

DEPARTMENT OF PLANNING & SUSTAINABILITY

Chief Executive Officer
Lorraine Cochran-Johnson

Interim Director
Cedric G. Hudson, MCRP

Planning Commission Meeting Date – Tuesday, March 4, 2025 6:00 PM

(This meeting will be held online, via Zoom.)

Join from PC, Mac, Linux, iOS or Android: <https://dekalbcountyga.zoom.us/j/86330344636>

or Telephone Dial: USA 888-270-9936 (US Toll Free)

Conference code: 691303

Meeting participant's or caller's phone numbers may be displayed to the public viewing or participating in the online meeting.

Board of Commissioners Meeting Date – Thursday, March 27, 2025 5:30 PM

(This is an in-person meeting & will be broadcast via live stream on DCTV's webpage, and on DCTVChannel23.TV.)

**GOVERNMENT SERVICES CENTER
178 SAMS STREET
DECATUR, GA 30030**

Citizens may also email documents for inclusion into the official record by submitting such materials by
5:30 pm three (3) business days prior to the public hearing.

Email the DeKalb County Planning Commission at plansustain@dekalbcountyga.gov
Email the DeKalb County Board of Commissioners at publichearing@dekalbcountyga.gov

AGENDA

DEFERRED CASES:

D1-2023-1467 TA-24-1246762

County-wide

Application of the Director of Planning & Sustainability for a text amendment relating to short-term rentals and for other purposes. This text amendment is County-wide.

D2-2024-0633 Z-24-1247008

Commission District 03 Super District 07

15 066 01 062, 15 066 01 012, 15 066 01 011

5370, 5384, and 5378 Flat Shoals Parkway, Decatur, GA 30034

Application of Cultivate Community c/o Battle Law, P.C. to rezone property from R-100 (Residential Medium Lot-100) zoning district to RSM (Small Lot Residential Mix) zoning district to allow for the construction of single-family, attached dwellings.

D3-2024-1109 Z-24-1247190
15 197 02 011, 15 197 02 010, 15 197 02 033
1491, 1531, and 1555 Austin Drive, Decatur, GA 30032

Commission District 03 Super District 07

Application of Cameron Grogan c/o BF Austin, LLC to rezone properties from R-75 (Residential Medium Lot-75) zoning district to RSM (Small Lot Residential Mix) zoning district to allow for the development of a single-family attached development.

D4-2024-1111 Z-24-1247192
15 096 03 009
3089 Snapfinger Road, Decatur, GA 30034

Commission District 03 Super District 07

Application of Dr. Anterro Graham c/o Pro Cutters Lawnsapes, Inc. to rezone property from O-I (Office-Institution) zoning district to C-1 (Local Commercial) zoning district to allow for landscape business and related uses.

D5-2024-1112 Z-24-1247194
15 137 03 024
2452 La Fortune Drive, Decatur, GA 30032

Commission District 03 Super District 06

Application of Linda Dunlavy, Dunlavy Law Group, LLC to rezone property from R-75 (Residential Medium Lot-75) zoning district to RSM (Small Lot Residential Mix) zoning district to allow for the development of single-family attached townhomes.

D6-2024-0366 SLUP-24-1246917
15 021 01 015 & 15 021 01 016
2098 & 2124 Cedar Grove Road, Conley, GA 30288

Commission District 03 Super District 06

Application of Erica Morgan for a Special Land Use Permit (SLUP) to allow single-family attached townhomes in Tier 3 of the Bouldercrest Overlay District, the Soapstone Historic District, and the R-100 (Residential Medium Lot-100) zoning district.

NEW CASES:

N1- 2025-0045 Z-25-1247356
15 201 12 002 & 15 201 12 003
2883 and 2893 Midway Road, Decatur, GA 30030

Commission District 04 Super District 06

Application of Microlife Institute to rezone property from R-75 (Residential Medium Lot-75) zoning district to R-60 (Residential Small Lot-60) zoning district to allow for a cottage home development.

N2-2025-0046 SLUP-25-1247359
18 047 02 010
3420 East Ponce De Leon Ave., Scottdale, GA 30079

Commission District 04 Super District 06

Application of Dahluk Group, LLC c/o Hakim Hilliard for a Special Land Use Permit (SLUP) allow for a late-night establishment in the C-2 (General Commercial) zoning district and Tier 1 of the Scottdale Overlay District.

