



PLANNING & ZONING STAFF REPORT

RZ-21-006

City Council Regular Meeting January 24, 2022

GENERAL INFORMATION

Petition Number:	RZ-21-006
Applicant:	Ray of Hope Christian Church Disciples of Christ c/o Battle Law, P.C.
Owner:	Ray of Hope Christian Church Disciples of Christ
Project Location:	4700 Browns Mill Road
District:	District 4 – George Turner
Acreage:	Approximately 24.9 acres
Existing Zoning:	RSM (Small Lot Residential Mix) with conditions
Proposed Zoning:	RSM (Small Lot Residential Mix) (modification to change conditions)
Comprehensive Plan Character Area Designation:	Suburban Neighborhood
Proposed Development/Request:	The applicant is requesting the withdrawal without prejudice of RZ-21-006, a rezoning request for the subject property from RSM (Small Lot Residential Mix) with conditions to RSM (Small Lot Residential Mix) with other conditions for the development of a 73-townhome community with park amenities.
Previous Actions:	<p>(1) DeKalb County zoning case CZ-05-32 tied the rezoning of the parcel to allow for 112 senior housing units.</p> <p>(2) Planning Commission recommended approval of the rezoning request with conditions on November 9, 2021</p> <p>(3) Applicant submitted withdrawal request on December 20, 2021</p>
Staff Recommendations:	Acceptance of the withdrawal without prejudice