



## **DeKalb County Department of Planning & Sustainability**

**330 Ponce De Leon Avenue, Suite 300**

**Decatur, GA 30030**

**(404) 371-2155 / [www.dekalbcountyga.gov/planning](http://www.dekalbcountyga.gov/planning)**

**Planning Commission Hearing Date: November 5, 2020**

**Board of Commissioners Hearing Date: November 19, 2020**

### **STAFF ANALYSIS**

**Case No.:** SLUP-20-1244121 **Agenda #:** N. 1

**Location/Address:** 5797 Marbut Road, Lithonia, GA **Commission District:** 5 **Super District:** 7

**Parcel ID(s):** 16-070-08-039

**Request:** Special Land Use Permit (SLUP) to operate a Child Caring Institution for teenage mothers in an MR-1 (Medium Density Residential-1) District, in accordance with Chapter 27, Article 4, Table 4.1 Use Table and Section 4.2.41 Supplemental Regulations of the DeKalb County Code.

**Property Owner(s):** Halim Najib

**Applicant/Agent:** Halim Najib

**Acreage:** .29 (12,643 square feet)

**Existing Land Use:** A single-family detached house

**Surrounding Properties:** To the north and northeast: wooded, undeveloped land (R-100 & RSM); to the east, southeast, south, southwest, and west: single-family residential (MR-1)

**Comprehensive Plan:** Suburban ☒ Consistent ☐ Inconsistent

<b>Proposed Units:</b> One	<b>Existing Units:</b> One
<b>Proposed Lot Coverage:</b> no increase proposed	<b>Existing Lot Coverage:</b> (estimate) 20%

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: \_\_\_\_\_

APPLICANT NAME: Halim Najib

Daytime Phone: 470-231-9383 E-Mail: info@gotlanguages.com

Mailing Address: 3035 Stone Mt. St. 1851 Lithonia, Ga. 30058

Owner Name: Halim Najib

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

Daytime Phone: 470-231-9383 E-Mail: info@gotlanguages.com

Mailing Address: 3035 Stone Mt. St. 1851 Lithonia, Ga. 30058

SUBJECT PROPERTY ADDRESS OR LOCATION: 5797 Marbut Rd.  
Lithonia DeKalb County, GA, 30058

Parcel ID: 1407008039 Acreage or Square Feet: 2137sqft Commission Districts 5

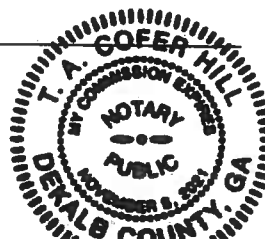
Existing Zoning: MK1 Proposed Special Land Use (SLUP) ☒

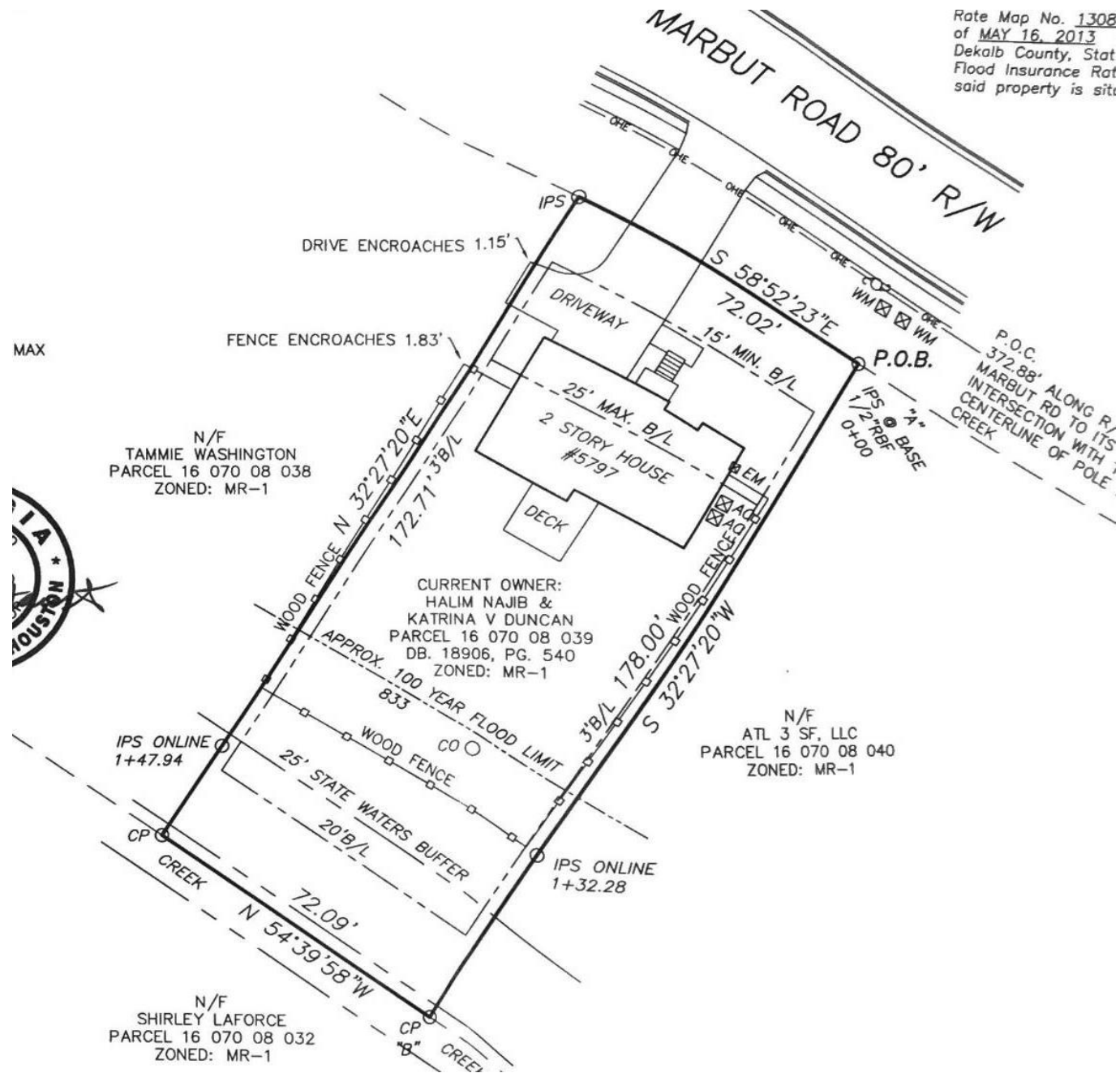
I hereby authorize the staff of the Planning and Sustainable Department to inspect the property that is the subject of this application.

