



**METROPOLITAN GOVERNMENT  
OF NASHVILLE AND DAVIDSON COUNTY**

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

Date: December 12, 2019

To: Metropolitan Nashville-Davidson County Planning Commissioners

From: Lucy Kempf, Executive Director

Re: Executive Director's Report

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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: Murphy; Adkins; Gobbell; Johnson; Blackshear; Tibbs; Moore; Haynes; Sims
  - b. Leaving Early:
  - c. Not Attending: Farr
2. Legal Representation – Quan Poole will be attending.

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

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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 12/3/2019**.

<b>APPROVALS</b>	<b># of Applics</b>	<b># of Applics '19</b>
Specific Plans	4	49
PUDs	0	16
UDOs	0	9
Subdivisions	12	133
Mandatory Referrals	5	158
<b>Grand Total</b>	21	365

### 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)
6/6/2019 8:45	11/7/2019 0:00	PLRECAPP	2010SP-021-003	2400 WEST END	A request for final site plan approval for a portion of property located at 2400 West End Avenue, at the northwest corner of West End Avenue and 24th Avenue North, zoned SP (0.12 acres) to permit the conversion of a wine bar into seven hotel rooms, requested by BGKT Architects PLLC, applicant; Homewood Suites Nashville, owner.	21 (Brandon Taylor)
8/28/2019 11:21	11/14/2019 0:00	PLRECAPP	2014SP-072-004	19TH AND BROADWAY MIXED USE DEVELOPMENT	A request to for final site plan approval for properties located at 1810, 1812 and 1814 Broadway Avenue and 106 and 108 19th Avenue South, at the north corner of the Broadway Avenue and 19th Avenue South intersection, zoned SP (1.2 acres), to permit a mixed-use development, requested by Kimley-Horn, applicant; GV-R Nashville LLC, owner.	19 (Freddie O'Connell)
7/11/2018 11:18	11/21/2019 0:00	PLRECAPP	2016SP-004-002	SKY NASHVILLE	A request for final site plan approval on various properties along 33rd Avenue North, 35th Avenue North, Trevor Street and Delaware Avenue, at the northeast corner of Trevor Street and Delaware Avenue, zoned SP-MR (4.41 acres), to permit 123 multi-family residential units, requested by Dale and Associates, applicant; Hill 33, LLC, owner.	21 (Brandon Taylor)
3/13/2019 11:12	11/27/2019 0:00	PLRECAPP	2015SP-005-008	ANTIOCH FSER	A request for final site plan approval on a portion of property located at Cane Ridge Road (unnumbered), approximately 1070 feet northeast of Cane Ridge Road, zoned SP (1.7 acres), to permit a free standing emergency room, requested by Crunk Engineering, applicant; Century Farms, LLC., owner.	32 (Joy Styles)

### 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)
NONE					

**MANDATORY REFERRALS: MPC Approval**

Date Submitted	Staff Determination	Case #	Project Name	Project Caption	Council District (CM Name)
10/29/2019 15:31	11/8/2019 0:00 PLRECAPP	2019M-003SR-001	GRAY STREET PROPOSED TO BE RENAMED "3RD AVENUE SOUTH"	A request to rename Gray Street to "3rd Avenue South", which is between 3rd Avenue South and 2nd Avenue South (see sketch for details), requested by Metro Public Works and Councilmember Colby Sledge.	17 (Colby Sledge)
10/31/2019 7:46	11/13/2019 0:00 PLRECAPP	2019M-085ES-001	BATTLEFIELD DRIVE STORM WATER IMPROVEMENT PROJECT	A request for the acquisition of permanent and temporary easements along Battlefield Drive (see sketch for details) which are needed to construct Project 20-SWC-179, Battlefield Drive Storm Water Improvement Project. Easements are to be acquired through negotiations and acceptance in order to complete this project.	25 (Russ Pulley)
11/5/2019 8:34	11/13/2019 0:00 PLRECAPP	2019M-039AG-001	NOLENSVILLE 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 & Davidson County, acting by and between the Department of Public Works for the acceptance of work in connection with the construction of intersection improvements on Nolensville Pike from McNally Drive to Natchez Court; State Project No. 19LPM-S3-158, PIN 128602.00. (Prop. No.2019M-039AG-001)	26 (Courtney Johnston)
11/21/2019 9:01	11/26/2019 0:00 PLRECAPP	2019M-086ES-001	NOVEL EDGEHILL (801 12TH AVENUE SOUTH)	A request for the abandonment of approximately 949 linear feet of sanitary sewer main, four sanitary sewer manholes and easements and the acceptance of approximately 42 linear feet of 8-inch sanitary sewer main (PVC), 128 linear feet of 8-inch sanitary sewer main (DIP), five sanitary sewer manholes and easements (see sketch for details) to serve the Novel Edgehill development (associated proj. no. 19-SL-151).	19 (Freddie O'Connell)
11/21/2019 9:10	12/2/2019 0:00 PLRECAPP	2019M-004SR-001	PORTION OF SMITH SPRINGS ROAD TO BE RENAMED "CASTLEGATE DRIVE"	A request to rename a portion of Smith Springs Road to Castlegate Drive, located between Smith Springs Road and the current terminus of Castlegate Drive (see sketch for details), requested by Metro Public Works.	29 (Delishia Porterfield)

