

Cabbagetown NEIGHBOR

Photo by Arthur Thompson

Cabbagetown Neighborhood Improvement Association
Volume Twenty-six • Issue Number Five • May 2017

Seinfeld!
Page 14

"I want to do to you what spring does with the cherry trees." ~ Pablo Neruda

Neighborhood Meeting

The next neighborhood meeting will be held on Tuesday, May 9th, 7p at the Cabbagetown Community Center.

6:45p: Meet & Greet and Snacks

7:00p: Meeting Begins

Welcome and Announcements

Review and approval of April minutes

Valencia Hudson - City of Atlanta

Atlanta Police Department

Financial Report - Dan Thompson

Committee Reports

Public Safety/Neighborhood Watch -

Peyton Stinson

NPU - John Dirga

Historic Preservation and Land Use

Committee - Nicole Seekely

719 Mollie Street- deck addition

Transportation -- Shaun Houlihan

Cabbagetown Initiative

Hospitality - open seat

Imagine Memorial - Greg Giuffrida

Old Business

At Large CNIA Board Positions

New Business

Adjourn

Final April minutes will be adopted at the April meeting. The Community Center is located at 177 Estoria Street.

SUPPORT WILDERNESS WORKS AT AGAVE: MAY 24TH

Dine out at Agave on May 24th and a portion of your bill will go towards Wilderness Works effort to bring inner-city kids to camp and introduce them to the beauty of nature. Find out more at WildernessWorks.org

Howdy Australia!

By Kyle F. Bidlack

The legend of Little's Food Store knows no bounds. This past month, Sarah Blake, reporting for The News Corp Australia Network (only 9,682 miles from here) just had to experience it all for herself. And she was not disappointed.

worse" than expected. "I never thought it would be this bad. I was born and raised in Atlanta and both my grandads were in the military," he says. "My dad raised me to be non-racist, non-sexist and I have a daughter now, so I don't know how to explain this



Dave and Nina outside Little's Food Store. Photo by Alex Towle.

Ms. Blake spent some time with Nina and Dave and the conversation drifted towards politics... More specifically, President Donald Trump's first 100 days. Here is a bit of what Ms. Blake wrote "*In proudly hipster Cabbagetown, Atlanta, store owner Nina Cunard doesn't want to talk politics because "I am a positive person and I don't have anything nice to say".*

But her co-worker at Little's Food Store, musician and radio host Dave Railey, 47, describes the first three months of Trump's America as "so much

to her. "This guy, he's selling fear, fear sells and it damages the overall psyche for the people who want to move forward in progressive America."

A few doors down [at Carroll Street Cafe], barista Kat Maddox said the one good thing about Hillary Clinton losing to Trump was that it had "really galvanised" the opposition.

In related Little's news, Brad recently reported a record week in burger sales. "We nearly sold out of beef!" said Brad.

C'town Reunion
See Page 11

Cabbagetown NEIGHBOR

Cabbagetown Neighbor is a monthly newspaper produced by the Cabbagetown Neighborhood Improvement Association (CNSA), a non-profit organization. This publication is supported by advertisers. Please submit news articles, announcements, and ads to: newsletter@cabbagetown.com. Previously published issues are available for download under the CNSA tab at www.cabbagetown.com.

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Newspaper Contributors

Katie Butler, Karyn Corell, Lacee Aderhold, Shaun Houlihan,
Nicole Seekely, Peyton Stinson, John Dirga, John Ottley, Jr., Jake Elsas,
Dexter Chambers, Christina Gibson, Brandon Sutton, and Kyle F. Bidlack

Newspaper Distribution

The Cabbagetown Neighbor is distributed the weekend before the CNSA meeting (the second Tuesday) each month to the residents of Cabbagetown. If you have any delivery problems let us know at: newsletter@cabbagetown.com

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Illegal Dumping	404.330.6333
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Potholes	404.330.6281
Traffic Concerns	404.330.6501
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Join the Cabbagetown online community at

groups.yahoo.com/group/CNSA

and cabbagetown.nextdoor.com

And the parents' network of Cabbagetown kids at
groups.yahoo.com/group/cabbagekids

ADVERTISE WITH US

Advertising with the *Cabbagetown Neighbor* is an inexpensive way to reach over 650 homes in the Cabbagetown neighborhood including the residences of *The Stacks Lofts*. It is also a great way to support the CNSA and the publication of this newspaper. Visit the CNSA website at www.cabbagetown.com or write the editors at newsletter@cabbagetown.com for more info.

ADVERTISING RATES

Ad Size	One Month	Three Mos	Six Mos	One Year
1/8 Page 3.75" x 2.25"	\$25	\$70	\$135	\$255
1/4 Page 3.75" x 4.875"	\$50	\$140	\$270	\$510
1/2 Page Horz. 7.5" x 4.875"	\$100	\$280	\$540	\$1,020
1/2 Page Vert. 3.75" x 9.875"	\$100	\$280	\$540	\$1,020
Full Page 7.75" x 9.875"	\$160	\$450	\$870	\$1,680

Classified ads are 25¢ a word for non-residents.

Classified ads of 25 words or less and announcements
are free of charge to Cabbagetown residents.

Stolen Packages

By Cabbagetown Reynoldstown Security Patrol

Cabbagetown Reynoldstown Security Patrol (CRSP) wanted to take this opportunity to address some of the recent instances of crime in our neighborhoods. In particular, there has been a major uptick in reports of stolen packages from front porches.

CRSP is engaging with our officers to evaluate whether to add - or shift around - CRSP coverage in response. We thank the neighbors who have called 911 to report these activities. As a reminder, calls to 911 go directly to our officers when CRSP is on duty (as well as regular APD at all times).

We also wanted to make neighbors aware that for the past couple months, the CRSP vehicle experienced some costly repairs that caused CRSP officers to (generously) use their own vehicles (and to

continue to use bikes) for patrol. Still, it is our goal to use the CRSP vehicle as much as possible for visibility and deterrence. Thanks in part to generous contributions from individuals and new corporate members, the car has now been repaired, and

you can expect to see it more as we approach the spring and summer months.

If you have any questions about CRSP, feel free to email ctownmobilepatrol@gmail.com.

CRSP relies on membership to provide coverage.

As we approach the spring and summer months, please encourage your neighbors to join at cabbagetownsecuritypatrol.org.

