



**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY**

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

Date: November 14, 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: Farr; Haynes; Sims; Murphy; Gobbell; Moore; Tibbs
 - b. Leaving Early:
 - c. Not Attending: 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 11/6/2019**.

APPROVALS	# of Applics	# of Applics '19
Specific Plans	4	45
PUDs	2	16
UDOs	0	9
Subdivisions	7	120
Mandatory Referrals	21	153
Grand Total	34	343

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)
7/31/2019 10:15	10/17/2019 0:00	PLRECAPPR	2017SP-030-002	EDWIN GREENS	A request for final site plan approval for properties located at 528, 532, 536, and 540 Edwin Street, approximately 700 feet east of Jones Avenue, zoned SP (3.79 acres), to permit 32 multi-family residential units, requested by Legacy South Builders LLC, applicant; Anita Barnes, Lisa McCullough, Karl Myers, Roberta Homan and Linda Homan, owners.	05 (Sean Parker)
2/27/2019 10:54	10/24/2019 0:00	PLRECAPPR	2009SP-001-003	PLATINUM STORAGE BELLEVUE	A request for final site plan approval on properties located at 7860 Learning Lane and 8236 Collins Road, at the northeast corner of Collins Road and Learning Lane, zoned SP-C and within the Highway 100 Urban Design Overlay District (1.76 acres), to permit a three-story self storage facility and associated parking, request by Thomas and Hutton Engineering, applicant; PHELAN STOW-IT, LLC, owner.	35 (Dave Rosenberg)
2/13/2019 9:59	11/1/2019 0:00	PLRECAPPR	2007SP-014-002	PENNINGTON BEND INFRASTRUCTURE PHASE 1	A request for final site approval on a portion of properties located at 2750 Pennington Bend Road, at the northwestern corner of McGavock Pike and Pennington Bend Road, zoned SP-MNR (8.44 acres), to permit construction of Phase 1 infrastructure for the Gaylord SP, requested by Gresham Smith, applicant; Park Holdings, LLC, owner.	15 (Jeff Syracuse)
12/1/2016 11:02	11/5/2019 0:00	PLRECAPPR	2016SP-003-002	CHEATHAM PLACE APARTMENTS - MDHA	A request for final site plan approval on property located at 1419 Rosa L. Parks Boulevard, at the northwest corner of Taylor Street and Rosa L. Parks Boulevard, zoned SP-R (1.76 acres), to permit up to 100 multi-family residential units, requested by Perry Engineering, LLC, applicant; M.D.H.A., owner.	19 (Freddie O'Connell)

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)
NONE						

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

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
10/1/2019 12:40	10/31/2019 0:00	PLAPADMIN	84-87P-006	THE CROSSINGS PUD	A request to revise the preliminary plan and for final site plan approval for a portion of The Crossings Planned Unit Development Overlay District for property located at 5510 Crossings Circle, approximately 300 feet east of Crossings Blvd, zoned R10 (3.65 acres), to permit an additional 4,665 square feet of warehouse use to an existing 18,734 square foot building, requested by Barge, Cauthen & Associates, applicant; SBCF Holdings LLC, owner.	32 (Joy Styles)
4/16/2019 6:45	11/3/2019 0:00	PLRECAPP	94-71P-012	CHICK-FIL-A #4384 ONE BELLEVUE PLACE	A request for final site plan approval for a portion of a Planned Unit Development Overlay District for property located at 7606 Highway 70 South, approximately 665 feet northwest of the Sawyer Brown Road and Highway 70 South, zoned SCR (2.17 acres) to permit a 5,015 square foot restaurant with drive-thru, requested by GBC Design Inc., Terry Hampel, owner.	22 (Gloria Hausser)

