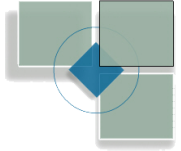




Lee May  
Interim Chief Executive Officer

## DeKalb County Department of Planning & Sustainability

330 Ponce De Leon Avenue, Suite 500  
Decatur, GA 30030  
(404) 371-2155 / [plandev@dekalbcountyga.gov](mailto:plandev@dekalbcountyga.gov)



**Planning Commission Hearing Date: January 4, 2022, 5:30 P.M.**  
**Board of Commissioners Hearing Date: January 27, 2022, 5:30 P.M.**

### STAFF ANALYSIS

**Case No.:** SLUP-22-1245321 **Agenda #:** N. 5

**Location/Address:** 3644 Memorial Drive, Decatur, GA **Commission District:** 3 **Super District:** 7

**Parcel ID:** 15-217-04-024

**Request:** Special Land Use Permit to allow a drive-through car wash in a C-1 (Local Commercial) District.

**Property Owner:** Joseph Burke/Atlantic Development Partners

**Applicant/Agent:** Harold Buckley, Jr. for Caliber Car Wash

**Acreage:** 1.44

**Existing Land Use:** Vacant, paved

**Surrounding Properties:** **North:** Avondale Estates; single-family residential use **South:** You Store-It Storage Facility (C-1) **East:** You Store-It Storage Facility (C-1) **West:** Walmart (MU-4) **Northeast:** Avondale Estates; single-family residential use **Northwest:** DeKalb School of the Arts (R-75) **Southeast:** You Store-It Storage Facility (C-1) **Southwest:** NAPA Auto Parts Store (C-1)

**Comprehensive Plan:** Town Center **Consistent** ☒ **Inconsistent** ☐

<b>Proposed Building Square Ft.:</b> 4,381	<b>Existing Building Square Feet:</b> None
<b>Proposed Lot Coverage:</b> information not provided	<b>Existing Lot Coverage:</b> 79.5%

DEPARTMENT OF PLANNING & SUSTAINABILITY

**SPECIAL LAND USE PERMIT APPLICATION**

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

Date Received: \_\_\_\_\_ Application No.: \_\_\_\_\_

**APPLICANT NAME:** Harold Buckley, Jr for Caliber Car Wash

Daytime Phone #: 404-853-5050 Fax #: 404-853-1812

Mailing Address: 2849 Paces Ferry Road, Suite 700. Atlanta GA 30339

E-mail: hbuckley@wbilegal.com

**OWNER NAME:** Joseph Burke/Atlantic Development Partners (If  
more than one owner, attach contact information for each owner)

Daytime Phone #: 770-490-7449 Fax #: \_\_\_\_\_

Mailing Address: 1298 Concord Road, Smyrna GA 30080

E-mail: jburke@atlanticdevelopmentpartners.com

**SUBJECT PROPERTY ADDRESS OR LOCATION:** 3644 Memorial Drive

Decatur, DeKalb County, GA, 30032

District(s): 15 Land Lot(s): 217 Block(s): 04 Parcel(s): 24

Acreage or Square Feet: 1.44 ac Commission District(s): 3 Existing Zoning: C-1

Proposed Special Land Use (SLUP): Drive-thru car wash

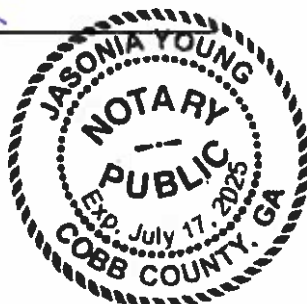
I hereby authorize the staff of the Planning and Development Department to inspect the property that is the subject of this application.

Owner: \_\_\_\_\_ Agent: ☒ Signature of Applicant: Harold Buckley Jr.  
(Check One)

Printed Name of Applicant: Harold Buckley, Jr

Notary Signature and Seal:

