

REVISED



**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY**

Planning Department
Metro Office Building
800 Second Avenue South
Nashville, Tennessee 37201

PLANNING COMMISSION:

| | |
|----------------------------|----------------------------------------------|
| James McLean, Chairman | Tonya Jones |
| Phil Ponder, Vice Chairman | Hunter Gee |
| Stewart Clifton | Victor Tyler |
| Judy Cummings | Councilmember Jim Gotto |
| Derrick Dalton | Andrée LeQuire, representing Mayor Karl Dean |

AGENDA

OF THE

METROPOLITAN PLANNING COMMISSION

February 11, 2010

4:00 PM

***Metro Southeast at Genesco Park
1417 Murfreesboro Road***

Mission Statement: The Planning Commission guides growth and development as Nashville and Davidson County evolve into a more socially, economically and environmentally sustainable community, with a commitment to preservation of important assets, efficient use of public infrastructure, distinctive and diverse neighborhood character, free and open civic life, and choices in housing and transportation.

- I. CALL TO ORDER**
- II. ADOPTION OF AGENDA**
- III. RECOGNITION OF COUNCILMEMBERS**
- IV. PUBLIC HEARING: ITEMS REQUESTED TO BE DEFERRED OR WITHDRAWN**
- V. PUBLIC HEARING: CONSENT AGENDA**

Note: Items on the Consent Agenda will be voted on at a single time. No individual public hearing will be held, nor will the Commission debate these items unless a member of the audience or the Commission requests that the item be removed from the Consent Agenda.

VI. PREVIOUSLY DEFERRED ITEMS

1. 2009CP-006-001

Bellevue Community Plan: 2003 Update
Map: 126-16-0-B Parcel: 062
Bellevue Community Plan
Council District 35 – Bo Mitchell
Staff Reviewer: Anita McCaig

A request to amend the Bellevue Community Plan: 2003 Update by changing from Residential Low Medium (RLM) to Conservation (CO) policy property located at 6000 Rivervalley Drive, at the southeast corner of Rivervalley Drive and Newsom Station Road (58.62 acres), zoned RM2, requested by the Metro Planning Department for Councilmember Bo Mitchell, property owner is Bank of America, N.A. (See also Proposal Nos. 2007Z-184G-0 and 62000P-003G-06).
Staff Recommendation: Approve. Defer to the April 8, 2010, Planning Commission meeting if Proposal Nos. 2007Z-184G-06 and 2000P-003G-06 are deferred.

2. 2007Z-184G-06

Map: 126-16-0-B Parcel: 062
Bellevue Community Plan
Council District 35 – Bo Mitchell
Staff Reviewer: Jason Swaggart

A request to rezone from RM2 to RS40 property located at 6000 Rivervalley Drive, at the southeast corner of Rivervalley Drive and Newsom Station Road and located within a Planned Unit Development Overlay (58.62 acres), requested by Councilmember Bo Mitchell, applicant, Bank of America N.A., owner. (See also PUD Proposal No. 2000P-003G-06).
Staff Recommendation: Disapprove

3. 2000P-003G-06

Riverwalk (PUD Cancellation)
Map: 126-16-0-B Parcel: 062
Bellevue Community Plan
Council District 35 – Bo Mitchell
Staff Reviewer: Jason Swaggart

A request to cancel a portion of the Riverwalk Planned Unit Development district located at 6000 Rivervalley Drive, at the southeast corner of Rivervalley Drive and Newsom Station Road, zoned RM2, (58.62 acres), approved for 61 multi-family dwelling units, requested by Councilmember Bo Mitchell, applicant, Bank of America N.A., owner. (See also Zone Change Proposal No. 2007Z-184G-06).
Staff Recommendation: Disapprove

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VII. PUBLIC HEARING: ZONING MAP AMENDMENTS

4. 2009SP-022-002

Mansion at Fontanel (Final: Phase II)
Map: 049-00 Parcels:140, 200.01, 319
Bordeaux/Whites Creek Community Plan
Council District 3 – Walter Hunt
Staff Reviewer: Brenda Bernards

A request for final site plan approval for Phase II of The Mansion at Fontanel Specific Plan District located at 4105, 4125 and 4225 Whites Creek Pike, approximately 1,100 feet north of Lloyd Road (136.04 acres), zoned SP-MU, to permit a restaurant, museum, distillery, micro brewery, entertainment stage and associated buildings, visitor center with retail, office, storage space, and to permit tours of the existing home, requested by Civil Site Design Group PLLC, applicant, for Fontanel Properties LLC, owner.

Staff Recommendation: Approve with conditions, including a condition that if continuous mowing of the floodway buffer and/or installation of a gravel access drive for an NES overhead electric service is requested, then the property owner will be required to obtain a variance from the Stormwater Management Committee.

5. 2010Z-002PR-001

Map: 173-00 Parcel: 058
Southeast Community Plan
Council District 31 – Parker Toler
Staff Reviewer: Greg Johnson

A request to rezone from AR2a to RS30 zoning property located at 1101 Barnes Road, approximately 250 feet north of Barnes Bend Drive (3.0 acres), requested by Matthew and Cynthia Grace, owners.

Staff Recommendation: Approve with condition

VIII. OTHER BUSINESS

6. Request for the Planning Commission to establish a Leave Transfer Program for non-civil service employees in the Planning Department to allow employees to donate accrued vacation leave and/or personal days for another non civil-service employee who faces a medical hardship and has depleted their accrued leave and sick leave to be used upon approval from the Executive Director. The Leave Transfer Program will be effective upon approval by the Metro Human Resources Department.
7. Historical Commission Report
8. Board of Parks and Recreation Report
9. Executive Director Reports

10. Legislative Update

IX. ADJOURNMENT



The Planning Department does not discriminate on the basis of age, race, sex, color, national origin, religion or disability in access to, or operation of, its programs, services, and activities, or in its hiring or employment practices. For ADA inquiries, contact Josie Bass, ADA Compliance Coordinator, at 862-7150 or e-mail her at josie.bass@nashville.gov. For Title VI inquiries contact Shirley Sims-Saldana or Denise Hopgood of Human Relations at 880-3370. For all employment-related inquiries call 862-6640.