

Public Hearing: YES NO

Department: Planning & Sustainability

SUBJECT:

COMMISSION DISTRICT(S): Commission District 03 Super District 07

Application of DR Horton Inc c/o Battle Law PC to rezone from R-75 (Residential Medium Lot) District to RSM (Small Lot Res. Mix) to allow for single-family attached townhomes, at 3401 Rainbow Drive.

(Applicant has requested withdrawal of this application).

PETITION NO: N2. Z-22-1245770 (2022-1732)

PROPOSED USE: Single-family, attached townhomes.

LOCATION: 3401 Rainbow Drive, Decatur, Georgia 30034

PARCEL NO. : 15-123-02-066

INFO. CONTACT: Rachel Bragg, Zoning Administrator

PHONE NUMBER: 404-371-2155

PURPOSE:

Application of DR Horton Inc c/o Battle Law PC to rezone from R-75 (Residential Medium Lot) District to RSM (Small Lot Res. Mix) to allow for single-family attached townhomes. The property is located on the southeast Corner of Rainbow Drive and Columbia Drive at 3401 Rainbow Drive in Decatur, Georgia The property has approximately 374 feet of frontage along Rainbow Drive and 756 feet of frontage along Columbia Drive and contains 7.23 acres.

RECOMMENDATION:

COMMUNITY COUNCIL: Withdrawal without prejudice.

PLANNING COMMISSION: Pending.

PLANNING STAFF: Withdrawal without Prejudice.

STAFF ANALYSIS: Applicant has requested to withdraw this rezoning application. Staff supports the withdrawal.

PLANNING COMMISSION VOTE: Pending.

COMMUNITY COUNCIL VOTE/RECOMMENDATION: Withdrawal without prejudice 9-0-0, per the Applicant's request.



DeKalb County Department of Planning & Sustainability

178 Sams Street,
Decatur, GA 30030

(404) 371-2155 / www.dekalbcountyga.gov/planning

Planning Commission Hearing Date: July 12, 2022, 5:30 P.M.
Board of Commissioners Hearing Date: July 28, 2022, 5:30 P.M.

STAFF ANALYSIS

Case No.:	Z-22-1245770	Agenda #: N2.	
Location/Address:	3401 Rainbow Drive Decatur, GA 30034	Commission District: 03 Super District: 07	
Parcel ID(s):	15 123 02 066		
Request:	Rezone from R-75 (Residential Medium Lot) District to RSM (Small Lot Res. Mix) to allow for single-family attached townhomes.		
Property Owner(s):	The Estate of David Olson (John Stephen Olson), Heirs Known and Unknown		
Applicant/Agent:	DR Horton Inc c/o Battle Law PC		
Acreage:	7.02 acres		
Existing Land Use:	R-75-Single-family residential		
Surrounding Properties:	R-75-Single-family residential		
Comprehensive Plan:	Suburban	<input checked="" type="checkbox"/>	Consistent <input type="checkbox"/> Inconsistent
Proposed Density: 7.7 units/acre	Existing Density: Unknown		
Proposed Units: 56 units	Existing Units: Unknown		
Proposed Open Space: 42%	Existing Open Space: Unknown		

STAFF RECOMMENDATION: WITHDRAWAL. Applicant has requested to withdraw this rezoning application.



Battle Law

6/8/2022

VIA: EMAIL

Z-22-1245472

ATTN: Brandon White (blwhite@dekalbcountyga.gov)

Mr. White:

On behalf of the Applicant for the proposed rezoning for property located at 3401 Rainbow Drive and bearing the case number Z-22-1245770, I respectfully request to withdraw this application.

Prepared By:

Joshua Mahoney

For Battle Law, P.C.