



Proposed Ordinance and Design Guidelines for the Parkwood Historic District



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Background and Path Forward

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Who We Are

We are residents of the Parkwoods who volunteered to work with the City of Decatur to create the Parkwood Historic District Guidelines. We remain open to any Parkwood residents who would like to join.

- Bryan Bell, Chad Carter, Joe Dicks, Steve Elmore, Leigh Potts, Megan Pruet, Becky Vocaire

Working with us from the city of Decatur are:

- Regina Brewer – City of Decatur Historic Preservation planner. Manages the four other Decatur Historic Districts. Masters degree in Historic Preservations
- Angela Threadgill – Historic Preservation Planning Consultant



How We Got Here

- 4/21/14: Unincorporated portion of the Parkwoods annexed into the City of Decatur, effective 7/1/14
- 6/25/14: Request sent for Parkwood Historic District Committee volunteers
- 6/30/14: Public hearing at Decatur City Hall to discuss the Parkwoods Historic District
- 7/7/14: Parkwoods Historic District approved by the City Commission
- 7/31/14: First meeting of the Parkwoods Historic District Committee
- 8/5/14: Open Meeting at City Hall to Discuss the Parkwood Historic District
- 8/9/14: Parkwood Neighborhood walk and discussion with Regina Brewer
- 9/14 – 1/15: Finalization of proposed guidelines by the Parkwoods Historic District Committee



Where We're Going

- 1/29: Review draft ordinance, design guidelines, and National Register with the neighborhood
- 2/1 – 2/28: Neighborhood feedback
- 3/5: Mail revised ordinance draft to property owners and residents
- 3/17: Present ordinance and guidelines to the Decatur Historic Commission for approval
- 4/6: Present ordinance and guidelines to the Decatur City Commission for approval
- 4/7 - 4/30: Determine interest from the legacy Decatur Parkwood neighbors in joining the Historic District



Parkwood Historic District

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Prior State

- Prior to annexation into the city of Decatur, the unincorporated DeKalb County portion of the Parkwoods was part of the Druid Hills Local Historic District. Exterior changes to our homes required approval from the DeKalb County Historic Preservation Commission.
- The DeKalb County Historic Preservation Commission used the Secretary of the Interior's Standards for the Treatment of Historic Properties along with input from The Druid Hills Civic Association and neighbors to decision proposed property changes.
- Many neighbors found the decisions of the Preservation Commission to be inconsistent and arbitrary.



Current State

- Currently, under the Parkwood Local Historic District in Decatur, the Secretary of the Interior's Standards for the Treatment of Historic Properties are being used by the City to decision proposed property changes and we are no longer governed by The DeKalb County Historic Preservation Commission.
- As was done in the other four Historic Districts in Decatur, we have developed an ordinance and guidelines that are specific to our neighborhood. These guidelines will replace the Secretary of the Interior's Standards and allow much more freedom for homeowners to make changes to their property.



Future State

- This committee has worked with Regina and Angela to draft the Parkwood design guidelines. We've leveraged lessons learned from our interactions with the DeKalb County Historic Preservation Commission as well as from the other Decatur Historic Districts to create these guidelines.
- Once reviewed and approved by the Decatur Historic Commission and Decatur City Commission, these guidelines will be used to decision proposed property changes.



Parkwood Ordinance Revision and Design Guidelines

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Objectives

- Protect the look and feel of the Parkwoods
- Minimize the restrictions placed on homeowners
- Create a clear and consistent Ordinance and Design Guidelines



Ordinance and Guideline Review

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Questions





Next Steps

- 1/30: Post materials and recording of this presentation to the PGC website. Notify neighbors via Facebook and Email
- 2/1 – 2/28: Neighborhood feedback can be submitted by email to Steve Elmore at steve_elmore@comcast.net
- 3/5: Mail revised ordinance draft to property owners and residents
- 3/17: Present ordinance and guidelines to the Decatur Historic Commission for approval
- 4/6: Present ordinance and guidelines to the Decatur City Commission for approval
- 4/7 - 4/30: Determine interest from the legacy Decatur Parkwood neighbors in joining the Historic District via an email survey