

Chief Executive Officer
Michael Thurmond

DEPARTMENT OF PLANNING & SUSTAINABILITY

Interim Director
Cedric Hudson

Application for Certificate of Appropriateness

Date submitted: 10/13/25 Date Received: _____

Address of Subject Property: 1390 Vilenah Lane NE

Applicant: Alice Johnson DESIGN E-Mail: alicejohnson411@gmail.com

Applicant Mailing Address: 1403 Emory Road NE
Atlanta, GA 30306

Applicant Phone: 404-909-0057

Applicant's relationship to the owner: Owner ☐ Architect ☐ Contractor/Builder ☐ Other ☒

Owner(s): Abbey Patterson Email: abbey.m.patterson@gmail.com

Owner(s): _____ Email: _____

Owner(s) Mailing Address: 1390 Vilenah Lane, NE, Atlanta, GA 30307

Owner(s) Telephone Number: 678-640-2500

Approximate date of construction of the primary structure on the property and any other structures affected by this project: 1925

Nature of work (check all that apply):

New construction	☐	New Accessory Building	☐	Other Building Changes	☒
Demolition	☐	Landscaping	☐	Other Environmental Changes	☐
Addition	☐	Fence/Wall	☐	Other	☐
Moving a Building	☐	Sign Installation	☐		

Description of Work:

Owner requests the following modifications to a non-historic, non-contributing dwelling:

1. Modify the existing front covered entry by constructing a new parapeted entry.
- Existing low-sloped roof beyond to be replaced due to leaking and age.
- Existing front corner column to finished in stucco and a new rear column to be constructed. Other columns to be removed.
2. Remove ex. entry door/windows and replace with a metal/glass French door and windows.
3. Remove the existing brick columns and wood trellis at the planter. Repair planter cap.
4. Remove existing siding and replace with new stucco finish. The remaining existing painted brick to remain.
5. Demolish an existing bay and construct a new two-story cantilevered bay with s.s. metal roof, new insulated metal windows, and cementitious panels.

The footprint will remain the same with the exception of two pilasters to help frame the new entry piece.

This form must be completed in its entirety and be accompanied by supporting documents, such as plans, list of materials, color samples, photographs, etc. All documents should be in PDF format, except for photographs, which may be in JPEG format. Email the application and supporting material to plansustain@dekalbcountyga.gov and pvjennings@dekalbcountyga.gov. An incomplete application will not be accepted.

Signature of Applicant: _____



DEPARTMENT OF PLANNING & SUSTAINABILITY

Authorization of a Second Party to Apply for a Certificate of Appropriateness

This form is required if the individual making the request is **not** the owner of the property.

I/ We: _____

being owner(s) of the property at: _____

hereby delegate authority to: _____

to file an application for a certificate of appropriateness in my/our behalf.

Signature of Owner(s): Abbey Patterson

Date: 9/25/2025

Please review the following information

Approval of this Certificate of Appropriateness does not release the recipient from compliance with all other pertinent county, state, and federal regulations.

Before making any changes to your approved plans, contact the preservation planner (404/371- 2155). Some changes may fall within the scope of the existing approval, but others will require review by the preservation commission. If work is performed which is not in accordance with your certificate, a Stop Work Order may be issued.

If your project requires that the county issue a Certificate of Occupancy at the end of construction, an inspection may be made to verify that the work has been completed in accord with the Certificate of Appropriateness. If the work as completed is not the same as that approved in the Certificate of Appropriateness you will not receive a Certificate of Occupancy. You may also be subject to other penalties including fines and/or required demolition of the non-conforming work.

If you do not commence construction within twelve months of the date of approval, your Certificate of Appropriateness will become void and you will need to apply for a new certificate if you still intend to do the work.

10/21/25

The Owner does not have a survey at this time – The Dekalb County Zoning Map (above) shows the existing right rear (northeast) corner of the house to fall at the property line. A dimension taken from the left front corner (southwest) indicates 8.5' from the property line.



Front Elevation



View from the Left R.O.W.



View from the Right R.O.W.



