



November 2018

# MESSENGER

Happy Fall Y'all!



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# Set One More Seat At The Holiday Table

By Dana Fowle, [president@candlerpark.org](mailto:president@candlerpark.org)



The holiday season has begun. Menus are being considered. Gift lists are coming together. And, of course, plans are being made to see friends and family. It's a warm time of the year for many, although, for some, the season highlights an often hidden loneliness.

Recently, our neighbor from Josephine Street, Michele Bowman, became enveloped with despair. Those who knew her are still grappling with the loss and wondering if they could have done more to reach out.

If you didn't know Michele, she was a fixture at Mary Lin Elementary. Her twin sons attended and she spent much of her time volunteering in the classroom or for special events. It was not unlike her to buy pizza for all of the fifth graders who meet at Candler Park Market for what they call 'candy Friday.'

The kids described her as "the friendliest mom." But, as her minister said, Michele always moved between hope and sadness. And many people do.

## PRESIDENTIAL BRIEFING

When Michele's sons moved on to middle school, the community that had kept her rooted had dispersed. Running into her became more infrequent. And suddenly she was gone.

Most people who experience holiday blues muddle along until they get to the other side of it with nary a hint of their loneliness. But, they shouldn't have to do this. Please, reach out. A quick note to friends asking if anybody needs an extra Thanksgiving guest will surely illicit more than a few invitations.

Neighbors, let's be sure that we also reach out to others. It may be as simple as asking an elderly church member if she will see family this year. Or, it could be a more direct approach to the single next door, "Are you OK?"

We are a big-hearted community. We have a lot to share. And this year maybe we can all set one more seat at the holiday table.

The mission of the **Candler Park Neighborhood Organization** is to promote the common good and general welfare in the neighborhood known as Candler Park in the city of Atlanta.

## BOARD of DIRECTORS

<b>PRESIDENT</b> <a href="mailto:president@candlerpark.org">president@candlerpark.org</a>	<b>Dana Fowle</b>
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<b>TREASURER</b> <a href="mailto:treasurer@candlerpark.org">treasurer@candlerpark.org</a>	<b>Rohini Kukreja</b>
<b>SECRETARY</b> <a href="mailto:secretary@candlerpark.org">secretary@candlerpark.org</a>	<b>Bonnie Palter</b> 404-525-6744
<b>ZONING OFFICER</b> <a href="mailto:zoning@candlerpark.org">zoning@candlerpark.org</a>	<b>Bill Morris</b>
<b>PUBLIC SAFETY OFFICER</b> <a href="mailto:safety@candlerpark.org">safety@candlerpark.org</a>	<b>Lexa King</b>
<b>COMMUNICATIONS OFFICER</b> <a href="mailto:communications@candlerpark.org">communications@candlerpark.org</a>	<b>Roger Bakeman</b>
<b>FUNDRAISING OFFICER</b> <a href="mailto:fundraising@candlerpark.org">fundraising@candlerpark.org</a>	<b>Chris Fitzgerald</b>
<b>EXTERNAL AFFAIRS OFFICER</b> <a href="mailto:externalaffairs@candlerpark.org">externalaffairs@candlerpark.org</a>	<b>Lindy Kerr</b>

Find a complete list of CPNO committee chairs, representatives and other contacts at [www.candlerpark.org](http://www.candlerpark.org).

## MEETINGS

CPNO Members Meetings are held every third Monday at First Existentialist Congregation, 470 Candler Park Drive.

Committee meetings take place at The Neighborhood Church, 1561 McLendon Ave., unless otherwise announced (enter from the street level door and ring the bell if you're late).

All are welcome. Only registered members are eligible to vote at monthly meetings. Membership applications must be received by Membership Officer by the first day of the month of meeting.

Find specific meeting information on page 6 and a complete list of CPNO meetings at [www.candlerpark.org](http://www.candlerpark.org).

## MEMBERSHIP

CPNO membership is free to Candler Park residents, property owners and businesses. Membership must be renewed annually.

