



DeKalb County Department of Planning & Sustainability

330 Ponce De Leon Avenue, Suite 500

Decatur, GA 30030

(404) 371-2155 / plandev@dekalbcountyga.gov

Planning Commission Hearing Date: January 8, 2019, 6:30 P.M.

Board of Commissioners Hearing Date: January 22, 2019, 6:30 P.M.

STAFF ANALYSIS

Case No.: SLUP-19-1235320 **Agenda #:** N. 14

Location/Address: 2076 Candler Road **Commission District:** 3 **Super District:** 7

Parcel ID: 15-151-05-017

Request: A Special Land Use Permit to allow a Late Night Establishment within 1,500 feet of a residential district, on property zoned C-1 (Local Commercial)/I-20 Overlay District, Tier 2, in accordance with Chapter 27, Article 4, Table 4.1 and Section 4.2.32 of the DeKalb County Code.

Property Owner(s): James Pope

Applicant/Agent: Barry Hayden

Acreage: .71 acres

Existing Land Use: A vacant commercial building.

Surrounding Properties: The subject property is located in a commercial corridor. Adjoining and nearby properties are commercial, except for the properties to the northeast, east, and southeast, which are single-family residential.

Adjacent Zoning: **North:** C-1/I-20 OVD **South:** C-1/I-20 OVD **East:** R-75 **West:** C-1/I-20 OVD
Northeast: R-75 **Northwest:** C-1/I-20 OVD **Southeast:** R-75 **Southwest:** C-1/I-20 OVD

Comprehensive Plan: CRC (Commercial Redevelopment Corridor) **Consistent** **Inconsistent**

Proposed Square Ft.: 7,630	Existing Square Feet: 7,630
Proposed Lot Coverage: no changes proposed	Existing Lot Coverage: (estimated) 80%

SITE AND PROJECT ANALYSIS

The subject property is a .73 acre (approximately 30,928 square foot) lot with frontage on Candler Road, a two-way, four-lane major thoroughfare. It is located in the Candler Road commercial corridor, approximately 637 feet south of McAfee Road and approximately 365 feet north of the Candler Plaza shopping center. The eastern boundary of the commercial corridor adjoins several single-family residential neighborhoods. The subject property backs up to two single-family properties in the Good Neighbors neighborhood. The homes on these properties are approximately 141 feet and 154 feet from the east property line of the subject property.

The property is developed with a one-story, 7,630 square foot commercial building that has two tenant spaces. One of the spaces is currently used for a barber shop. The space proposed to be used for the late-night establishment is vacant, and the signage on the building indicates that it was formerly used for a furniture, appliance, and electronics rental establishment.

Twelve parking spaces are located at the front of the building, and 28 spaces are located to the rear. The parking lot is screened from adjoining residential properties with a six to eight foot high wooden privacy fence. A 50-foot undisturbed buffer is located between the fence and the eastern property line.

A commercial dumpster is located in the rear parking lot.

The application indicates that proposal is to open a restaurant called "Silk II Bar & Grill", which would operate Sunday through Saturday from 12:00 P.M. until 12:30 A.M, and, if the requested Special Land Use Permit is approved, to extend the operating hours to 2:00 A.M. on Fridays and Saturdays.

IMPACT ANALYSIS

Section 7.4.6 of the DeKalb County Code states that the following criteria shall be applied in evaluating and deciding any application for a Special Land Use Permit.

A. Adequacy of the size of the site for the use contemplated and whether or not adequate land area is available for the proposed use including provision of all required yards, open space, off-street parking, and all other applicable requirements of the zoning district in which the use is proposed to be located:

Because late-night establishments typically generate greater-than-normal impacts on adjoining properties, it does not appear that there is adequate land area available for the proposed use. The site provides for the required 50-foot undisturbed buffer and screening fence on the east side of the property. However, the undisturbed area and fence do not appear to be adequate to buffer the adjoining residential properties from noise and activity that may occur in the parking lot in connection with operation of the proposed establishment until 2:00 A.M. on Fridays and Saturdays.

