



**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY**

Planning Department
Metro Office Building, 2nd Floor
800 Second Avenue South
Nashville, Tennessee 37219

Date: October 11, 2018
To: Metropolitan Nashville-Davidson County Planning Commissioners
From: Lucy Kempf, Executive Director
Re: Executive Director's Report

The following items are provided for your information.

A. Planning Commission Meeting Projected Attendance (6 members are required for a quorum)

1. Planning Commission Meeting
 - a. Attending: Sims; Gobbell; Haynes; Bichell; Blackshear
 - b. Leaving Early: Moore (6p)
 - c. Not Attending: Farr; Adkins
2. Legal Representation – Emily Lamb will be attending.

**Administrative Approved Items and
Staff Reviewed Items Recommended for approval by the Metropolitan Planning Commission**

In accordance with the Rules and Procedures of the Metropolitan Planning Commission, the following applications have been reviewed by staff for conformance with applicable codes and regulations. Applications have been approved on behalf of the Planning Commission or are ready to be approved by the Planning Commission through acceptance and approval of this report.

Items presented are items reviewed **through 10/3/2018**.

APPROVALS	# of Applics	# of Applics '18
Specific Plans	3	53
PUDs	2	10
UDOs	2	3
Subdivisions	8	110
Mandatory Referrals	10	155
Grand Total	25	331

SPECIFIC PLANS (finals only): MPC Approval

Finding: Final site plan conforms to the approved development plan.

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
11/2/2017 15:56	9/19/2018 0:00	PLRECAPPR	2016SP-080-002	WINGROVE AND BYRUM MULTI-FAMILY (FINAL)	A request for final site plan approval on properties located at 431 Wingrove Street, 2150 Byrum Avenue and Byrum Avenue (unnumbered), at the southeast corner of Byrum Avenue and Wingrove Street, zoned SP (2.28 acres), to permit up to 83 multi-family, residential units, requested by DBS & Associates, applicant; 83 Freight, LLC, owner.	17 (Colby Sledge)
7/16/2018 13:48	10/2/2018 0:00	PLAPADMIN	2017SP-069-002	PEACE LOVE PAWS	A request for final site plan approval on property located at 1221 Brick Church Pike, approximately 300 feet south of Weakley Avenue, zoned SP-MU (0.26 acres), to permit an animal boarding facility and security residence, requested by Douglas Dickerson Design, applicant; Mathew Strader, owner.	02 (DeCosta Hastings)
5/1/2018 14:38	10/2/2018 0:00	PLRECAPPR	2016SP-046-002	PARKHAVEN COMMUNITIES	A request for final site plan approval on property located at 2040 Hickory Hill Lane, southwest of the terminus of Bonna Fair Drive, zoned SP-R (297.6 acres), to permit 110 single-family lots, requested by Gresham Smith and Partners, applicant; Binns Farm Land Company, LLC, owner.	14 (Kevin Rhoten)

URBAN DESIGN OVERLAYS (finals and variances only) : MPC Approval

Finding: all design standards of the overlay district and other applicable requirements of the code have been satisfied.

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
9/19/2018 9:31	9/28/2018 0:00	PLAPADMIN	2014UD-001-014	3100 LEALAND LANE	A request for final site plan approval for the Clayton Avenue Urban Design Overlay District to allow a two-story addition to be added on property located at 3100 Lealand Lane, at the southeast corner of Lealand Lane and Clayton Avenue, (0.39 acres), zoned R10, requested by White Pines Building Group, LLC., applicant.	17 (Colby Sledge)
6/27/2018 11:36	10/2/2018 0:00	PLAPADMIN	2005UD-005-006	BEDFORD HOTEL	A request for final site plan approval for a portion of the Bedford Avenue Urban Design Overlay on property located at 3818 Bedford Avenue, approximately 420 feet northeast of Abbott Martin Road, zoned MUL (0.87 acres), to permit a hotel, requested by Barge Cauthen and Associates, Inc., applicant; Edward Ewing, owner.	25 (Russ Pulley)

