



**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY**

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

Date: August 22, 2019
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: Gobbell; Elam; Haynes; Farr; Blackshear
 - b. Leaving Early: Bedne (6p)
 - c. Not Attending: Sims; Moore; Tibbs; Adkins
2. Legal Representation – Quan Poole 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 8/13/2019**.

APPROVALS	# of Applics	# of Applics '19
Specific Plans	3	34
PUDs	1	10
UDOs	1	8
Subdivisions	9	93
Mandatory Referrals	9	109
Grand Total	23	254

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)
5/1/2019 9:26	7/17/2019 0:00	PLRECAPP	2007SP-156-004	1638 BELL ROAD	A request for final site plan approval on property located at 1638 Bell Road, at the southeast corner of Bell Road and Old Hickory Boulevard, zoned SP (6.64 acres), to permit 70 multi-family residential units, requested by Dale & Associates, applicant; Corolla Management Corporation, owner.	31 (Fabian Bedne)
7/11/2018 11:54	7/31/2019 0:00	PLRECAPP	2013SP-046-004	CORNERSTONE CHURCH	A request for final site plan approval on a portion of properties located at 726 Old Hickory Boulevard and Boyds Hilltop Drive (unnumbered), at the northwest corner of North Graycroft Avenue and Old Hickory Boulevard, zoned SP-MU (39.51 acres), to permit athletic fields, requested by Civil Site Design Group, applicant; Cornerstone Church of Nashville, Inc., owner.	08 (Nancy VanReece)
4/24/2019 10:18	8/6/2019 0:00	PLRECAPP	2017SP-075-002	CREATIVE WAY VILLAGES	A request for final site plan approval for property located at Creative Way (unnumbered), at the southwest corner of Cheron Road and Creative Way, zoned SP-MU (4.38 acres), to permit 81 multi-family residential units and 5,000 square feet of non-residential uses, requested by DBS and Associates, applicant; Samaroo Development Group LLC, owner.	08 (Nancy VanReece)

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)
9/25/2018 15:49	7/30/2019 0:00	PLRECAPP	2005UD-006-039	31ST AVENUE - LONG BOULEVARD	A request for final site plan approval for the 31st and Long Boulevard Urban Design Overlay District on property located at 3206 West End Circle, approximately 135 feet southwest of Mason Avenue, zoned RM40 (0.33 acres), to permit eight multi-family residential units, requested by Dale and Associates, applicant; Providence Builders, LLC., owners.	21 (Ed Kindall)

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

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
6/5/2019 9:56	7/31/2019 0:00	PLRECAPP	31-86P-002	NHC - RICHLAND PLACE	A request for final site plan approval for a portion of the NHC-Richland Place Planned Unit Development Overlay District on property located at 500 Elmington Avenue, at the northwest corner of Elmington Avenue and Sharondale Drive, zoned R10 (7.4 acres), to permit a building addition for an ambulance entry, requested by S&ME Inc., applicant; Richland Place Inc., owner.	24 (Kathleen Murphy)