View of Entry



View of the Enclosed Carport and Covered Entry

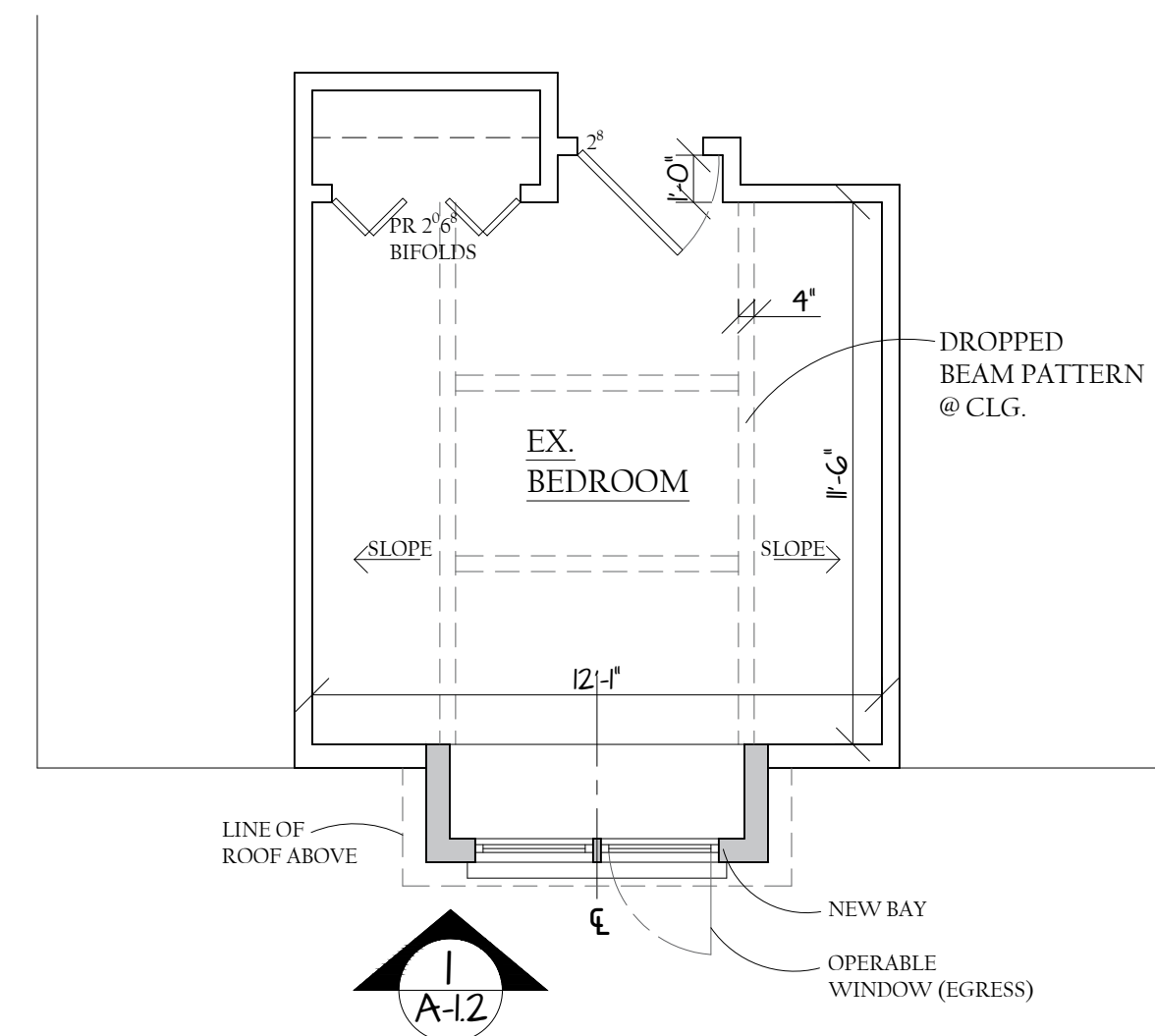


View Along the Right Side of the House

1 EXISTING MAIN LEVEL PLAN
A-1.1 1/4" = 1'-0"

2 PARTIAL SECOND FLOOR PLAN
A-1.1 1/4" = 1'-0"

A-1.1	ALICE JOHNSON - DESIGN		Patterson Residence			NOT ISSUED FOR CONSTRUCTION		
	1403 EMORY ROAD, NE		1390 Vilenah Lane		10.27.25			
	ATLANTA, GA 30306		Atlanta, GA 30307				Dekalb HPC Application	aid# - 202512
This drawing is the property of ALICE JOHNSON - DESIGN and is not to be reproduced or copied in whole or part except under the premises of this site and project.								