MANDATORY REFERRALS: MPC Approval

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
10/9/2019 11:37	10/18/2019 0:00	PLRECAPP	2019M-034AG-001	EMERGENCY SLIDE REPAIR 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 a General Maintenance Agreement in connection with Emergency Slide Repairs near Mile Marker 42 (Log Mile 10.1) (February 2019 Flood) on I-24; Federal Project No. NH-I-24-9(90); State Project Nos. 98301-4135-04, 98302-4182-04, 19001-4144-04, 19001-4145-04; PIN 126626.00 (Proposal No. 2019M-034AG-001).	03 (Jennifer Gamble)
10/10/2019 7:54	10/18/2019 0:00	PLRECAPP	2019M-031EN-001	AERIAL ENCROACHMENT FOR UNICO ONE NASHVILLE PLACE AT 158 4TH AVENUE NORTH	A request to permit an aerial encroachment into the public right-of-way for property located at 158 4th Avenue North, to allow metal paneling and an electrical conduit to be connected to the building above Printers Alley (see sketch for details), requested by Ragan Smith and Associates, applicant; Unico Nashville LLC and Alco Nashville LLC, owners.	19 (Freddie O'Connell)
10/10/2019 8:34	10/18/2019 0:00	PLRECAPP	2019M-032EN-001	AERIAL ENCROACHMENT FOR LUDLOW FLATS AT 1125	A request to permit an aerial encroachment into the public right-of-way for property located at 1125 10th Avenue North, to permit a one canopy	19 (Freddie O'Connell)

				10TH AVENUE NORTH	projecting from the building (see sketch for details), requested by Civil Site Design Group PLLC, applicant; LFLATS LLC, owner.	
10/10/2019 8:48	10/18/2019 0:00	PLRECAPP	2019M-033EN-001	AERIAL ENCROACHMENT FOR MOLLY GREEN AT 1717 21ST AVENUE SOUTH	A request to permit an aerial encroachment into the public right-of-way for property located at 1717 21st Avenue South, to permit one double-faced, illuminated sign, measuring 50.5 inches by 46.75 inches (see sketch for details), requested by Joslin and Son Signs, applicant.	18 (Tom Cash)
10/10/2019 9:17	10/18/2019 0:00	PLRECAPP	2019M-034EN-001	AERIAL ENCROACHMENT FOR TWO BOOTS PIZZA AT 1925 BROADWAY	A request to permit an aerial encroachment into the public right-of-way for property located at 1925 Broadway, to allow one blade sign measuring two feet by four feet and projecting from the building one foot (see sketch for details), requested by Joslin and Son Signs, applicant; H.G. Realty Company, owner.	19 (Freddie O'Connell)
10/10/2019 9:32	10/18/2019 0:00	PLRECAPP	2019M-035EN-001	AERIAL ENCROACHMENT FOR MADEWELL AT 2709 12TH AVENUE SOUTH	A request to permit an aerial encroachment into the public right-of-way for property located at 2709 12th Avenue South, to permit one blade sign measuring 15 inches by 30 inches and projecting from the building one foot (see sketch for details), requested by Bozman Sign Company, applicant; Twelve South Partners LLC, owner.	18 (Tom Cash)
10/10/2019 10:00	10/18/2019 0:00	PLRECAPP	2019M-037EN-001	AERIAL ENCROACHMENT FOR SMILE DIRECT CLUB AT 414 UNION STREET	A request to permit an aerial encroachment into the public right-of-way for property located at 414 Union Street, to permit a three-sided, illuminated sign measuring eight feet by one foot and projecting from the building one foot (see sketch for details), requested by Bozman Sign Company, applicant.	19 (Freddie O'Connell)
10/10/2019 10:17	10/18/2019 0:00	PLRECAPP	2019M-076ES-001	4901 CENTENNIAL BOULEVARD EASEMENT RIGHTS	A request for the abandonment of easement rights for a portion of Louisiana Avenue that was previously abandoned by Metro Ordinance 080-146 with easement rights retained, from 49th Avenue North to Centennial Boulevard (see sketch for details), requested by 4901 Centennial Partners LLC and Metro Water Services.	20 (Mary Carolyn Roberts)
10/10/2019 10:34	10/18/2019 0:00	PLRECAPP	2019M-077ES-001	BOWLING AVENUE PHASE TWO - SIDEWALK IMPROVEMENT PROJECT	A request for the acquisition of permanent and temporary easements along Bowling Avenue, between Forrest Park Avenue and Woodlawn Drive, to construct Project 2018-R-06, Bowling Avenue Phase Two Sidewalk Improvement Project. These easements are to be acquired through negotiations and acceptance in order to complete this project (see sketch for details), requested by Metro Public Works, applicant.	24 (Kathleen Murphy)
10/11/2019 8:42	10/22/2019 0:00	PLRECAPP	2019M-078ES-001	HARPETH RIVER PARK EASEMENTS	A request for an ordinance authorizing the granting of two permanent easements to Harpeth Valley Utilities District of Davidson and Williamson Counties, Tennessee, on certain property owned by the Metropolitan Government of Nashville and Davidson County (Parcel No. 14200021700)	22 (Gloria Hauser)