Sign up at [www.candlerpark.org](http://www.candlerpark.org) or mail name, address, and email to

**CPNO membership,  
PO Box 5418, Atlanta, GA 31107**





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4508 Canton Road  
Sat & Sun 1-5pm

HelpAnimals@OurPalsPlace.org



## Thanks to Hattie B's and Palacsinta!

Thanks to Hattie B's for sponsoring the October CPNO membership meeting and providing dinner for CPNO members! Meeting attendees enjoyed no heat and mild fried chicken along with potato salad. Palacsinta Hungarian Bakery completed the meal with delicious desserts. As Little 5 Points' newest and very popular restaurant, Hattie B's features fried chicken with varying heat levels from no heat to "shut the cluck up" burn notice! The restaurant also offers wings, traditional Southern sides and beer. Open every day and evening except for Sunday (closes at 4 pm), Hattie B's also has delivery through Uber Eats.



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## THE MESSENGER

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The Messenger is the monthly newsletter of the Candler Park Neighborhood Organization. Articles reflect the opinions of authors, and not necessarily those of CPNO, the CPNO Board of Directors, the Messenger or the editor.

Articles must be signed and submitted via email to [editor@candlerpark.org](mailto:editor@candlerpark.org) by the 18th of the month prior to publication.

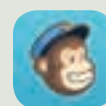
If you have a news tip or story idea, please email relevant information including contacts to [editor@candlerpark.org](mailto:editor@candlerpark.org) or call the editor.

If you live in CP or own a business in CP, and aren't receiving the Messenger by mail, be sure to notify us! Send your name and address to [editor@candlerpark.org](mailto:editor@candlerpark.org). Place the words "Messenger Delivery" in the subject line.

## CP ONLINE

For the most up-to-date information on Candler Park events and news, check us out on the Web at [candlerpark.org](http://candlerpark.org).

### JOIN CPNO TO GET EMAIL BLASTS



To receive informative email blasts, sign up online to become a CPNO member. We don't spam!

### MESSAGES & CRIME ON NEXTDOOR



Join the Candler Park group at [candlerpark.nextdoor.com](http://candlerpark.nextdoor.com) to keep up on crime reports and other messages.

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## DATES TO REMEMBER

### NOVEMBER

**7** CPNO Zoning Meeting, 7 pm, The Wondershop

**12** CPNO Board Meeting, 7 pm, The Wondershop

**19** CPNO Members Meeting, 7 pm, 1st Existentialist Church – Potluck Celebration!

**19-23** Atlanta Public Schools Thanksgiving Break

*In case of cancellations or changes, check CPNO's online Events at [candlerpark.org](http://candlerpark.org). For meetings at Epworth, knock on door at street level to get in. All CPNO meetings are open to the public.*



## Annual Membership Meeting and Board Elections!

*By Susan Rose, [editor@candlerpark.org](mailto:editor@candlerpark.org)*

The next CPNO members meeting on November 19th is the Annual Membership meeting featuring a potluck dinner to celebrate another great year in the neighborhood. Watch for email reminders and social media posts to learn more about the event and how you can contribute to the feast!

In addition, an important agenda item for the meeting is electing the CPNO Board for 2019. Almost all of the 2018 officers will be returning for another term. We give a huge thank you to Lindy Kerr who has served as External Affairs Officer and has decided to forgo another year. Nominated to replace Lindy is Matt Kirk. Thanks also to Don Bender who chaired the nominating committee.

### CPNO Board Nominees for 2019

President -- Dana Fowle

Treasurer -- Rohini Kukreja

Secretary -- Bonnie Palter

Membership Officer -- Jennifer Wilds

Fundraising Officer -- Chris Fitzgerald



Zoning Officer -- Bill Morris

Public Safety Officer -- Lexa King

Communications Officer -- Roger Bakeman

External Affairs Officer -- Matt Kirk

Plan to attend the annual meeting on November 19th for food, fellowship, voting, and celebrating the best neighborhood in Atlanta – Candler Park!

## Lake Claire Holiday Arts and Crafts Fair to Benefit Mary Lin

*Source: Mary Lin Rocket newsletter*

On the first Saturday in December, Lake Claire Neighbors and Mary Lin Elementary are hosting the 2018 Lake Claire Holiday Arts and Crafts Fair. A share of the proceeds will help both organizations support local charities and community work. Mark your calendars: Saturday, December 1, 2018, 10 am - 4 pm at the Atrium in the Frazer Center, 1815 Ponce de Leon Ave. NE, Atlanta, GA 30307. Don't miss out on a special performance by the Mary Lin Advanced Chorus!

We are looking for local artisans, crafters, photographers, painters, potters, jewelers, and more to sell their original artwork. All items must be handmade - no mass-produced, store-bought, resale, or imported items.