N3-2025-0047 SLUP-25-1247365
18 152 01 054
1600 Mount Mariah Road Atlanta, GA 30329





Commission District 02 Super District 06

Application of CSS 18, LLC c/o Battle Law, P.C. for a Special Land Use Permit (SLUP) to allow a place of worship in the HR-2 (High Density Residential-2) zoning district.

DeKalb County Planning Commission March 2025 Cases

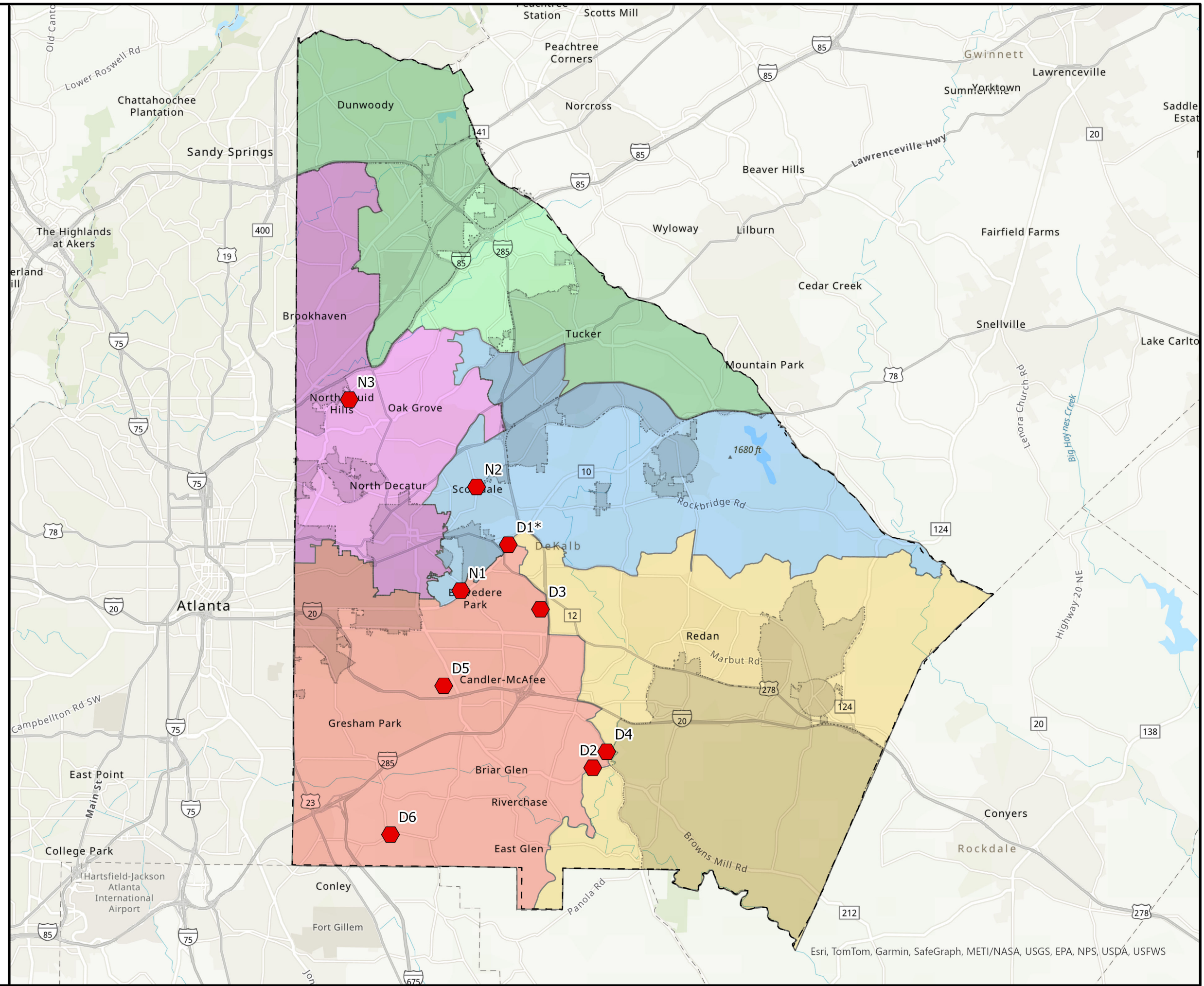
 Planning Case

Commission District No.

-  1
-  2
-  3
-  4
-  5

 Municipal Boundaries

*refers to a County-wide text amendment.



Map Prepared by:
Long Range Planning
DeKalb County Planning and
Sustainability Department

