

May 2025

PLAN A

25-O-1224/CDP-25-001

Presentations at NPU Monthly Meetings

Plan A Ambassadors
Office of Design
Planning Studio

PlanA@AtlantaGa.Gov
www.AtlantaforAll.com



Department of
CITY PLANNING



NPU Presentations

March
Planning Process



April
Plan Highlights



May
Adoption and Early Implementation
NPUs Make Recommendation on **25-O-1224**

Comments and Questions
PlanA@AtlantaGA.gov

AtlantaforAll.com





What is Plan A?

- Atlanta's Comprehensive Development Plan (CDP)
- It is our shared vision, goals, policies, and actions for future physical development and growth in Atlanta

How does it work?

- State of Georgia requires a comprehensive plan update every 5 years
- Qualified Local Government eligible for special programs and grants
- Comprehensive planning involves extensive community involvement

Plan A in Action



Connecting Atlanta to the World

ATLNEXT: The Next Era for
Hartsfield-Jackson



Connecting Atlanta with More Trails

Eastside Trolley Trail



Connecting Atlanta with More Transit

Summerhill Bus Rapid
Transit

Projects Completed or In Action



Activating Parks and Recreation

Blue Heron Nature Preserve
in Chastain Park



Investing in Public Safety Facilities

Fire Station 22



Preserving Historic Places

Old Stone Church Dedication

Comments and Questions to
PlanA@AtlantaGA.gov

Plan A in Action



Securing Atlanta's Water Future

Shirley Clarke Franklin Park



Building Affordable Housing

Scholars Landing at the
Former University Homes



Designing Public Spaces for People

Bus Shelter along Cascade
Road

Projects Completed or In Action



Supporting Atlanta's Arts and Culture

MLK Memorial Mural Relocation



Connecting More Atlantans to Internet

IKE Signs

Comments and Questions to
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Plan A and ATL Zoning 2.0 Coordination



A photograph of a city street corner. On the left, a building features a large, colorful mural with abstract patterns and shapes. Above the mural, the words "SUMMER HILL" are visible. Below the mural, there are posters, one of which says "BOCA N BOCA". To the right, a modern building with large windows and a sign that says "MAGGIE MURPHY'S" is visible. The street has traffic lights, a crosswalk, and a sign that says "Fraser ST SE". A tree is on the right side of the frame.

Plan A is a policy.

Zoning Ordinance is the law that implements Plan A.

Early Implementation Highlights

Small Area and Neighborhood Planning

The Department of City Planning will begin releasing guidance on the new program for small area and neighborhood plans in the fall of 2025. The Department will work with NPUs and partners on initial planning efforts and continually improve the program based on early lessons and feedback.

Updating the Comprehensive Transportation Plan

Plan A's transportation vision and goals will guide the Atlanta's Comprehensive Transportation Plan update starting later this year. The Department of City Planning is a key partner to ensure connections are made between mobility, land use, and other priorities. In addition to participating in the plan update through 2026, the Department of City Planning will continue to collaborate with ATLDOT to plan and implement transportation projects and initiatives.

Early Implementation Highlights (continued)

Aligning with ATL Zoning 2.0

ATL Zoning 2.0 creates opportunities for Atlanta's new land use approach in Plan A. The Department of City Planning will coordinate initial small area and neighborhood planning efforts and upcoming quarterly CDP amendments with testing the new Zoning Ordinance and Development Patterns over the next year. When the new Zoning Ordinance is adopted and in effect, these efforts can inform future changes to the Zoning Map.

Outreach and Education

Comprehensive planning is ongoing. The Department of City Planning is committed to strengthening relationships and fostering a shared understanding with NPUs, partners, and the community regarding all aspects of Plan A. Stay involved and join upcoming community involvement, such as NPU University courses and Conversations with Planners.

Draft Plan A is Ready for Adoption!

- Draft #4 available on AtlantaforAll.com
- No substantive changes from previous draft
- NPU policy updates
- Introduced at City Council
- Approved by Atlanta Regional Commission and Georgia Department Community Affairs



Next Steps for Plan A Adoption

May

Introduced at City Council
NPU Recommendations on **25-O-1224**

June

CDHS Quarterly CDP Public Hearing (**June 4 at 6PM**)
CDHS Final Action on **June 24**

July

Adopt Plan A (anticipate at **July 7** Full City Council Meeting)

Keep up to Date

ATLANTAforall.COM

PlanA@AtlantaGA.gov

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Thank You!