### Details:

- Artists keep 75% of their sales.
- Payment by check, cash or credit card accepted.
- Only hand-made items accepted.
- Children artists are welcome and encouraged. Exhibit must be supervised by



a parent at all times.

- Artists are asked to stay with their art exhibit during the entire sale period.
- Artists are asked to contribute a baked good or other finger food.
- Volunteers are needed for set up, break down and cashier positions.

Please fill out this online application form to become a vendor: <https://form.jotform.com/82388603894167>.

For more information, please contact Julie Roseman ([julieroseman@yahoo.com](mailto:julieroseman@yahoo.com)) or Annsley Klehr ([anzoid@yahoo.com](mailto:anzoid@yahoo.com)), Holiday Sales Coordinators, for more details.

# Candler Park Day School: Learning Through Play and Exploration

*Source: Candler Park Day School*

Candler Park Day School (CPDS), a play-based half-day preschool, located in Neighborhood Church on McLendon, has been having a pretty amazing year. Over the summer, they underwent a renovation that made the school more accessible, bright, and fun! This included a brand-new playground area and renovated classrooms. When the kids showed up in August, they were thrilled to have a new preschool to learn through exploration and play.

CPDS believes in tying in the community and families as a part of the learning process. Their Pre-K class has been off to the races this school year, having already taken trips to Love is Love Farm, Candler Park Market, and the Atlanta Botanical Gardens as well as frequent picnics over to the Candler Park playground. The other classes were excited to have a fire truck come and visit the school in October, learning about community helpers, while allowing them to climb through the truck and turn on the siren. For Halloween, they invited all families to join for a big parade, trunk or treat and festive activities on the

playground! CPDS believes that parents and the community are an extension of the classroom and invite them to volunteer and participate in activities as often as they can.

To build upon their belief in community engagement, they recently began food and clothing drives for local non-profit organizations. They also began offering Drop-In days for all children in the area, in the hope that they can be a community partner by being available when parents need a morning off. Children 18 months to 5 years old are welcome and can register on the school's website: [www.candlerparkdayschool.com](http://www.candlerparkdayschool.com).

So much fun has been happening at this school and it is only November! Get ready for their enrollment season starting in February. This is a great chance for families in Candler Park and surrounding areas to get a chance to be a part of the CPDS Family.





# Horizon Theatre Stages World Premiere of Waffle Palace Christmas

Source: Horizon Theatre Company press release

Horizon Theatre Company is ringing in the holiday season with a new tradition! Waffle Palace Christmas, a sequel to the smash-hit show inspired by real events at Waffle House restaurants, will hit the Little Five Points stage from November 16 through December 30. The anticipated world premiere will include familiar faces as well as new, charming cast members dishing up heartfelt southern humor—scattered, smothered and covered in a spicy holiday sauce.

“After staging several sell-out runs of Waffle Palace in past years, we’re excited to bring back the beloved all-night diner and its staff in a new edition perfect for the holiday season,” said Co-Artistic/Producing Director Lisa Adler. “This festive spin on the cordial comedy will serve up a new tradition, filled with laughter and holiday spirit sure to satisfy everyone for seasons to come!”

Waffle Palace Christmas picks up with the vintage Waffle Palace now thriving in the middle of a new modern city multi-use complex. The holiday season is in full swing and the staff is adjusting to new roles, an inexperienced employee and quirky regulars. With Christmas cheer aplenty among the diverse staff and diners, Krampus, a legendary, shape-shifting holiday villain, appears over the restaurant to sabotage the spirit and challenge all in his path.

Waffle Palace Christmas will run November 16 – December 30. Performances are Wednesday through Sunday at 8 p.m. Additional performances will run on Tuesday, December 11 and 18. Additional weekday matinee performances in December will be added soon! There will be no performances on Thanksgiving Day, Christmas Eve or Christmas Day. Tickets start at \$30 for weekdays and \$35 for weekends. Prices are subject to change and will rise as performances fill up. Patrons are encouraged to purchase tickets early for best prices. Seating is general admission, but attendees can upgrade to the VIP experience for an additional \$15, which includes reserved seating and a holiday beverage. Our intimate theatre is in the heart of Inman Park and Little Five Points at the corner of Euclid and Austin Avenues (1083 Austin Avenue NE, Atlanta, GA 30307), and includes FREE parking. Tickets and information are available at [horizontheatre.com](http://horizontheatre.com) or 404.584.7450.

