




**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY**

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

Date: February 25, 2016

To: Metropolitan Nashville-Davidson County Planning Commissioners

From: J. Douglas Sloan III 

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: McLean; Farr; Allen; Gee; Hagan-Dier
 - b. Leaving Early: Blackshear (5:30pm)
 - c. Not Attending:
2. Legal Representation – Emily Lamb will be attending

B. Executive Office

1. We continue to meet with Metro Schools personnel about introducing planning concepts in the classroom. We have identified appropriate partners and are now working on fitting planning into the curriculum and outlining planners' personal involvement.

C. Land Development

1. Jason Rust started in Land Development as a Planning Tech 2 on February 15th.

D. Community Plans/Design Studio

1. On March 3, the Design Studio will be meeting with Councilmembers Johnson and Vercher and their constituents to discuss an Urban Design Overlay District for North Murfreesboro Road. The meeting will be held at Una Church of Christ, 1917 Murfreesboro Road at 6:30 PM.

E. GIS

1. A new version of Development Tracker was put up last week. It no longer requires Flash and works on mobile devices.

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 02/16/2016.

| APPROVALS | # of Applics | # of Applics '16 |
|---------------------|--------------|------------------|
| Specific Plans | 4 | 8 |
| PUDs | 0 | 2 |
| UDOs | 1 | 1 |
| Subdivisions | 4 | 12 |
| Mandatory Referrals | 4 | 20 |
| Grand Total | 13 | 43 |

| 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) |
| 8/27/2015 | 10/23/2015 | RECOM APPR | 2013SP-012-003 | 46TH & UTAH (FINAL) | A request for final site plan approval for property located at 132 46th Avenue North, at the southeast corner of 46th Avenue North and Utah Avenue, zoned SP (0.3 acres), to permit a 3,784 square foot commercial structure, requested by Laodice, LLC, owner. | 24 (Kathleen Murphy) |
| 8/20/2015 15:24 | 2/3/2016 | RECOM APPR | 2013SP-022-003 | KIRTLAND COTTAGES (FINAL) | A request for final site plan approval for property located at 4201 Kirtland Road, at the southwest corner of Kirtland Road and Overhill Drive, to revise the building size of two of the four approved units, requested by Dewey-Estes Engineering, applicant; Timothy C. Harvey, owner. | 25 (Russ Pulley) |
| 10/29/2015 12:02 | 2/16/2016 | RECOM APPR | 2015SP-052-002 | BELMONT AT BLAIR (FINAL) | A request for final site plan approval for properties located at 2117 and 2121 Belmont Boulevard and 1701 A and 1701 C Blair Boulevard, approximately 100 feet north of Ashwood Avenue and located within the Belmont-Hillsboro Neighborhood Conservation Overlay District (0.9 acres), to permit up to 15 attached residential units, requested by Dean Design Group, applicant; Aspen Construction, LLC, owner. | 18 (Burkley Allen) |
| 10/28/2015 15:32 | 2/16/2016 | RECOM APPR | 2014SP-058-002 | 1032 MAYNOR AVENUE (FINAL) | A request for final site plan approval for property located at 1032 Maynor Avenue, approximately 240 feet west of Gallatin Pike (0.48 Acres), to permit up to six attached residential dwelling units, requested by Dale & Associates, applicant; North by Northwest Development, owner. | 05 (Scott Davis) |

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) |
|--------------------|-------------------------|-----------------|---|---|------------------------------|
| 1/19/2016 11:50 | 2/2/2016 RECOM APPR | 2016M-005AB-001 | GAY ST AND 10TH AVENUE NORTH RIGHT-OF-WAY ABANDONMENT | A request to abandon a portion of Gay Street and 10th Avenue North right-of-way from the west CSX right-of-way to the CSX right-of-way at 10th Circle North and from Jo Johnston Street to Nelson Merry Street on 10th Avenue North (easements and utilities to be maintained), requested by Barge Waggoner Sumner & Cannon, applicant; North Charlotte Avenue Holdings, LLC, and Capital View Joint Venture, owners. | 19 (Freddie O'Connell) |
| 1/19/2016 12:07 | 2/3/2016 RECOM APPR | 2016M-006AB-001 | GAY STREET RIGHT-OF-WAY ABANDONMENT | A request to abandon a portion of Gay Street right-of-way and easement from 11th Avenue North eastward to CSX right-of-way, requested by Barge Waggoner Sumner & Cannon, applicant; North Charlotte Avenue Holdings, LLC, and Capital View Joint Venture, owners. | 19 (Freddie O'Connell) |
| 2/4/2016 11:08 | 2/11/2016 RECOM APPR | 2016M-009EN-001 | RENAISSANCE HOTEL AERIAL ENCROACHMENT | A request to allow an aerial encroachment comprised of two 9' high by 16' 5" wide, single-faced, illuminated, attached wall signs on the bridge over Commerce Street for property located at 611 Commerce Street, requested by Joslin and Son Signs, applicant; PIM Nashville, LLC, owner. | 19 (Freddie O'Connell) |
| 2/4/2016 11:22 | 2/11/2016 RECOM APPR | 2016M-010EN-001 | DAILY JUICE CAFES AERIAL ENCROACHMENT | A request to allow an encroachment comprised of a double-faced internally illuminated projecting sign encroaching the public right-of-way for property located at 211 3rd Avenue South, requested by Sign Me Up, applicant; Encore Master Condominium Association, Inc., owner. | 19 (Freddie O'Connell) |