Thank you for your continued support.



4th Annual Atlanta Crawfish Boil

SATURDAY, MAY 20, 2017 - 2-7
UNLIMITED FOOD & DRINK! LIVE MUSIC
TICKETS AVAILABLE AT
CRAWFISHFORCANCER.ORG/ATL

UPCOMING ART OPENINGS

SATURDAY, MAY 13TH 7-9
ARTIST, A LOVELL "NEW WORK"
MEET THE ARTIST AND ENJOY A COMPLIMENTARY GLASS OF WINE

SATURDAY, JUNE 10TH 7-9
ZACHARY TOTH PHOTOGRAPHY
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Cabbagetown Neighborhood Improvement Association: General Meeting

*Tuesday, April 11th, 2017, 7p at Cabbagetown Community Center,
Meeting conducted by Katie Butler. Minutes recorded by Karyn Corell.*

1. City of Atlanta Liaison, Valencia Hudson

Request for trash cans at Krog Tunnel and Dekalb & Wiley, fulfilled. Scheduled cleaning & pressure washing of Boulevard Tunnel this weekend and ongoing every six weeks. Natalyn Archibong donated 11k for our transportation committee study. Saturday free recycling event 11a-1p at 1110 Hill St. Nicole asked about turning water fountains in park back on. Valencia wasn't aware water was off. Will look into it. Krog Tunnel is about to get a facelift. Paved, cleaned, painted, lit, etc. Paul expression concern over recent problem with paint cans being left in Krog Tunnel. Dumpsters at end of Powell are gone. Thank you, Valencia. Katie asked about parks issues list. Valencia will look into it.

2. Atlanta Police Department, Zone 6

Caught East Atlanta armed robbery assailants. Peyton (Public Safety) commented to police that a car was stolen on Tye and several cars broken into on Tye and Powell... rummaging etc. even though the repeat cars have been empty. Neighbor that has been a victim 5-6 times suspects that they are using electronic click devices to enter his vehicle, so will try to put keys in metal box at night to see if that helps. Police suggest continuing to keep cars clean. Dan asked about noise ordinance morning hours with leaf blowers...APD replied: 9a.

4. Dan Thompson, Treasurer

\$9528.93 end of March balance. \$448 for March newspaper, \$50 annual dues NPU. Holding \$5190.00 in checks to deposit. Have \$448 outstanding bill for April newspaper.

5. Committee Reports: NPU, John Dirga

Meet 4th Thursdays at L5P Comm Ctr. npuatlanta.org for detailed info. Festival permits approved including: Candler Park Food & Music Festival June 2-3. Little 5 Points 5 Alive April 22 through November, every Sat/Sun w/performances in Findley Plaza 4-9p. Olmstead Plein Air Festival April 8-9. Inman Park Festival & Tour of Homes April 28-30

Spring Festival on Ponce 4/1-2. Atlanta Cycling Festival June 10-17.

Golden Eagle Atlanta Restaurant, 904 Memorial (Old H Harper Station Bldg) liquor license approved. Classified as restaurant, no live music, no live entertainment. Supported. 1226 Ponce de Leon Ave NE, applicant seeks special permit for law office. Supported. 470 Candler Park Dr NE. Special use permit for day care center: Denied: Conversion of old church on Seminole into Day care/preschool. Zoning review board approved it so Inman Park asks us to write a letter in support of Inman Park, especially given extended hours and 150 students/cars. Motion to write letter of support. Unanimous. Kwanza Hall in support of two new zoning ordinances: Micro Housing & Industrial Mixed Use.

Peyton Public Safety: Keep cars clean! You MUST report events to 911. Got \$5k in grant money from CSX for some lighting heading west on Wylie that the beltline is not covering. Asked about cutting shrubs on Wylie that are blocking half the sidewalk.

Karen Russian- Hospitality

New Neighbor Welcome Party: 7p on April 21st at Gordon and Nas's house at 176 Powell St. We have about 25 new neighbors to welcome so please come out. This event is kid friendly. Annual **Cabbagetown Reunion** will be held June 3rd.

Historic Preservation and Land Use, Nicole Seekely: 670 Memorial (**Brother Moto**) Lin Ward representing **Paces Property**. Back side facing Powell, needs add a safety door for fire code. Repainting. Remove illegal, eyesore, wooden deck installed by previous owner, & Legitimize the window. We vote on the type 2. Motion, support, unanimous in favor, 2 abstentions. Commission voting tomorrow at 4p. Historic Preservation offers support. Nicole asked about parking regs and wants to make sure Powell St parking wasn't overused by Brother Moto. Mr. Ward says that other tenants are drop ship or non-publicly accessed offices that do not require additional parking. Neighbor expressed concern that once **Sock Fancy** opens the retail side, where are the parking spaces to come from? There are only nine total for Brother Moto and Sock Fancy that are already being filled by employees. Neighbor would like to see the site plan for the parking for the four businesses registered to that address. Lisa Myers expressed concern over board signs blocking/making it hard to see to pull out of Powell safely. Attorney said he would share the concern with Brother Moto. 107 Pearl St. Grandfathered triplex that had fire last year. Issue is the front. Duplex on bottom with third unit on top. Now making changes to modify the windows. Type 2 permit. UDC voted in favor for safety, over historic compliance. Sean made motion to support, unanimous in favor. 262 Iswald. Putting casement windows, replacing all the siding (requesting hardi-plank) Slight change to front porch roof, to make it standard shed roof rather than hip roof, restoring second front door, demolishing utility shed in back. HP in favor of all except siding. He is applying for financial hardship to be able to use hardi-plank. Smooth faced, not textured, of course! Motion to support by Dan, Seconded. Unanimous in favor.

Cabbagetown Initiative, Karin Kane

Presenting budget for CI Main source of revenue **Chomp and Romp**. \$236k revenue. Presented budget copies to neighbors in attendance. Nothing unpredictable added from previous year budget. Net of \$36k when all is said and done. Keeping \$70k reserve in account in case Chomp & Romp don't net enough for expenses. Nicole moves to approve the budget. Approved unanimously. Elections for CI are coming up. Need President and Vice President. Need additional board member. Monthly meetings. CI basically runs the Chomp and takes care of the green spaces and parks in the n'hood. Tom, Karen, and Todd's terms are up. CI and CNIA merger task force. Get ahold of Katie Butler or show up at CI meeting to volunteer. Website CI & CNIA merger meeting happening tomorrow. Community Center overhaul committee moving forward. Had hoped for spring meeting, but **Perkins + Wills** are still working on drawings, so n'hood meeting will happen in late summer or fall.

