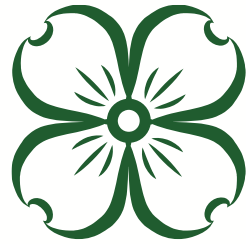




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HISTORIC BROOKHAVEN

NEIGHBORHOOD ASSOCIATION

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LETTER FROM THE PRESIDENT

Maribett Varner
2023 President

NEW NEIGHBORS

Check out all the new
neighbors that have
moved to Historic
Brookhaven

HBNA Street Party

It's that time of year again. The annual neighborhood street party will be held on Friday, September 29th from 5:30pm to 8:30pm. It will be in the same location as always, and that is at the triangular mini park located within the intersection of Lakehaven Drive, East Brookhaven Drive, and Davidson Avenue. Here's a breakdown of the vendors attending: Atlanta Alcohol Hero's Beverage Truck, Crave Hot Dogs & BBQ Food Truck, Repicci's Italian Ice & Gelato, a live DJ, Face Painter, a local fire truck and more vendors waiting to be announced soon! There will also be a special, never been done before, 25-year-old time capsule reveal. It's sure to be fun for all ages. We hope to see as many neighbors there as possible. If you'd like to bring some folding chairs, please feel free to do so. There will be a few tables and chairs provided for anyone that would like to sit down and enjoy their food. Please note that the first 100 neighbors that arrive and are of legal age will get a free drink from HBNA. If you have any questions about this event, please feel free to contact HBNA's Event Chair: Rebecca Harvill. She can be reached via email at: rebecca.harvill@gmail.com. We're looking forward to a fun and safe night for all!



Save the Date

September 29th

5:30-8:30 pm

**Triangle of Lakehaven, Davidson
and East Brookhaven Drive**

CONTACT INFORMATION

4062 Peachtree Rd, Suite A427, Brookhaven, GA 30319

Visit our website for more information at:
HistoricBrookhaven.org





Past Presidents Reflect: Winston Weinmann

Winston E. Weinmann, former president 1997 & 1998
(then the Brookhaven-Club Neighborhood Association)

Bonnie Copeland and Kathleen Brown recruited me to be neighborhood membership chair in 1993. The association was then the Brookhaven-Club Neighborhood Association. The name was changed when the City of Brookhaven took our name.

At the time the neighborhood directory only included an alphabetical list of those who'd joined by the dues deadline. We kept 3 years' of directories on the shelf to find people who'd missed a deadline or two.

To be more useful, and as a membership incentive, I set up the directory format we use now. The goal was to include every home in the neighborhood. To get a complete list, I walked or drove down every street to make sure we had every house number, then figured out who lived in each house. It was quite a project, but once set up, relatively easy to maintain.

As the first question you ask a neighbor is "What house do you live in?", we included a list by street. To help find playmates, and babysitters, we collected children's birthdates, which allowed calculating age as of September 1 without re-entering info. We also had the year people moved in.

At the time Club Forest had a fully separate neighborhood association. We got permission from them to include Club Forest homes in the directory, as the only entrance was from Brookhaven. I hand drew the first version of the neighborhood map in the directory, and added info like emergency contacts, politicians, utilities, neighborhood retailers, etc.

Club Forest later chose to formally join Brookhaven. The neighborhood association did not then include the homes on our side of Peachtree-Dunwoody, or the north end of Mabry Rd. and Havenridge Ln. These have since been added, as well as a few new streets with entrances on Peachtree.

After four years as membership chair, in 1997 and 1998 I served as president. We had most of the same neighborhood issues and projects as today: zoning, crime, traffic, neighborhood beautification, events, greeting new neighbors. Movie and TV filming, and security cameras, came later.

Zoning, mainly in DeKalb County (pre-City of Brookhaven), was at the top of the list. DeKalb County's zoning review was heavily biased toward developers. In particular, we tried to keep Mabry Rd. a residential street as cul-de-sacs were added. We had some success, getting a few houses at Hunter's Brook facing Mabry instead of the side street.

