

# The CANDLER PARK MESSENGER

May 1994

Vol. 6, No. 5

## MONTHLY REPORT OF THE CANDLER PARK NEIGHBORHOOD ORGANIZATION

### Historic Preservation Guidelines

Although Candler Park is officially on the National Register of Historic Places, we have no current local historic preservation status. The Guideline Committee has submitted Historic Preservation Guidelines for Candler Park. We will begin discussing these guidelines at the next monthly meeting (May 10).

Once approved by the neighborhood and made part of the City of Atlanta zoning ordinance, these guidelines will help to preserve the historic character of our neighborhood and serve as a resource for homeowners or builders planning on renovating, adding or building new homes within the district.

Since it would be time consuming to go through these guideline word by word at our monthly meetings, it is important for all concerned to review these guidelines before the meeting. We will have discussion at the meeting and take written questions that we will address at future meetings. Please come prepared with specific questions so that we may address your concerns more effectively.

Copies of the CPNO Historic Preservation Guidelines are available at Copies ETC in Little Five Points for \$2.40. If you have any questions or comments, please send a fax to 659-0439 or mail your questions to the CPNO at the address printed at the bottom of the page.

— David Schenk  
Chairman, Historic Preservation  
Guideline Committee

### CPNO Officers

President:	Eric Dusenbury
1st Vice President:	Tom Nichols
VP Finances:	Christine Stanton
VP Special Events:	James Culton
VP Communications:	Matt Jordan
VP Zoning:	Michael Bishop
VP Environment:	Michael Lyman
VP Safety:	Matt Williams

### Calendar

Tues., 5/10 – 7:30 p.m. CPNO Monthly Mtg.  
Tues., 5/17 – 7:30 p.m. CPNO Exec. Com. Mtg.  
Tues., 5/19 *Messenger* Deadline  
Thurs., 5/26 – 7:30 p.m. NPU-N Monthly Mtg.

### CPNO Meeting May 10th

The Candler Park Neighborhood Org. meets on the second Tuesday of the month at Epworth United Methodist Church, 1561 McLendon Ave.

#### *This month's agenda:*

7:00 – 7:30	— Refreshments
7:30 –	— Officer Reports
	— Co-op involvement
	— Setback variance for parking lot @ Page & McLendon
	— Historic guidelines

### Co-op Update

The CPNO is reviewing its relationship with the Candler Park Co-Operative. Currently, the Co-op board consists of four members from the neighborhood and seven members who live in the co-op. There have been tensions between the neighborhood reps and some resident board members as well as between factions within the co-op. Also, there is concern regarding the present management company and the finances of the co-operative.

Residents of both the neighborhood and the co-op met with the CPNO executive board to air concerns and to re-evaluate the CPNO/Co-op relationship. It was agreed the CPNO should remove itself from the Co-op board. However, there was a split over whether to divest ourselves immediately or wait until a vote is taken on the new management company. Both options will be voted on at the next CPNO monthly meeting (May 10).

We also need volunteers to replace current board members as their terms are about to expire and many feel that a fresh perspective would be valuable. Please contact Eric Dusenbury at 522-7130 with questions, concerns, etc.

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## Clifton-McLendon Restaurant

As many of you know, a new restaurant will be opening at the corner of Page and McLendon where Magnolia's used to operate. Many residents have expressed concern over the traffic, parking and noise the associated with a restaurant, as well as the overall appearance of the restaurant and parking lot. Residents of both Lake Claire and Candler Park are meeting with the landlord and restaurant owner to present our concerns and have them addressed.

At our initial meeting, we expressed our concerns and agreed that the current gravel parking lot is too large. A minimum 20-foot setback is required for a parking lot that abuts residential property. It was also agreed that the proprietors will place a six-foot high fence between the parking lot and the residential lot. The landlord is requesting a variance to reduce the required setback. We will discuss this request at the May monthly meeting. If you have any concerns or questions, please contact Eric Dusenbury at 522-7130.

## Atlanta Preservation Center Walking Tours

In support of National Preservation Week, the Atlanta Preservation Center will once again offer free guided walking tours of ten of Atlanta's historic neighborhoods. From May 8 through 14, you can take your choice of the following ninety minute guided tours: the Fox Theatre, Sweet Auburn/MLK, Underground Atlanta, Inman Park, Ansley Park, Miss Daisy's Druid Hills, West End/Hammonds House/Wren's Nest, Piedmont Park or Vine City.

Tours are also available year-round for a \$5 fee. For more information and a free brochure, call the Atlanta Preservation Center at 876-2040.

## Mosquito Control

I expect many of you are as annoyed as I by the mosquitoes of summer. The county board of health used to spray for them but stopped doing so for health and financial reasons. So, much of the responsibility for mosquito control falls on us.

The mosquito breeding stage is from 3-7 days long. This is where we can have the greatest impact. Mosquitos REQUIRE standing water to breed successfully. Mosquito breeding grounds occur anywhere you find stagnant water — tire ruts in the ground, unused flower pots, gutters, bird baths, old tires, plastic sheeting covering wood piles — anywhere water can sit still for the 3-7 day breeding cycle.

Homeowners are responsible for problem areas on their property. For public property, the County will either try to remedy the stagnant water problem or treat the water with Altosid, a growth hormone regulator specific to mosquitos that kills them during the larval stage. The county will also inspect your property to help you identify problem areas. Call them at 508-7900 during normal weekday business hours to arrange an appointment.

— *Donna Newman*

## Lake Claire Tour of Homes

The Lake Claire Tour of Funky Homes is scheduled for Sunday, May 15 from noon to six p.m. In addition to the home tour, there will be live music and performance in garden spots throughout the neighborhood. A splendid time is guaranteed for all.