PLANNED UNIT DEVELOPMENTS (finals and variances only) : MPC Approval

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
8/1/2018 10:56	9/28/2018 0:00	PLAPADMIN	2002P-003-005		A request for final site plan approval for a portion of a Planned Unit Development Overlay District located on a portion of property at Vista Lane (unnumbered), south of Vista Place (9.3 acres), zoned RM9, to permit 30 single-family lots, requested by ; Nashville Area Habitat for Humanity, applicant; Nashville Area Habitat for Humanity, owner.	02 (DeCosta Hastings)
8/1/2018 10:56	9/28/2018 0:00	PLAPADMIN	2002P-003-005		A request for final site plan approval for a portion of a Planned Unit Development Overlay District located on a portion of property at Vista Lane (unnumbered), south of Vista Place (9.3 acres), zoned RM9, to permit 30 single-family lots, requested by ; Nashville Area Habitat for Humanity, applicant; Nashville Area Habitat for Humanity, owner.	02 (DeCosta Hastings)

MANDATORY REFERRALS: MPC Approval

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
9/11/2018 8:07	9/19/2018 0:00	PLRECAPP	2018M-062ES-001	UNNAMED ALLEY AT DIVISION STREET - EASEMENT RIGHTS ABANDONMENT	A request for the abandonment of easement rights for an unnamed alley between Division Street and another unnamed alley adjacent to Interstate 40 (see sketch for details), requested by Tim Reynolds, Thomas and Hutton Engineering, and Metro Water services, applicants.	19 (Freddie O'Connell)
9/11/2018 21:27	9/20/2018 0:00	PLRECAPP	2018M-022PR-001	UNION STREET STORMWATER IMPROVEMENT PROJECT	A request for a resolution authorizing the Director of Public Property, or his designee, to exercise an option agreement for the purchase of a flood-prone property located at 0 Union Street (Map 064-09-0, Parcel 092.00), requested by Metro Water Services, applicant. (MWS Project No. 19-SWC-079)	11 (Larry Hagar)
9/13/2018 14:48	9/24/2018 0:00	PLRECAPP	2018M-027EN-001	NOVELLO CONDOMINIUMS AT 204 ACKLEN PARK UNDERGROUND ENCROACHMENT	A request for underground encroachment for property located at 204 Acklen Park Drive (Parcel 104023M90000CO) to permit a portion of an ADA compliant sidewalk and an underground utility vault to encroach into the public right-of-way(see sketch), requested by 204 Acklen, LLC., applicant and owner.	21 (Ed Kindall)
9/14/2018 8:48	9/24/2018 0:00	PLRECAPP	2018M-028EN-001	E3 CONSTRUCTION AT 613 B 27TH AVENUE NORTH UNDERGROUND ENCROACHMENT	A request for underground encroachment for property located at 613 B 27th Avenue North (Parcel 092100F90000CO) to permit an already constructed segmental retaining wall to encroach into the public right-of-way (see sketch), requested by Catalyst Design Group, applicant; O.I.C. 27N at City Heights Townhomes, owner.	21 (Ed Kindall)