MANDATORY REFERRALS: MPC Approval

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District (CM Name)
7/11/2019 8:33	7/19/2019 0:00	PLRECAPP	2019M-020AB-001	ALLEY #377 PROPOSED RIGHT-OF-WAY AND EASEMENT ABANDONMENT	A request for the abandonment of right-of-way and easements along alley #377 from Bar-B-Que Alley southward to the southwest property line of parcel 09212012100 (see sketch for details), requested by Kimley-Horn, applicant.	21 (Ed Kindall)
7/11/2019 15:19	7/23/2019 0:00	PLRECAPP	2019M-059ES-001	RIVERSIDE DRIVE AND MCGAVOCK PIKE EASEMENTS	A request for the abandonment of approximately 85 linear feet of 8 inch sanitary sewer main, one sanitary sewer manhole and easements for the Riverside and McGavock development (see sketch for details), requested by Catalyst Design Group, applicant.	07 (Anthony Davis)
7/11/2019 8:11	7/23/2019 0:00	PLRECAPP	2019M-019AB-001	ALLEY #402 PROPOSED RIGHT-OF-WAY ABANDONMENT	A request for the abandonment of right-of-way along Alley #402, from Interstate 65 southward approximately 380 feet (see sketch) easement rights to be retained, requested by Ragan Smith Associates, applicant.	17 (Colby Sledge)
7/17/2019 8:34	7/24/2019 0:00	PLRECAPP	2019M-024AG-001	LEASE AMENDMENT FOR WASHINGTON SQUARE BUILDING FOR COB	A request for a resolution to approve the Fifth Amendment to the Lease Agreement between The Metropolitan Government of Nashville and Davidson County and Square Investment Holdings, LLC for office space in the Washington Square Building located at 222 Second Avenue North. (Proposal No.2019M-024AG-001).	19 (Freddie O'Connell)
7/17/2019 8:42	7/24/2019 0:00	PLRECAPP	2019M-060ES-001	WEST END PLACE STORMWATER IMPROVEMENT PROJECT	A request for permanent and temporary easements to be acquired through negotiations and acceptance for the construction of the West End Stormwater Improvement Project, for various parcels between Bowling Avenue and West End Place (see sketch for details), requested by Metro Water Services. (See associated project 20-SWC-029)	24 (Kathleen Murphy)
7/19/2019 8:54	7/29/2019 0:00	PLRECAPP	2019M-021AB-001	ALLEY #691 RIGHT-OF-WAY AND EASEMENT ABANDONMENT	A request for the abandonment of right-of-way and easement along a portion of Alley #691 from Alley #701 southward to its terminus (see sketch for and associated case for details), requested by Dale and Associates, applicant	21 (Ed Kindall)

					(associated case 2005UD-006-042).	
7/23/2019 13:19	7/31/2019 0:00	PLRECAPP	2019M-061ES-001	TUSCULUM ROAD STORMWATER IMPROVEMENT PROJECT	A request for permanent and temporary easements to be acquired through negotiations and acceptance for the construction of the Tusculum Road Stormwater Improvement Project, for various parcels along Tusculum Road, starting at approximately 130 feet east of Coleridge Drive eastward to Old Tusculum Road (see sketch for details), requested by Metro Water Services. (See associated project 20-SWC-019)	30 (Jason Potts)
7/24/2019 11:04	7/31/2019 0:00	PLRECAPP	2019M-026AG-001	TDOT INTERSECTION IMPROVEMENT AGREEMENT	A request for a resolution approving an intergovernmental agreement by and between the State of Tennessee, Department of Transportation and The Metropolitan Government of Nashville and Davidson County, acting by and through the Metropolitan Department of Public Works, for the acceptance of traffic signal improvements in connection with construction at the 1-65 Northbound Exit Ramp at State Route 254 (Old Hickory Blvd) (Ramp Queue Project), Fed. No. HSIP-I-65-2(102); State No. 19009-3286-94; 19009-2186-94; 19009-1186-94; 19009-0186-94; PIN 20391.00 (Proposal No. 2019-026AG-001).	04 (Robert Swope)
7/30/2019 8:57	8/6/2019 0:00	PLRECAPP	2019M-027AG-001	DONELSON PIKE TDOT AGREEMENT	A request for a resolution approving an intergovernmental agreement by and between the State of Tennessee, Department of Transportation and The Metropolitan Government of Nashville and Davidson County, acting by and through the Metropolitan Department of Public Works, for the acceptance of traffic signal improvements in connection with construction of the Donelson Pike Interchange (includes Donelson Pike relocation from Taxiway Bridges over Donelson Pike to I-40)(IA) Route: I-40, Fed. No. NH-I-40-5(146); State Nos. 19008-0191-44; 19008-1191-44; 19008-2195-44; PIN 116896.00 (Proposal No. 2019M-027AG-001).	13 (Holly Huevo)