Continued on page six.

President's Letter



KATIE BUTLER

There's stuff going on around here...
Especially just south of here. As I'm typing, the old **Bar One** location looks a little like the I-85 construction site. (Why did they even save those three walls?)

The **Atlanta Dairies** property is also in full site-prep mode. The environmentalist in me is really glad they are installing stormwater management structures. Alleviate flooding! Treat stormwater so it doesn't carry trash, oil

and who knows what else into the South River! The impatient neighbor in me would like to see them get past the dirt phase...

And this makes me think about parking. Raise your hand if you're not concerned about parking... Okay, now, let the rest of us know where you live so we can park in front of your house. (Kidding! I kid.) Lucky for us, the joint **Reynoldstown/Cabbagetown Transportation Committee** has started a transportation survey and visioning process. Keep a look out for a chance to provide input! Don't miss this opportunity! And, if you'd like to help the Transportation Committee with a bit more of your time, please join us for the next meeting. We'll post it on the **Facebook** and **Nextdoor** pages.

We're introducing a new feature here in the Cabbagetown Neighbor: The four corners of CNIA. For those of you who can't make it to meetings, we'll be providing you with a bit of an update every month on key issues. We'll also make sure you know how to get more involved if you'd like to do so. See that on PAGE X of this month's issue!

A HUGE thanks to **Milltown Tavern** for hosting us for the first Cabbagetown Bar Hours on April 30th. If you missed it and would like to chat, please join me and some of your intrepid CNIA executive committee members for the next Bar Hours. On Sunday, June 25th, I'll be hanging out at **97 Estoria** from 4 to 6p. Luis has offered to do some drink specials. Nothing says "neighborhood business" like **PBR**. Come join me! Let's chat!

And, of course, if you're not into in-person chats, email me at cabbagechat@gmail.com, find me on Facebook, tape a note to my front door, send a smoke signal, etc. Let's connect.

Katie

New Black Lips Album!

By Kyle F. Bidlack

Are you ready for Black Lips' new album **Satan's graffiti or God's art?** Out May 5th via **Vice Records**. It's produced by none-other-than Sean Lennon. This will be the Atlanta garage rock band's eighth studio album and they are joined by their producer's legendary mother. Their single "*Occidental Front*," stars Yoko Ono. Be sure to check it out!

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CNIA May Calendar

May 8, Monday

Cabbagetown Initiative CDC

Regular meeting, including electing new members, Chomp and Stomp plans, parks, etc. 7p at the Cabbagetown Community Center (177 Estoria).

May 9, Tuesday

Cabbagetown Neighborhood Improvement Association

Regular meeting, agenda included in this very paper!
Be there at 6:45p for snacks at the Community Center.

May 15, Monday

Cabbagetown Historic Preservation and Land Use Committee

Regular meeting at 7p, at the Community Center.

May 18, Thursday

Ctown/Rtown Transportation Committee Meeting

Regular meeting 7p, at the Community Center.

Coming in June:

Cabbagetown Reunion: June 3rd on Carroll Street.

Transportation Committee Planning Workshop: June 7th

Katie's Bar Hours: June 25th at **97 Estoria**.

CNIA General Meeting Minutes, continued...

EPL Fund: Paul: donation fund geared toward helping original families maintain their property. 2k max per recipient. Contact CI with needs noticed.

Transportation Committee: Sean Houlihan: Officially under contract with Urban Trans to do the transportation study for the n'hood. Meeting next Thursday, the 20th at 6:30p. Survey will be coming to neighbors in the next week or so. Workshop day in June to attend and talk to planner about concerns/questions. There will be beer and food. Concerns: parking, **Marta** expansion, traffic flow. Has support of Natalyn's office. Purpose is to tie several separate interests together, identify specific projects, costs, and implementation timelines.

Imagine Memorial: Greg Giuffrida: Pedestrian fatality (Barbara Crawford) recently in Kirkwood at 7:30p, but driver was found not at fault. High speeds, low visibility and lack of accessible crosswalk points were cited. No More Memorials on Memorial Drive celebration of life & safety rally for Barbara Crawford at **Peters Food Mart** 1895 Memorial Drive SE, Monday April 17th, 7-8p. Proposing several additional crosswalks on Memorial in highly trafficked areas. One in East Lake, Kirkwood near recent fatality, and at pedestrian gate at Cemetery at **Six Feet Under**. Proposing a pedestrian hyper-beacon on Memorial between Pearl and Boulevard that requires a full stop/red lights. Exact

location comes down to engineering but we are advocating for one in vicinity of Berean or Powell across Memorial. We are being asked to support the letter to **GDOT** for these crosswalks. Motion, seconded. Unanimous support.

6. Old Business

We have two at large board positions. Lisa Myers is nominated for one – introduced herself and proclaimed her focus to be to promote one-off days of commitment or service and small ways to get involved in projects in the neighborhood. Would like to create ways for more neighbors to get involved and be more aware aside from attending meetings. Karyn nominated. Seconded. Unanimously voted in. We have one more position open.

7. New Business: Gabriella Garcia with **Grant Park Cooperative Preschool/Cabbagetown Campus** is holding their Spring Fling May 6th 4-7p at Cabbagetown Park and Community Center in celebration of 10th anniversary of this campus. Face paint, Fairy tour, **Piece of Pita** food truck and **Hot Cookie** food truck will be there. Still working on beverage options. April 22nd is **Cabbagetown Neighbor** meeting 3-6p at Lisa's place: 194 Powell St.

8:15p Adjournment

Wanna Be a Rock and Roller?

Every Thursday evening at 7p the Cabbagetown Runners and Walkers meet at **Milltown Tavern** for some great exercise, conversation, and athletic friendship.

The Cabbagetown Walkers have the reputation of being "very fast" and they have been looking for an additional group to walk at a slower pace.

GREAT NEWS: They have a new walking group: Liz from Reynoldstown is leading the "**Rock and Rollers**" at her pace.

Come join her for an hour of walking exercise and fun. You might even want to reward yourself afterwards with a cold glass of water (or maybe even a beer or glass of wine).