**PLAYWRIGHTS: Larry Larson and Eddie Levi Lee**

As veteran dramatists of award-winning plays such as *Tent Meeting*, *The Illuminati Or Some Things You Need to Know Before the World Ends*, *The Bench* and other plays, Larson and Lee



have matured into comic writers of substance. “In the thirty years we have collaborated, we share one principle about live theater that hasn’t changed,” they write. “It must give the audience an experience they cannot get anywhere else. And we hesitate to label our plays as pure comedies, since even the funniest of them will have its serious moments, it’s an impassioned point to be made. But the heart of the plays is humor, sometimes outrageous, sometimes shameful, sometimes dark. Whatever the approach, we’ve made a lot of people laugh over the last thirty years.” Larson and Lee have produced plays all over the country and were featured twice in the Humana Festival. Abroad, the playwrights have produced plays in Dublin, Ireland and Cape Town, South Africa. Larson and Lee are also well known as freelance actors and directors, and both ran their own successful theatre companies for many years (Southern Theatre Conspiracy in Atlanta for Larson and Lee; and Empty Space in Seattle for Lee). Horizon

previously produced Larson and Lee’s play about diversity training, *Charm School*, and *The Waffle Palace* enjoyed three popular runs at Horizon from 2012 to 2015.

## GROUP RATES

Waffle Palace Christmas is the perfect way to ring in the holidays with family and friends. Group discounts are available for parties of 10 or more. Horizon Theatre offers a lounge space available for rental for pre-show gatherings. Contact Group Sales at 404.523.1477 x111 for more information.

## ABOUT HORIZON THEATRE COMPANY

Horizon Theatre Company connects people, inspires hope and promotes positive change through the stories of our times. We produce professional area and world premieres of smart, funny and provocative contemporary plays. We also develop the next generation of diverse artists and audiences. For more information about tickets, group sales, or to receive a season brochure, call 404.584.7450 or visit [horizontheatre.com](http://horizontheatre.com).

Major funding is provided by the City of Atlanta Mayor’s Office of Cultural Affairs, the Fulton County Board of Commissioners, the Metropolitan Atlanta Arts Fund, The Shubert Foundation, the Imlay Foundation, The Community Foundation of Greater Atlanta and Bloomberg Philanthropies. Horizon is also supported in part by the Georgia Council for the Arts through appropriations from the Georgia General Assembly. GCA is a partner agency of the National Endowment for the Arts. We are grateful for our play and program corporate sponsors: the Turner Voices initiative of Turner Broadcasting, Macy’s, the National New Play Network, and Kilpatrick Townsend.





## 3 Easy Steps to Reducing Inbox Stress

By Gigi K. Miller, Professional Organizer / Productivity Consultant and Candler Park Resident

Each day we are inundated with information that we need to process. A lot of this information comes in the form of e-mails. In fact, productivity experts say we spend up to 28% of our day handling e-mail. This article offers tips to help you get your e-mail under control, manage your tasks more efficiently, and free up time in your day.

Is your inbox stressed out? The biggest mistake we make is using our inbox as a task management system. Think of your inbox as a temporary holding place. Much like a physical mailbox, it is not meant to keep items forever. In a perfect world, e-mails are delivered, read, and processed on a regular basis. So how do we reduce inbox stress?

### Step 1. Use the Four Ds to process e-mails:

**Do it:** If it takes 2 minutes or less.

**Delegate it:** Forward it to the appropriate person or group.

**Defer it:** If it takes more than 2 minutes, use a follow-up system. Examples: Flag it, leave it unread, create a reminder, or move it to a "TO DO" folder.

**Delete it:** Delete emails you don't need. File ones you need to keep for your reference.

### Step 2. Convert action items to tasks:

By converting e-mails to tasks, you are removing action items out of your inbox and into your task system. There they can be:

- Prioritized
- Scheduled
- Delegated
- Completed
- Deleted

Note: Yahoo, Gmail, and Outlook all offer options for creating and managing tasks in the form of a To Do list. I highly recommend establishing a task management system if you don't already have one.

The Benefits:

1. **Efficiency:** High priority tasks get done first
2. **Productivity:** Spend much less time in your inbox
3. **Time Saved:** Gain back at least 25% of your week
4. **Reduce Stress:** Our mental limit for To-Do's is remembering 6-7 items at once.

