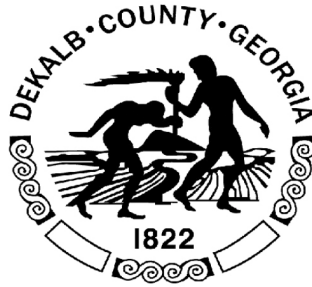


DeKalb County Government

Manuel J. Maloof Center
1300 Commerce Drive
Decatur, Georgia 30030



Agenda

Thursday, March 4, 2021

5:30 PM

via Zoom

Planning Commission

Chairperson Tess Snipes
Co-Chair Jon West
Member April Atkins
Member Jana Johnson
Member Gwendolyn McCoy
Member Vivian Moore
Member LaSonya Osler
Member Edward Patton
Member H. Paul Womack Jr.

Call To Order

The DeKalb County Planning Commission will hold its online zoning meeting on Thursday, March 4, 2021 at 5:30 p.m. This meeting will be conducted via teleconference (Zoom).

The public is invited to watch the broadcast on DCTV's UStream link <https://video.ibm.com/channel/dctv-channel-23> Join from PC, Mac, Linux, iOS or Android: Join from PC, Mac, Linux, iOS or Android: <https://dekalbcountyga.zoom.us/j/94261560575> Or Telephone: Dial: USA 8882709936 (US Toll Free) Conference code: 934462

For those joining the meeting by telephone, please be aware that your phone number may be displayed to the public viewing or participating in the online meeting.

The Board will provide 15 minutes of time for citizens to speak in favor of an agenda item, and 15 minutes for citizens to speak in opposition. Citizens who attend the meeting via the Zoom link above may join the public comment queue by raising their hand in the Zoom application, while citizens who attend the meeting via telephone may join the comment queue by pressing # and the number 2. There will be no comment cards, so when you are called upon, please state your name and address for the record. Also, please be conscious of speaking time so that everyone has an opportunity to provide input in the allotted time.

Citizens may also email documents for inclusion into the official record by submitting such materials by 5:30 p.m. on the date of the public hearing to plansustain@dekalbcountyga.gov

Roll Call

New Cases

N12 [2021-2119](#) COMMISSION DISTRICT(S): 4 & 7
Application of Casswell Design Group to request a Special Land Use Permit (SLUP) in the R-100 (Residential-Medium Lot-100) District to construct a Place of Worship and an accessory skills development center, international visitor guest house, gymnasium, educational garden, grounds keeper quarters, and religious education facilities, at 5942 Rockbridge Road.

Attachments: [SLUP-21-1244249 Staff Report March 2021](#)

N13 [2021-2120](#) COMMISSION DISTRICT(S): 4 & 6
Application of Inline Communities LLC c/o Battle Law to rezone properties from R-75 (Residential-Medium Lot-75) and MR-2 (Medium Density Residential-2) District to RSM (Small Lot Residential Mix) District to construct townhomes and single-family detached residences, at 671 Northern Avenue.

Attachments: [Z-21-1244531 Staff Report March 2021](#)

- N14** [2021-2121](#) COMMISSION DISTRICT(S): 2 & 6
Application of Glory Be, Inc. requesting a Special Land Use Permit (SLUP) to allow a Home Occupation with Customer Contact (hair salon) within an existing single-family home in the R-100 (Residential-Medium Lot-100) District, at 2047 North Ridgeway Road.
- Attachments:** [N14. SLUP 21 1244540 Conditions](#)
[SLUP-21-1244540 Staff Report March 2021](#)
- N15** [2021-2122](#) COMMISSION DISTRICT(S): 5 & 7
Application of Mustaq Moosa to rezone properties from R-100 (Residential-Medium Lot-100) District to C-1 (Local Commercial) District to construct a convenience store with accessory fuel pumps and alcohol outlet, at 1762 Panola Road.
- Attachments:** [Recommended Conditions Z 21 1244544](#)
[Z-21-1245444 Staff Report March 2021](#)
- N16** [2021-2123](#) COMMISSION DISTRICT(S): 5 & 7
Application of Mustaq Moosa for a Special Land Use Permit (SLUP) to allow fuel pumps as an accessory use in the C-1 (Local Commercial) District, at 1762 Panola Road.
- Attachments:** [Recommended Conditions SLUP 21 1244547](#)
[SLUP-21-1244547 Staff Report March 2021](#)
- N17** [2021-2124](#) COMMISSION DISTRICT(S): 5 & 7
Application of Mustaq Moosa for a Special Land Use Permit (SLUP) to allow alcohol sales as an accessory use in the C-1 (Local Commercial) District, at 1762 Panola Road.
- Attachments:** [Recommended Conditions SLUP 21 1244548](#)
[SLUP-21-1244548 Staff Report March 2021](#)
- N18** [2021-2125](#) COMMISSION DISTRICT(S): 2 & 6
Application of Urban Retail LLC c/o Battle Law for a Special Land Use Permit (SLUP) request to allow an increase in building height to four stories for a self-storage facility in the C-1 (Local Commercial) District, at 1923 Clairmont Road.
- Attachments:** [SLUP 21 1244574 Staff Report](#)

- N19** [2021-2126](#) COMMISSION DISTRICT(S): 5 & 7
Application of Power House, Inc. for a Special Land Use Permit (SLUP) to allow for a child caring institution in the R-85 (Residential-Medium Lot-85) District, at 4552 Dorset Circle.

Attachments: [SLUP 21 1244575 Staff Report](#)
[SLUP 21 1244575 Conditions](#)

- N20** [2021-2127](#) COMMISSION DISTRICT(S): 3 & 6
Application of AC Johnson to rezone property from R-100 (Residential-Medium Lot-100) to RSM (Small-Lot Residential Mix) to allow a townhome development, at 2670 Clifton Springs Road.

Attachments: [Recommended Conditions](#)
[Z 21 1244587 Staff Report](#)