



Legislation Details (With Text)

File #: 2021-2911 **Version:** 1 **Name:**

Type: Ordinance **Status:** Preliminary Item

File created: 7/23/2021 **In control:** Board of Commissioners - Zoning Meeting

On agenda: 9/30/2021 **Final action:**

Title: COMMISSION DISTRICT(S): Commission District 05; Super District 07
Application of Melesha Myrie for a Special Land Use Permit (SLUP) to increase an existing Personal Care Home from three (3) persons to the maximum of six (6) in an R-85 District, at 1816 Enid Drive.

Indexes:

Attachments: 1. SLUP-21-1245110 2021-2911 Recommended Conditions 1816 Enid Dr, 2. SLUP-21-1245110 Staff Report Sept. 2021 1816 Enid Dr.

Date	Ver.	Action By	Action	Result
9/30/2021	1	Board of Commissioners - Zoning Meeting		
9/9/2021	1	Planning Commission	approved with conditions per staff recommendation	Pass

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

SUBJECT:

COMMISSION DISTRICT(S): Commission District 05; Super District 07
Application of Melesha Myrie for a Special Land Use Permit (SLUP) to increase an existing Personal Care Home from three (3) persons to the maximum of six (6) in an R-85 District, at 1816 Enid Drive.

PETITION NO: N12. SLUP-21-1245110 (2021-2911)

PROPOSED USE: Personal care home increase from 3 persons to the maximum of six persons.

LOCATION: 1816 Enid Drive, Lithonia, Georgia 30058

PARCEL NO. : 16-188-03-006

INFO. CONTACT: Jeremy McNeil, Sr. Planner

PHONE NUMBER: 404-371-2155

PURPOSE:

Application of Melesha Myrie for a Special Land Use Permit (SLUP) to increase an existing Personal Care Home from three (3) persons to the maximum of six (6) in an R-85 District in accordance with Section 27-4.1.3, Table 4.1 of the Zoning Ordinance. The property is located on the east side of Enid Drive, approximately 100 feet north of Nicole Lane, at 1816 Enid Drive, Lithonia, Georgia. The property has approximately 100 feet of frontage on Enid Drive and contains 0.47 acre.

RECOMMENDATION:

COMMUNITY COUNCIL: Approval.

PLANNING COMMISSION: Approval with Conditions.

PLANNING STAFF: Approval with conditions.

STAFF ANALYSIS: Based on the impact analysis and land use analysis above, the special land use permit request is consistent with the intent of the *2035 Comprehensive Plan*. The special land use proposal does not include expansion of the existing single-family home. The special land use request provides a residential service to the surrounding community. The request may generate limited negative impacts on current neighborhood and on the natural environment. Based on the information provided, the department of planning and sustainability recommends “Approval with conditions”.

PLANNING COMMISSION VOTE: Approval with Conditions 9-0-0. Gwendolyn McCoy moved, Jana Johnson seconded for Approval with four (4) conditions, per Staff recommendation.

COMMUNITY COUNCIL VOTE/RECOMMENDATION: Approval 6-4-0.