

Planning Commission Meeting Date – Tuesday, March 7, 2023 @ 6:00 P.M. (Zoom)

Board of Commissioners Meeting Date – Thursday, March 30, 2023 @ 5:30 P.M. (In-Person – Maloof Auditorium)

Community Council Meeting Date – Thursday, February 16, 2023 @ 5:30 PM

Join from PC, Mac, Linux, iOS or Android: <https://dekalbcountyga.zoom.us/j/85979297408>

Or Telephone Dial:
USA 888-270-9936 (US Toll Free)
Conference code: 691303

AGENDA

DEFERRED CASES:

D1-2022-2254 CZ-22-1246039 Commission District 04 Super District 06
15-251-01-028
3458, 3468 & 3478 MOUNTAIN DR, DECATUR, GA 30032

Application of Avondale Park, LLC c/o Felipe Castellanos for a Major Modification to modify zoning conditions pursuant to CZ-21-1245061 in the MU-5 (Mixed Use 5) zoning district for a mixed residential, office, and commercial development to change the use of the office and retail buildings designated as "A", "B", and "C" on the approved concept plan, to now combine those buildings into one mixed-use building with up to 49,000 square feet of commercial and up to 202 apartment units. The property is located on the north side of Mountain Drive, approximately 250 feet east of Farrar Court at 3458, 3468, and 3478 Mountain Drive in Decatur. The property has approximately 358 feet of frontage on Mountain Drive and contains 9.32 acres.

D6-2022-2270 TA-22-1246101 County-wide

Application of the Director of Planning & Sustainability for text amendments to the *Zoning Ordinance*, Chapter 27, to create Section 5.7.9 to consolidate regulations specific to cottage housing development; to amend Article 2 (Residential Zoning Districts: Dimensional Requirements) for the facilitation of cottage housing development in various zoning districts; to amend Section 5.7.5 (Detached Houses) related to cottage housing development, and to revise other applicable sections of the *Zoning Ordinance* to accommodate cottage housing development. This text amendment is County-wide.

NEW CASES:

N10-2022-0115 SLUP-23-1246256 Commission District 04 Super District 06
15-252-01-002, 15-252-01-005, 15-252-01-007, 15-252-01-008
4434, 4450 & 4466 MEMORIAL DRIVE, DECATUR, GA 30032

Application of QuikTrip Corp c/o Battle Law, P.C. to request a Special Land Use Permit (SLUP) to allow the installation of fuel pumps associated with a new convenience Store in the C-2 (General Commercial) zoning district. The property is located on the north side of Memorial Drive, the southwest side of Interstate 285, and the east side of Northern Avenue, at 4434, 4450, and 4466 Memorial Drive and 187 Northern Avenue, Avondale Estates, Georgia. The property has approximately 337 feet of frontage along Memorial Drive, 423 feet of frontage along Northern Avenue, and 193 feet of frontage along Interstate 285 and contains 2.15 acres.

Application of the Director of Planning & Sustainability to amend the DeKalb County Zoning Ordinance to address Workforce Housing. This text amendment is County wide.

NEW BUSINESS:

Chair and Vice-Chair Elections.