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April NPU Presentation

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NPUs Take Action

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The **PLAN A** draft is available for review!
Comment on the **Map** until **March 13 (extended)**.
Comment on the **Chapters** until **March 13 (extended)**.
For questions about the draft, email PlanA@atlantaga.gov



PLAN A Draft



Help shape the future of our community by reviewing and sharing your thoughts on the draft of the *PLAN A*.
[Review Draft #2 now](#)
Draft CWP is now in Appendix 2

Development Pattern Map Draft



Review and comment on the proposed Development Pattern map.
[Review the proposed map](#)

Development Patterns Storymap



Explore the proposed Development Patterns and compare them to existing designations.
[Review our Future Land Use translation](#)



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What is new in Plan A?

A New Land Use Approach

Plan A combines the best aspects of Future Land Use and Character Area planning into a cohesive and consistent layer called Development Patterns to guide physical growth and development.

Alignment with ATL Zoning 2.0

The rewrite of Atlanta's 40-year-old Zoning Ordinance supports Plan A and the new land use approach, creating tools for customizing zoning to meet specific local needs.

Laying the Groundwork for Coordinated Small Area and Neighborhood Planning

Plan A proposes the development of a Small Area and Neighborhood Planning Program that empowers communities to develop actionable design, equity, and livability recommendations. It aims to establish a process with clear and transparent expectations and encourages greater community participation in shaping neighborhood futures.

What is new in Plan A? (continued)

Housing for All

This Plan A update emphasizes strategies to leverage public resources such as land and local funds to ensure widespread housing affordability and opportunities for all Atlantans citywide.

Designing Atlanta's Public Realm

Plan A sees the relationship between the public realm and people's lives. It includes many recommendations to activate and enhance the public realm with art, monuments, public spaces, interpretative wayfinding, and public and private investments to contribute to Atlanta's natural, cultural, social, and civic identity.

Creating a More Resilient Atlanta

This Plan A update supports initiatives that invest in our environment, like implementing *Climate Resilient ATL*, *Activate ATL*, and *Trails ATL*.

How does Plan A fit into other planning efforts?

Plan A advances valuable recommendations from numerous efforts and initiatives conducted by the City of Atlanta and many of its implementing partners, like those below.



Plan A will guide the development and implement new regional, city, and neighborhood plans.

Future updates to Plan A will embrace big ideas from these planning efforts and initiatives, ensuring they align with our shared vision and goals.