## SUBDIVISIONS: Administrative Approval

Date Submitted	Date Approved	Action	Case #	Project Name	Project Caption	Council District (CM Name)
8/7/2019 15:13	11/13/2019 0:00	PLAPADMIN	2019S-174-001	MUSIC CITY LANDS TRUST	A request for final plat approval to create two lots on property located at Ewing Drive (unnumbered), approximately 150 feet east of Claymille Boulevard, zoned RS7.5 (1.11 acres), requested by William B. Perkins, applicant; Music City Lands Trust, owner.	02 (Kyonzte Toombs)
10/2/2019 10:45	11/13/2019 0:00	PLAPADMIN	2019S-222-001	CAMERON PARK	A request for final plat approval to create 38 lots on properties located at 5960 Edmondson Pike and Edmondson Pike (unnumbered), at the northeast corner of Edmondson Pike and Mt. Pisgah Road, zoned SP (13.36 acres), requested by Gresham Smith, applicant; DRP TN 1, LLC, owner.	04 (Robert Swope)
9/5/2019 11:12	11/14/2019 0:00	PLAPADMIN	2019S-197-001	RESUBDIVISION OF LOT 4 AND LOT 5, RIVERGATE MALL SHOPPING CENTER	A request for final plat approval to create three lots on properties located at 1000 Rivergate Parkway and 2000 Gallatin Pike, approximately 325 feet west of Conference Drive, zoned SCR and partially within a Commercial Planned Unit Development Overlay District and Goodlettsville Satellite City (11.48 acres), requested by Barge Design Solutions, applicant; KDI Rivergate Mall LLC, owner.	10 (Zach Young)
9/11/2019 11:01	11/15/2019 0:00	PLAPADMIN	2019S-205-001	WEST MEADE SWIMMING CLUB	A request for final plat approval to create two lots on property located at 800 Davidson Drive, at the western corner of Davidson Road and Davidson Drive, zoned RS40 (6.75 acres), requested by Weatherford and Associates, applicant; West Meade Swimming Club Inc, owner.	23 (Thom Druffel)
9/25/2019 11:37	11/15/2019 0:00	PLAPADMIN	2019S-212-001	ONE LOT SUBDIVISION OF THE THORTON PROPERTY	A request for final plat approval to create one lot on property located at 317 Manzano Road, approximately 410 feet east of Larkin Spring Road, zoned RS7.5 (0.20 acres), requested by WT Smith Land Surveying, applicant; Seth Thornton, owner.	09 (Tonya Hancock)
7/31/2019 10:53	11/18/2019 0:00	PLAPADMIN	2019S-168-001	THORNTON GROVE PUD, PHASE 1A	A request for final plat approval to create 58 lots on a portion of property located at 3500 Brick Church Pike approximately 1,165 feet south of Belle Arbor Drive, zoned RM9 and within a Planned Unit Development Overlay District (20.94 acres), requested by Dale & Associates, applicant; Thornton Grove Green, LLC, owner.	03 (Jennifer Gamble)
8/15/2018 12:26	11/18/2019 0:00	PLAPADMIN	2018S-165-001	CAROTHERS FARMS, PHASE 3, SECTION 3	A request for final plat approval to create up to 52 lots on properties located at 7211 Carothers Road and Carothers Road (unnumbered), approximately 850 feet South of the intersection of Burkitt Road and Battle Road, zoned RM9 and MUL, within the Carothers Crossing Urban Design Overlay (17.7 acres),	33 (Antoinette Lee)