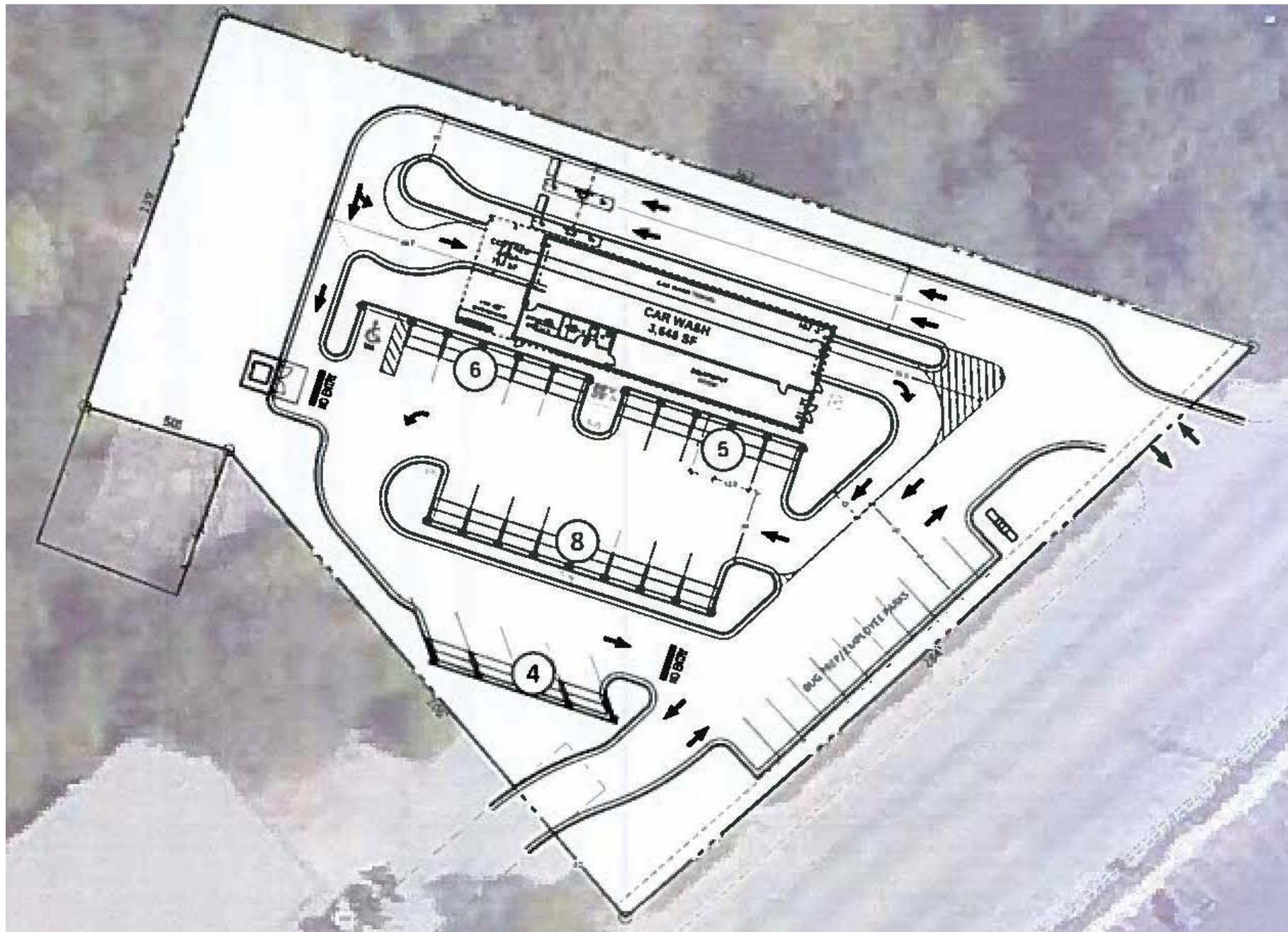
Jasonia Young



N. 4 CZ-22-1245320

N. 5 SLUP-22-1245321

## Site Plan

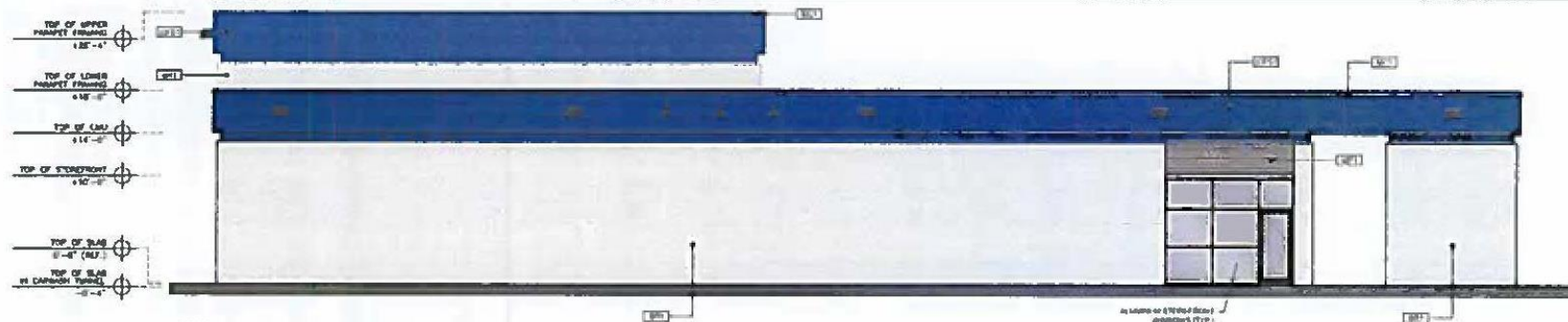




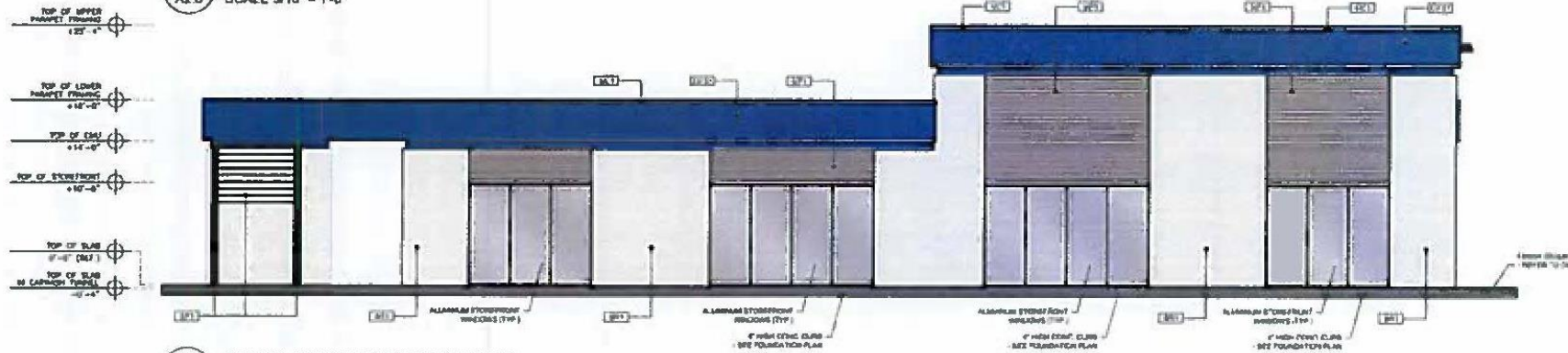
N. 4 CZ-22-1245320

N. 5 SLUP-22-1245321

# Elevations



1 NORTH (LEFT SIDE) ELEVATION  
A2.0 SCALE 3/16" = 1'-0"

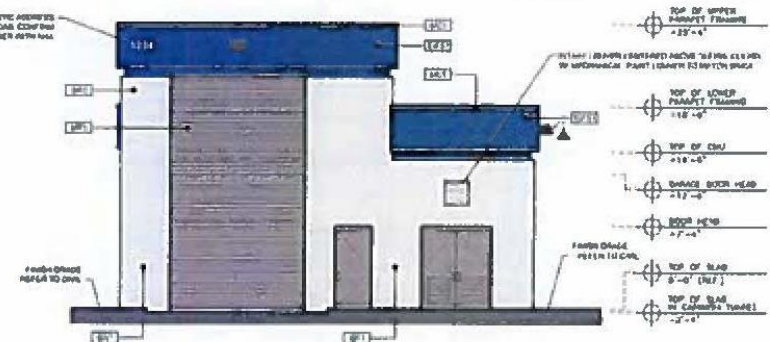


2 SOUTH (RIGHT SIDE) ELEVATION  
A2.0 SCALE 3/16" = 1'-0"

NAME	DESCRIPTION	DATE
W1	WALL	1/1/20
W2	WALL	1/1/20
W3	WALL	1/1/20
W4	WALL	1/1/20
W5	WALL	1/1/20
W6	WALL	1/1/20
W7	WALL	1/1/20
W8	WALL	1/1/20
W9	WALL	1/1/20
W10	WALL	1/1/20
W11	WALL	1/1/20
W12	WALL	1/1/20
W13	WALL	1/1/20
W14	WALL	1/1/20
W15	WALL	1/1/20
W16	WALL	1/1/20
W17	WALL	1/1/20
W18	WALL	1/1/20
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W96	WALL	1/1/20
W97	WALL	1/1/20
W98	WALL	1/1/20
W99	WALL	1/1/20
W100	WALL	1/1/20