See you Thursday at Milltown Tavern at 7p.

Traffic Calming Measures for Memorial

By Dexter M. Chambers

Atlanta City Councilmember Natalyn Archibong introduced legislation requesting the Georgia Department of Transportation (GDOT) implement traffic calming measures along the portions of Memorial Drive within the Atlanta city limits.

Councilmember Archibong said she would like to see Memorial Drive become a safer corridor for walkers and cyclists, with inclusion of green spaces at a time when new housing and amenities, including restaurants and businesses, are rediscovering what many refer to as the "gateway to Atlanta."

"The Memorial Drive Corridor, especially the portions that lie within the city limits, is experiencing a rebirth. The future of Memorial Drive depends on what we do today to address traffic along the corridor," Archibong said. "Issues such as speeding, visibility for motorists and

pedestrians and the lack of adequate pedestrian crosswalks have become a public safety concern that needs to be addressed with short-term and long-term solutions."

Memorial Drive (State Route 154) connects downtown Atlanta to DeKalb County, and ends at Stone Mountain. Memorial Drive is a state road which falls under the purview of the Georgia Department of Transportation.

Councilmember Archibong and members of the advocacy group Stakeholders of the Memorial Drive Communities have drafted a letter this month to GDOT Commissioner Russell R. McMurry and state officials detailing the serious safety concerns shared by citizens in the communities along Memorial Drive.

Dirga, Houlihan, Seekely & Stinson

It's not a law firm. It's just four good people volunteering their time to make things better.

By John Dirga

Neighborhood Planning Unit (N) Update. 3/23/17 Meeting Highlights

Festival Permits:

Candler Park Food & Music Festival, June 2-3 (motion to support, passed 9-0-0). Little Five Alive (Findley Plaza), April - November (motion to support, passed 9-0-0). Olmstead Plein Air Festival, April 8-9 (motion to support, passed 9-0-0). 46th Annual Inman Park Tour of Homes, April 28-30 (motion to support, passed 9-0-0). Spring Festival on Ponce, April 1-2 (motion to support, passed 8-0-1)

Liquor Licenses:

Golden Eagle (904 Memorial, formerly H Harper Station)

Owners of **Ladybird**. Classified as restaurant, no live music, no live entertainment. 41 parking spaces (zoning requires 12 spaces). Motion to support, passed 9-0-0.

Special Use Permits:

U-17-002 1226 Ponce de Leon Ave NE [DHCA], Applicant seeks Special Use Permit for a Law Office (motion to support, approved 9-0-0)

U-16-037 470 Candler Park Dr NE [CPNO] Applicant seeks a Special Use Permit for a Day Care Center (motion to support, approved 9-0-0)

Upcoming Legislation:

Z-17-009 An Ordinance by Councilmember Kwanza Hall to amend 1982 Zoning Ordinance to allow Accessory Dwelling Units as an allowed use in the R-5 District and to reduce parking requirements for micro-housing ; and for other purposes. Motion to support passed 9-0-0.

Z-16-011 An Ordinance by Zoning Committee to create chapter 16A I-Mix (Industrial Mixed Use) Zoning District. Allowing mixed light industrial & other uses. More information was requested.

Meeting minutes available online: www.npunatlanta.org

Upcoming Meetings:

Thursday, April 20th, 7p. Thursday, May 26th, 7p

(4th Thursdays @ LSP Center for Arts & Community). www.L5PCC.org

By Shaun Houlihan

First, a scheduling announcement - Monthly transportation committee meetings are held every third Thursday at 6:30p in the Community Center. Feel free to drop in if you're interested in helping out.

Second, I'm excited to say we now have the expertise of the planning firm **UrbanTrans** at our disposal to help Cabbagetown and Reynoldstown address some of the current and anticipated transportation challenges and come up with a comprehensive plan.

As part of this process, a transportation workshop will be held on June 7th to address things ranging from the coming **MARTA** expansion, parking strategies, the extension of the **Beltline**, safety improvements, and whatever else is on your mind. Be on the look out soon for a survey to get your input on what topics are most important to you.

By Nicole Seekely

The Cabbagetown Historic Preservation and Land Use Committee exists as a resource for all property owners, builders, developers, real estate professionals and others interested in renovation and redevelopment in the neighborhood. We take an active role in reviewing all development proposals (big and small) for Cabbagetown. This monthly "corner" will be here to answer FAQs and common misconceptions about working in the neighborhood.

When Cabbagetown was established as a landmark district on June 19, 1989, the Urban Design Commission identified all the existing buildings at the time that "contributed" to the character of the neighborhood. These buildings, even today, set the benchmark for renovations, restorations, and new development work done in the neighborhood. Check out the map on page 13 to see which properties are considered contributing versus non-contributing.

Most of Cabbagetown is guided by the compatibility rule. This means any new construction or renovation must be compared to only the contributing buildings on the same block face (your side of the street between the two closest intersections). The compatibility rule guarantees that alterations to existing structures and new construction are compatible with the design, proportions, scale, massing, and general character of the contributing buildings in the immediately adjacent environment. This is how we're able to let Cabbagetown evolve while still keeping the same characteristics that made it a landmark district in 1989.

More to come next month! You can always email us at ctownhp@gmail.com if you have questions in the meantime.

By Peyton Stinson

Hello Cabbagetown! My name is Peyton Stinson and I am the Public Safety Chair for CNIA. I hope to use this section of the Newspaper to keep everyone informed on the latest news, tips, and events concerning Public Safety in Cabbagetown.

As the weather warms up so does the crime. Did you know we have our own off-duty Police Patrol? The Cabbagetown/Reynoldstown Security Patrol provides auxiliary patrols throughout our neighborhood every month.

This service is paid for by membership in CRSP. Annual memberships are \$200/single family home, \$99 for single adult household, and \$50 for condo/loft. There are even benefits for businesses. You can choose to pay for your annual membership either all at once or in monthly installments.

To learn more about CRSP or to sign up visit their website: cabbagetownssecuritypatrol.org.

If you have any questions regarding Public Safety in Cabbagetown you can reach me at CTownPS@gmail.com or at our monthly neighborhood meetings. Remember to always keep your car clean.

Getting Ahead of Canopy Loss



Atlanta, Georgia. The City in the forest. Photo by Arthur Thompson.