					(Proposal No. 2019M-078ES-001).	
10/11/2019 13:14	10/22/2019 0:00	PLRECAPP	2019M-038EN- 001	AERIAL ENCROACHMENT FOR COWORKING INVESTORS LLC AT 501 UNION STREET	A request to permit an aerial encroachment into the public right-of-way for property located at 501 Union Street, to permit one illuminated blade sign measuring 12 feet by 3 feet and projecting from the building one foot (see sketch for details), requested by Bozman Sign Company, applicant; Coworking Investors LLC, owner.	19 (Freddie O'Connell)
10/15/2019 8:29	10/23/2019 0:00	PLRECAPP	2019M-079ES- 001	WHITES CREEK PIKE SANITARY SEWER EXTENSION	A request for the acceptance of approximately 900 linear feet of 8-inch (PVC) sanitary sewer main, five sanitary sewer manholes, and easements (see sketch for details) to serve the Whites Creek Pike sanitary sewer extension development (MWS proj. no. 19-SL-72).	03 (Jennifer Gamble)
10/16/2019 11:21	10/25/2019 0:00	PLRECAPP	2019M-081ES- 001	2420 STIVERS STREET	A request for the abandonment of approximately 236 linear feet of 2.25-inch water main and easements, and the acceptance of approximately 346 linear feet of 6-inch water main (DIP), one fire hydrant assembly, 100 linear feet of 8-inch sanitary sewer main (PVC), one sanitary sewer manhole and easements (see sketch for details) to serve the 2420 Stiver Street development (see associated proj. no. 19-SL-155 and 19-WL-55).	02 (Kyonzté Toombs)
10/16/2019 14:05	10/25/2019 0:00	PLRECAPP	2019M-002OT- 001	2019 OFFICIAL MAP AND RECORD ACCEPTANCE	A request to approve a list of Streets and Alleys documented in the Geographic Information Systems Street and Alley Centerline File as being accepted for Maintenance or designated as "no maintenance" between October 1, 2018 and September 30, 2019, requested by Metro Public Works, applicant.	6 (Brett Withers), 10 (Zach Young), 12 (Erin Evans), 14 (Kevin Rhoten), 16 (Ginny Welsch), 17 (Colby Sledge), 18 (Tom Cash), 19 (Freddie O'Connell), 20 (Mary Carolyn Roberts), 21 (Brandon Taylor), 24
10/17/2019 14:21	10/25/2019 0:00	PLRECAPP	2019M-023PR- 001	ACCEPTANCE OF PARCEL AND WATER PUMPING STATION	A request for the acceptance of donated parcel 07205018400, the water pumping station on it, and the surrounding pump house building. Said parcel is further identified as Lot 3A Oakwood Development resubdivision and consolidation plat (recorded instrument 20190211-0012586, Davidson County Register of Deeds). Acceptance above is contingent on the completion and verification of said water pumping station, followed by the abandonment of the Shepardwood water pumping station located at 2124 Oakwood Avenue.	05 (Sean Parker)
10/21/2019 13:04	10/28/2019 0:00	PLRECAPP	2019M-035AG- 001	CROWN CASTLE FIBER FRANCHISE AGREEMENT	A request for an ordinance approving the transfer of the franchise rights held by Access Fiber Group, Inc. to Crown Castle Fiber LLC (Proposal No. 2019M-035AG-001).	2 (Kyonzté Toombs), 3 (Jennifer Gamble), 5 (Sean Parker), 7 (Emily Benedict), 13 (Russ Bradford), 14 (Kevin Rhoten), 15 (Jeff Syracuse), 16