B. Compatibility of the proposed use with adjacent properties and land uses and with other properties and land uses in the district:

Operation of the proposed restaurant as a late-night establishment would be incompatible with adjoining residential properties because it is likely to generate negative impacts such as loitering, noise, and glare during night-time hours.

C. Adequacy of public services, public facilities, and utilities to serve the contemplated use:

There has been no indication that public services, facilities, and utilities would be inadequate to serve the proposed use.

D. Adequacy of the public street on which the use is proposed to be located and whether or not there is sufficient traffic carrying capacity for the proposed use, so as not to unduly increase traffic or create congestion in the area:

It appears that there is sufficient traffic carrying capacity on Candler Road and surrounding streets for the proposed use.

E. Whether or not existing land uses located along access routes to the site would be adversely affected by the character of the vehicles or the volume of traffic to be generated by the proposed use:

Operation of the proposed restaurant as a late-night establishment is expected to generate passenger vehicle traffic. Existing commercial land uses along Candler Road and other access routes to the site would not be adversely affected by the character or volume of this traffic.

F. Ingress and egress to the subject property and to all proposed buildings, structures, and uses thereon, with particular reference to pedestrian and automotive safety and convenience, traffic flow and control, and access in the event of fire or other emergency:

Staff of the Public Works Traffic Engineering Division has commented that plan and field reviews indicated “no problem that would interfere with traffic flow.”

G. Whether or not the proposed use would create adverse impacts upon any adjoining land use by reason of noise, smoke, odor, dust, or vibration that would be generated by the proposed use:

Experience has shown that the proposed late-night establishment is likely to generate noise that would negatively affect the use and usability of adjacent single-family properties.

H. Whether or not the proposed use would create adverse impacts upon any adjoining land use by reason of the hours of operation of the proposed use:

The extended operating hours of the proposed late-night establishment would make it incompatible with adjoining residential properties.

I. Whether or not the proposed use would create adverse impacts upon any adjoining land use by reason of the manner of operation of the proposed use:

Operation of the proposed late-night establishment would be incompatible with adjoining residential properties because it is likely to generate negative impacts such as loitering, noise, and glare during night-time hours.

J. Whether or not the proposed plan is otherwise consistent with the requirements of the zoning district classification in which the use is proposed to be located:

The property is consistent with the requirements of the C-1 and I-20 Overlay District, with the exception of the requirement for minimum 20-foot side yard setbacks. At 1.5 feet, the north side yard setback appears to be legally nonconforming.

K. Whether or not the proposed use is consistent with the policies of the comprehensive plan:

The proposed use may be considered consistent with the Commercial Redevelopment Corridor (CRC) policies of the 2035 Comprehensive Plan because it would occupy an existing, vacant commercial building in an established commercial corridor. However, the policies for this character area are general in nature. They do not specify the type of desired commercial development at specific locations and it may be argued that when all factors are taken into consideration, the proposed use is not what is contemplated by CRA policies. Moreover, the proposal conflicts with other Comprehensive Plan policies to protect stable residential neighborhoods.

L. Whether or not the proposed plan provides for all buffers and transitional buffer zones where required by the regulations of the district in which the use is proposed to be located:

The site provides for the required 50-foot undisturbed buffer along the adjoining R-75 district.

M. Whether or not there is adequate provision of refuse and service areas:

Existing refuse and service areas appear to be adequate for the proposed restaurant; however, use of the dumpster during extended late-night hours could disturb neighbors.

N. Whether the length of time for which the special land use permit is granted should be limited in duration:

Limitations on the duration of a special land use permit for a late-night establishment on the subject property would not mitigate negative impacts on adjoining residential properties and is not recommended.

O. Whether or not the size, scale, and massing of proposed buildings are appropriate in relation to the size of the subject property and in relation to the size, scale, and massing of adjacent and nearby lots and buildings:

Because no new buildings are proposed, this consideration is not applicable.