By Christina Gibson, Canopy Conservation Coordinator, Trees Atlanta

Many Atlantans are alarmed by the rapid loss of trees in town these days. Buzzwords like 'good urbanism,' 'high density,' and 'sustainability' pepper many conversations about new development in Atlanta, but our urban forest – and our corresponding civic identity as the 'City in the Forest' – suffers from rampant tree loss. This current reality begs the old adage: Are we literally missing the forest for the trees?

The question is simple: How is Atlanta going to grow *WITH* its trees? We have the chance to write that narrative now, while we have remnant greenspace to work with. Solutions must be sought through more innovative design and holistic development. **Trees Atlanta** will continue planting trees everywhere we can, but we simply cannot keep pace without working together to actively protect our existing forest, too. We simply must do both.

Attending NPU (neighborhood planning unit) and civic association meetings can be a good place to start to learn about new projects coming up in your part of town. At this level of planning, developers often present conceptual plans to the neighborhood, especially when seeking a zoning change or variance; this can be an effective stage for citizens to get involved and speak for the trees. But let's also consider some bold ideas to get ahead of this canopy loss pattern.

One possibility would be tree conservation overlay districts. This may sound familiar if you have attended any of the Atlanta City Design public presentations by Ryan Gravel. A major pattern emerging from that visioning process is the stark distinction between our leafy-green in-town neighborhoods, versus the major thoroughfares, where density, new development and transit options make sense.

What if the cost of tree removal more accurately reflected the services it provides for our communities and savings on public infrastructure? Currently, the cost of removing a healthy tree in the City of Atlanta is \$100 per tree, plus \$30 per inch diameter at breast height (DBH), or replanting inch for inch (which is often not possible). For builders, this is simply the cost of doing business. What sorts of incentives might we place on tree preservation instead of imposing

minor fees and penalties for their destruction? Let's acknowledge the public health benefits provided by healthy trees and soils, and assign more appropriate values accordingly.

Maybe there are some cases where a tree simply should not be removed – period. Other southern cities provide restrictions on certain, significant trees: Charleston recognizes "Grand Trees and colonnades;" and Nashville designates "historic and specimen trees." Nashville also draws an interesting comparison to Atlanta: of its 247 square miles, they average 47% urban tree canopy, a close running to Atlanta's 48% average canopy across 133 square miles. As both southeastern cities grow rapidly, which will remain a true City in the Forest?

When does it make sense to build taller buildings (rather than low and wide) to save greenspace? When discussing design alternatives with developers in your neighborhood, look out for opportunities to achieve density vertically rather than horizontally if it affords for existing trees and quality greenspace to be incorporated into the plans.

What if we restricted the sale and planting of English ivy, or Chinese wisteria? The evidence is all around us; these vines are slowly suffocating our trees.

What if the City had more dedicated funding to purchase and protect large, forested parcels of land? Imagine a network of publicly accessible, protected community forests, cherished by all Atlantans.

Development and conservation need not be mutually exclusive, and in fact, we cannot afford to take that polarizing approach any longer. Until our policies can be updated, let's collaborate across stakeholder levels to maintain 48% tree canopy coverage in the City in the Forest. We don't necessarily have to reinvent the wheel, since we can look to other cities for guidance. What changes would you like to see in the Atlanta Tree Protection Ordinance? Which developers can we look to who are actively trying to do this better – even if they don't have to? Let us know. Contact Christina@treesatlanta.org with your ideas, and explore these questions with your community. For a focused discussion about trees in your neighborhood, contact Dave@treesatlanta.org to coordinate a Canopy Conversation at a neighborhood meeting.

Cabbagetown Initiative: Monthly Meeting

*Cabbagetown Initiative Community Development Corporation
Minutes of the Monthly Meeting of the Board of Directors
April 10th, 2017, 7p. Location of Meeting: Cabbagetown Community Center, 177 Estoria Street, Atlanta, GA 30316.*

*Present at Meeting: Tova Baruch, Heather Bradley, Katie Butler, Tom Deardorff, Paul Freeman, Karin Kane, Todd Kane and Alexa Mosley
Not Present: Whitney Bolster, Katherine Dirga and Chris McCain*

A regular meeting of the Board of Directors of Cabbagetown Initiative CDC was called to order at 7:05 PM on April 10, 2017 at Cabbagetown Community Center by President Karin Kane.

I. Approval of Agenda

The agenda for the meeting was distributed and unanimously approved.

II. Review of Previous Minutes

The minutes of the March 13th, 2017, meeting were distributed and unanimously approved. The board had discussion about recording the meeting. Todd asked if he had permission to record. An opinion was expressed about not disseminating recordings. There was also discussion about making sure to review minutes carefully. Board members should weigh in when questions are raised. Todd withdrew his request, and the meeting was not recorded.

III. Treasurer's Report

There was no financial update. Paul will follow up on W9s for the EPL funds expenditure.

IV. Reports

a. Governance Committee

The CI/CNIA Merger Task Force is moving forward. Chris has reached out to Terri Theisen to engage her in these efforts.

For the board seat vacated by Katie Butler by her election as CNIA president, CI must elect a new director. A statement of interest from Morgan Felts was presented to the board. The vacated seat will be filled for a new two-year term, per the bylaws.

MOTION: To elect Morgan Felts to a two-year term as a director effective May 2017 (APPROVED unanimously).

Todd Kane announced that he will resign by the June meeting. Tom Deardorff will resign effective at the May meeting. Todd will contact the Editor about placing an notice for new board members in the newspaper.

b. Chomp & Stomp Committee

Sponsorship materials are not yet available; we will have them by next month. The Chomp committee engaged someone to handle contracts last year and she is under consideration to also handle logistics this year. The board needs to know how much it costs in order to exercise oversight of large contracts. As long as the Chomp coordinators are coming to the board for approval, the board does not need a motion. There was a decision a few years ago that items over a certain dollar amount were to be approved by the board.

Katie will confirm with Chris what that amount is over which board approval is required.