There was ongoing work to get businesses on Peachtree to use "monument" style signs (i.e. not signs on poles). When McDonald's came in they refused. I've still never been in that store.

It was, and is, a challenge to work with two different political jurisdictions for one neighborhood. We made an effort to connect with neighborhood associations nearby, with the most success with the North Buckhead Civic Association across Peachtree-Dunwoody, which covers a large area and had a president who served for many years. It was harder to make contact with various small neighborhoods in DeKalb County.

Carter Dr. has two lots which just touch the City of Sandy Springs (then unincorporated Fulton County). Club Forest has a number of lots bisected by Sandy Springs, in some cases with entire homes on the Sandy Springs side. So there are actually three political jurisdictions in the neighborhood.

Brookhaven was named a National Historic District in 1987, just before we bought our home. Started in 1910, Brookhaven was the first planned golf course community in Georgia, and possibly in the entire Southeast. There were about 100 houses, built prior to WWII, which counted as "contributing structures". Many of these have since been replaced, but Brookhaven still retains its essential character.





Past Presidents continued: Lisa Wargo

Lisa Wargo, former president 2003 & 2004

I was co-president with Ramie Rodriguez in 2003 and 2004. Ramie no longer lives in the neighborhood, but is still a part of neighborhood groups including the Brookhaven Bible study. Some of the issues we faced as co-presidents still exist (encroaching development off Peachtree Road, for example) and others have been solved or are just being taken care of (like stormwater runoff at Winall Down and Vermont).

The biggest issues back then were:

- Protecting the residential status of lots near Peachtree Road – we fought several developments that tried to have lots rezoned from individual family homes to multi-family units or another zoning category. Some were big multi-use developments, while others were townhome-type structures that still would have changed the neighborhood feel.
- Slowing and reducing cut-through traffic – speed humps on Mabry were installed at that time or shortly after and we had discussions about adding humps on East Brookhaven and other well-travelled neighborhood streets. We added signage about slowing down and reminding drivers of the 25 mph speed limit, but most of those signs have disappeared.
- Keeping solicitors out of Historic Brookhaven – solicitors in the neighborhood were a big issue back then. We added No Soliciting signs to all neighborhood entrances and at key spots in the neighborhood. Many of those signs are now gone as well.
- Adding and repairing sidewalks – this was perhaps the most controversial issue during our two years as neighborhood co-presidents. Many of the existing sidewalks in Atlanta needed repair and neighbors on other streets (Club, East Brookhaven, etc.) wanted to add them. The City of Atlanta approached us with funds for sidewalks and we reached out to the neighborhood. Shortly after our presidency ended, the neighborhood voted and did not reach the required majority to add sidewalks.

Another issue we discussed with the City of Atlanta was stormwater on Winall Down and adjacent roads. Twenty years later, that issue is finally being fixed!

We fought for more stop signs in dangerous intersections that either had no signage or had a yield sign that was regularly ignored. Since our presidency, several stop signs have been added, including at Vermont and Winall Down, Carter and Club, and Club and West Club Drive. While those signs haven't totally stopped errant drivers, they have made the intersections safer.

When we were neighborhood presidents, the City of Brookhaven didn't exist. The neighborhood association had to deal with DeKalb County on all zoning issues.

To fight City of Atlanta, Fulton County, or DeKalb zoning issues, we would travel down to the government offices or zoning commission meetings. Having lots of neighbors present was important to show opposition, so we would encourage neighbors to attend. One time, a neighbor even rented a bus and we all met at the old Bruster's Ice Cream parking lot (which was right in front of the Cherokee Plaza Kroger) and drove down together to fight a developer.



Lisa Wargo





Time Capsule

Do you know that Historic Brookhaven has a time capsule? It was buried 25 years ago in the triangular park on Davidson and East Brookhaven. There is a stone marker on the ground showing where it lies. The neighborhood association will be digging it up at the next **Neighborhood Street Party on Friday, September 29th (5:30 - 8:30pm)**.