P. Whether the proposed plan would adversely affect historic building sites, districts, or archaeological resources:

No historic buildings, sites, districts, or archaeological resources are located on the site or on nearby properties.

Q. Whether the proposed use satisfies the requirements contained within the supplemental regulations for such special land use permit:

The proposed use satisfies the requirements contained in Section 4.2.32 of the Supplemental Regulations for Late Night Establishments.

R. Whether or not the proposed building as a result of its proposed height, would create a negative shadow impact on any adjoining lot or building:

Because no new buildings are proposed, this consideration is not applicable.

S. Whether the proposed use would be consistent with the needs of the neighborhood or of the community as a whole, be compatible with the neighborhood, and would not be in conflict with the overall objectives of the comprehensive plan:

Based on the submitted information, the proposed late-night establishment would be not be consistent with the needs of the neighborhood or of the community as a whole. It would not be compatible with the adjacent residential neighborhood.

Compliance with District Standards:

C-1 & I-20 OVD STANDARDS		REQUIRED/ALLOWED	PROVIDED/PROPOSED	COMPLIANCE
MIN. LOT AREA		20,000 sq. ft.	.71 acre (30,928 sq. ft.)	Yes
MIN. LOT WIDTH		100 ft.	125 feet	Yes
MAX. LOT COVERAGE		80%	(estimated) 80%	Yes
MIN. OPEN SPACE		5,000 – 39,999 sq. ft. of gross floor area – 10%	Estimated: 10%	Yes
MIN. TRANSITIONAL BUFFER		C-1: 50 feet; min. 6-ft. high fence required. I-20 OVD: 30 ft.	50 feet; 6-8 ft. high fence provided.	Yes
YARD SETBACKS	FRONT	(Arterials): 60 ft.	75 ft.	Yes
	INTERIOR SIDE	Min. 20 ft.	North side: 1.5 ft. South side: 20.5 ft.	The north side setback appears to be legally nonconforming.
	SIDE – CORNER LOT	Not applicable.	Not applicable.	Not applicable.
	REAR	Min. 30 ft.	136 ft.	Yes
PARKING		Min. one space/300 s.f. = 20 spaces; Max. one space/150 s.f. = 50 spaces	40 spaces	Yes

C-1 & I-20 OVD STANDARDS	REQUIRED/ALLOWED	PROVIDED/PROPOSED	COMPLIANCE
MAX. BLDG. HEIGHT WITHOUT SLUP	2 stories and 35 ft.	1 story	Yes
TRANS'L. HEIGHT PLANE (Required on properties on exterior boundary of I-20 OVD)	Not applicable – no new construction proposed.	Not applicable.	Not applicable.

QUALITY OF LIFE METRICS

OPEN SPACE – Unknown; property was developed before adoption of open space requirement in 2015 and may be legally non-conforming.

LINEAR FT. OF NEW SIDEWALK AND/OR TRAILS – 125 linear feet of existing sidewalk along property frontage.

STAFF RECOMMENDATION: DENIAL.

Operation of the proposed restaurant as a late-night establishment would be incompatible with adjoining residential properties because it is likely to generate negative impacts such as loitering, noise, and glare during night-time hours. The existing buffer and privacy fence on the eastern side of the property do not appear to be adequate to buffer adjoining residential properties from these impacts. The Commercial Redevelopment Corridor policies of the 2035 Comprehensive Plan do not appear to definitively support the proposed use at the proposed location. Moreover, the proposal conflicts with other Comprehensive Plan policies to protect stable residential neighborhoods. Therefore, the Department of Planning and Sustainability recommends “Denial”.