Board members should attend Chomp meetings and anticipate playing an oversight role. Karin will ask for a full report from Whitney for the May meeting. We now have a registered trademark for Chomp and Stomp. There are requirements that we take steps to maintain the trademark. The board needs to make sure we can follow these requirements despite our term limits. Our registered agent should maintain these records and pass them along if that person is ever not our registered agent.

c. CNIA

Website is being updated; the kick-off meeting will be held Wednesday, 4/12. CSX provided a \$5K grant to CI for the wall and let CI know that they may have additional funds available in June. Karin is maintaining a connection with CSX to keep up with this.

d. Parks Committee

For necessary park repairs, 15 companies were recommended by Trees Atlanta. The committee is working on getting three comparable bids. They are asking for tree work, but the companies want to bid on making an assessment before doing work. Todd had another company to suggest and will email it to Tova. Board members asked how long does it should expect to wait for the city to respond to requests. Karin responded that the city says they will respond within 45 days. We can follow up with our councilmember. The committee also shared that it's exploring an "adopt a planting bed" program.

e. EPL Fund

At the March meeting, another neighbor in need of help was mentioned. The committee reported that it will not need to use funds for that home. Another home was suggested by Karin. The name of a volunteer was recommended to Paul by Katie.

f. Community Center

We are waiting on information from Perkins+Will. The committee is establishing next steps and anticipates hosting an event to show the results to neighbors later in the summer.

V. New Business

The board encourages its members to link their AmazonSmile accounts to CI. A board member suggested putting a banner at top of a page in the Cabbagetown Neighbor to remind neighbors about this option.

At the previous meeting, someone offered funds to assist with Cabbagetown Reunion. The board did not make a decision. Karin said reunion would be held on Reunion Day without a second event this year. Katie said that CNIA will handle the Reunion, as in previous years.

There is an issue with trash along the Krog Tunnel. Karin requested a regular cleaning from the city for the tunnel. She will put it on a six-week rotation. We could also reinstitute regular cleanups. In the future, we should pressure the Beltline to maintain both sides.

Minutes submitted by Katie Butler, Acting Secretary.

Future Perfect Massage

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BRANDON SUTTON

Here in Cabbagetown, we are fortunate enough to live in one of the few neighborhoods in Atlanta that has preserved much of its history. It's easy to take that history for granted and forget how special this place is. I'm guilty of it; biking (to say nothing about driving) to work through the neighborhood, it's easy to miss the quirk and the grit that makes our community so unique. Yet, it's just this quirk and grit that I believe is the essence of Cabbagetown.

I'm going on 17 years in Mill Building No.1 (H), and I can think back on many of the quirks that make me proud to live in this neighborhood. One of my favorites was the little 'dog window' cut out of plywood and painted like a jester outside John Dirga's place on Carroll St., so that when the dogs poked their heads through to bark at passersby, any menacing tone their barks might have elicited were instantly disarmed by the jester painting around them. I miss that experience.

There is pressure on all sides of our little slice of eclectic heaven, and it feels like we need to remember our roots now more than ever. Here in the mill, we walk a fine line between interesting and quirky lifestyles and a slightly more refined way of life that comes along with home prices that approach \$500k. Yet, I find myself asking the question: Why have home prices risen so high around here despite the rough edges that could be easily avoided by living in other parts of the city?

Perhaps it's precisely because of those rough edges that desirability has continued to climb around here. In fact, you would be hard pressed to find any place in the region that has this kind of 'x-factor.' It becomes obvious when bringing a visitor onto the property for the first time and watching as they try to take it all in, or walking an out-of-towner around the neighborhood while they remark how cool the murals are on Wylie, or how neat all the businesses are on Carroll Street.

In some ways I find myself puzzled by those who don't celebrate the grit and quirk of our home. We all chose to live here when we could have chosen elsewhere. The things that make our community unique cannot be easily replaced if they were to be lost.

I find myself thinking of this often as I look around at the aging structures of the mill. The very things that give this place its edge are threatened by time and the elements. I can only hope that when it's time to decide what's worth saving, we remember how lucky we are that so much was saved before we arrived. *We are the custodians of a rich history and what people see and experience in ten years is up to us, now.*

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Cabbagetown Reunion Day

By Jake Elsa

On Saturday, June 3rd, our beloved neighborhood will be hosting a time-honored event whose rough-and-tumble roots extend back over 40 years: Cabbagetown Reunion Day. In 1985, our reunion – then in its twelfth year – became officially recognized by the State of Georgia, as proclaimed by the Honorable Joe Frank Harris: “Each year on the first Saturday of June, the residents, former residents and mill workers, and friends of Cabbagetown come together for a reunion festival...I, Joe Frank Harris, Governor of the State of Georgia, do hereby proclaim the day of June 1, 1985, as ‘CABBAGETOWN REUNION DAY’ in Georgia in honor of this event, and do further wish all the families and friends of Cabbagetown a most enjoyable homecoming celebration.”

Not a lot of neighborhoods ANYWHERE have been bestowed such an honor. And not a lot of neighborhoods have such pride in its history and its people. We’re pretty damn unique. (FYI, Y’all can read this Proclamation over at *Little’s Food Store*. It’s a good read, and I highly recommend it. It might even make you a bit dewy-eyed.)

Obviously, just like Joe Frank said, this is a day for all residents – past and present – and friends and family of residents to come and mingle; to catch up; to shoot the sh*t. And when a

neighborhood has over 130 years of humanity passing continuously through it, a reunion can really bring together an amazing and eclectic assemblage of people, whose only 100% bonafide connection is that we live or have lived in the most funky-ass neighborhood in the world. Something to be proud of. And something to preserve.

So I urge all y'all Cabbageheads to attend, on this day, June 3rd, 2017. Bring a friend. Bring family. Reach out and invite someone you like.