The contents of the buried time capsule are not known and we are very excited to have the reveal at the street party. After the reveal we are planning to bury a new time capsule to be opened in twenty five years. **IF YOU'RE INTERESTED** in donating a small item for the new capsule, please contact Rebecca Harvill, HBNA Events Chair at Rebecca.harvill@gmail.com. Some suggested items are local newspapers or magazines, a neighborhood directory, photos of community events, samples of local flora and small mementos from local businesses - items that showcase the commercial side of the community. Kids especially are invited to donate a letter, photo, or small object for the capsule too. Please let us know if you're interested in participating in this exciting event!

Brookhaven Security Association

Update on the armed robbery: The detectives have used flock cameras and tag readers to track and identify the vehicle. From this information, Dekalb County located and stopped the car. They identified and interviewed the occupants. Using this information they developed several other people of interest. Progress is being made and the police believe the robber and occupants of the car will be found and arrested but the details can not be made public at this time.

Effective July 3, 2023, the officers received a significant pay raise from the BSA as it has been at least 5+ years since the last pay raise. We went from \$42 to \$60/hour.

On the Atlanta side, a few of our current officers asked for more shifts because of the raise so we increased hours to around 100 hours a week. Five of our officers have "take home" patrol cars and 2 SWAT trucks so I'm excited about the increase in visibility.

Several of our BSA officers have helped neighbors with special requests. A neighbor reached out regarding an AirBnB on his street and Lt Leduc, the Shift Commander in Zone 2, was able to attend a small group meeting and help advise what neighbors could do and proper reporting procedures. Our officers have helped several neighbors obtain police reports in order to file insurance claims for items that were stolen from their garages. City of Atlanta can take 10-14 days to issue a police report and our officers can get the reports within 4-5 days.

Thank you for everyone who have installed cameras around your home and property. But we need more! Please consider installing cameras around your home and property. It's helpful for your safety but can also help a neighbor that has an incident. It is important to have a visual of anyone suspicious that can be forwarded to an officer and publish to the neighborhood.

Stephanie McGarity
Brookhaven Security Association
smcgarity@comcast.net

Not receiving the Brookhaven Security Crime Alerts? Send an email to Stephanie with your name, address, and all email addresses wanting to receive the alerts.



Beautification Updates

What's Next?

Plantings will continue in the East Brookhaven and Lakehaven Triangles this fall season.



Five Hundred daffodil bulbs have been ordered for the parks and we would love to have some volunteers help with the planting. If you are interested please contact:

Carole Simpson

404-788-2311

or Christy Campbell

404-451-5143



Brookhaven Park Renovation

Located at the intersection of Peachtree and Osborne Road, Brookhaven Park has been an asset for area residents for many years. But for those that used the dog park or the playground, it's been clear that updating was necessary.

Starting in August, a 6 million dollar renovation has begun. The improvements include renovation of the dog park area, a new playground, enhanced parking, new restrooms, a pavilion and a patio.

We interviewed City Council representative, Madeleine Simmons on the status of the renovations:

When will the renovations be completed?

Summer 2024

Will the dog park be re-opened prior to the total completion?

The entire construction project is being done at one time for speed and efficiency, so it will all re-open at the same time, and we are so excited!!

What's going to happen to the building in the front now that COB owns the entire park?

The building itself is still being leased/utilized by DeKalb County for disabled adult services, as the City did not want to disrupt the attendees that rely on the services they provide. With that said, we are well-aware the building itself is an eyesore! I am hopeful that they will allow us to do some beautification of the outside, like a new coat of paint on the building.



Does the city plan to have more events there once the renovation is completed?

Yes! I am excited that the dog park and playground/pavilion will be better delineated, so that if you are coming to enjoy the non-dog park side, as a young child or anyone who may be afraid around dogs, you can. Also, if you are a dog park user, you will continue to have the same footprint of space, with improved and beautified features for our furry friends!!