Attachments:

1. Department and Division Comments
2. Board of Health Comments
3. Board of Education Comments
4. Application
5. Site Plan
6. Zoning Map
7. Aerial Photograph
8. Site Photographs

NEXT STEPS

Following an approval of this zoning action, one or several of the following may be required:

- **Land Disturbance Permit** *(Required for of new building construction on non-residential properties, or land disturbance/improvement such as storm water detention, paving, digging, or landscaping.)*
- ✓ **Building Permit** *(New construction or renovation of a building (interior or exterior) may require full plan submittal or other documentation. Zoning, site development, watershed and health department standards will be checked for compliance.)*
- ✓ **Certificate of Occupancy** *(Required prior to occupation of a commercial or residential space and for use of property for a business. Floor plans may be required for certain types of occupants.)*
- **Plat Approval** *(Required if any parcel is being subdivided, re-parceled, or combined. Issued “administratively”; no public hearing required.)*
- **Sketch Plat Approval** *(Required for the subdivision of property into three lots or more. Requires a public hearing by the Planning Commission.)*
- ✓ **Overlay Review** *(Required review of development and building plans for all new construction or exterior modification of building(s) located within a designated overlay district.)*
- **Historic Preservation** *(A Certificate of Appropriateness is required for any proposed changes to building exteriors or improvements to land when located within the Druid Hills or the Soapstone Geological Historic Districts. Historic Preservation Committee public hearing may be required.)*
- **Variance** *(Required to seek relief from any development standards of the Zoning Ordinance. A public hearing and action by the Board of Appeals are required for most variances.)*
- **Minor Modification** *(Required if there are any proposed minor changes to zoning conditions that were approved by the Board of Commissioners. The review is administrative if the changes are determined to be minor as described by Zoning Code.)*
- **Major Modification** *(Required submittal of a complete zoning application for a public hearing if there are any proposed major changes to zoning conditions that were approved by the Board of Commissioner for a prior rezoning.)*
- ✓ **Business License** *(Required for any business or non-residential enterprise operating in Unincorporated DeKalb County, including in-home occupations).*
- ✓ **Alcohol License** *(Required permit to sell alcohol for consumption on-site or packaged for off-site consumption. Signed and sealed distance survey is required. Background checks will be performed.)*

Each of the approvals and permits listed above requires submittal of application and supporting documents, and payment of fees. Please consult with the appropriate department/division.

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DEKALB COUNTY GOVERNMENT PLANNING DEPARTMENT DISTRIBUTION FORM

NOTE: PLEASE RETURN ALL COMMENTS VIA EMAIL OR FAX TO EXPEDITE THE PROCESS TO
MADOLYN SPANN MSPANN@DEKALBCOUNTYGA.GOV OR JOHN REID JREID@DEKALBCOUNTYGA.GOV

COMMENTS FORM: PUBLIC WORKS TRAFFIC ENGINEERING

Case No.: SLUP-19-1235320 Parcel I.D. #: 15-151-05-017

Address: 2076
Candler Rd
Decatur, GA.

Adjacent Roadway (s):

_____	_____
_____	_____
(classification)	(classification)
Capacity (TPD) _____	Capacity (TPD) _____
Latest Count (TPD) _____	Latest Count (TPD) _____
Hourly Capacity (VPH) _____	Hourly Capacity (VPH) _____
Peak Hour. Volume (VPH) _____	Peak Hour. Volume (VPH) _____
Existing number of traffic lanes _____	Existing number of traffic lanes _____
Existing right of way width _____	Existing right of way width _____
Proposed number of traffic lanes _____	Proposed number of traffic lanes _____
Proposed right of way width _____	Proposed right of way width _____

Please provide additional information relating to the following statement.

According to studies conducted by the Institute of Traffic Engineers (ITE) 6/7TH Edition (whichever is applicable), churches generate an average of fifteen (15) vehicle trip end (VTE) per 1,000 square feet of floor area, with an eight (8%) percent peak hour factor. Based on the above formula, the _____ square foot place of worship building would generate _____ vehicle trip ends, with approximately _____ peak hour vehicle trip ends.

Single Family residence, on the other hand, would generate ten (10) VTE's per day per dwelling unit, with a ten (10%) percent peak hour factor. Based on the above referenced formula, the _____ (Single Family Residential) District designation which allows a maximum of _____ units per acres, and the given fact that the project site is approximately _____ acres in land area, _____ daily vehicle trip end, and _____ peak hour vehicle trip end would be generated with residential development of the parcel.