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## CPNO Voice Bulletin Board is Here!!!

After several months of on-ramp acceleration, the CPNO is merging into traffic on the "information superhighway." Well.... maybe more like hanging a right turn onto McLendon from Sterling, but nonetheless, we're proud to announce the arrival of a voice bulletin board for our community.

The system, donated by Ashton Communications, is being implemented to provide timely distribution of important neighborhood events and information. Callers can choose between Community News (such as monthly meeting agendas, fundraising events, special neighborhood needs, etc.) or Public Safety Summaries (weekly updates and special safety notices).

We're especially excited about the Public Safety Summaries. After listening to weekly updates regarding the crime situation in the neighborhood, callers will have an opportunity to leave messages for both me (your CPNO Public Safety Chairperson) and the officer patrolling the neighborhood. Please remember, however, that observation of crime or suspicious persons/activities should be reported immediately to 911. Our system is intended to supplement direct communication to the police department, not replace it.

We think the neighborhood is going to benefit tremendously from the adoption and use of this system. Give it a try by calling 453-TALK (453-8255).

— *Matt Williams*

### DEADLINE FOR ADS IS THE 15TH DAY OF THE PRECEEDING MONTH

Classifieds: \$2/40 letters/spaces which equals one line in The Messenger

Display \$10/inch ht.x 1 Column wide (2 $\frac{1}{4}$ "')  
Call Judy Hotchkiss early for more information  
521-9320 (8-10 am/8-10 pm best time to call)  
Mail ads and checks (made out to J. Hotchkiss) to  
951 Edgewood Ave. NE, Atlanta, GA 30307

## Golf Tournament a Big Success

On Saturday April 16th, the Candler Park Neighborhood Organization hosted a golf tournament to raise money to improve/renovate the park. Forty-eight people participated and had a great time while helping to raise over \$1800.

Special thanks to our sponsors: Asphalt Flight School, CabinetWorks, James Culton of Remax Metro Atlanta, Flying Biscuit, The Home Store, Manuel's Tavern, NationsBank, Orenda Laboratories, Sevananda, Seven Stages Theatre, The Star Community Bar, Wansley Moving and Zesto's. Extra special thanks to Bulletproof T-shirts for time and effort above and beyond the call of duty.

## Classified Ads

**POOL AND JACUZZI BED AND BREAKFAST:**  
1915 Inman Park/Little Five Points cottage with beautifully landscaped, totally private backyard for sunning, swimming and hot-tubbing. One bedroom, one large bath, private reading room with movie library and TV/VCR and a living room. Private driveway with wrought iron security gate. 100 yards to Little 5 Points from this fantastically renovated classic. Continental breakfast. Call Andy Fillo: 524-7660.

**RENT INMAN PARK's TROLLEY BARN** for your special event. Good prices for a great looking building. Plan ahead for key dates. Call Miriam Holland at 521-2308.

**IT'S COMING JULY 19-AUG. 4, 1996.** I'm gathering information on property you want to rent during this momentous occasion. [We wouldn't mind hearing from those out-of-town friends you have you don't want staying with you! We'll find them a room.] Judy Hotchkiss at Oakwood House will help you find the right match at reasonable cost and fuss. Get on our mailing list now. 521-9320.

**OAKWOOD HOUSE Bed & Breakfast**, located at 951 Edgewood Ave. in Inman Park, is a romantic, comfortable, wonderful place...great for visiting parents and escaping couples. All rooms have spacious, private baths. Choice of bed sizes. Continental breakfast included. Non-smoking building. Children accepted. Book now. \$65-\$85/couple. 521-9320.

## Our Messenger Sponsors

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**521-9320**

951 Edgewood Ave, next to Trolley Barn

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Michelle Espeut, D.V.M.*

A modern facility  
with old-fashioned care

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926 DeKalb Ave, Inman Park  
584-8761

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### DAVID SCHENCK

*Sells Candler Park*

Home Office 659-4757  
 Pager 871-1698



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come to Maya Hahn

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*Candler Park Resident  
since 1978*

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**570-2385 (Digital Pager)**  
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New Re/Max Agent,  
State of Georgia,  
1992*

*CPNO President,  
1992 and 1993*

## **UPDATE**

### **Fellini's To Open Restaurant in Chandler Park**

Clay Harper and Mike Nelson, owners of the successful Fellini's restaurant chain have signed a agreement to rent the property located at the corner of Page Ave. and McLendon Ave. Based on preliminary information obtained during a meeting between the owners and representatives of the Lake Claire and Candler Park Neighborhood organizations, the property is to be renovated for use as a sit down restaurant.

Both Clay Harper and Mike Nelson have expressed a sincere desire to be responsive to the concerns of Candler Park residents and will be attending the May meeting of the Candler Park Neighborhood Organization to answer any questions residents may have concerning the restaurant.

### **Parking Lot at Page and McLendon**

A permit to construct a paved parking directly behind the building at Page Ave. and McLendon Ave has been applied for. This lot is intended to serve the parking needs of Fellini's restaurant and possibly other merchants in the area as space permits. Representatives from Candler park have been told that the entrance and exit to the lot will be from McLendon Ave.. Atlanta zoning regulations require a twenty foot transition zone between the parking lot and the residential property line of the home located next to the northern boundary of the parking lot. No variance has been requested to reduce this twenty foot buffer. Zoning also requires that a continuous six foot buffer (fence or bushes) be constructed along the transition zone to screen the lot from view from the adjoining residential property to the north. The number of available parking places has not yet been confirmed.