Interesting fact: Brookhaven Park was originally a Veterans Hospital between the years of 1919 and 1966. The hospital buildings were demolished in 1969.





Canterbury Court Expansion Project

As we finish up our work at Canterbury Court, Brasfield & Gorrie would like to extend our appreciation to the entire neighborhood for your patience and flexibility. We know the traffic from Peachtree Road and around the construction entrances has been much more congested over the past several months, but all that will be a distant memory by the time this article is printed.

As you could probably tell, this project was very logistically challenging. Projects of this magnitude are most often built on large tracts of land, not on an active senior living campus that over 250 residents and staff call their home and share borders with beautiful residential properties in Brookhaven and Buckhead. Every phase of this project had to be planned so as to allow Canterbury Court to function as normally as possible. From daily food deliveries and shuttles, to maintaining access for residents, visitors and staff, our team had to make sure the existing development was accessible at all times.

In doing so, our options for accessing the two construction sites were limited to Vermont Road and Club Drive, and we know that's where the neighborhood felt the biggest impact. There were a few mornings where traffic stacked up a bit or our activities may have started a little too early.

Likewise, there were some evenings when we had tower crane lights burning as we were trying to finish a concrete pour a little too late, and we do apologize for those incidents. Again, we plan everything as tightly as possible within a day, but things like Atlanta traffic concrete batch plants' failing and human error sometimes put us in positions that we don't have total control.

Fortunately for us, our gatekeeper and ambassador, Kenny Taylor, was able to manage many of our disturbances and minimize the number of incidents that could have resulted in more significant disruption to the neighborhood. Many of you had the opportunity to get to know Kenny, and he truly appreciated your thoughtfulness when you provided him with hot coffee or cocoa on a cold morning or a biscuit or donut that he could enjoy as he directed traffic. We were very lucky to have Kenny on the front lines with our neighbors.

So again, **from Brasfield & Gorrie**, thank you for your understanding and patience with us as we built these beautiful new additions to Canterbury Court and all the best to the HBNA.

**Brian Strack, Project Director
Brasfield & Gorrie**

North Buckhead Storm Drain Project

Note that additional signage has been placed to further discourage pedestrians, cyclists, and motorists from entering the work zones. For your safety, the workers' safety, and the project's timeliness, please stay informed of active job site location changes and follow detour signage as we head into the next phases. Thank you for your understanding, patience, and compliance. See insert for more details on the project from the city of Atlanta, Department of Watershed Management.





New Tenant Highlights at Brookhaven Station

Since its acquisition of Brookhaven Station in April 2021, Hendon Properties has pushed to create greater value for the community through its leasing efforts and property management initiatives. Five (5) new tenants are in various stages of opening at the center.

In 2022, Atlanta-based barbershop, American Haircuts, opened its 6th location at Brookhaven Station on August 11, 2022. They specialize in men's haircuts, hot shaves, and offer quality grooming products. For more information, visit americanhaircuts.com/brookhaven

One of our most anticipated Tenants, Chick-fil-A, opened on April 13, 2023 after completing a total overhaul of the former Hudson Grille building. Sans drive-thru, the 8,100 SF space features a large, open dining room, catering kitchen, play area, and outdoor patio. For more information, visit chick-fil-a.com/locations/ga/brookhaven-in-line

La La Lash is our newest Tenant to open as of August 7, 2023 in the former Chiropractor Office. The space has been transformed into a lush and tranquil spa setting where patrons are pampered with various lash and eyebrow treatments from experienced beauty technicians. For more information, visit lalalashatl.com

Fox Bros. Bar-B-Q has been hard at work on their renovation of the 3,260 SF former Hudson FC Sports Pub. Brookhaven Station will be the 4th location for the hometown brand. They are eagerly awaiting final construction inspections and will set up furniture and finishing touches immediately after receiving the green light. They anticipate opening within the next two months. For more information, visit foxbrosbbq.com

