, JR.: Commissioner Friedly.

COMMISSIONER FRIEDLY: Yes, 'um, I also looked at this property and I think that there's clearly no question that it was built as a duplex. 'Um, I have no doubt in my mind and in a situation such as this, there would clearly be economic viability for the property if it were not a duplex. So I think that that makes the case for this property fairly clear.

COMMISSIONER BRIDGEWATER, JR.: Thank you. Are there other Commissioners. Commissioner Tucker.

COMMISSIONER TUCKER: Mr. Chair, also I went to the property and looked at it and there was -- it's clearly, huh, built as a duplex. There's no doubt about it in my mind.

COMMISSIONER BRIDGEWATER, JR.: Commissioner, others.

COMMISSIONERS: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Seeing none all in favor let it be known by the word aye.

COMMISSIONERS: Aye.

COMMISSIONER BRIDGEWATER, JR.: Opposes by the sign no.

COMMISSIONERS: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Seeing none, the matter is approved. Commissioners, that appears to end our agenda

1 for tonight. Staff, at this time, we will entertain announcements from  
2 you.

3 **VII. ANNOUNCEMENTS:**

4 MS. CARTER: We have none.

5 COMMISSIONER BRIDGEWATER, JR.: Commissioners,  
6 announcements from Commissioners?

7 COMMISSIONERS: (No response.)

8 COMMISSIONER BRIDGEWATER, JR.: They're none. Then I  
9 would like to say publicly to Commissioner Tucker and, huh, Robert  
10 Tarrant for their kindness of yuletide expression to the Commission,  
11 'um, last week and we want to thank you for your kindness you have  
12 shown this Commission. 'Um, Commissioners, 'um, we wish -- I don't  
13 think we'll be meeting again so we wish each of you a Merry  
14 Christmas and to all the citizen. As Chair, on behalf of all the  
15 Commissioners, we wish you a hearty yuletide season and a Happy  
16 Hanukkah, 'um, Kwanzaa and a joyous season and all of the  
17 prosperity of the New Year. Staff, I think I understood you also  
18 wanted to make a comment.

19 MS. CARTER: Yes, I do have a comment. 'Um, let the record  
20 show that Staff did received Dustin Drabot's 'um, comments, his  
21 letter, 'um, to the Commission and you have a copy of said, 'um,  
22 letter from the Colonel -- it was a letter to Colonel Hills neighbors.

23 COMMISSIONER BRIDGEWATER, JR.: Thank you.

24 Commissioners not seeing -- any further --

25 COMMISSIONER ATKINS: Mr. Chair, I move for adjournment.

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**VIII. ADJOURNMENT:**

COMMISSIONER BRIDGEWATER, JR.: Motion for adjournment. Thank you, sir.

COMMISSIONER WARES: Second.

COMMISSIONER BRIDGEWATER, JR.: Its been motioned by Commissioner, 'um, Atkins and seconded by Commissioner Wares that we adjourn. All in favor let it be known by the word aye.

COMMISSIONERS: Aye.

COMMISSIONER BRIDGEWATER, JR.: Opposes. Want to stay here, say no.

COMMISSIONERS: (No response.)

COMMISSIONER BRIDGEWATER, JR.: Then let's -- we are now adjourned.

(Whereupon this concludes the meeting for the City of East Point Planning & Zoning Commission for December 16th, 2010.)

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Attest:

I hereby attest that the foregoing transcript was reported, as stated in the caption, and the questions and answers thereto were reduced to the written page under my direction; that the foregoing pages 1 through 25 represent a true and correct transcript that I am not in any way financially interested in the result of said case.

I am here as an independent contractor for East Point Planning & Zoning Commission.

I was contacted by the offices of East Point Planning & Zoning Commission to provide stenography services to take down the meeting minutes.

The foregoing meeting for the City of East Point Planning & Zoning Commission on December 16th, 2010, at 7 o'clock P.M. were taken down by me and transcribed by me this 30th day of December, 2010.

Jeanene Harper  
Court Reporter