9/14/2018 9:08	9/24/2018 0:00	PLRECAPPR	2018M-029EN-001	401 UNION HOTEL AT 401 UNION STREET AERIAL ENCROACHMENT	A request for aerial encroachment for property located at 401 Union Street, (Map 093-02-3, Parcel 055) to permit three blade signs to encroach upon the public right-of-way (see sketch for details), requested by BNA Associates, applicant; 401 Union Hotel, LLC., owner.	19 (Freddie O'Connell)
9/14/2018 10:40	9/26/2018 0:00	PLRECAPPR	2018M-030EN-001	TOWNEPLACE SUITES AT 1414, 1502, AND 1508 CHARLOTTE AVENUE AERIAL AND UNDERGROUND ENCROACHMENT	A request for aerial and underground encroachment for property at 1414, 1502, and 1508 Charlotte Avenue (Map 092-08-0, Parcels 179, 182, and 185) to permit two canopies, multiple trashcans, pavers, benches, and planters, (see sketch for details), requested by Civil and Environmental Consultants, applicant.	19 (Freddie O'Connell)
9/18/2018 11:09	9/26/2018 0:00	PLRECAPPR	2018M-031EN-001	NUDIE'S AT 409 BROADWAY AERIAL ENCROACHMENT	A request for aerial encroachment for property located at 409 Broadway, (Map 093-06-4, Parcel 104) to permit a sign measuring 45 inches wide by 157.5 inches tall and projected from the building 12 inches (see sketch for details), requested by Joslin and Son Signs, applicant.	19 (Freddie O'Connell)
9/18/2018 11:26	9/26/2018 0:00	PLRECAPPR	2018M-017AG-001	WHITES CREEK GREENWAY AGREEMENT	A request for an ordinance approving amendments to an intergovernmental license agreement between the Metropolitan Government and the State of Tennessee and an easement agreement between the Metropolitan Government and William G. Hitt, Trustee for the William G. Hitt GST-Exempt Trust, both pertaining to the Whites Creek Greenway, requested by Metro Legal, applicant.	01 (Jonathan Hall); 02 (DeCosta Hastings)
9/18/2018 11:52	9/26/2018 0:00	PLRECAPPR	2018M-026AB-001	100 AND 104 FERN AVENUE ABANDONMENT OF PUBLIC SEWER MAIN	A request for the abandonment of approximately 76 linear feet of 8-inch sewer main (PVC) and acceptance of approximately 96 linear feet of 8-inch sewer main (PVC), two sanitary sewer manholes and any associated easements for properties at 100 and 104 Fern Avenue (Map 071-14-0, Parcels 402 and 403), requested by Andrew Wolthers and Metro Water Services, applicants; Andrew Wolthers, owner.	02 (DeCosta Hastings)
9/18/2018 12:13	9/26/2018 0:00	PLRECAPPR	2018M-027AB-001	200 ENWORTH AVENUE SEWER ABANDONMENT AND RELOCATION	A request for the abandonment of approximately 210 linear feet of 8-inch sewer main (PVC) and acceptance of approximately 235 linear feet of 8-inch sewer main (PVC), three sanitary sewer manholes for property at 200 Ensworth Avenue (Map 116-04, Parcel 298), requested by DBS and Associates, Metro Water Services, and Bryan and Rachel Bolton, applicants; Bryan and Rachel Bolton, owners.	24 (Kathleen Murphy)