### Step 3: Yes, you can have an empty inbox!

End of Year Clean Up

Create Archive folders

Example: 2015 Processed E-mails

Example: 2015 Year End Review

Delete messages you don't need to archive.

Backup (USB drive or Cloud)

Don't forget about your Sent Folder

### About Gigi

Gigi K. Miller is a Candler Park resident and owner of Vision Organizing, LLC. She creates customized organizing solutions to help clients eliminate clutter, maximize available space, and reduce stress. Her goal is to develop time-saving systems for home, office, and life that are practical and easy to maintain. Gigi is a member of the National Association of Professional Organizers (NAPO), the local Chapter of NAPO Georgia (NAPO-GA), and the Society of Human Resources Management – Atlanta chapter (SHRM-Atlanta).

For additional information, please visit [www.VisionOrganizing.com](http://www.VisionOrganizing.com).

Contact: Gigi K. Miller | (404) 274-1930 | [gigi@visionorganizing.com](mailto:gigi@visionorganizing.com)



# Another Historic Fall Fest!

*By Lee Lindsey, Fall Fest Volunteer*

It might have felt more like summer at this year's Fall Fest, but the thousands of attendees, hundreds of food and art vendors, dozens of musical acts, and at least one celebrity filled Candler Park with the neighborhood fun we've come to associate with fall in Candler Park. We also raised more than \$70,000 through this year's festival -- our biggest fundraiser ever.

Highlights of this year's festival included the return of our massive Ferris wheel, Atlanta Legends of the Blues, and Sweetwater beer, plus new festival features like the football viewing tent, hamster balls, and "Best of the Fest" food vendor competition.

Fall Fest was a success because of our volunteers, who donate their time so that festival proceeds can go back into CPNO and neighborhood efforts. A huge THANK YOU to all the volunteers who joined us in the park -- this festival could not function

without you!

Likewise, our generous neighborhood sponsors are critical to making the Fall Fest a financial success for CPNO. Show your gratitude to our sponsors listed below - and thank them for supporting their community.

The 2018 Fall Fest planning committee has been working to bring everything together since the 2017 barricades were removed from Candler Park Drive:

Corey Anderson  
Cynthia Baer  
Ryan Boblett  
Rachel Bowser  
Mark Clement  
Sam Eckersley  
Ken Edelstein

Chris Fitzgerald  
Holly Goldberg  
Lee Lindsey  
Gigi Miller  
Russell Miller  
Marcie Morse  
Martin Steib

Thank you! Your hard work and creative thinking make each year of the festival better than the last.

The committee has already started thinking about the 2019 festival, and Fall Fest chair Ken Edelstein welcomes neighbors to join the planning committee. Contact [fallfest@candlerpark.org](mailto:fallfest@candlerpark.org) or any of the committee members above to lend your talents to planning our neighborhood's best party.





# SPECIAL THANKS TO





# Historic Fall Fest





# Historic Fall Fest





# Candler Park Memories From 1976

By Emily Taff, Candler Park Resident

*My parents were just married (1976) when they bought a house on Candler Park Drive. My dad worked at Georgia Tech at the time and had previously lived in Midtown. He wrote this one fall day, not long after they moved into their new (old) house, which had a large hole in the kitchen floor covered with plywood.*

The rains last week brought down our first crop of golden leaves—mostly elms and sycamores, though the oaks are still late summer dusty green. Sunday we discovered our neighborhood's namesake, Candler Park. It was one of those clear bright, warm-in-the-sunshine-cool-in-the-shade days and everybody was out soaking up some sun for the winter ahead. We ventured off "our property" across the street (out back) to Candler Park and watched from a sunny hillside a soccer game that we had been watching at a further range, from our almost-finished kitchen. Other than a soccer field or two, a swimming pool, and a playground, Candler Park is a very pretty, deeply rolling, small public golf course. It is predominantly high ground, lined with oak trees receding into a valley—with variations on that theme. It is a pleasure to walk around—and only ten yards from our back yard!

The Edward's Pie Factory Outlet two blocks down the street has kept us fat and happy, mostly with coconut creme pies (favorite so far) sweet potato chocolate creme, and lime pies. We are hoping soon for a lemon meringue pie, but since we buy from the 99c. irregular shelf, the choice isn't always ours.

