

DeKalb County Government

Government Services Center
178 Sams Street
Decatur, Georgia 30030



Minutes (draft)

WEDNESDAY, AUGUST 26, 2026
6:00 p.m., via Zoom

DeKalb County Planning Commission

JON WEST, CHAIRPERSON
LASONYA OSLER, 1ST CO-VICE CHAIR
EDWARD PATTON, 2ND CO-VICE CHAIR

DEANNA MURPHY - DISTRICT 1

SARAH ZOU - DISTRICT 2

VIVIAN MOORE - DISTRICT 3

LASONYA OSLER- DISTRICT 4

JAN COSTELLO - DISTRICT 5

WINTON COOPER - SUPER DISTRICT 6

EDWARD PATTON - SUPER DISTRICT 7

JON WEST - BOC APPOINTEE

MARION WILLIAMS - CEO APPOINTEE

DEPARTMENT OF PLANNING & SUSTAINABILITY

Chief of Executive Officer
Lorraine Cochran-Johnson

Director
Juliana A. Njoku

DEKALB COUNTY PLANNING COMMISSION SKETCH PLAT MINUTES – August 26, 2026, 6:00 PM

This meeting was held via Zoom.

PLANNING COMMISSION MEMBERS PRESENT	PLANNING & SUSTAINABILITY STAFF PRESENT
Jon West, Chairperson, BOC Appointee	Adam Chappell, Sr. Planner
Sarah Zou, District 2	Tony Guilford, Transportation Engineer
Vivian Moore, District 3	LaSondra H. Hill, Admin Specialist
LaSonya Osler, District 4, 1 st Vice-Chair	
Jan Costello, District 5	
Winton Cooper, Super District 6	
Edward Patton, Super District 7, 2 nd Vice-Chair	
Marion Williams, CEO Appointee	
PLANNING COMMISSION MEMBERS ABSENT	
Deanna Murphy, District 1	

I. Call to Order/Determination of Quorum:

After members presented a quorum, Chair West called the meeting to order.

II. Reading of Opening Statement:

Chair West read the opening statement of procedure for a Sketch Plat hearing.

III. Introduction of Planning Commission:

Planning Commission members and Planning Staff introductions.

IV. Approval of Minutes:

June 24, 2026 Sketch Plat Meeting minutes.

MOTION: Commissioner Costello moved, Commissioner Cooper seconded for Approval of the June 24, 2026, Sketch Plat minutes, as presented. Motion carried 8-0-0.

AGENDA

NEW CASE(S):

N1. Creekside Village Phase 2 P-Plat #1247962 Commission District 5 Super District 7
16 195 01 004
7480 Rock Chapel Road, Lithonia, GA 30058

Application request by Hybrass Properties, LLC c/o Battle Law, P.C. for a major subdivision of approximately 75 acres to construct a mixed-use development including 219 single-family attached dwellings. This application is related to P-Plat #1244787, which was approved by the Planning Commission on November 15, 2023, with the authorization to subdivide approximately 77.08 acres to construct a mixed-use development including 234 single-family attached dwellings; twelve (12) dwellings have since been platted on the property formerly designated as 1726 Rock Chapel Road (Tax ID # 16-195-01-007).

The subject property is zoned MU-4 (Mixed-Use High Density) and MU-1 (Mixed-Use Low Density) and has its primary frontage on Rock Chapel Road.

Staff Recommendation: *Approval.* The proposal is consistent with the goals of the *DeKalb County 2050 Unified Plan* and is in compliance with all developmental standards of the *Zoning Ordinance*. All other regulatory reviews have been completed and approved (or conditionally approved). Therefore, the Planning and Sustainability Department recommends “*Approval*” of the submitted Sketch Plat application.

MOTION: Commissioner Costello moved, Commissioner Williams seconded for Approval, per Staff recommendation. Motion carried 8-0-0.

N2-2026-1235 SN-26-1248261

Commission District 03 Super District 07

15 006 01 010; 15 006 01 023; 15 006 01 022; 15 006 02 025; 15 006 02 001;

15 006 02 006; 15 006 01 026; 15 006 01 027; 15 006 02 007; 15 006 02 008

4444 Davana Drive, Ellenwood, GA 30294

Application of Sharon Levister for a Street Name Change (SN) on behalf of the County Line Community to request a Street Name Change (SN) to change the street designated as “Davana Drive” to “James Moore Drive”. The property is located within the R-75 (Residential Medium Lot-75) zoning district.

Staff Recommendation: *Approval.* The property owner of 4444 Davana Drive, Barbara Moore (wife of the late Mr. James Moore in Ellenwood), is assisted by Sharon Levister in the requested street name change of the Right-of-Way (ROW) designated as Davana Drive to James Moore Drive. The street begins at its intersection with Linecrest Road and continues south past its intersection with Oscar Road, where it terminates with no further access. The ROW is classified as a local street.

The renaming would honor Ms. Moore’s late husband, who was instrumental in the community with a record of many successful initiatives, including a fire station, Ellenwood library, Marta bus stops, and the improvement/paving of Davana Drive from what was once a dirt road.

The property owner and community have submitted the proper documentation via petitions meeting the required 51% in support. Seven (7) of ten (10) property owners (70%) signed the petition in support of the street renaming. Adverse impacts are expected to be minimal aside from an administrative burden, as property owners must update addresses on business and personal items.

MOTION: Commissioner Moore moved, Commissioner Osler seconded for Approval, per Staff recommendation. Motion carried 8-0-0.

Meeting was adjourned at 6:46 p.m.

Adam Chappell
Adam Chappell, Sr. Planner

LaSondra H. Hill
LaSondra H. Hill, Admin Specialist

ZOOM MEETING RECORDING LINK:

[August 26, 2026 Sketch Plat Video Recording.mp4](#)