Chopt is also in the works to backfill the former Rapz Wraps & Smoothie Bar and former Nail City location. The restaurant menu includes healthy and creative salads, wraps, and bowls. Construction plans are under review with the City of Brookhaven with building permits to follow. Their opening is forecasted for Q1 of 2024. For more information, visit chopt.com

Kathleen Campbell, Hendon Properties

Local Blogs:

<https://whatnowatlanta.com/american-haircuts-opens-in-brookhaven/>

<https://www.tonetoatl.com/2022/04/Chick-fil-A-Opening-In-Former-Hudson-Grill-Brookhaven.html>

<https://www.tonetoatl.com/2021/04/Fox-Bros-Bar-B-Q-Opening-Brookhaven.html>

Dear Historic Brookhaven Neighbors,

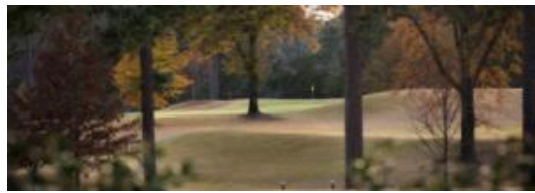
As the long hot summer comes to the close and we look forward to cooler temps, back to school, and beautiful fall color, you should know that all of the HBNA Board members have been extremely busy this year. Communications, Beautification, Transportation/Traffic, Zoning, Surveillance Cameras, New Neighbors and Events – none of these have taken the summer off.

This is also the time of the year where we ask Neighbors to raise their hands and join a committee if they're interested. Events, Beautification and Communication always can use more hands on their committee. If you're interested in learning more, reach out to the committee Chairperson listed in the neighborhood directory or on our website.

Lastly, we hope to see you all at the Street Party on **Friday, September 29 from 5:30 to 8:30**. We'll have all the family fun items and food trucks as in previous years. But there's a bonus this year! We're digging up a time capsule that was buried by HBNA 25 years ago. Amazing. None of us know what will be in the capsule and it'll be interesting to see. We'll also bury a new time capsule to be dug up in another 25 years. If you have suggestions for things to go in the capsule, reach out to Rebecca Harvill or Jamie Lawson.

See you at the Party!

Maribett Varner



WELCOME NEW NEIGHBORS

| | |
|---------------------------------|----------------------------|
| Katherine and B.T. Remmert | 120 Brookhaven Walk Way |
| Karen Lanpher | 934 Carter Drive |
| Jay and Kara Devlin | 997 Carter Drive |
| Ed and Linda Craighead | 3895 Club Drive |
| Charles and Meghan Milner | 4070 East Brookhaven Drive |
| Jeff and Ansley Bowman | 1041 Farmington Lane |
| Penny O'Callaghan | 1031 Forest Lane |
| Miriam Jacob | 4310 Lakehaven Drive |
| Parker and Molly Haren | 3765 Narmore Drive |
| Susannah and Will Lovell | 4347 Town Commons Circle |
| Eric and Joei Beth Weiss | 3824 Vermont Road |
| Chris Womack and Chloe Cromarty | 3825 Vermont Road |
| Michael and Erin Moran | 4370 West Club Drive |
| Anthony Thomas | 906 Winall Down Road |

If you are a new neighbor and not included on this list, please email maroberts65@yahoo.com.

Women of Brookhaven: Looking for a way to meet new neighbors and deepen your faith? Please Join the Brookhaven Women's Bible Study! Our first meeting for the fall is on **Thursday, September 7th from 8 to 9:30 a.m. at St. James United Methodist Church at 4400 Peachtree Dunwoody Road**. We are planning to begin a wonderful study entitled When You Pray.



The group meets throughout the school year for Bible study, coffee, fellowship, community service projects and prayer. We love welcoming new members! For questions or more information, please contact Suzy Brister at suzbrister@aol.com. We have a group dinner planned for early September as well as assembling packs for the homeless. We would love for you to join us!