						(Ginny Welsch), 17 (Colby Sledge), 18 (Tom Cash), 19 (Freddi)
10/22/2019 10:19	10/31/2019 0:00	PLRECAPP	2019M-083ES- 001	5510 CROSSINGS CIRCLE	A request for the abandonment of approximately 5 linear feet of 6-inch water main (DIP), one fire hydrant assembly and easements and the acceptance of one fire hydrant assembly and easements (see sketch for details) for the 5510 Crossings development (proj. no. 19-WL-94).	32 (Joy Styles)
10/25/2019 15:58	10/31/2019 0:00	PLRECAPP	2019M-036AG- 001	LIBRARY PARKING LEASE AMENDMENT	A request for an ordinance approving Amendment 2 to the lease agreement between the Metropolitan Government of Nashville and Davidson County, through the Department of Public Works, and OP 611 Commerce Property, LLC, related to parking spaces in the Metropolitan Government's parking facility located at 151 6th Avenue North. (Proposal Number: 2019M-036AG-001).	19 (Freddie O'Connell)
10/28/2019 11:57	10/31/2019 0:00	PLRECAPP	2019M-037AG- 001	BRICK CHURCH PIKE TDOT SIGNAL MAINTENANCE 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 signal maintenance on Brick Church Pike from Log Mile 2.168 to Log Mile 2.340, Federal Project No. HSIP-155(28), State Project No. 19074-3259-94, PIN 126600.00 (Prop. No.2019M-037AG-001).	03 (Jennifer Gamble)
10/28/2019 14:46	10/31/2019 0:00	PLRECAPP	2019M-038AG- 001	WEST TRINITY LANE SIGNAL MAINTENANCE 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 a Signal Maintenance Agreement for West Trinity Lane (State Route 65) from Dickerson Pike (State Route 11) to West of Hampton Road, Federal Project No. HSIP-65(22), State Project No. 19043-3241-94, PIN 125526.06 (Prop. No. 2019M-038AG-001).	05 (Sean Parker)
10/28/2019 10:57	11/4/2019 0:00	PLRECAPP	2019M-084ES- 001	11TH AVENUE WATER MAIN AND NES DUCTBANK RELOCATION	A request for the abandonment of approximately 680 linear feet of 8-inch water main and the acceptance of 683 linear feet of 8-inch water main (DIP) for the NES Ductbank Relocation (see sketch for details). All work will occur within the public right-of-way (proj. no. 19-WL-75).	19 (Freddie O'Connell)