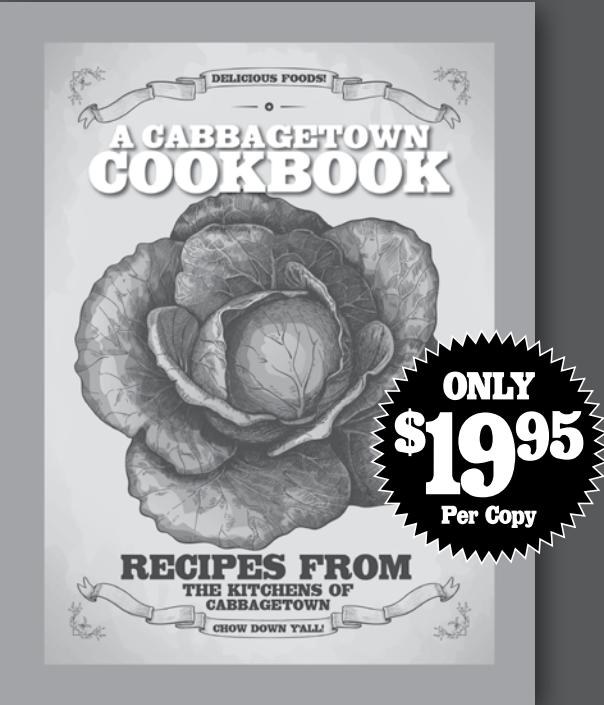
“And do what,” you might ask? Talk to each other. Share stories. Hear about each others experiences as residents of Cabbagetown. I guarantee y'all won’t walk away disappointed. And sure, when there are gaps in the conversation (inevitable), listen to some of the music up and down the street. Or play cards. Or have a drink. Whatever makes you happy.

But what’s important is that we all celebrate being part of something that will continue long after we’re gone from this earth – a neighborhood whose history will persevere far into the future.

And maybe some of our stories will just happen to go along for the sweet ride. *See y'all soon.*

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A Cabbagetown Cookbook: Get Yours Now!



Available at Milltown Tavern, Sweat Cheats, & Little's or by emailing: cabbagetowncookbook@gmail.com
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Movie review: *Grosse Pointe Blank*



**LACEE
ADERHOLD**

Directed by George Armitage, with performances by John Cusack, Minnie Driver, Dan Aykroyd, Alan Arkin, Joan Cusack, and Jeremy Piven

Ten years ago, Martin Blank (John Cusack) was all set to take Debi Newberry (Minnie Driver) to prom, but he never showed up. Instead, he joined the military and wound up as an assassin for the CIA.

Now, he works as a freelance hitman, and he has a knack for the job. When a contract takes an unexpected wrong turn, Martin must make amends by completing another task. As his secretary, Marcella (Joan Cusack) books his flight, she mentions that his 10-year high school reunion invitation has just arrived and it happens to coincide with his new mark.

Martin has ever gotten over Debi. He spends his therapy sessions with Dr. Oatman (Alan Arkin) talking about her. Dr. Oatman, afraid for his life after Martin discloses his job, continues to treat Martin under duress. He gives Martin the express advice to go to his high school reunion and spend a few days not killing anybody. For most folks, this should be an easy task. However, another hired killer, Grocer (Dan Aykroyd), is trying to form a collective for contract killers. Martin has no interest in joining a union, and

has expressed this on multiple occasions. Grocer, unhappy with Martin's decision, puts out a contract on Martin and tips off the FBI just for good measure.

Martin returns home to Grosse Point, accidentally runs into Debi, finds that his childhood home is now a convenience store, and his high school chum, Paul Sperick (Jeremy Piven), brokered the deal. His first moments in town, combined with several killers and FBI agents tracking his every move, and the fact that he has just reconnected with Debi makes for some stress filled phone calls with Dr. Oatman. Everything goes as well as can be expected when under attack by hitmen, until Martin finds out his mark in Grosse Point is Debi's father? When the bullets start to fly, wackiness ensues in Gross Point. What's a hitman to do?

As we enter the time of year for proms, graduations, and reunions, perhaps Cabbageheads will enjoy the dark comedy about self discovery and returning home that is *Grosse Pointe Blank*! Cusack and Aykroyd performed some comedy gold in this film. Can the FBI catch Martin in the act? Does Grocer get his union? Does Mr. Newberry survive? Will Martin get the girl? You'll have to watch *Grosse Pointe Blank* to find out.

Favorite quote: Martin- I killed the President of Paraguay with a fork. How have you been?

Trivia: *Grosse Pointe Blank* was one of Michael Cudlitz' earlier films.



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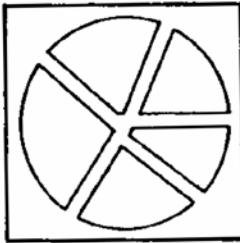
Cabbagetown resident for over 21 years

Top of the Charts

By Kyle F. Bidlack

What music is Cabbagetown listening to? Good question. Here are the most played songs on the Milltown Tavern juke box.

1	BAD AND BOUJEE (FEATURING LIL UZI VERT) MIGOS	9	KENDRICK LAMAR DNA
2	GUCCI MANE BOTH (FEAT. DRAKE)	10	AZEALIA BANKS HEAVY METAL...
3	ELO LIVIN' THING	11	MR. BUNGLE THE AC NIGHTMARE
4	JIMMY EAT WORLD BLEED AMERICAN	12	OUTKAST SPOTTIEOTTIE...
5	KENDRICK LAMAR HUMBLE	13	FAITH NO MORE EVERYTHING'S RUINED
6	TAYLOR SWIFT SHAKE IT OFF	14	WIZ KHALIFA ASS DROP
7	JAMES TAYLOR CAPTAIN JIM'S...	15	DAVID BOWIE FAME
8	MIGOS T-SHIRT		



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Cabbagetown Landmark District (Chapter 20A)



Subareas:

1. The Mill
2. Mill Housing
3. Shotgun and Cottage Housing
4. Neighborhood Commercial/Services
5. Transitional Commercial/Industrial

Produced by the AUDC - 6/97, updated 9/05

= Parcels with
Contributing Buildings

This map is provided only for general information purposes and is not an official record of the zoning status of areas within the City of Atlanta. Neither the City nor the AUDC assume any liability for any errors or omissions in any map and reliance by any person on any type of information contained in any map is strictly at the risk of the user. To receive official confirmation of the zoning of property within the City of Atlanta, it is necessary to contact the Zoning Enforcement Division of the Bureau of Buildings.



Tim Andrews Gets Married

By Kyle F. Bidlack

One of Cabbagetown's favourite sons got married this past Valentine's Day in Savannah, Georgia. Kaitlyn Pratt and Tim Andrews are now locked in holy matrimony. They exchanged vows at the Davenport House Museum.



Pratt told WJCL she lived in Savannah years ago and always thought it was a special place. "This is something we never really get access to, even when you live in Savannah," said Pratt, "so the fact that we have an amazing memory and anniversary to look back on is great."

"Kaitlyn loves Savannah and that museum courtyard," Andrews said. "It's romantic. I went along with it because I like Savannah too." Later this year, they plan to go to Puerto Rico for their honeymoon.