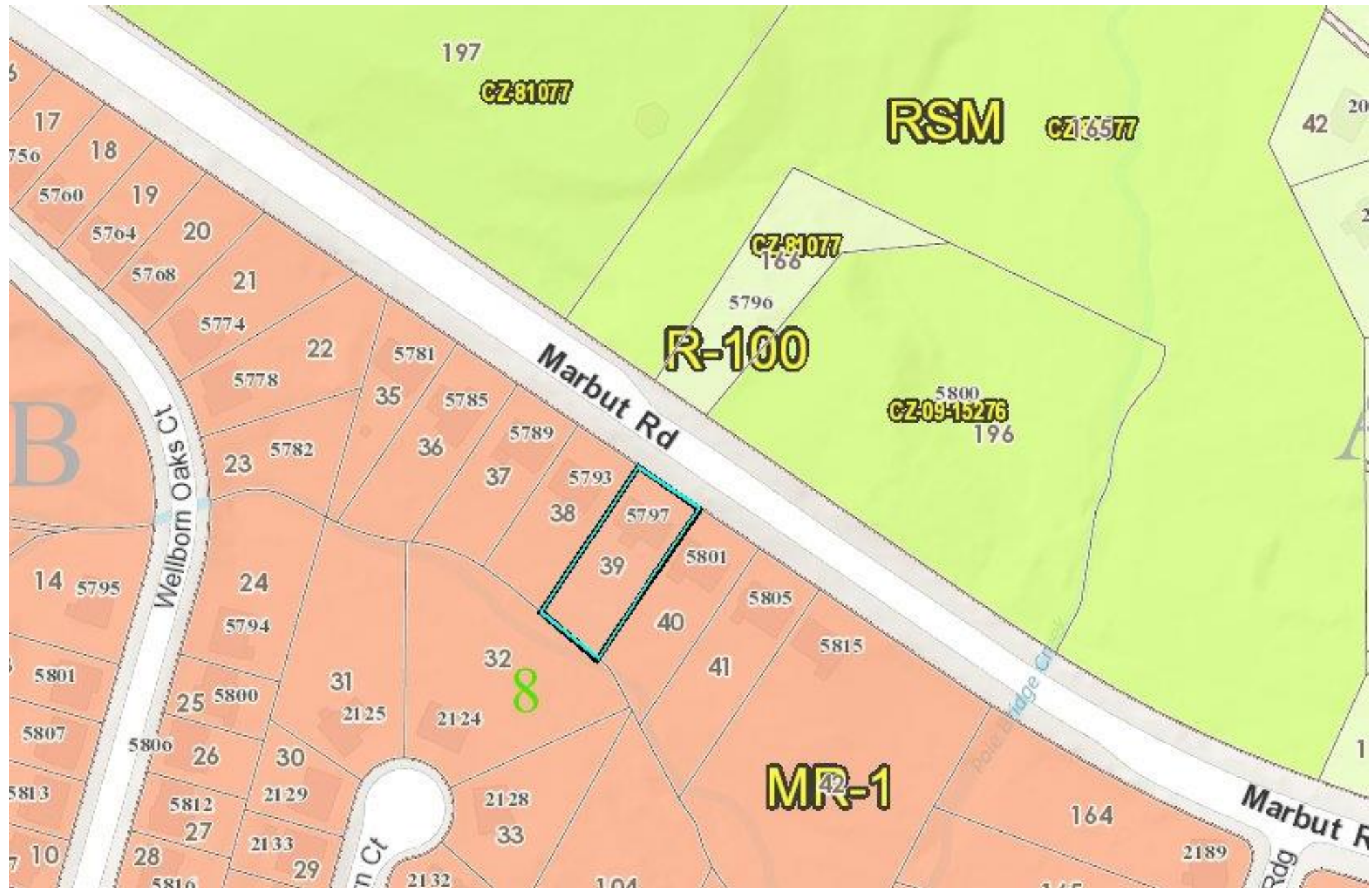
Owner: \_\_\_\_\_ Agent: \_\_\_\_\_ Signature of Applicant