SUBDIVISIONS: Administrative Approval

Date Submitted	Date Approved	Action	Case #	Project Name	Project Caption	Council District (CM Name)
9/26/2018 10:50	10/18/2019 0:00	PLAPADMIN	2018S-186-001	SOUTHPOINTE MARKETPLACE	A request for final plat approval to consolidate four parcels into one lot and dedicate right-of-way for properties located at 6424, 6434, 6438, and 6444 Pettus Road, approximately 800 feet southeast of Concord Road, zoned SP-C, (5.16 acres), requested by Young, Hobbs, and Associates, applicant; Southpoint of Tennessee, LLC., and Houston E. Hill, owners.	31 (John Rutherford)
7/9/2019 9:22	10/21/2019 0:00	PLAPADMIN	2019S-150-001	LOT 3 IN THE DIVISION OF LANDS OF HENRY W. COMPTON	A request for final plat approval to create two lots on property located at 4012 Wallace Lane, approximately 890 feet north of Hobbs Road, zoned RS20 (2.45 acres), requested by Homeland Surveying, applicant; Erica Oliver and Douglass Oliver, owners.	34 (Angie Henderson)
9/11/2019 11:04	10/21/2019 0:00	PLAPADMIN	2019S-206-001	REVISION OF LOTS 423 AND 424, SECTION SIX, SUNSET VIEW	A request for final plat approval to shift lot lines for properties located at 2408 and 2410 Fairbrook Drive, approximately 200 feet south of Tate Court, zoned R15 (1.13 acres), requested by Weatherford and Associates, applicant; Brenda and Thomas Lewis, and Shirley Jackson and Wiley Jackson Jr., owners.	15 (Jeff Syracuse)
5/1/2019 8:00	10/22/2019 0:00	PLAPADMIN	2019S-101-001	RESUBDIVISION OF LOT 1 OF THE RESUBDLVLSION OF LOT 1 METROCENTER SUBDIVISION TRACT 10A AND TRACT 1 AND CONSOLIDATION OF	A request for final plat approval to create two lots on properties located at 45 Vantage Way, 2004 3rd Avenue North, 400, 404, and 410 Dominican Drive, at the terminus of 3rd Avenue North, zoned MUG and MUG-A(12.71 acres), requested by Barge Design Solutions, applicant; Metro Center Apartments and L & D Hospitality LLC, owners.	02 (Kyonzte Toombs)
9/11/2019 11:56	10/30/2019 0:00	PLAPADMIN	2019S-207-001	FINAL PLAT OF A PORTION OF TRACT 3 OF THE RESUBDIVISION OF THE ORVILLE EARHEART SUBDIVISION	A request for final plat approval to create two lots on property located at 4141 Smotherman Lane, at the northeast corner of Stewarts Ferry Pike and Smotherman Lane, zoned RS15 (5.39 acres), requested by Keith and Associates Land Survey, applicant; Robert Lee, owner.	12 (Erin Evans)
7/31/2019 11:52	10/31/2019 0:00	PLAPADMIN	2019S-170-001	The Park at Hillside	A request for final plat approval to create three lots and dedicate right of way on properties located at 1501 Hillside Avenue and 929 Edgehill Avenue, at the southwest corner of Edgehill Avenue and Hillside Avenue E, zoned SP (12.17 acres), requested by Kimley-Horn & Associates, applicant; Park at Hillside, LLC and 929 Edgehill, LLC, owners.	17 (Colby Sledge)
8/13/2019 14:26	10/31/2019 0:00	PLAPADMIN	2019S-180-001	RESUBDIVISION OF LOT 5, HAILEY SUBDIVISION	A request for final plat approval to create two lots on property located at 3107 River Drive, approximately 140 feet southeast of South Hamilton Road, zoned R8-A (0.43 acres), requested by Agee Professional Land Surveying, applicant; Rhythm Homes and Development LLC, owner.	02 (Kyonzte Toombs)

Performance Bonds: Administrative Approvals

Date Approved	Administrative Action	Bond #	Project Name
10/16/19	Approved Extension	2014B-013-006	WOODBURY, PHASE 2
11/4/19	Approved Extension/Reduction	2017B-009-003	GENE SMITH PROPERTY
10/28/19	Approved Extension/Increase	2016B-043-003	MAP OF EASTMORELAND PLACE-SHIELDS SUBDIVISION OF GLEAVES LAND RESUB
10/30/19	Approved New	2019B-040-001	THE PARK AT HILLSIDE
10/28/19	Approved Extension	2018B-044-003	CEDARBROOK
11/5/19	Approved New	2019B-042-001	BRIGHT POINTE PHASE TWO
11/4/19	Approved New	2019B-043-001	AUTUMN OAKS PHASES FIVE AND SIX
11/1/19	Approved Extension/Reduction	2018B-019-002	BURKITT VILLAGE PHASE 4
10/15/19	Approved Release	2017B-012-003	Richard Watts Family Property
10/21/19	Approved Release	2016B-035-003	Villages of Riverwood, Sec 1, Phase 5A
10/21/19	Approved Release	2009B-009-012	Park Preserve, Phase 1A, 1st Rev
10/22/19	Approved Release	2013B-016-006	Villages of Riverwood, Sec 1, Phase 4B
10/22/19	Approved Release	2013B-017-006	Villages of Riverwood, Sec 1, Phase 4C
10/23/19	Approved Release	2013B-036-006	Villages of Riverwood, Sec 1, Phase 4D
10/23/19	Approved Release	2013B-035-005	Villages of Riverwood, Sec 1, Phase 4E
10/31/19	Approved Release	2014B-023-005	Andrew Castleman Lands, Consolidation Lots 1 & 2

Schedule

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- A. **Thursday, November 14, 2019- [MPC Meeting](#)**; 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
 - B. **Thursday, December 12, 2019- [MPC Meeting](#)**; 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center