3 WEST (FRONT) ELEVATION  
A2.0 SCALE 3/16" = 1'-0"

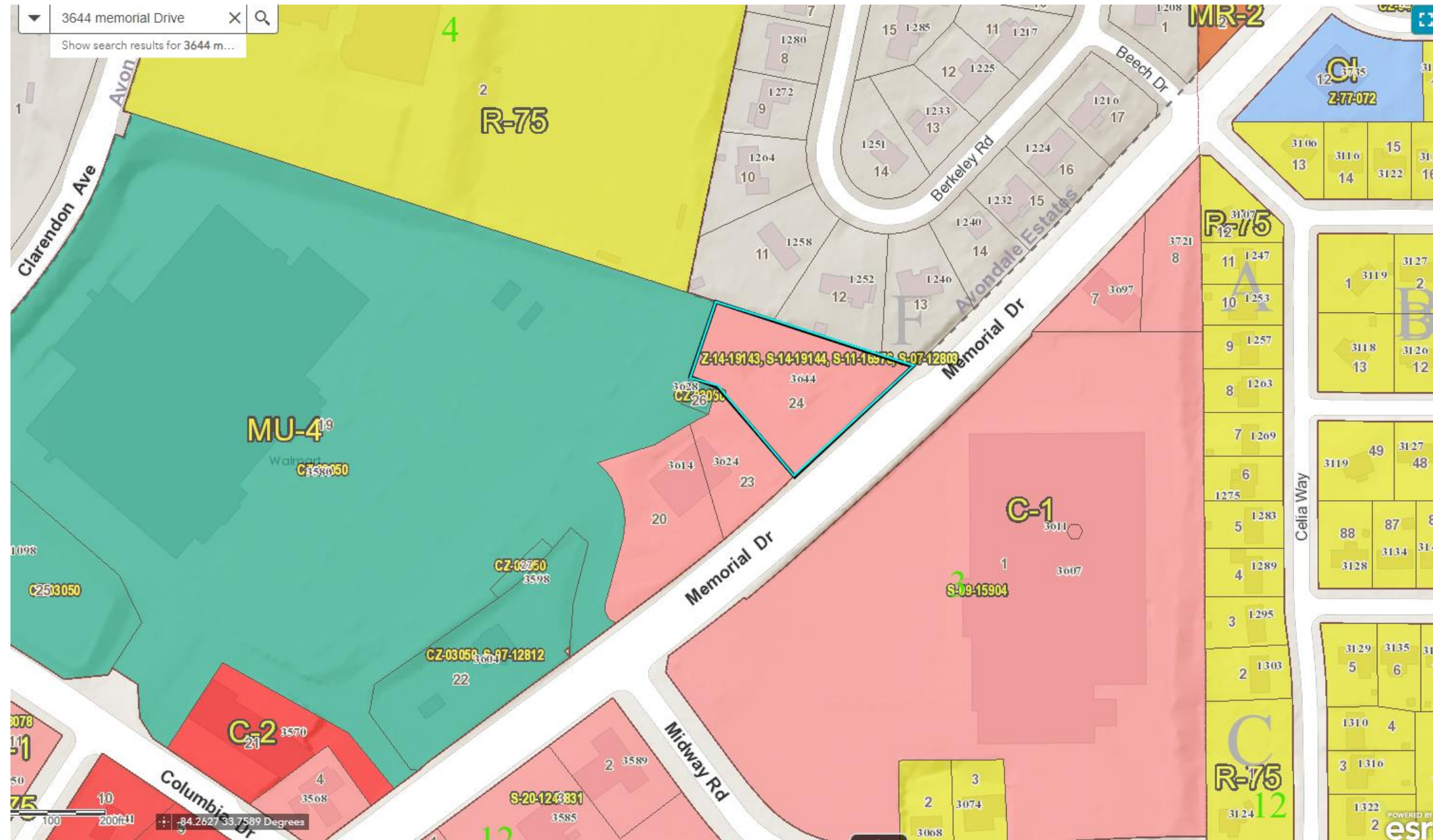


4 EAST (REAR) ELEVATION  
A2.0 SCALE 3/16" = 1'-0"

N. 4 CZ-22-1245320

N. 5 SLUP-22-1245321

