



Legislation Details (With Text)

**File #:** 2021-2118    **Version:** 1    **Name:**

**Type:** Ordinance    **Status:** Preliminary Item

**File created:** 1/29/2021    **In control:** Board of Commissioners - Zoning Meeting

**On agenda:** 5/27/2021    **Final action:** 5/27/2021

**Title:** COMMISSION DISTRICT(S): 5 & 7  
Application of Aisha Thomas to rezone property from M (Light Industrial) District to MR-1 (Medium Density Residential-1) District to allow the construction of three single-family attached townhomes, at 2328 Pine Mountain Street.

**Indexes:**

**Attachments:** 1. Z 21 1244542 Staff Report May 2021, 2. Z-21-1244542 Staff Report March 2021

Date	Ver.	Action By	Action	Result
5/27/2021	1	Board of Commissioners - Zoning Meeting		
5/6/2021	1	Planning Commission	withdrawn without prejudice per staff recommendation	Pass
3/25/2021	1	Board of Commissioners - Zoning Meeting	deferred for a full cycle	Pass
3/2/2021	1	Planning Commission	No recommendation	Pass

**Public Hearing:** YES  NO     **Department:** Planning & Sustainability

**SUBJECT:**

**COMMISSION DISTRICT(S): 5 & 7**

**Application of Aisha Thomas to rezone property from M (Light Industrial) District to MR-1 (Medium Density Residential-1) District to allow the construction of three single-family attached townhomes, at 2328 Pine Mountain Street.**

**PETITION NO: D6. Z-21-1244542 2021-2118**

**PROPOSED USE: Three (3) single-family attached townhomes.**

**LOCATION: 2328 Pine Mountain Street, Lithonia, Ga.**

**PARCEL NO.: 16-167-08-010**

**INFO. CONTACT: Melora Furman, Sr. Planner**

**PHONE NUMBER: 404-371-4922**

**PURPOSE:**

Application of Aisha Thomas to rezone property from M (Light Industrial) District to MR-1 (Medium Density Residential-1) District to allow the construction of three single-family attached townhomes. The property is located on the east side of Pine Mountain Street, approximately 290 feet north of Pine Mountain Road, at 2328 Pine Mountain Street, Lithonia. The property has approximately 110 feet of frontage on Pine Mountain Street

and contains 0.79 acre.

**RECOMMENDATIONS:**

**COMMUNITY COUNCIL:** April 2021 No Recommendation; Feb. 2021 - Approval.

**PLANNING COMMISSION:** May 6, 2021 - Withdrawal without prejudice. March 2, 2021 - No Recommendation.

**PLANNING STAFF:** (May 6, 2021) Withdrawal Without Prejudice. (March 2, 2021) Denial.

**STAFF ANALYSIS:** The applicant has requested withdrawal. Staff concurs with the request and recommends withdrawal.

**PLANNING COMMISSION VOTE:** May 6, 2021 - Withdrawal without Prejudice 8-0-0. Gwendolyn McCoy moved, April Atkins seconded for Withdrawal without Prejudice, per Staff recommendation and the Applicant's request. March 2, 2021 - No Recommendation 9-0-0. G. McCoy moved, E. Patton seconded to make no recommendation on this item, based on the vote of "No Recommendation" on the companion application for a land use map amendment.

**COMMUNITY COUNCIL VOTE/RECOMMENDATION:** April 2021 No Recommendation due to the application being withdrawn; Feb. 2021 - Approval 8-0-0.