Plan A and ATL Zoning 2.0 Coordination



April NPU Presentations

Plan A Adoption

March, April, and May
Present at NPU Monthly Meetings

March 13 ✓
Close Draft #2 Public Review and Comment

April
Submit to the State and Region
Public Review and Comment on Draft #3

May
Introduce Adoption Legislation

June
Present at Final Public Hearing
Receive Final NPU Actions

July
Adopt Plan A



Participate

ATLANTAforall.COM

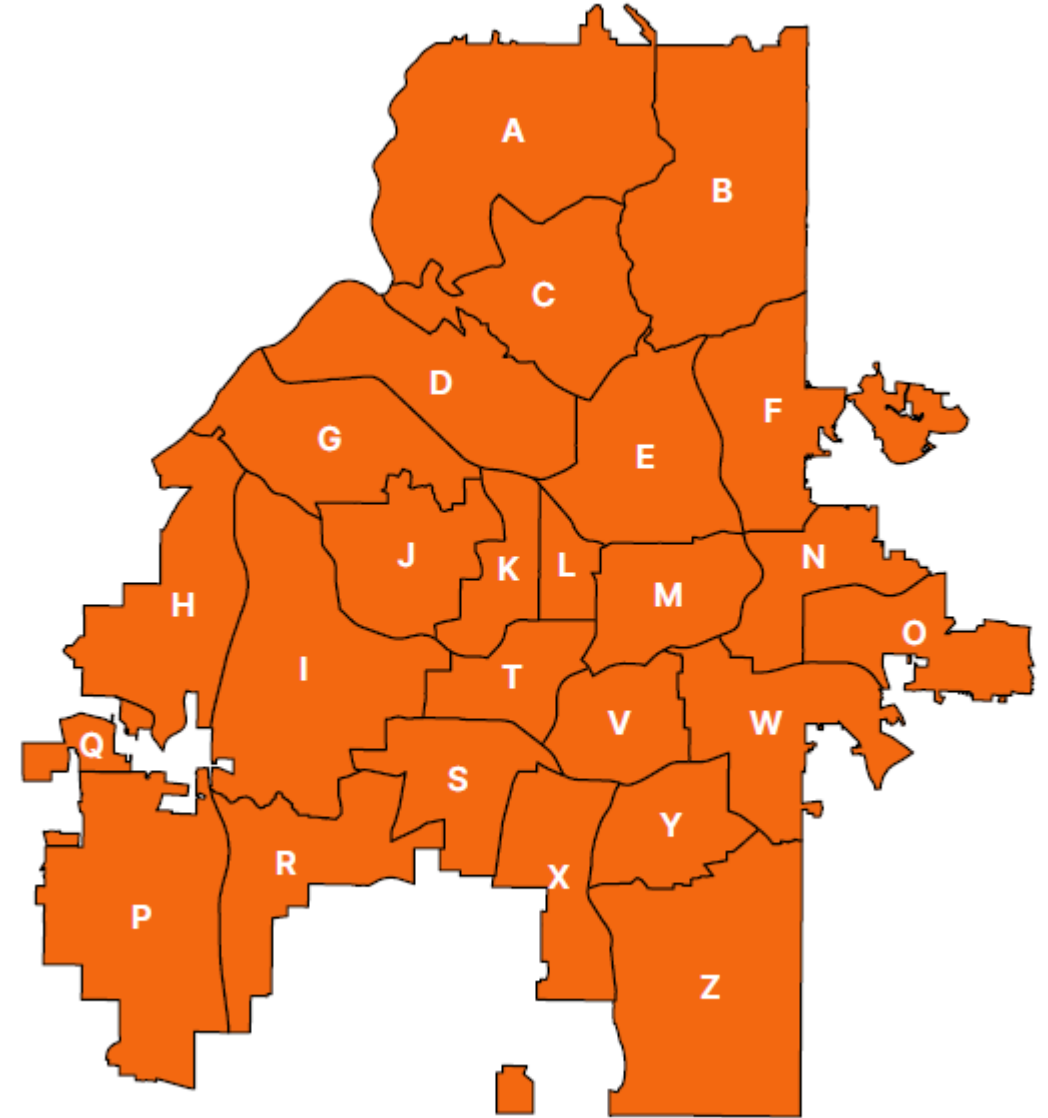
Review drafts, join the distribution list, or leave a comment.

Comments and Questions

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**Join Your
NPU!**



www.npuatlanta.org

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Thank You!

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Planning Studio Plan A Ambassadors