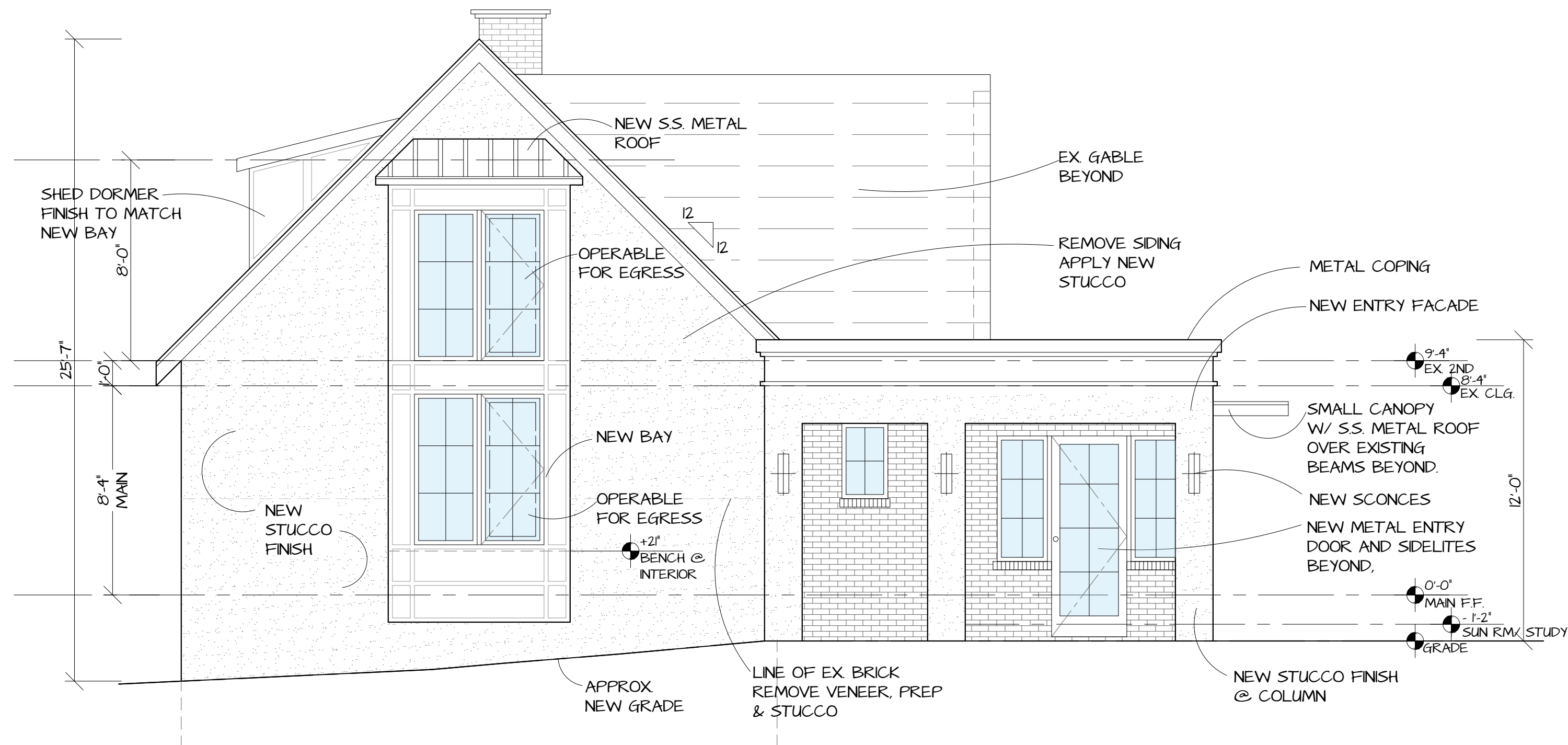


2 PARTIAL SECOND FLOOR PLAN
A-2.1 1/4" = 1'-0"

A-2.1	ALICE JOHNSON - DESIGN		Patterson Residence			NOT ISSUED FOR CONSTRUCTION
	1403 EMORY ROAD, NE		1390 Vilenah Lane		10.27.25	
	ATLANTA, GA 30306		Atlanta, GA 30307			
	This drawing is the property of ALICE JOHNSON - DESIGN and is not to be reproduced or copied in whole or part except under the premises of this site and project.					

