

DeKalb County Government

Government Services Center
178 Sams Street
Decatur, Georgia 30030



Agenda

Monday, April 13, 2026
6:30 PM, via ZOOM

Community Council District 5

Malia Evans, Chairperson
Kenesha Calhoun Vice-Chair

Member Dennis Allen
Member Elizabeth Andrews
Member Kaitlyn Brewster
Member Peter Butts
Member Barbara Campbell
Member Linda Jones-Williams
Member Charles Peagler
Member Leona Perry
Member Florence M. Shafiq

DEPARTMENT OF PLANNING & SUSTAINABILITY

Chief of Executive Officer
Lorraine Cochran-Johnson

Director
Juliana A. Njoku

Community Council District 5 Agenda - Monday, April 13, 2026 @ 6:30 PM

Join from PC, Mac, Linux, iOS or Android: <https://dekalbcountyga.zoom.us/j/85393294400>

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

Planning Commission Hearing Date: Tuesday, May 5, 2026 @ 6:00 P.M. (Zoom)

BoC Hearing Date: Thursday, May 28, 2026 @ 5:30 P.M. (In-Person – 178 Sams Street)

AGENDA

I. STAFF ANNOUNCEMENTS

DEFERRED CASES:

D1-2025-1621 Z-26-1247833 Commission District 05 Super District 07
16 228 01 007
8277 Norris Lake Way, Snellville, GA 30039

Application of D.R. Horton c/o Battle Law, P.C. to rezone property from R-85 (Residential Medium Lot-85) zoning district to RNC (Residential Neighborhood Conservation) zoning district for the development of up to 214 single-family detached dwellings, which will be Phases 3 and 4 of the adjacent Champions Runs Subdivision.

D2-2026-0146 SLUP-26-1247921 Commission District 05 Super District 07
16 164 02 007; 16 164 02 005
1313 & 1303 Lithonia-Industrial Blvd, Lithonia, GA 30058

Application of SAWA Partners, LLC c/o Teweldemedhin Gebremeskel for a Special Land Use Permit (SLUP) to allow a recycling plant (recycling concrete business) in the M (Industrial) zoning district.

NEW CASES:

N7-2026-0451 SLUP-26-1248019 Commission District 05 Super District 07
15 222 11 109
1179 Old Coach Road, Stone Mountain, GA 30083

Application of 3 Ladies & a Heart c/o Charika Mckenzie for a Special Land Use Permit (SLUP) to allow a Personal Care Home (PCH) for up to six (6) adults in the R-100 (Residential Medium Lot-100) zoning district.

N14-2026-0628 TA-26-1248065 County-wide

Application of the Director of Planning & Sustainability for a text amendment to amend Chapter 24 pertaining to an excise tax on Short-Term Rentals and Chapter 27 pertaining to zoning, for the purpose of clarifying provisions. This text amendment is County-wide.

N15-2026-0453

TA-26-1248040

County-wide

Application of the Director of Planning & Sustainability for a text amendment relating to Residential Entertainment in RE (Residential Estate); O-I (Office-Institutional); OIT (Office-Institutional-Transitional); M (Light Industrial); M2 (Heavy Industrial) zoning districts, and for other purposes.

N16-2026-0629

TA-26-1248066

County-wide

Application of the Director of Planning & Sustainability for a text amendment to identify repeated nuisance properties and establish pathways for notice, corrective action, and related administrative fees. This text amendment is County-wide.

Revised 04.10.2026