
CITY COUNCIL AGENDA ITEM

TO: Mayor & City Council

DATE: June 2, 2011

FROM: John McDonough, City Manager

AGENDA ITEM: River Corridor Review RC 11-01SS - 100 River Close

MEETING DATE: For Submission onto the June 7, 2011, City Council Regular Meeting Agenda

BACKGROUND INFORMATION: (Attach additional pages if necessary)

See attached:

Memorandum
River Corridor Review

APPROVAL BY CITY MANAGER:  APPROVED

_____ NOT APPROVED

PLACED ON AGENDA FOR: 6/7/2011

CITY ATTORNEY APPROVAL REQUIRED: () YES () NO

CITY ATTORNEY APPROVAL: 

REMARKS:



To: Honorable Mayor and City Council Members

From: Blake J. Dettwiler, AICP, Director, Community Development Department

Date: May 24, 2011 for Submission onto the June 7, 2011 City Council Meeting Agenda – River Corridor Review

Agenda Item: RC 11-01SS (100 River Close)

Intent:

The owner of the property proposes the construction of a single family residence. The site is 1.059 acres, located in vulnerability categories “C”, “D”, “E”, and “F” with a maximum allowed area of disturbance of 18,344 ft² and a maximum allowed area of impervious surface at 10,590 ft².

Process:

The subject application was submitted to the Atlanta Regional Commission on May 10, 2011, with a preliminary finding that the proposed project is consistent with the Chattahoochee Corridor Plan. The application is scheduled to be represented by the applicant at the June 7, 2011 Mayor and City Council meeting.

The Staff requests that the Mayor and City Council allow a representative of the Department of Community Development to present the application and the Department’s recommendation. The applicant would then be allowed to present the application. Next, all dissenting and supporting comments of the public should then be solicited. Finally, the applicant would have a period of rebuttal.

In accordance with the requirements of the State of Georgia, the applicant and all supporting public comments are to be allowed at least ten (10) minutes. Additionally, dissenting public comments are to be allowed at least ten (10) minutes.

Staff Recommendation:

APPROVAL – Consistent with Chattahoochee River Corridor Plan

Concurrent Review:

John McDonough, City Manager
Wendell Willard, City Attorney
Cecil McLendon, Assistant City Attorney

River Corridor Review No. RC 11-01SS

HEARING & MEETING DATES

Community Zoning Information Meeting	Design Review Board Meeting	Planning Commission Hearing	Mayor and City Council Hearing
N/A	N/A	N/A	June 7, 2011

APPLICANT/PETITIONER INFORMATION

Property Owner	Petitioner	Representative
Michael Enloe	Randall Arndt New Again Real Estate, LLC	Randall Arndt New Again Real Estate, LLC as Agent

PROPERTY INFORMATION

Address, Land Lot, District, and Council District	100 River Close, LL 27,80, 17 th District Council District 2
Vulnerability Category(s)	"C", "D", "E" & "F"
Frontage and Area	Project has frontage along River Close. The subject property has a total area of 1.059 acres.
Existing Zoning and Use	CUP

PARCEL MAP



INTENT

The owner of the property proposes the construction of a single family home. The site is 1.059 acres, located in vulnerability categories “C”, “D”, “E” and “F”, with a maximum allowed area of disturbance of 18,344 ft² Acres and a maximum allowed area of impervious surface at 10,590 ft².

COMMUNITY DEVELOPMENT DEPARTMENT RECOMMENDATION:

APPROVAL - FOUND TO BE CONSISTENT BY ATLANTA REGIONAL COMMISSION.

Public Participation:

Notice of Atlanta Regional Commission Metropolitan River Protection Act Certificate Public Hearing – Mayor and City Council Meeting June 7, 2011.

Planning Analysis:

The subject site is a 1.059 acre tract of land located in Land Lots 27 & 80 of the 17th District and situated on River Close in Huntcliff Subdivision. The site is zoned CUP. Upon review, staff is of the opinion that the applicant is within both disturbed area and impervious surface thresholds set by ARC Chattahoochee River Corridor Plan.

Staff Recommendation:

Staff recommends **APPROVAL** of the proposed Metropolitan River Protection Act Certificate.

Attachments:

Atlanta Regional Commission preliminary Letter of Consistency – received May 19, 2011.



Jim Santo
40 Courtland St. NE
Atlanta, GA 30303

Jim,

Please find enclosed the review application for 100 River Close. The City of Sandy Springs requests that ARC review this application.

Please notify me when the review is complete and what the findings are.

Thank you,

David Schmid, CPESC
Environmental Compliance Officer
City of Sandy Springs
7840 Roswell Rd., Bldg. 500
Sandy Springs, GA 30350
O. 770.206.1574
C. 404.867.7895
F. 770.206.1534
www.sandyspringsga.org

*Community
Development*

Notice of Atlanta Regional Commission Metropolitan River Protection Act Certificate

Petition Number: **RC 11-01SS**

Petitioner: Michael H. Enloe

Property Location: 100 River Close
Sandy Springs, Ga. 30350

Site Acreage: 1.059 Acres

Request: The owner of the property proposes the construction of a single family home. The site is 1.059 acres, located in vulnerability categories "C", "D", "E" and "F", with a maximum allowed area of disturbance of 18,344 ft² Acres and a maximum allowed area of impervious surface at 10,590 ft².

Public Hearing: Mayor and City Council Hearing – **June 7, 2011 at 6:00
p.m.**

Location: Sandy Springs City Hall
7840 Roswell Road - Morgan Falls Office Park
Building 500
Sandy Springs, GA 30350