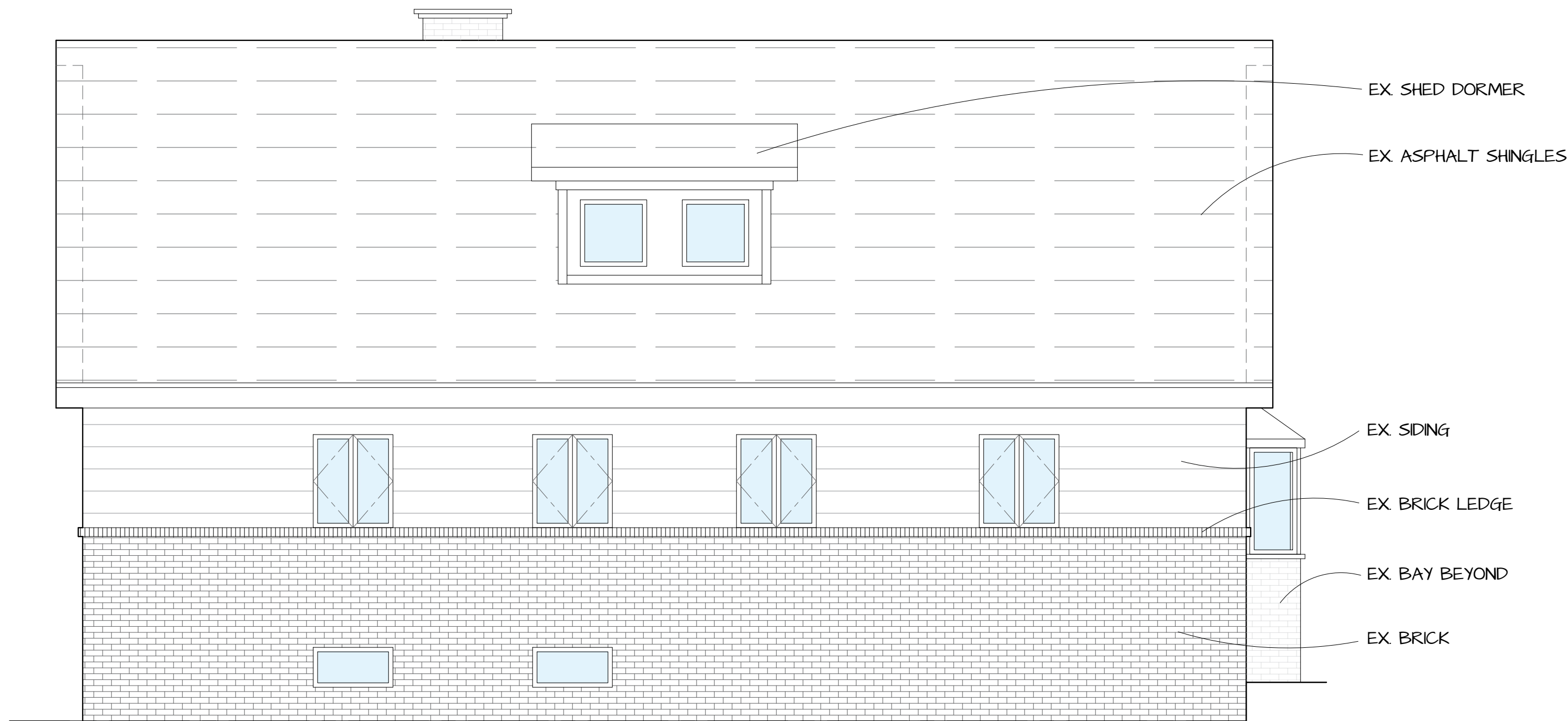


A-1.2	ALICEJOHNSON - DESIGN		Patterson Residence			
	1403 EMORY ROAD, NE		1390 Vilenah Lane		10.27.25	
	ATLANTA, GA 30306		Atlanta, GA 30307			
This drawing is the property of ALICEJOHNSON - DESIGN and is not to be reproduced or copied in whole or part except under the premises of this site and project.						
					NOT ISSUED FOR CONSTRUCTION	