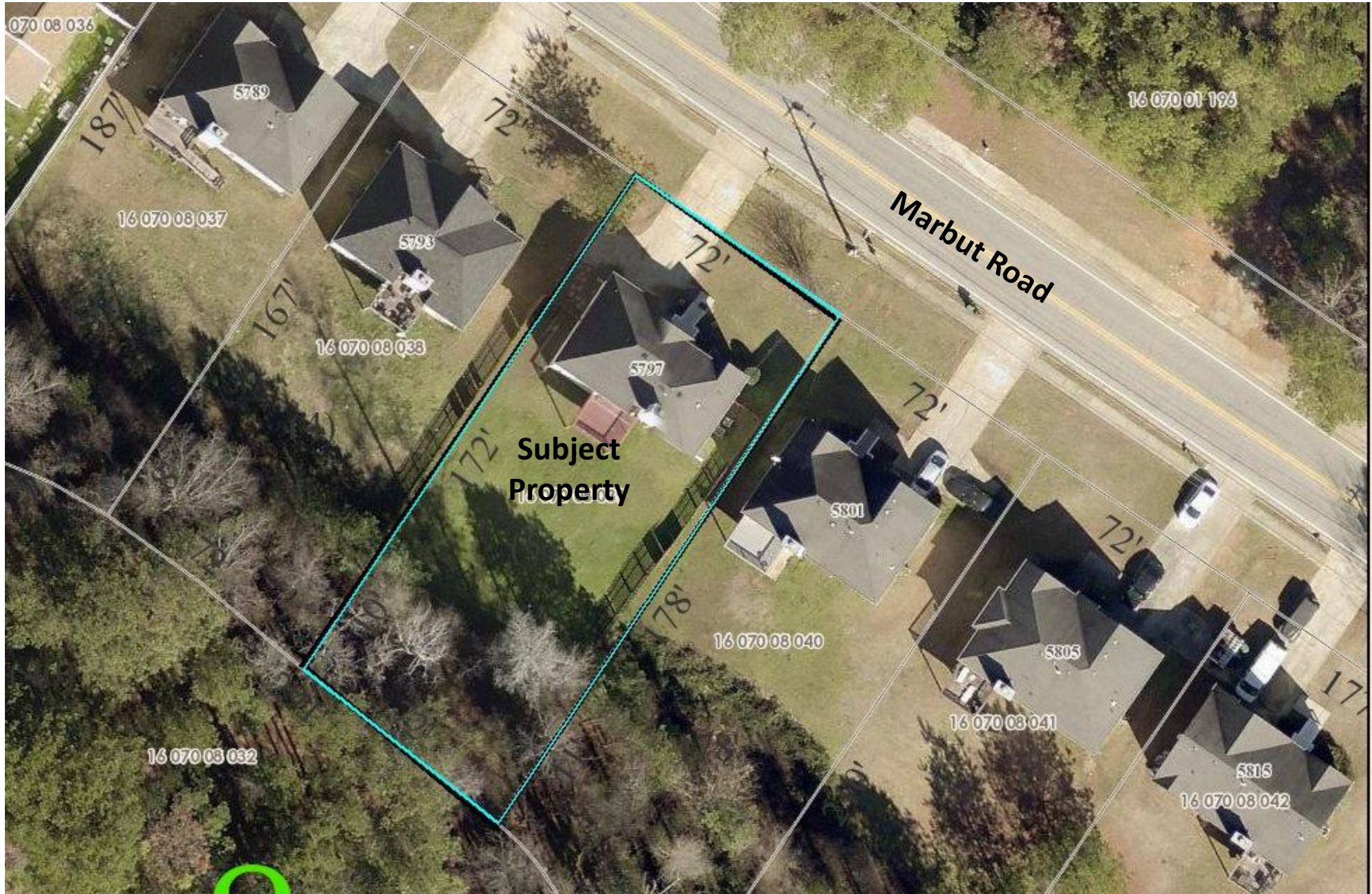
Printed Name of Applicant: \_\_\_\_\_

Notary Signature and Seal: \_\_\_\_\_











Subject Property



**(left) Subject and adjoining properties to the north.**



**(right) Subject and adjoining properties to the south.**