

Z-26-1247784 (2025-1622)
Recommended Conditions – Jan. 2026
5488 Flat Shoals Parkway

1. Use shall be located in a building no greater in size or height than the existing 1,792 square foot, one-story building on the property.
2. Compliance with parking requirements including paved parking spaces and internal and external parking lot landscaping requirements.
3. Approval of a Land Disturbance Permit (LDP) will be required prior to the issuance of any building permits. The applicant shall provide all site-related improvement required by an LDP prior to issuance of any certificates of occupancy.
4. Prior to the issuance of any certificates of occupancy, the applicant shall either obtain written permission from the DeKalb County Health Department that the project can operate with septic, or that the project has been connected to sanitary sewer.
5. The approval of this SLUP application by the Board of Commissioners has no bearing on the requirements for other regulatory approvals under the authority of the Zoning Board of Appeals, or other entity whose decision should be based on the merits of the application under review by such entity.