The back bedroom is the guest bedroom and is the first room in the house we have finished—it is awaiting guests. We have been "camping out" in there while we work on our bedroom (to be finished within the week we plan). The front room (library) is our dressing room, living room, dining room and den. Each floor is going to be repaired, sanded smooth, stained and varnished. Each wall will be patched and painted, stripped of old wallpaper or sheet rocked. Bookshelves and bedroom closets have yet to be built. If we get to the outside we'll probably paint all trim for now and paint the rest come spring. Half the porch rail has been built and hopefully will finish the rest soon—we have already spent an evening sitting on the porch with our feet propped up on the new rail—with supper trays in our laps.

We've got to get a water hydrant in the front yard because we need to wash the car because the trees have been spitting on them relentlessly for weeks. Of course we could hook up our hose in our neighbor's front yard, we have been very friendly (except when their grown daughter visits and parks her car in front of our house).

Written by Cavett Taff



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# The Surprising Health Benefits of Your Favorite Fall Foods

By Gail Turner-Cooper, Candler Park Resident and Certified Health Coach

With the seasons changing and temperatures finally dropping off a bit in Atlanta, it's time to adjust our lifestyles a bit. For different people, that means different things. For some of us, cooler weather means football and back to school. For others, it's a joyous time to break out all our favorite sweaters and boots.

For everyone though, autumnal weather signifies a time to return to some of our favorite flavors, spices and seasonal foods. Fall's bounty brings plenty of opportunity for healthy choices and new go-to's. Here are some of the best options for a festive, healthful fall-time menu.

## Beets

Packed with nutrients, beets are a delicious and colorful way to add a rainbow of flavor to your fall dishes. While most of us are familiar with the purple-red beets that stain our hands and cutting boards, you can also find beets that are golden, white, and more.

Beets are full of good things for you. Feeling like you need an energy boost? The dietary nitrates in beets allow your mitochondria (energy for your cells) to work more efficiently. They are great for an avid athlete as well as an occasional walker. Beets help inflammation, thus promoting healthy organs and tissue. They are also a rich source of fiber that supports digestive health.

For the best flavor and to get the most nutrients out of your beets, roast them. With various spices and herbs, you can really bring out that yummy flavor!

## Pumpkins

Pumpkins might be fall's most iconic food staple, thanks to both Halloween and the abundance of pumpkin-spice flavored everything packing our store shelves this time of year. Just the look of a pumpkin can make you feel like fall, but they're also very good for you!

Pumpkins are technically a squash and they're an incredible source of alpha- and beta-carotenes, which are powerful antioxidants. Those help with your eye health, vision, and cell growth. A natural anti-inflammatory, alpha- and beta-carotenes, have been proven to help with preventing cardiovascular disease.

Don't ignore the seeds! Pumpkin seeds are a great source of protein and alpha-linolenic acid, which helps prevent further cardiovascular issues. Roast them for a savory snack!

## Apples

Apple picking is one of the most famous fall activities for good reason. Not



only is it fun, but apples are famously good for you. While an apple a day might not always keep the doctor away, apples can go a long way towards keeping us happy and healthy!

Apples are a wonderful, yummy source of antioxidants, which are beneficial for a plethora of reasons. Antioxidants reduce risk of infection, fight inflammation, and slow aging effects.

Apples are also filled with water, which means you're hydrating while you eat them. Apples are a great source of fiber, which aids in digestion and weight management.

Apples are awesome raw and on their own, but you can also chop them up and roast them with your veggies to add a little sweetness to any dish.

Explore the many varieties of fall fruits and vegetables. Check out your local farmer's market for the freshest options.

*Gail Turner-Cooper is a certified health coach and the founder of Align Health Coaching based in Atlanta. You can learn more about her and Align Health at [www.alignhealthcoaching.com](http://www.alignhealthcoaching.com)*



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# CPNO Officer and Committee Reports for October

*These reports were submitted by officer and committee chairs prior to the October Members meeting.*

## Freedom Park Conservancy - Christina Moore

Over the past month, FPC's Park Improvement Committee has been walking sections of the park and mapping out problem areas that need attention such as dead trees, broken street lights, graffiti, invasive, and so on. The two dead trees in the park at the corner of North Avenue and Oakdale are included on this map, for example. We have shared this map with the City of Atlanta Parks Department and will continue to update it. If you are aware of an area that needs attention in the park, please let us know so we can be sure to include it on our map - email [laura@freedompark.org](mailto:laura@freedompark.org). We thank Candler Park for having FPC at Candler Park Fall Fest. It was a great opportunity for us to tell attendees about the history of the park and our hopes for its future. FPC and Park Pride are hosting a clean-up day in Freedom Park in Poncey-Highland the morning of Saturday, October 13th. All are welcome to come and join us between 9am and noon!