					requested by Harrah and Associates, applicant; Regent Homes, LLC, owner.	
12/12/2018 11:20	11/19/2019 0:00	PLAPADMIN	2019S-024-001	RESUBDIVISION OF THE DIVISION OF JACKSON PLACE ON CHARLOTTE PIKE	A request for final plat approval to create two lots on property located at 815 Watts Lane, approximately 120 feet west of Neighborly Avenue, zoned R6 (3.6 acres), requested by Dale and Associates, applicant; HR Investments, owner.	20 (Mary Carolyn Roberts)
6/25/2019 14:05	11/20/2019 0:00	PLAPADMIN	2019S-138-001	THE MEADOWS	A request for final plat approval to create 14 lots and open space on properties located at 6000 and 6020 Mt. Pisgah Road, approximately 650 feet west of Christiansted Lane, zoned AR2a and SP (10.0 acres), requested by Harrah and Associates, applicant; Charles White and Regent Homes LLC, owners.	04 (Robert Swope)
10/2/2019 10:37	11/22/2019 0:00	PLAPADMIN	2019S-220-001	0 CREATIVE WAY	A request for final plat approval to create two lots on property located at Creative Way (unnumbered), approximately 380 feet west of Briarville Road, zoned SP, MUL, and R10 (4.71 acres), requested by David B. Smith, applicant; Samaroo Development Group, LLC, owner.	08 (Nancy VanReece)
10/16/2019 11:03	11/25/2019 0:00	PLAPADMIN	2019S-229-001	RE-SUB LOT 100 - WHISPERING HILLS SECTION ONE	A request for final plat approval to create two lots on property located at 551 Watsonwood Drive, at the southwest corner of Watsonwood Drive and Cherrywood Drive, zoned R10 (0.89 acres), requested by Wamble and Associates, applicant; Brent Smith, owner.	27 (Robert Nash)
8/14/2019 11:33	11/26/2019 0:00	PLAPADMIN	2019S-183-001	FIFTH REVISION OF SUBDIVISION OF PHASE ONE NASHVILLE HIGHLANDS	A request for final plat approval to create two lots on portions of properties located at 350 Old Hickory Boulevard and Old Hickory Boulevard (unnumbered), approximately 1,650 feet north of Amberwood Circle, zoned SP (50.05 acres), requested by Clint T. Elliott Survey, applicant; Nashville Highlands, LLC and Reserve Service Association, Inc., owners.	23 (Thom Druffel)

## Performance Bonds: Administrative Approvals

Date Approved	Administrative Action	Bond #	Project Name
11/6/19	Approved Extension	2015B-012-004	GRAYMONT, PHASE 1
11/13/19	Approved Extension	2016B-050-003	ROLLING HILLS SUBDIVISION
12/2/19	Approved Extension/Reduction	2018B-015-002	THOMAS H PIERCE SUBDIVISION
11/12/19	Approved Reduction	2018B-036-002	DAVID ROY HILL PROPERTY CONSOLIDATION PLAT
11/21/19	Approved New	2019B-041-001	CAROTHERS FARMS, PHASE 3, SECTION 3
11/18/19	Approved Extension/Increase	2014B-010-005	HERMITAGE CREEK
11/6/19	Approved New	2019B-045-001	TRAVIS TRACE SUBDIVISION PHASE 2B
11/26/19	Approved New	2019B-047-001	MAGNOLIA FARMS PHASE 2 SECTION 2
11/13/19	Approved Extension/Reduction	2018B-046-002	BURKITT COMMONS PHASE 2
11/25/19	Approved Extension/Reduction	2018B-018-002	BRIGHT POINTE, PHASE 1A
12/3/19	Approved Extension	2015B-012-005	GRAYMONT, PHASE 1
11/12/19	Approved Release	2016B-062-003	Rivendell Woods, Phase 5
11/18/19	Approved Release	2019B-025-001	Mainland Germantown
11/25/19	Approved Release	2017B-022-005	Heritage Hills, Phase 3

### Schedule

- A. **Wednesday, December 11, 2019** – MPC Work Session, 11:30am, 800 Second Ave South, Metro Office Building, Davidson Room
- B. **Thursday, December 12, 2019**- [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- C. **Thursday, January 16, 2020**- [MPC Meeting](#); 4 pm, 2601 Bransford Ave, MNPS, Board Room