SUBDIVISIONS: Administrative Approval						
Date Submitted	Date Approved	Action	Case #	Project Name	Project Caption	Council District (CM Name)
5/1/2019 14:59	7/12/2019 0:00	PLAPADMIN	2019S-107-001	RICHLAND REALTY COMPANY'S WEST LAWN SUBDIVISION, RESUB PART OF LOT #337	A request for final plat approval to create two lots on property located at 4309 Westlawn Drive, at the southwest corner of Westlawn Court and Westlawn Drive, zoned RS7.5 (0.34 acres), requested by Clint Elliott Surveying, applicant; Mere Ellen Roberts, owner.	24 (Kathleen Murphy)
4/25/2019 10:43	7/16/2019 0:00	PLAPADMIN	2019S-098-001	BOSCOBEL III	A request for final plat approval to create four lots and dedicate right-of-way for properties located at 707 and 711 South 7th Street, at the northeast	06 (Brett Withers)

					corner of Lenore Street and South 7th Street, zoned SP and within the Cayce Redevelopment Overlay District (24.4 acres), requested by Kimley-Horn and Associates, applicant; M.D.H.A. James A. Cayce Homes, owner.	
6/7/2019 14:15	7/16/2019 0:00	PLAPADMIN	2019S-131-001	PARTITION PLAT OF LOT 2 - GEORGIA INDUSTRIAL REALTY COMPANY'S NORTH NASHVILLE PROPERTY	A request for final plat approval to create two lots on property located at 2600 West Heiman Street, approximately 950 feet east of Ed Temple Boulevard, zoned RM40 (4.87 acres), requested by Civil and Environmental Consultants Inc., applicant; House of God, owner.	21 (Ed Kindall)
5/1/2019 11:57	7/19/2019 0:00	PLAPADMIN	2019S-102-001	PARK PRESERVE PHASES 1E AND 4B	A request for final plat approval to create 30 lots on property located at 3028 Gwynnwood Drive, at the current terminus of Vista Way, zoned RM9 and within a Planned Unit Development Overlay District (11.29 acres), requested by Ragan Smith Associates, applicant; Habitat for Humanity of Greater Nashville, owner.	02 (DeCosta Hastings)
5/15/2019 15:06	7/23/2019 0:00	PLAPADMIN	2019S-120-001	NORTH NASHVILLE REAL ESTATE CO.	A request for final plat approval to shift lot lines on properties located at 1622 B, 1624 and 1626 9th Avenue North, approximately 140 feet northwest of Garfield Street, zoned R6-A (0.52 acres), requested by Daniels & Associates, applicant; Pasifica Investments LLC. and New Metro Christian Missionary Baptist Church, Inc., owners.	19 (Freddie O'Connell)
7/2/2019 9:40	7/25/2019 0:00	PLAPADMIN	2019S-144-001	MELROSE HEIGHTS AMENDMENT	A request to amend a previously recorded plat to reduce the front setback from 35 feet to 20 feet to permit rear access parking for properties located at 556 and 558 Rosedale Avenue, at the northwest corner of Rosedale Avenue and Rosedale Place, zoned OR20 (0.73 acres), requested by Duane Cuthbertson, applicant; Doug Colton, Amy Colton, Build Nashville LLC, Edwin Bennett, and Maura O'Connell, owners.	17 (Colby Sledge)
10/9/2018 13:58	7/30/2019 0:00	PLAPADMIN	2018S-193-001	TABERNACLE MISSIONARY BAPTIST CHURCH	A request for final plat approval to combine two parcels into one parcel for properties located at 873 and 877 West Hillwood Drive, on the southwest corner of Charlotte Pike and West Hillwood Drive, zoned RS40 (1.88 acres), requested by DBS and Associates Engineering, applicant; Tabernacle Missionary Baptist Church, owner.	23 (Mina Johnson)
2/27/2019 10:43	7/31/2019 0:00	PLAPADMIN	2019S-058-001	CLOVER GLEN, PHASE 1B	A request for final plat approval to create five lots and open space for property located at Old Hickory Boulevard (unnumbered), at the southern terminus of Notchleaf Road, zoned SP-MR (9.37 acres), requested by Ragan Smith Associates, applicant; Meritage Homes of Tennessee, Inc., owner.	33 (Antoinette Lee)