COMMENTS:

<u>PLANS AND field REVIEWED. NO problem that would</u>
<u>INTERFERE with Traffic flow.</u>

Signature: Jerry White

DeKalb County Board of Health

404.508.7900 • www.dekalbhealth.net

12/21/2018

N.13

SLUP-19-1235315 2018-3072 15-040-05-018

3004 KENVILLE LN, DECATUR, GA 30034

Amendment

- Please see general comments.



N.14

SLUP-19-1235320 2018-3073 MLFURMAN Commission 03 Super District: 07
15-151-05-017

2076 CANDLER RD, DECATUR, GA 30032

Amendment

- Please review general comments.

N.15

Z-19-1235327 2018-3074 04 15-219-01-007; 15-219-01-008; 15-219-01-009;
15-219-01-010; 15-219-01-011

3756 COVINGTON HWY, DECATUR, GA 30032

Amendment

- Septic installed on 08/25/1983. Review general comments.

N.16

Z-19-1242964 2018-3075 16-197-03-015

1746 PLEASANT HILL TRL, LITHONIA, GA 30058

Amendment

- Please review general comments.



12/21/2018

To: Ms. Madolyn Spann, Planning Manager
Mr. John Reid, Senior Planner
From: Ryan Cira, Environmental Health Manager
Cc: Alan Gaines, Technical Services Manager
Re: Rezone Application Review

General Comments:

DeKalb County Health Regulations prohibit use of on-site sewage disposal systems for

- multiple dwellings
- food service establishments
- hotels and motels
- commercial laundries
- funeral homes
- schools
- nursing care facilities
- personal care homes with more than six (6) clients
- child or adult day care facilities with more than six (6) clients
- residential facilities containing food service establishments

If proposal will use on-site sewage disposal, please contact the Land Use Section (404) 508-7900.

Any proposal, which will alter wastewater flow to an on-site sewage disposal system, must be reviewed by this office prior to construction.

This office must approve any proposed food service operation or swimming pool prior to starting construction.

Public health recommends the inclusion of sidewalks to continue a preexisting sidewalk network or begin a new sidewalk network. Sidewalks can provide safe and convenient pedestrian access to a community-oriented facility and access to adjacent facilities and neighborhoods.

For a public transportation route, there shall be a 5ft. sidewalk with a buffer between the sidewalk and the road. There shall be enough space next to sidewalk for bus shelter's concrete pad installation.

Since DeKalb County is classified as a Zone 1 radon county, this office recommends the use of radon resistant construction.



404.371.2155 (o)
404.371.4556 (f)
DeKalbCountyGa.gov

Clark Harrison Building
330 W. Ponce de Leon Ave
Decatur, GA 30030

DEPARTMENT OF PLANNING & SUSTAINABILITY

SPECIAL LAND USE PERMIT APPLICATION

Amendments will not be accepted after 5 working days after the filing deadline.

Date Received: _____

Application No: SLUP-19-1235320

APPLICANT NAME: BARRY HAYDEN

Daytime Phone: (770) 780-5446

E-Mail: Silk2bar.grill@gmail.com

Mailing Address: 4270 IVY RUN ELLENWOOD, GA 30294

Owner Name: JAMES POPE

(If more than one owner attach contact information for each owner)

Daytime Phone: (470) 601-2193

E-Mail: Silk2bar.grill@gmail.com

Mailing Address: 550 MARTIN RD, STN MTN, GA 30058

SUBJECT PROPERTY ADDRESS OR LOCATION: 2076 CANDLER RD

DECATUR, GA 30032

DeKalb County, GA, _____

Parcel ID: 15-151-05-017 Acreage or Square Feet: 7K Sq Ft Commission District 3+7

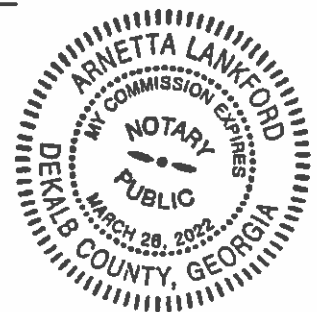
Existing Zoning: C-1 Proposed Special Land Use (SLUP) LATE NIGHT

I hereby authorize the staff of the Planning and Sustainable Department to inspect the property that is the subject of this application.

