



DeKalb County Government

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

Legislation Details (With Text)

File #: 2022-2539 **Version:** 1 **Name:**
Type: Ordinance **Status:** Preliminary Item
File created: 11/17/2022 **In control:** Board of Commissioners - Zoning Meeting
On agenda: 1/26/2023 **Final action:** 1/26/2023
Title: COMMISSION DISTRICT(S): Commission District 04 Super District 06
Application of WSE Development, LLC c/o Dennis Webb, Jr. to rezone properties from MR-2 (Medium Density Residential-2) zoning district and R-75 (Residential Medium Lot) zoning district to HR-2 (High Density Residential-2) zoning district to allow for the construction of multi-family apartments, at 745 Arcadia Avenue.

Indexes:

Attachments: 1. Withdrawal Letter for LP-1246182 and Z-1246183 WSE Development - Arcadia Ave, 2. Z-23-1246183 Jan 2023 Staff report 745 Arcadia Ave.

Date	Ver.	Action By	Action	Result
1/26/2023	1	Board of Commissioners - Zoning Meeting	withdrawn without prejudice	Pass
1/5/2023	1	Planning Commission		

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

SUBJECT:

COMMISSION DISTRICT(S): Commission District 04 Super District 06

Application of WSE Development, LLC c/o Dennis Webb, Jr. to rezone properties from MR-2 (Medium Density Residential-2) zoning district and R-75 (Residential Medium Lot) zoning district to HR-2 (High Density Residential-2) zoning district to allow for the construction of multi-family apartments, at 745 Arcadia Avenue.

PETITION NO: N8-2022-2539 Z-23-1246183

PROPOSED USE: Multi-family apartments.

LOCATION: 745 Arcadia Avenue, Decatur, Georgia 30030.

PARCEL NO. : 15-247-02-028, 15-247-02-029, 15-247-02-030, 15-247-02-031, 15-247-03-013, 15-247-03-014, 15-247-03-015, 15-247-03-016, 15-248-06-005, 15-248-06-006, 15-248-06-007, 15-248-06-008, 15-248-06-009, 15-248-06-010, 15-248-06-011, 15-248-06-012, 15-248-06-025

INFO. CONTACT: John Reid, Sr. Planner

PHONE NUMBER: 404-371-2155

PURPOSE:

Application of WSE Development, LLC c/o Dennis Webb, Jr. to rezone properties from MR-2 (Medium Density Residential-2) zoning district and R-75 (Residential Medium Lot) zoning district to HR-2 (High Density Residential-2) zoning district to allow for the construction of multi-family apartments. The property is located on the west side of Arcadia Avenue along both sides of Derrydown Way and the north side of Craigie

Avenue, at 747, 759, 771, 783, 746 758, 770, 782 , 759, 783 Derrydown Way; and, 745, 751, 757, 763, 767, 769, 775, 781 and 787 Arcadia Avenue in Decatur, Georgia. The property has approximately 550 feet of frontage along Arcadia Avenue, 530 feet of frontage along Derrydown Way, and 212 feet of frontage along Craigie Avenue and contains 5.2 acres.

RECOMMENDATION:

COMMUNITY COUNCIL: Full Cycle Deferral.

PLANNING COMMISSION: Withdrawal without Prejudice.

PLANNING STAFF: Withdrawal without Prejudice.

STAFF ANALYSIS: The applicant has requested withdrawal and staff supports this request.

PLANNING COMMISSION VOTE: Withdrawal without Prejudice 9-0-0. Vivian Moore moved, Jana Johnson seconded for Withdrawal without Prejudice, per the Applicant's request & Staff recommendation.

COMMUNITY COUNCIL VOTE/RECOMMENDATION: Full Cycle Deferral 9-0-0.