Well done Tim. Like a true Cabbaghead. You over-achieved. Next time y'all visit *Mary Todd Hairdressing Co.*, be sure to congratulate Tim.

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Get Your Motor Running...

By Kyle F. Bidlack

Cabbageheads rejoice! Georgia DOT officials state that the I-85 bridge will reopen by Memorial Day! "Our goal was to get I-85 back open to the people of Georgia as quickly as we could, and to do so we

offered incentives for early completion," said Georgia DOT Commissioner Russell McMurry, during the DOT's weekly press briefing on bridge repairs.

"If work is able to continue at the rate it's been going, I have no doubt project contractor C.W. Matthews will be able to meet, if not beat, the May 25th

incentive date," McMurry said. Northbound Cabbageheads have also noted some road resurfacing.

"The 24/7 ability to work has accelerated this progress," he said. Crews recently installed the last of the support beams for the new bridge.

"These Pretzels are Making Me Thirsty!"

By Kyle F. Bidlack

The parade of famous diners grabbing a seat at HomeGrown never ends. Earlier this month, none other than Jerry Seinfeld grabbed a booth with some friends and settled in for a classic homegrown culinary experience. Mr. Seinfeld was in town for a performance at *Fox Theatre*, and everyone knows a comedian can not perform on an empty stomach.



Lisa, Kevin and their team took mighty good care of their special guests. What did Jerry order? Spooner Soup... of course! Fortunately, The Soup Nazi is not employed by Homegrown. "No soup for you!"

C-TOWN



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Email your interest or nominations to: cabbagechat@gmail.com

Chomp and Stomp Goes Legit!

By Kyle F. Bidlack

Just when you thought the greatest little neighborhood party couldn't get any better... it does. Chomp and Stomp is now an official trademark as recognised by The United States Patent and Trademark Office.

This means no one else can use "Chomp and Stomp" without our permission. It also protects the uniqueness of our brand and the one-of-a-kind event that is Chomp! *Big thanks go out to all the officers and volunteers that make Chomp and Cabbagetown better and better everyday.*



Chomp and Stomp

Reg. No. 5,040,176

Cabbagetown Initiative, CDC (GEORGIA non-profit corporation)

177 Estoria Street
Atlanta, GA 30316

Registered Sep. 13, 2016

CLASS 41: Organizing community festivals featuring primarily food, wine, and beer tastings and live music performances and also providing artist markets and sporting events

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Michelle K. Lee

Director of the United States
Patent and Trademark Office

Minnesota Discovers Carroll Street Cafe

By Kyle F. Bidlack

Heather Skyler, reporting for the Minnesota Star Tribune, recently visited Atlanta, and stopped off at Carroll Street Cafe. Here is what she had to say "... On our last day, we drove to Cabbagetown and dined at the Carroll Street Cafe, an eclectic spot with giant windows and funky decor that our bike guide had recommended. The waffles

were amazing, as was the lazy, conversational vibe." Well said Heather. And we could not agree more. Carroll Street Cafe has long been a Cabbagetown favourite, especially during these marvelous Spring days and nights. If it's been a while since you visited, you owe yourself a couple hours under the umbrellas of Carroll Street Cafe.

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chrissie kallio

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Congratulations Cadets!

By John Ottley, Jr

Cadets Zyon Watkins (left), of Atlanta's Summerhill neighborhood, and Tashae Troutman (right), of the city's Thomasville area, won awards for academic and military excellence respectively from American Legion Post 134.

Post Adjutant Sam Steger (center), of Greensward Drive, NE, Atlanta, presented the awards. Both cadets are JROTC students at Atlanta's Maynard Jackson High School.

The next generation has many shining lights. Look into the eyes of these cadets and see our future. The Cabbagetown Neighbor wishes to thank The American Legion for all that they do, and thank cadets Watkins and Troutman for their dedication to their studies. *Keep up the great work!*



The Real Estate Report

This information is provided by Chrissie Kallio using the First Multiple Listing records and data from Housing and Urban Development postings. The information is not guaranteed or warranted. Any questions regarding real estate in the

Cabbagetown area can be directed to the following resident agents: Chrissie Kallio at 404.295.2068 • Lynne Splinter at 404.582.0006 • Debbie Weeks 404.272.1906.

We wish you happy house hunting!



COMMERCIAL

For Sale	Price
582 Decatur St.	\$4,500,000
572 Edgewood	\$254,500
Unit #115	

HOUSES

For Sale	Price
220 Berean Ave.	\$439,000
3 BD/2 BA	
Pending	Price
244 Estoria St.	\$435,000
3 BD/3.5 BA	
749 Wylie St.	\$350,000
2 BD/1 BA	
Sold	Price
192 Savannah St.	\$426,200
2 BD/2 BA	

CONDOS & LOFTS

For Sale	Asking
The Stacks	
Unit E225	\$450,000
2 BD/2 BA	
Unit E113	\$415,000
2 BD/2 BA	
Southpark Lofts	
Unit 128	\$299,000
1 BD/1 BA	

PENDING CONDOS & LOFTS

Pending	Price
The Stacks	170 Blvd
Unit E108	\$325,000
1 BD/1 BA	
Unit H212	\$275,000
1 BD/1 BA	
Unit E202	\$265,000
1 BD/1 BA	
Unit H218	\$260,000
1 BD/1 BA	
Unit H326	\$260,000
1 BD/1 BA	
Milltown Lofts	
Unit 910	\$299,900
2 BD/2 BA	
Unit 103	\$179,000
1 BD/1 BA	

SOLD CONDOS & LOFTS

Sold	Price
The Stacks	
Unit E122	\$267,000
1 BD/1.5 BA	
Milltown Lofts	Wylie
Unit 1003	\$205,000
1 BD/1 BA	

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-CINCO DE MAYO-

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Giving Back To Our Community
With Your Help...

Agave Charity Dine-Outs May 2017

Wednesday, May 24th Wilderness Works Dine-Out

Please come out and support one of Cabbagetown's great organizations.

Wilderness Works provides Atlanta's at risk children a place to find caring adults and fun activities that teach and reach. The non profit also provides exciting outdoor adventures and experimental educational programs serving economically disadvantaged kids.

wildernessworks.org

Simply come in for dinner on this night to help us contribute to these great organizations.

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