Owner: / Agent: _____ Signature of Applicant Barry Hayden

Printed Name of Applicant: Barry Hayden

Notary Signature and Seal:



Letter of Application



To Whom It May Concern:

From: James Pope and Barry Hayden

This letter is to inform you that we plan to open Silk II Bar & Grill a for profit establishment located at 2076 Candler Rd, Decatur, GA 30032.

Our hours of operations will be Sunday thru Saturday, from 12 pm till 12:30 am, pending approved SLUP for late night entertainment until 2:00 am on Fridays and Saturdays.

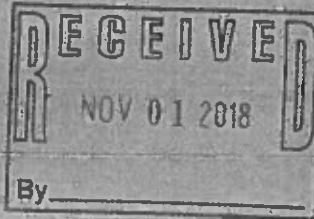
Respectfully,


Management



Criteria: Sec. 27-873. Special land use permits; criteria answers: Silk II Bar & Grill

- A. Yes this space is adequate for our restaurant; it has adequate parking and has been used in this compactly before.
- B. Compatibility with the other properties, yes.
- C. Yes we have adequate public services, facilities and utilities.
- D. Yes, the streets are adequate for our use and we are in a strip plaza and won't be a problem with traffic.
- E. No the existing land will not be affected by our business; our site has been used in this capacity in the past.
- F. Yes, there is adequate space for emergency vehicles, pedestrian and automotive traffic flow.
- G. No, we will not propose a threat or adverse impact on any adjoining land. Property used in this capacity in the past.
- H. No we will not create adverse impact with our hours of operations. We will be in compliance with all DeKalb County laws and regulations. We applied for SLUP for late night hours.
- I. No adverse impacts with the adjoining land use, again location used in this manner in the past.
- J. We will get all plans reviewed and approved by the Zoning department.
- K. We will stay compliant with the Comprehensive Plan given to us by DeKalb County.
- L. We will operate within all required buffer and transitional buffer zones required by the district.
- M. We reserve the right to refuse service.
- N. Yes, we will comply within the time frame allotted for the special land use permit.
- O. Yes, we will provide adequate drawings of the land and restaurant.
- P. No, our location will not affect historic buildings, sites or archaeological resources.
- Q. Yes, our location meets the requirements contained within the Supplemental Regulations for such special land use permit.
- R. No, the building will not create a negative shadow impact on any adjoining lot or building.
- S. Yes, the use will be consistent with the needs of the neighborhood and the community. No, the use will not conflict with the overall objectives of the comprehensive plan.



Decatur, GA 30030

www.dekalbcountyga.gov

Andrew A. Baker, AICP
Director

Chief Executive Officer
Michael Thurmond

Letter of Entertainment

READ ALL INSTRUCTIONS BEFORE COMPLETING THIS FORM

- 1. Both the tenant and property owner are required to sign the form.
2. All signatures must be original. Fax and Xerox signatures are not acceptable.
3. Both signatures must be individually notarized (two seals, two stamps, etc.).
4. *Agents (holding companies, property managers, attorneys, etc.) signer for property owner must attach any and all documentation necessary to prove they have authorization to act on behalf of the owner. Failure to provide such information will delay approval of all permits and licenses necessary to open this business.

