



DeKalb County Government

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

Legislation Details (With Text)

File #: 2020-0836 **Version:** 1 **Name:**
Type: Ordinance **Status:** Public Hearing
File created: 7/22/2020 **In control:** Board of Commissioners
On agenda: 2/9/2021 **Final action:** 2/9/2021
Title: 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.

Indexes:

Attachments: 1. Recommended Conditions-SLUP-20-1244110, 2. SLUP-20-1244110-Staff Report, 3. Embry Hills Church Stormwater Management Report 2020-11-14

Date	Ver.	Action By	Action	Result
2/9/2021	1	Board of Commissioners		
1/28/2021	1	Board of Commissioners - Zoning Meeting	deferred to the next meeting	Pass
1/7/2021	1	Planning Commission	Approval	Pass
9/24/2020	1	Board of Commissioners - Zoning Meeting	deferred.	Pass
9/1/2020	1	Planning Commission	Full cycle deferral per staff recommendation	Pass

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

PHONE NUMBER: 404-371-2155

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.