# Zoning Map

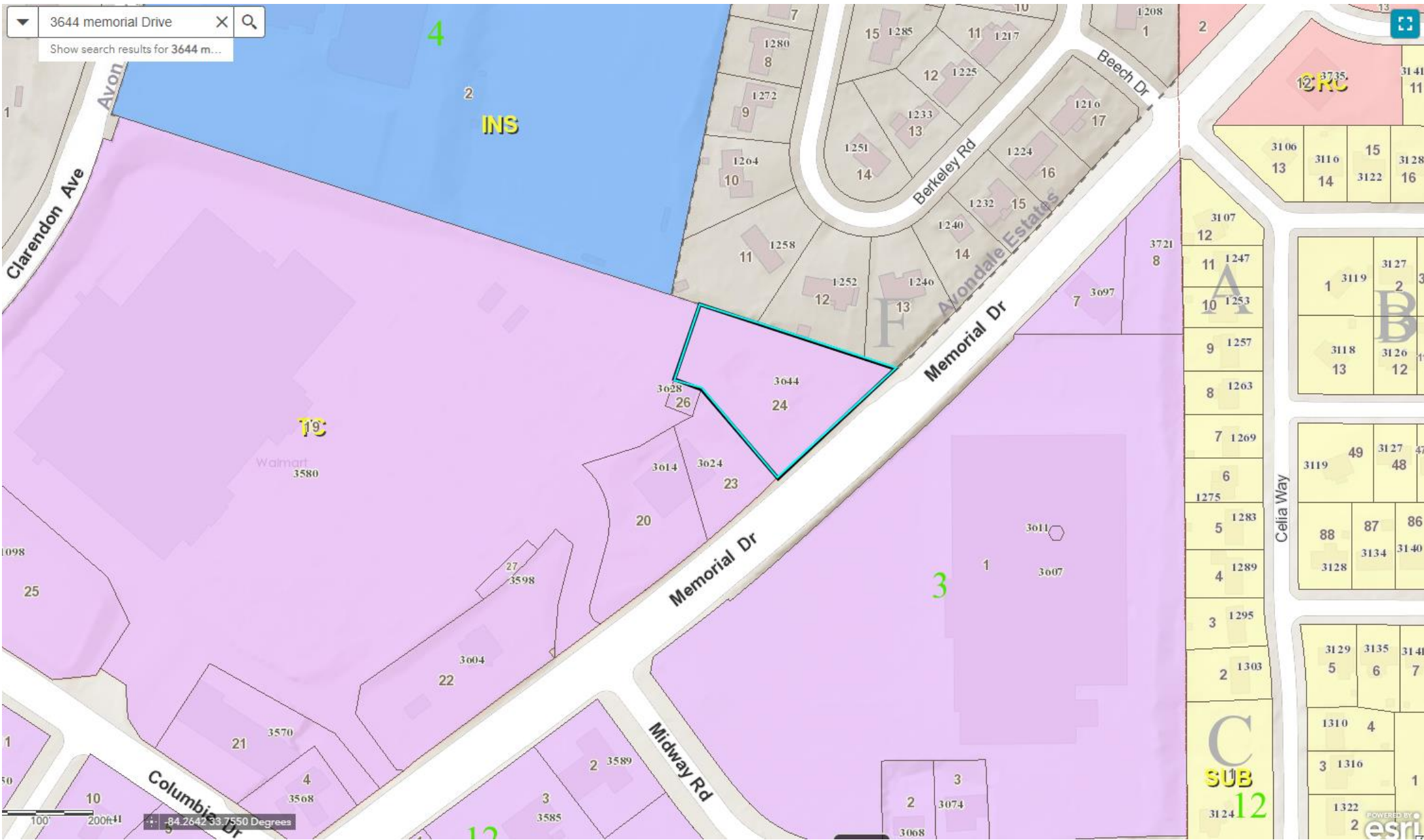




N. 4 CZ-22-1245320

N. 5 SLUP-22-1245321

# Land Use Map

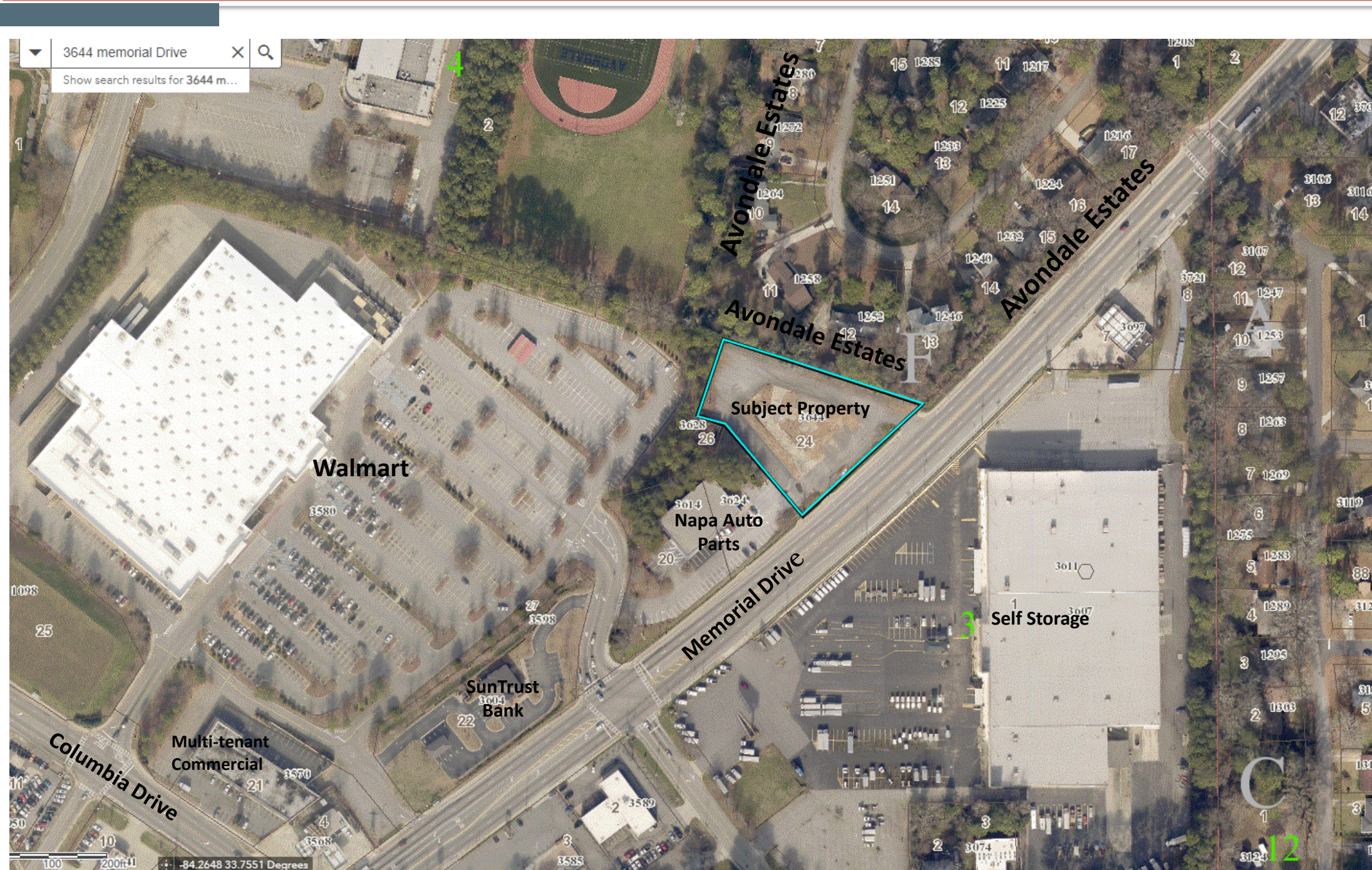




N. 4 CZ-22-1245320

N. 5 SLUP-22-1245321

Aerial View





N. 4 CZ-22-1245320  
N. 5 SLUP-22-1245321

## Site Photos



(left) Subject property, facing north from Memorial Drive.



(right) Subject property, facing northeast towards Avondale Estates.