6/30/2016 11:28	8/9/2019 0:00	PLAPADMIN	2016S-162-001	CONSOLIDATION OF GATEWAY GERMANTOWN	A request for final plat approval to consolidate ten parcels into one lot and dedicate Right-Of-Way on properties located at 1704, 1706 and 1708 Nassau Street and 1703, 1703 B, 1705, 1707, 1709, 1715 and 1729 Rosa L. Parks Boulevard, at the northeast corner of Garfield Street and Nassau Street, zoned MUG-A, MUL and R6 (3.27 acres), requested by BWSC, Inc., applicant; BH2-Nashville Parks A, LLC, owner.	19 (Freddie O'Connell)
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Performance Bonds: Administrative Approvals			
Date Approved	Administrative Action	Bond #	Project Name
7/30/19	Approved Extension	2015B-045-004	BURKITT SPRINGS, PHASE 4A
8/9/19	Approved Extension	2016B-009-003	VOCE PHASE 2B
7/19/19	Approved Extension	2017B-042-002	PINE RIDGE ESTATES PHASE 2
7/15/19	Approved Extension	2007B-089-012	OLD HICKORY COMMONS, PHASE 1
7/15/19	Approved Extension	2007B-095-012	OLD HICKORY COMMONS, SECTION 2
7/15/19	Approved Extension	2007B-094-012	OLD HICKORY COMMONS, SECTION 3
8/8/19	Approved Extension	2013B-015-009	THE RESERVE AT STONE HALL, PHASE 1, SECTION 2B
8/8/19	Approved Extension/Reduction	2014B-036-006	THE RESERVE AT STONE HALL, PHASE 1, SECTION 2D
8/8/19	Approved Extension/Reduction	2015B-009-005	THE RESERVE AT STONE HALL, PHASE 1, SECTION 3A
8/6/19	Approved New	2019B-012-001	FOREST VIEW SUBDIVISION
8/6/19	Approved Extension/Reduction	2016B-011-004	VILLAGE 21
7/18/19	Approved New	2019B-013-001	CLOVER GLEN, PHASE 4
7/30/19	Approved Extension/Reduction	2017B-040-002	STEPHENS VALLEY PHASE 1A SECTION ONE
8/6/19	Approved New	2019B-018-001	HIDDEN SPRINGS PHASE 3
7/30/19	Approved Extension	2016B-026-003	BURKITT SPRINGS, PHASE 3
8/2/19	Approved New	2019B-022-001	ABBINGTON PARK, PHASE THREE
7/15/19	Approved Extension	2017B-051-002	BURKITT VILLAGE PHASE 9 SECTION 2
7/22/19	Approved Extension	2007B-075-007	AMQUI PLACE
7/22/19	Approved Extension	2016B-061-003	AMQUI PLACE SUBDIVISION SECTION 1
8/2/19	Approved Extension	2013B-036-006	VILLAGES OF RIVERWOOD, SECTION 1, PHASE 4D

Schedule

- A. **Thursday, August 22, 2019-** [MPC Meeting](#); 4 pm, 1441 12th Ave S, Midtown Hills Police Precinct
- B. **Thursday, September 12, 2019-** [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- C. **Thursday, September 26, 2019-** [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- D. **Thursday, October 10, 2019-** [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- E. **Thursday, October 24, 2019-** [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- F. **Thursday, November 14, 2019-** [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- G. **Thursday, December 12, 2019-** [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center