



Legislation Text

File #: 2020-0836, Version: 1

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

SUBJECT:

COMMISSION DISTRICT(S): 1 & 7

Application of Embry Hills Church of Christ c/o Michelle Battle for a Special Land Use Permit (SLUP) to add a new 700-seat sanctuary and expand the parking lot to accommodate 243 parking spaces, at 3214 Chamblee-Tucker Road.

PETITION NO: D1. SLUP-20-1244110 2020-0836

PROPOSED USE: New 700-seat sanctuary and expansion of parking lot.

LOCATION: 3214 Chamblee-Tucker Road, Chamblee, GA 30341

PARCEL NO. : 18-283-02-012, 18-284-04-007 & 18-284-04-008

INFO. CONTACT: Jeremy McNeil, Sr Planner

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PURPOSE:

Application of Embry Hills Church of Christ c/o Michelle Battle for a Special Land Use Permit (SLUP) to add a new 700-seat sanctuary and expand the parking lot to accommodate 243 parking spaces. The property is located on the north side of Chamblee Tucker Road, approximately 150 feet east of North Embry Circle, at 3214, 3220, and 3250 Chamblee Tucker Road in Chamblee, Georgia. The property has approximately 811 feet of frontage along Chamblee Tucker Road and contains 5.8 acres.

RECOMMENDATION:

COMMUNITY COUNCIL: (12/14/2020) Denial. (8/17/2020) Full Cycle Deferral.

PLANNING COMMISSION: (1/7/2021) Approval. (9/1/2020) Full Cycle Deferral.

PLANNING STAFF: Approval with conditions.

STAFF ANALYSIS: The site is located within the Suburban Character Area (SUB) per the DeKalb County 2035 Comprehensive Plan. The proposed church expansion is consistent with the following area policies: The non-residential development in suburban areas shall be limited to small-scale convenience goods/services to meet the needs of the surrounding residents. Also, based off the submitted materials, the proposed church expansion should not create adverse impacts upon any adjoining land use by reason of noise, smoke, odor, dust, vibration, etc. Therefore, it is the recommendation of Staff that this application be "Approved, with conditions".

PLANNING COMMISSION VOTE: (1/7/2021) Approval 8-0-0. P. Womack, Jr. moved, E. Patton seconded for Approval. **(9/1/2020) Full Cycle Deferral 7-0-0.** P. Womack, Jr. moved, G. McCoy seconded for a “Full Cycle Deferral”. V. Moore was no longer present.

COMMUNITY COUNCIL VOTE/RECOMMENDATION: (12/14/2020) Denial 3-2-0. (8/17/2020) Full Cycle Deferral 4-0-0.