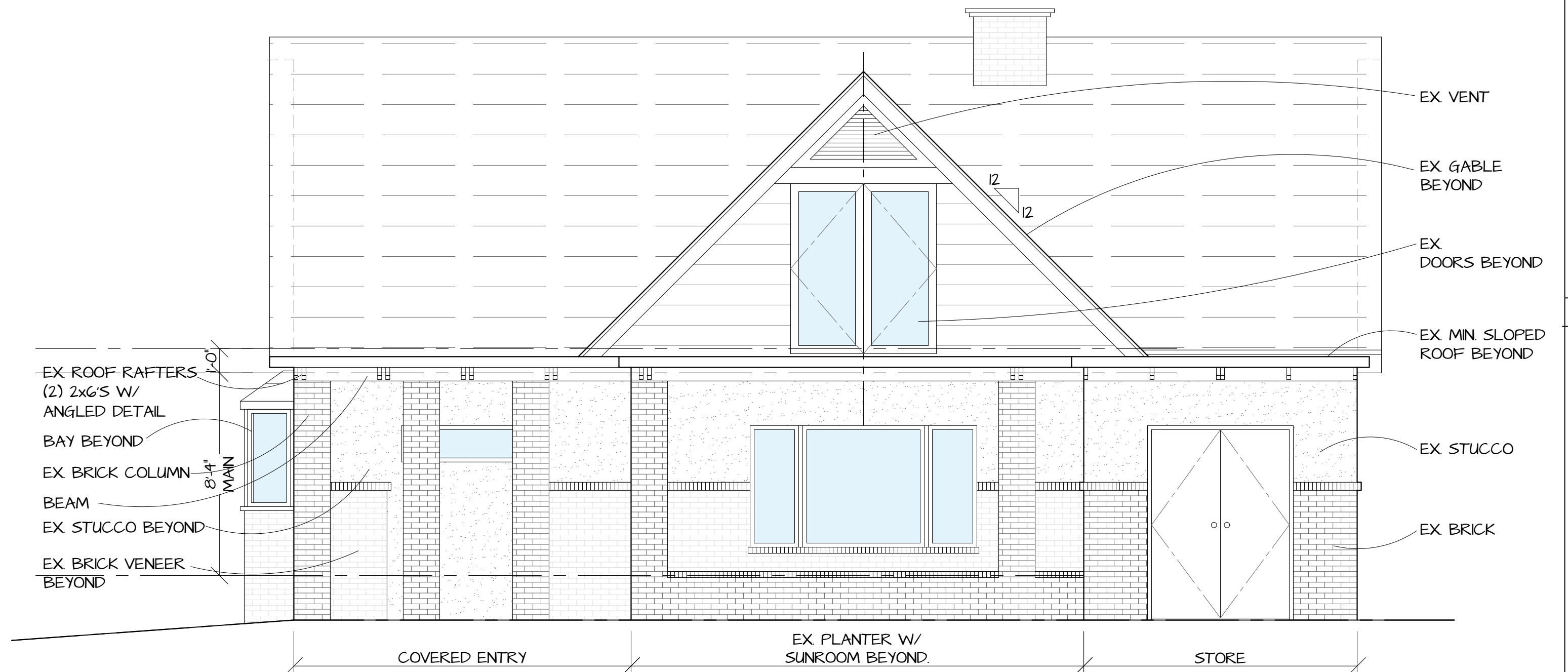


1
A-3.1
PROPOSED FRONT ELEVATION
1/4" = 1'-0"

A-3.1	ALICE JOHNSON - DESIGN		Patterson Residence 1390 Vilenah Lane Atlanta, GA 30307	Date 10.27.25	Renovation Dekalb HPC Application	NOT ISSUED FOR CONSTRUCTION
	1403 EMORY ROAD, NE					
	ATLANTA, GA 30306					
	This drawing is the property of ALICE JOHNSON - DESIGN and is not to be reproduced or copied in whole or part except under the premises of this site and project.					