DEPARTMENT USE ONLY
TAXID# _____
AP# _____

Current Name of Business: Silk 2 Bar + Grill
Previous Name of Business: Same
Address of Business: 5910 Fairview RD; Lithia Springs, GA 30038
Business Contact Number: (770) 480-5446

EACH OF THE FOLLOWING QUESTIONS MUST BE ANSWERED COMPLETELY:

- 1. Is this establishment providing Hookah Services? Yes [] No [X]
2. Is this Letter of Entertainment request for a New Establishment [] or Renewal for an existing Establishment? []
3. Is this a sit down restaurant that only serves food (No Alcohol)? Yes [] No [X]
4. Is this establishment a restaurant serving food and alcohol (beer, wine, and alcohol) no later than 12:30 a.m.? Yes [] No [X]

Definition of Restaurant: An establishment where food and drink are prepared, served, and consumed primarily within the principal building.

- 5. Is this a late-night establishment? Yes [X] No []
Definition of Late Night Establishment: Any establishment licensed to dispense alcoholic beverages for consumption on premises where such establishment is open for use by patrons beyond 12:30 a.m.

- 6. Is this establishment a nightclub with dancing and musical entertainment? Yes [] No [X]
Definition of Nightclub: A commercial establishment dispensing alcoholic beverages for consumption on the premises and in which dancing and musical entertainment is allowed.

- 7. Is this an "Adult Entertainment" establishment as defined by the DeKalb County Zoning and Adult Entertainment licensing and alcohol beverage ordinances? Yes [] No [X]
8. Has a Special Land Use Permit (SLUP) been approved for this establishment? Yes [] No [X] PENDING

- 9. Are you permitted to sell alcohol on Sunday? Yes [X] No []
Licensed establishments deriving a minimum of sixty (60) percent of their total annual gross food and beverage sale from the sale of prepared meal or food are authorized to apply for a Sunday sales permit to sell and serve distilled spirits by the drink from 12:30 pm on a Sunday until 2:00a.m. of the following Monday

- 10. Hours of sale and operation: A.) Monday through Wednesday hours are from 9:00a.m. until 2:00 a.m.
B.) Thursday through Saturday hours are from 9:00a.m. until 2:30a.m.
C.) Sunday hours are from 12:30 p.m. until 2:00a.m.

Operation hours cannot exceed time permitted by the Alcohol Licensing Ordinance in chapter 4 of the DeKalb Code.

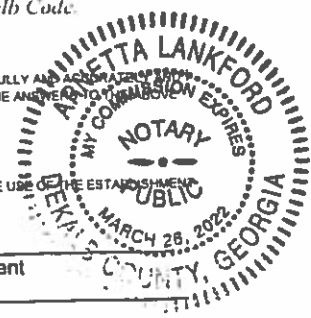
I, THE UNDERSIGNED, DO HEREBY SWEAR OR AFFIRM, UNDER PENALTY OF PERJURY THAT I HAVE ANSWERED THE ABOVE QUESTIONS AND STATEMENTS TRUTHFULLY AND ACCURATELY AND UNDERSTAND THAT THE BUILDING PERMIT(S) AND CERTIFICATE(S) OF OCCUPANCY ISSUED IN RELATION TO THIS "ENTERTAINMENT STATEMENT" ARE CONDITIONED ON THE ANSWERS TO THE ABOVE QUESTIONS AND STATEMENTS.

I, THE UNDERSIGNED AFFIRM THAT THE BUSINESS OPERATING NAME IS THE AS THE NAME REFERENCED ON ALL COUNTY APPLICATIONS

I ALSO UNDERSTAND THAT SHOULD I, IN THE FUTURE, OFFER ANY USE NOT EXPRESSLY PERMITTED BY THE DEKALB COUNTY CODE OR STATE LAW AND/OR CHANGE THE USE OF THE ESTABLISHMENT FROM THE APPROVED PERMITTED USE, THAT MY CERTIFICATE OF OCCUPANCY SHALL BE IMMEDIATELY NULL AND VOID.

Sworn to and subscribed before me this 1 day of November 29, 2018
Notary Public

Sign [Signature]
Tenant or authorized agent
(Print/Type name) Barry Baker



Sworn to and subscribed before me this _____ day of _____ 20____
Notary Public

Sign _____
Property owner or authorized agent
(Print/Type name) _____