## Membership - Roger Bakeman

CPNO Membership now stands at 574, its highest ever, including 117 new members this year.

## Communications - Roger Bakeman

Minor tweaks have been added to the CPNO website, some visible, some not but that aid performance. The CPNO website continues to be a source of CPNO and neighborhood news and events, including agendas for zoning and membership meetings. And in September we were active with MailChimp email, alerting people to Fall Fest volunteer opportunities. Comments and suggestions for the website are always welcome.

## Development - Emily Taff

We are creating a poll to survey the neighborhood. We have been looking into design review in other historic Atlanta neighborhoods and neighborhoods in other US cities, to understand ways in which other places have a say in new construction and development in their communities.

## External Affairs Officer- Lindy Kerr

### Notable Zoning votes:

- There were not requests for variances in Candler Park this month.
- NPU-N voted in favor of legislation to amend Z-18-83 to create a new I-Mix



(Industrial Mixed-Use) District in the Atlanta Zoning Ordinance. Prior to the NPU vote, CPNO membership voted in support.

### Reports from City Departments:

- Fire Department: October is fire safety month. Please check your fire alarms and remember to sleep with your door closed.

### Other:

- Zoning Phase II: NPU-N will vote on this at their monthly meeting on October 25. Phase II of the Zoning changes focuses on "medium fixes" including improving, simplifying and streamlining the City zoning ordinances, as well as updating best practices. Zoning updates will affect the following: accessory dwellings, definitions, historic lot patterns, industrial districts uses, loading requirements, MRC (mixed-residential commercial), residential density increase, missing middle zoning district, parking (on-street, shared, old buildings), neighborhood design standards, telecommunications updates, transitional height plane updates, quality of life districts.
- NPU-N reaffirmed their by-laws. (There are no changes to the by-laws from the prior year).

## Zoning - Bill Morris

The zoning committee met at the Wondershop on October 3, 2018 with a quorum of two members in attendance. The agenda included zoning variances V-18-278, V-18-291 and V-18-295 and discussion of the Atlanta zoning ordinance phase II update "medium fixes". The committee held online discussion and voting for the Phase II

zoning ordinance.

1. V-18-278, 312 Ferguson St.: Applicants seek a variances to reduce required front yard setback from 30 ft to 23.6 ft and south side yard setback from 7 ft to 1.5 ft for the addition of 867 sq. ft. of living space in the attic with no expansion of the existing footprint. Proposed lot coverage will be 2338 of 5881 sq. ft. (40%). Applicants presented complete checklist materials and neighbor support signatures including notifications for neighbors they were not able to contact and the committee voted unanimously to support the application with the standard conditions that the applicant appear at the CPNO meeting and project is built as shown on the site plan filed with the application.
2. V-18-291, 415 Sterling St.: Applicant seeks variance to reduce required north side yard setback from 7 ft to 3 ft for a master bedroom addition, kitchen alteration and screened porch renovation. Proposed lot coverage will be 2815 of 6151 sq. ft. (45.8%). Applicants presented complete checklist materials and neighbor support signatures well beyond those recommended by the checklist and the committee voted unanimously to support the application with the standard conditions noted above.
3. V-18-295, 361 Oakdale Rd.: Applicant seeks a variance to increase the size of an accessory structure from 30% of the heated square footage of the main structure to 39% and to reduce the south side yard setback from 7 ft to 1.4 ft (with alley credit to erect a new accessory structure. Proposed lot coverage will be 4807 of 11430 sq. ft. (42%). The applicant presented complete checklist materials and neighbor support letter including follow-up with an additional support signature requested by the committee. The vote supporting the application was unanimous with the conditions noted above.

Your Neighborhood Agent  
Candler Park Resident Intown specialist

**Patter Byrne**

[patterbyrne@gmail.com](mailto:patterbyrne@gmail.com)

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# September 17 CPNO Members Meeting – draft minutes

*These minutes are presented for review. They may be amended before being considered for official adoption at the November CPNO Members meeting.*

The meeting was called to order at 7:04 pm by Dana Fowle, President. New residents introduced themselves and were welcomed. Thank you to Hattie B's for providing dinner. Motion to adopt the agenda passed. Motion to approve the September Minutes passed.

