



Hapeville
georgia

CIVILITY PLEDGE

The way we govern ourselves is often as important as the positions we take. Our collective decisions will be better when differing views have had the opportunity to be fully vetted and considered. All people have the right to be treated with respect, courtesy and openness. We value all input. We commit to conduct ourselves at all times with civility and courtesy to each other.

DESIGN REVIEW COMMITTEE

700 Doug Davis Drive
Hapeville, GA 30354

October 18, 2023 6:00 PM

AGENDA

1. Call to Order

2. Roll Call

Jonathan Love
Brian Gregory
John Stalvey
Gregory Morgan
Jacquie Smyth

3. Approval of Minutes

3.I. Minutes of September 20, 2023

Documents:

1. DRC Minutes September 20, 2023

4. New Business

4.I. 3034 Springdale Road Townhome Revisions

Background:

Christian J. Lessard on behalf of Lessard Design Inc. is seeking approval of a design exception for the stoop height based upon topography. The original application to construct 59 attached single-family homes (11 buildings) to be located on a newly consolidated parcel at 3034 Springdale Road was approved on June 21, 2023. The property is zoned V, Village and is subject to the Commercial/Mixed-Use Area of the Architectural Design Standards.

Documents:

1. Planners Report 3034 Springdale Road
2. 3034 Springdale Road - Elevation Changes

4.II. 3315 Stillwood Drive New SF Development (Phase III)

Background:

Stillwood Development LLC has submitted an application seeking approval to construct 9 single family homes to be located in the Stillwood Farm subdivision, between Stillwood Drive, North Avenue, and Springhaven Avenue. The single-family homes range from 1,620-square feet to 2,025-square feet based upon the unit type, have 3 or 4 bedrooms and are less than 35' in height with garages. The property is zoned P-D, Planned Unit Development and is subject to the Neighborhood Conservation Area of the Architectural Design Standards.

Documents:

1. Planners Report Stillwood Farm Phase III
2. 3315 Stillwood Drive
3. 3316 Stillwood Lane (Lot 15)
4. 3318 Stillwood Lane (Lot 16)
5. 3320 Stillwood Lane (Lot 17)
6. 3326 Springhaven Avenue (Lot 18)
7. 3324 Springhaven Avenue (Lot 19)
8. 3322 Springhaven Avenue (Lot 20)
9. 3319 Stillwood Lane (Lot 21)

10. 3317 Stillwood Lane (Lot 22)
11. 3315 Stillwood Lane (Lot 23)
- 4.III. 3276 Myrtle Street Addition

Background:

Margaret Crawford has submitted an application seeking approval to construct an 846-square foot addition to the rear of the existing 2,155-square-foot single-family dwelling at 3276 Myrtle Street. The property is zoned R-1, One Family Residential and is subject to the Neighborhood Conservation Area of the Architectural Design Standards.

Documents:

1. Planners Report 3276 Myrtle Street
2. Application - 3276 Myrtle Street_Redacted
- 4.IV. 3189-B Jackson Street New SF Dwelling

Background:

Joycelyn Lee has submitted an application seeking approval for the construction of a 2,681-square foot single-family dwelling with five bedrooms, three bathrooms and an attached garage to be located at 3189-B Jackson Street. The property is zoned R-SF, Residential Single Family and is subject to the Neighborhood Conservation Area of the Architectural Design Standards.

Documents:

1. Planners Report 3189B Jackson Street
2. Application - 3189-B Jackson Street Tract 2_Redacted
- 4.V. 3247 Old Jonesboro Road Addition

Background:

Lillyan McLuster has submitted an application seeking approval for the construction of a 924-square foot second-story addition to an existing single-family dwelling located at 3247 Old Jonesboro Road. The property is zoned R-SF, Residential Single Family and is subject to the Neighborhood Conservation Area of the Architectural Design Standards.

Documents:

1. Planners Report 3247 Old Jonesboro Road
2. Application - 3247 Old Jonesboro Road_Redacted

5. **Next Meeting Date - Wednesday, November 15, 2023**

6. **Adjourn**