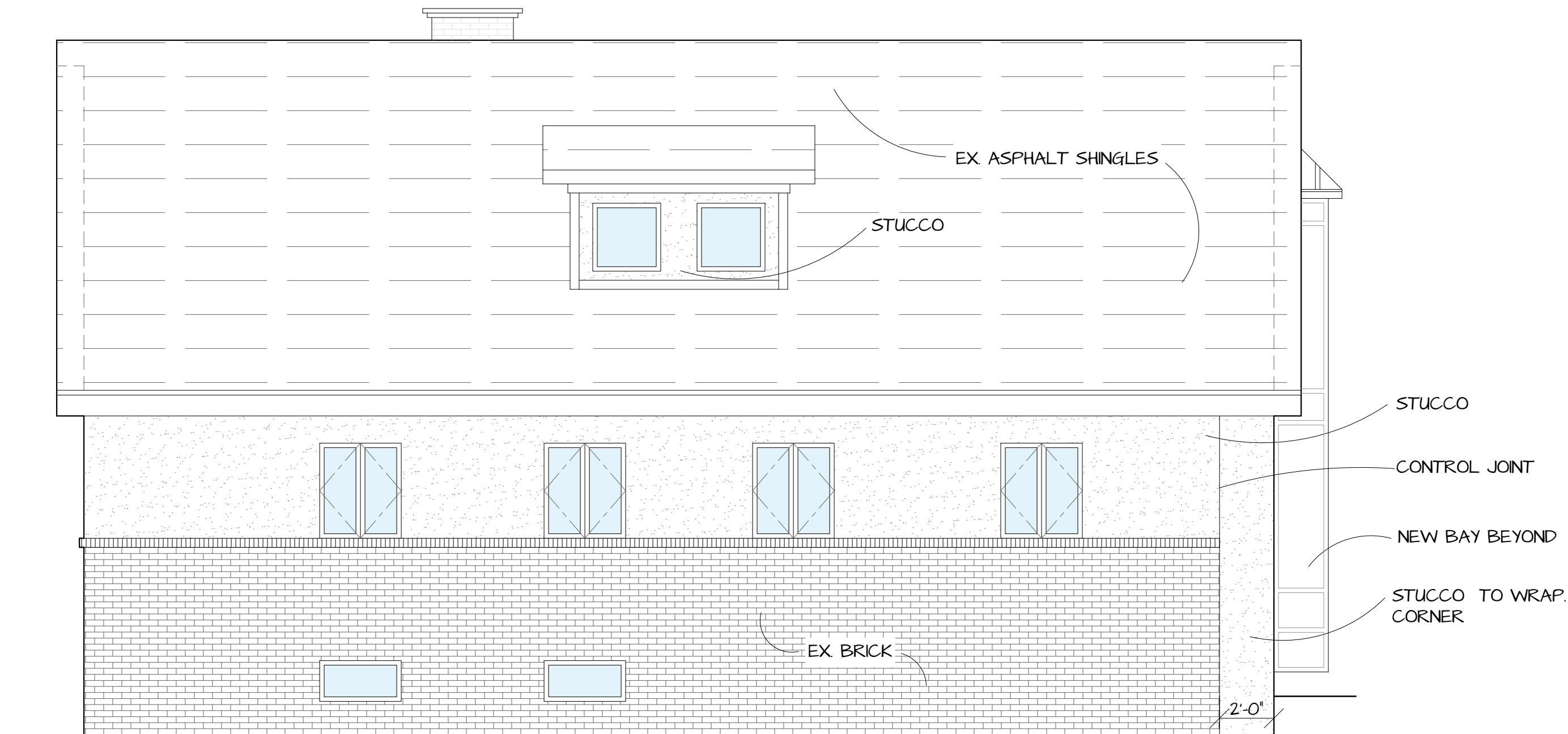


1
A-1.3
EXISTING SIDE (WEST) ELEVATION
1/4" = 1'-0"



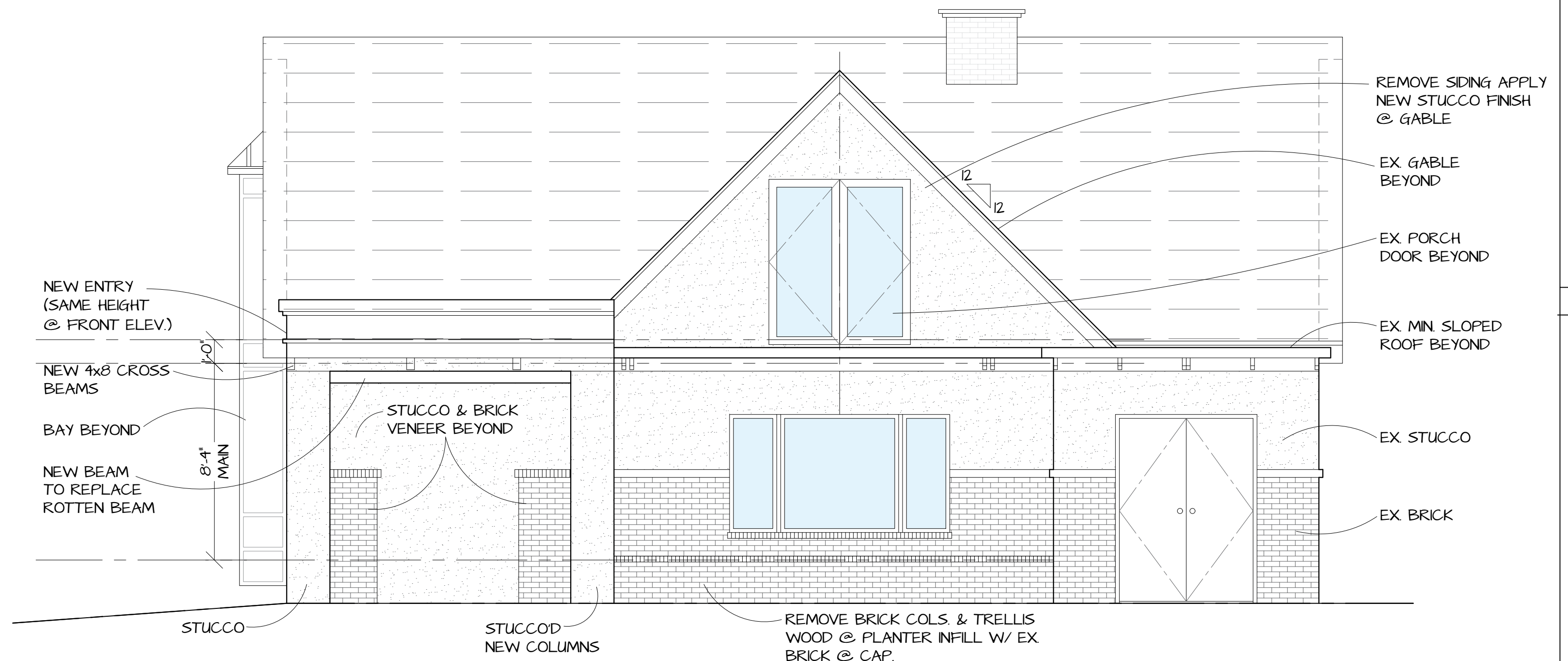
2
A-1.3
EXISTING SIDE (EAST) ELEVATION
1/4" = 1'-0"

NOT ISSUED FOR CONSTRUCTION		Renovation	Date	Patterson Residence	
Dekalb HPC Application		10.27.25		1390 Vilenah Lane	Atlanta, GA 30307
ajd# - 202512					
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1
A-3.2
1/4" = 1'-0"

PROPOSED SIDE (WEST) ELEVATION



2
A-3.2
1/4" = 1'-0"

PROPOSED SIDE (EAST) ELEVATION

NOT ISSUED FOR CONSTRUCTION		Renovation	Date	Patterson Residence	
Dekalb HPC Application		10.27.25		1390 Vilenah Lane	Atlanta, GA 30307
ajd# - 202512					
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A-3.2