**Doug
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**Katherine
Hernandez**



**Nathan
Gallentine**



**Liza
Mueller**



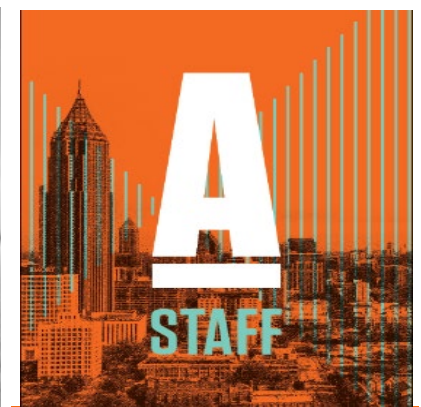
**Carlos
Garcia**



**Steven
Aceto**



**Rachel
Bowdler**



**Other
Ambassadors**

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NPU Presentations

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Your Vision

Your Plan

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Plan A Process

Kick-off

February 29, 2024

12 Open Houses

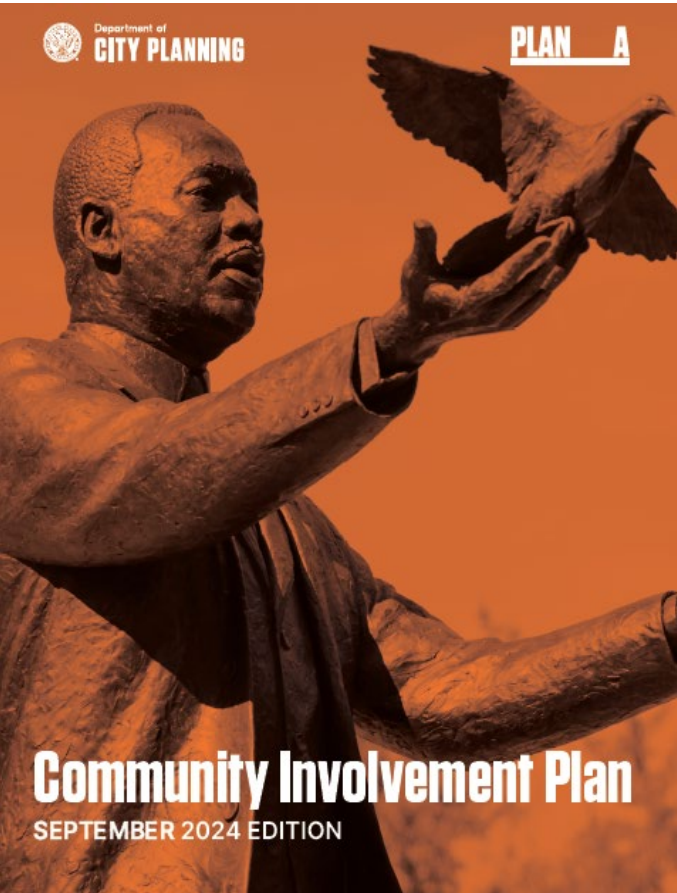
March to April 2024

16 Workshops