INSTITUTIONAL OVERLAYS (finals and variances only) : MPC Approval

Finding: Final site plan conforms to the approved campus master development plan and all other applicable provisions of the code.

| Date Submitted | Staff Determination | Case # | Project Name | Project Caption | Council District # (CM Name) |
|----------------|---------------------|--------|--------------|-----------------|------------------------------|
| NONE | | | | | |

SUBDIVISIONS: Administrative Approval

| Date Submitted | Date Approved | Action | Case # | Project Name | Project Caption | Council District (CM Name) |
|--------------------|---------------|------------|---------------|--|---|----------------------------|
| 11/5/2015 9:12 | 2/3/2016 | APADMIN | 2016S-013-001 | HARDAWAY HILLHURST ADDITION, RESUBDIVISION OF LOTS 5 & 7 | A request for final plat approval to shift lot lines between properties located at 2924 and 2930 Dickerson Pike, approximately 280 feet north of Hart Lane, zoned CS (2.33 acres), requested by Cherry Land Surveying, applicant; William Bass, owner. | 02 (DeCosta Hastings) |
| 10/1/2015 10:01 | 2/8/2016 | APADMIN | 2015S-160-001 | CLOVERLEAF ESTATES, RESUB LOT 1 AND LOT 4, SECTION 7 | A request for final plat approval to create three lots on properties located at 5330 Cane Ridge Road and Cane Ridge Road (unnumbered), approximately 640 feet south of Bell Road, zoned SCR (13.26 acres), requested by Barge, Waggoner, Sumner & Cannon, Inc., applicant; D3 Hickory Hollow, LLC, owner. | 32 (Jacobia Dowell) |
| 8/27/2015 8:16 | 2/9/2016 | APADMIN | 2015S-142-001 | REVISED WEST END PARK, RESUB LOT 110 | A request for final plat approval to create one lot on property located at 3208 Long Boulevard, at the southwest corner of Burns Avenue and Long Boulevard and located within the 31st Avenue and Long Boulevard Urban Design Overlay District, zoned RM40 (0.27 acres), requested by Southern Precision Land Surveying, Inc., applicant; Zelma Joyce Robertson, owner. | 21 (Ed Kindall) |
| 12/14/2015 8:58 | 2/16/2016 | RECOM APPR | 2016S-021-001 | MCGAVOCK GROUP | A request for final plat approval to create two lots on properties located at 118 and 122 12th Avenue South and 1101 McGavock Street, at the southeast corner of 12th Avenue South and McGavovck Street, zoned DTC and located within the Arts Center Redevelopment District (1.15 acres), requested by Cherry Land Surveying, Inc., applicant; McGavock Group Partners, LLC owner. | 19 (Freddie O'Connell) |

Performance Bonds: Administrative Approvals

| Date Approved | Administrative Action | Bond # | Project Name |
|---------------|-----------------------|---------------|--------------------------------|
| 2/10/16 | Approved Extension | 2007B-089-009 | OLD HICKORY COMMONS, PHASE 1 |
| 2/10/16 | Approved Extension | 2007B-095-009 | OLD HICKORY COMMONS, SECTION 2 |
| 2/10/16 | Approved Extension | 2007B-094-009 | OLD HICKORY COMMONS, SECTION 3 |
| 2/3/16 | Approved Release | 2010B-031-004 | AUTUMN OAKS, PHASE 8B |
| | | | |

Schedule

- A. **Thursday, February 25, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- B. **Thursday, March 10, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- C. **Thursday, March 24, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- D. **Thursday, April 14, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- E. **Thursday, April 28, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- F. **Thursday, May 12, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- G. **Thursday, May 26, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- H. **Thursday, June 9, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- I. **Thursday, June 23, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- J. **Thursday, July 28, 2016** - [MPC Meeting](#); 4pm, Metro Nashville Public Schools, Board Room, 2601 Bransford Avenue
- K. **Thursday, August 11, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- L. **Thursday, August 25, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- M. **Thursday, September 8, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center
- N. **Thursday, September 22, 2016** - [MPC Meeting](#); 4 pm, 700 Second Ave. South, Howard Office Building, Sonny West Conference Center