SUBDIVISIONS: Administrative Approval

Date Submitted	Date Approved	Action	Case #	Project Name	Project Caption	Council District (CM Name)
11/16/2017 10:31	9/19/2018 0:00	PLRECAPP	2016S-061-002	WESTBROOK POINTE	A request for development plan approval to create up to 75 lots on a portion of property located at 8840 Highway 70, approximately 1,280 feet southeast of Old Charlotte Pike, zoned RM15 (32.25 acres), requested by Batson and Associates, applicant; Steven Eatherly Trustee, owner.	35 (Dave Rosenberg)
4/11/2018 13:52	9/21/2018 0:00	PLAPADMIN	2018S-083-001	MOUNTAIN SPRINGS PHASE 1	A request for final plat approval to create 39 lots and open space on a portion of property located at 5001 Mountain Springs Road, approximately 1,100 feet northwest of Hobson Pike, zoned RM15, SP-MR and within the Murfreesboro Pike Urban Design Overlay (12.27 acres), requested by Young Hobbs and Associates, applicant; ECG Mountain Springs, LLC, owner.	32 (Jacobia Dowell)
4/19/2018 7:28	9/26/2018 0:00	PLAPADMIN	2018S-095-001	EDMONSON CORNER SUBDIVISION	A request for final plat approval to create two lots on property located at 6030 Cloverland Drive, at the corner of Cloverland Drive and Edmondson Pike, zoned SP (15.1 acres), requested by Stivers Land Surveying, applicant; Meridian Realty Advisors, owner.	04 (Robert Swope)
7/3/2018 10:28	9/28/2018 0:00	PLAPADMIN	2018S-127-001	NASHVILLE SYMPHONY DEVELOPMENT SITE	A request for final plat approval to create easements and to show right-of-way abandonment on property located at Korean Veterans Boulevard (unnumbered), at the southeast corner of Korean Veterans Boulevard and 4th Avenue South, zoned DTC and within the Capitol Mall Redevelopment District and the Gateway Boulevard Urban Design Overlay (0.78 acres), requested by Barge Design, applicant; MDHA, owner.	19 (Freddie O'Connell)
5/2/2018 10:31	10/1/2018 0:00	PLAPADMIN	2018S-100-001	MAGNOLIA FARMS PHASE 1 SECTION 1	A request for final plat approval to create 34 lots on a portion of properties located at 3739 Hoggett Ford Road and Hoggett Ford Road (unnumbered), approximately 1,495 feet west of Dodson Chapel Road, zoned SP (11.36 acres), requested by Beazer Homes, LLC, applicant and owner.	14 (Kevin Rhoten)
8/15/2018 12:23	10/1/2018 0:00	PLAPADMIN	2018S-164-001	4211 UTAH AVENUE	A request for final plat approval to create up to two lots on property located at 4211 Utah Avenue, approximately 225 feet west of 42nd Avenue North, zoned RS7.5 (0.34 acres), requested by Harrah and Associates, applicant; Nell Jensen, owner.	24 (Kathleen Murphy)
8/29/2018 7:49	10/2/2018 0:00	PLAPADMIN	2018S-171-001	RESUBDIVISION OF LOTS 65 - 68 RAYON CITY	A request for final plat approval to create two lots on property located at 373 Rayon Drive, on the northern corner of the intersection of Ensley Avenue and Rayon Drive, zoned RS5 (0.39 acres), requested by Crenshaw Land Surveying, applicant; James S.	11 (Larry Hagar)

					Edgen and Deborah Edgen, owners.	
5/16/2018 9:01	10/2/2018 0:00	PLAPADMIN	2017S-182-002	FALLS SUBDIVISION (FINAL SITE PLAN)	A request for final site plan approval to create up to 71 cluster lots on property located at Whites Creek Pike (unnumbered), approximately 2,700 feet south of Morgan Road, zoned RS15 and CL (34.6 acres), requested by Land Solutions Company, LLC, applicant; Real Estate Solutions Group, LLC, owner.	01 (Jonathan Hall)

Performance Bonds: Administrative Approvals

Date Approved	Administrative Action	Bond #	Project Name
10/2/18	Approved Extension	2016B-063-002	MARHADEN POINTE PHASE 2
9/24/18	Approved Extension	2009B-009-010	PARK PRESERVE, PH . 1A, 1ST REV. (FORMERLY PARK PRESERVE PUD, PHASE 1A)
9/24/18	Approved Extension	2014B-006-005	PARK PRESERVE, PHASE 1C
9/24/18	Approved Extension	2013B-001-006	PARK PRESERVE, PHASE 1B
9/20/18	Approved New	2018B-021-001	MOUNTAIN SPRINGS PHASE 1
9/20/18	Approved New	2018B-024-001	DAVENPORT DOWNS, PHASE 1
9/20/18	Approved New	2018B-037-001	B.V. AND VANITA KUMAR AND THE LANDS OF J.G. TENNESSEE REALTY CONSOLIDATION
9/24/18	Approved Extension/Reduction	2017B-029-002	SOUTHGATE STATION

Schedule

- A. Thursday, October 11, 2018- [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center**
- B. Thursday, October 25, 2018- [MPC Meeting](#); 4 pm, 2601 Bransford Avenue**
- C. Thursday, November 8, 2018- [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center**
- D. Thursday, December 13, 2018- [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center**