## Guest Speakers:

- Lt. Crowder, Night Watch Commander, Zone 6, reported a decrease in felony crimes by 11%.
- Bee Nguyen, State Representative, explained the amendments and referenda that will appear on the November 6 ballot.
- Amir Faroukhi, Atlanta City Councilman, spoke about "The Gulch" and took a straw vote.

## Announcements:

- Follow us (CPNO) on Twitter.
- FallFest- Chris Fitzgerald, Treasurer for

FallFest, announced net of \$71,000. The beer vendor was changed from Budweiser to Sweet Water 420. Roger Bakeman thanked Lisa Morris for her work on procuring dinner every month. She will be handing the reigns over to Michelle Fenney.

- The Nominating Committee announced the slate of names for the Board of Directors as follows: President-Dana Fowle; Treasurer-Rohini Kukreja; Secretary-Bonnie Palter; Zoning-Bill Morris; Communications-Roger Bakeman; Membership-Jennifer Wilds; Fundraising-Chris Fitzgerald; Public Safety-Lexa King; External Affairs- Matt Kirk. Nominations will also be taken from the floor during the election process next month.
- Little 5 Points Alliance- CPNO needs someone to represent the neighborhood on that Board.
- Next month dinner is Pot Luck. Please bring a dish to share.

## Zoning:

- Motion to support the application of V-18-278 (312 Ferguson Street) with provision that the applicant appear before the NPU N and the project be built based on the site plan filed with City passed.
- Motion to support the application of V-18-291 (415 Sterling Street) with provision that the applicant appear before the NPU N and the project be built based on the site plan filed with City passed.
- Motion to support the application of V-18-295 (361 Oakdale Road) with provision that the applicant appear before the NPU N and the project be built based on the site plan filed with the City passed.
- Motion that CPNO support the 'Medium Fixes', Phase II, Zoning Ordinances passed.

The meeting was adjourned at 8:35 pm.

Submitted by Bonnie Palter, Secretary

October 15, 2018

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### Optional contributions

Membership in CPNO is free, but we welcome optional contributions. To contribute, please visit our website [www.candlerpark.org/contribute](http://www.candlerpark.org/contribute) or mail a check with this application. Typical contributions range from \$10 to \$100.

If sending by mail, please address to:  
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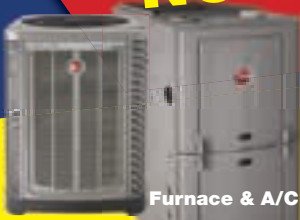
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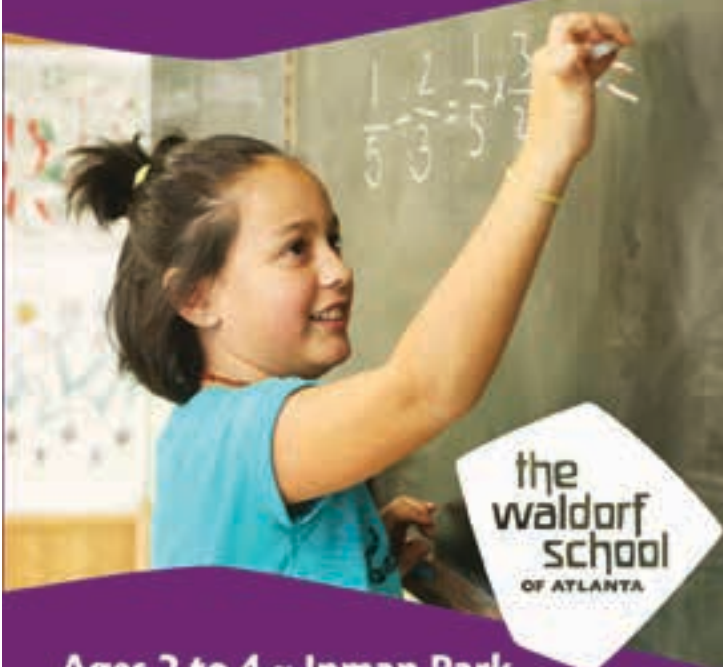
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