May to July 2024

9 Community Meetings

October 2024 to February 2025



Plan A and ATL Zoning 2.0 Coordination



Plan A and ATL Zoning 2.0 Engagement

38

Citywide Plan A Meetings

50

Pop Ups

4,400+

Participants at Plan A Events

46

Conversations w/ Planners

2

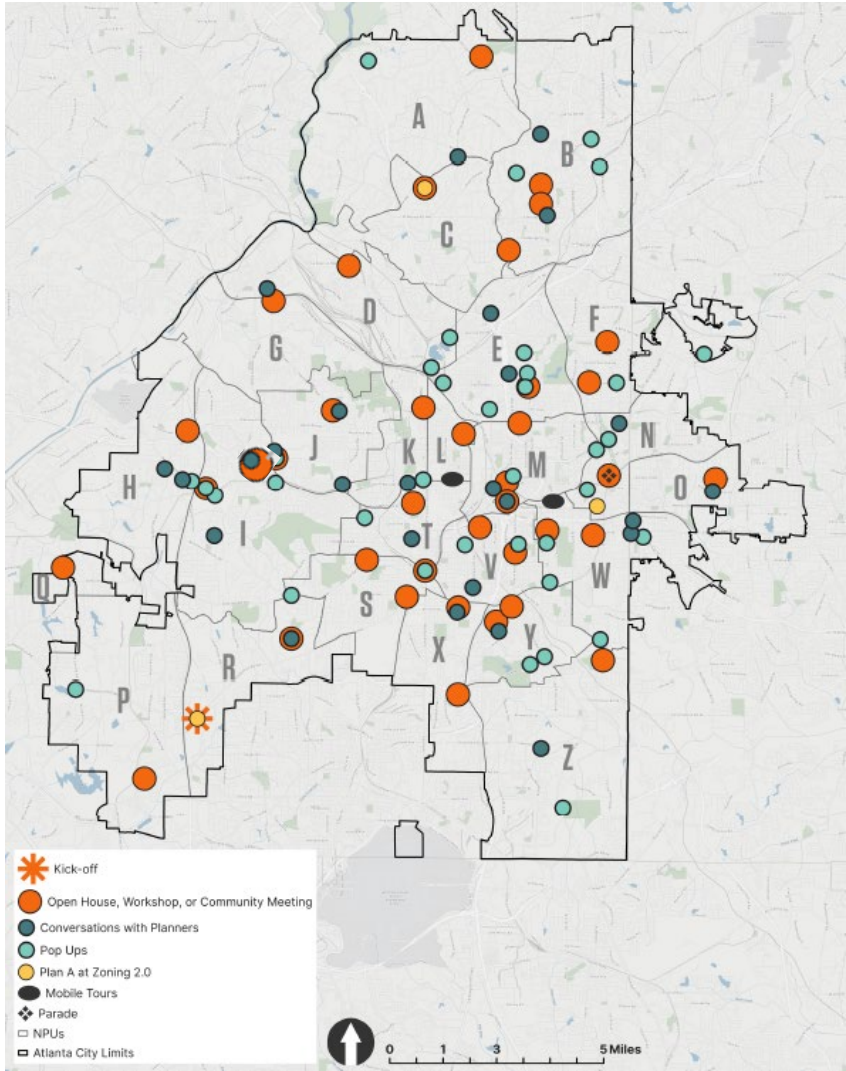
Mobile Tours

2,900+

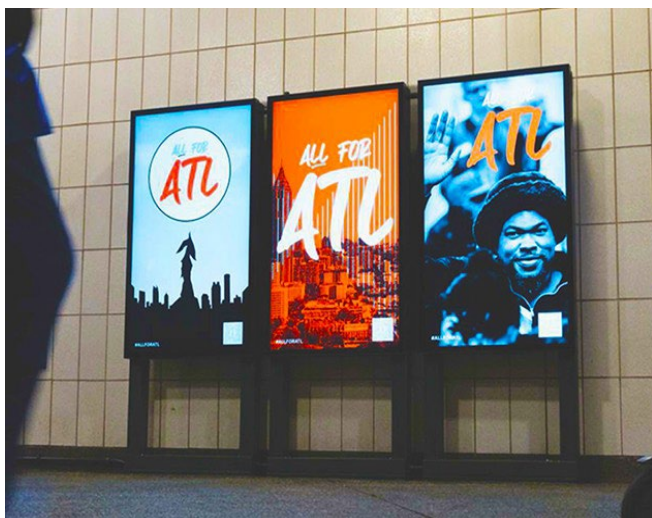
Participants at ATL Zoning 2.0 Events

7,300+

Total Participants



Community Outreach



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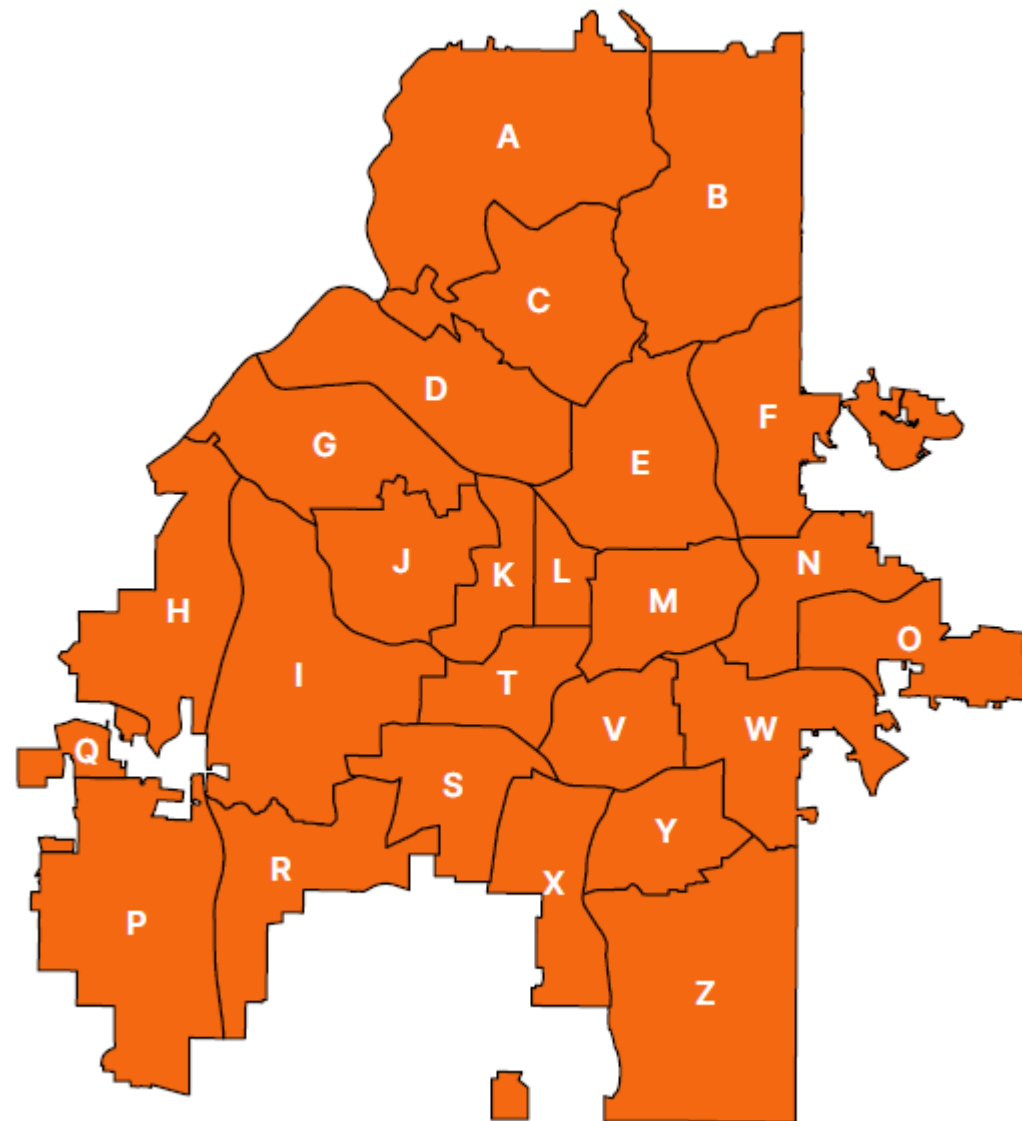
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