



**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY**

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

Date: October 28, 2021
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: Adkins; Farr; Haynes; Lawson; Johnson; Withers
 - b. Leaving Early:
 - c. Not Attending: Blackshear
2. Legal Representation – Alex Dickerson 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 10/20/2021**.

APPROVALS	# of Applics	# of Applics '21
Specific Plans	2	59
PUDs	0	9
UDOs	1	16
Subdivisions	6	127
Mandatory Referrals	16	159
Grand Total	25	370

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)
4/14/2021 14:52	10/6/2021 0:00	PLRECAPP	2020SP-019-002	CROSSINGS MIXED USE DEVELOPMENT	A request for final site plan approval for property located at Crossings Boulevard (unnumbered), approximately 360 feet south of Crossings Place, zoned SP (13.51 acres), to permit 387 multi-family residential units and 8,380 square feet of nonresidential uses, requested by Catalyst Design Group, applicant; V2 Capital, LLC, owner.	32 (Joy Styles)
5/12/2021 11:31	10/15/2021 0:00	PLRECAPP	2020SP-046-002	NEWTON INFILL HOMES	A request for final site plan approval for property located at 200 Raymond Street, approximately 160 feet west of Nolensville Pike, zoned SP (0.33 acres), to permit seven multi-family residential units, requested by Dale and Associates, applicant; Robert Cecil, owner.	16 (Ginny Welsch)

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)
9/3/2021 9:25	10/6/2021 0:00	PLRECAPP	2009UD-001-017	DONELSON PLAZA MULTI-FAMILY WEST BUILDING	A request for final site plan approval for a portion of property located at 2710 Old Lebanon Pike, at the northwest corner of J B Estille Drive and Old Lebanon Pike, zoned CL and located within the Downtown Donelson Urban Design Overlay District (1.16 acres), to permit a multi-family residential development, requested by Building Ideas, applicant; Plaza 2750 LLC, owner.	15 (Jeff Syracuse)

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)
9/21/2021 7:47	10/8/2021 0:00 PLRECAPP	2021M-080ES-001	1700 PEARL STREET	A request for the acceptance of one fire hydrant assembly (see sketch for details) to serve the 1700 Pearl Street development (MWS proj. no. 19-WL-118).	19 (Freddie O'Connell)
9/23/2021 12:14	10/8/2021 0:00 PLRECAPP	2021M-081ES-001	SHELBY HOUSE APARTMENTS	A request for the abandonment of approximately 194 linear feet of 8-inch sewer main and one sanitary sewer manhole. Also, the easement rights of Alley #305, previously retained by Ordinance 090-1130 (see sketch for details), are also proposed to be abandoned (MWS. proj. no. 21-SL-202).	06 (Brett Withers)
9/24/2021 13:34	10/8/2021 0:00 PLRECAPP	2021M-025AG-001	SADLER AVENUE AT CSX RAILROAD LM 103	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 its Department of Transportation and Multimodal Infrastructure, for a highway-railroad crossing separation on Sadler Avenue at CSX Railroad LM .103, State Project No: 19CIT-F3-003, Federal Project No: HSIP-ROOS(550), PIN 132029.00. (Proposal No. 2021M-025AG-001).	17 (Colby Sledge)
9/27/2021 15:06	10/8/2021 0:00 PLRECAPP	2021M-016PR-001	RIGHT-OF-WAY DEDICATION AT PETTUS ROAD AND BLUE HOLE ROAD	A request for an ordinance declaring a certain planned road on the Orchard Bend Park property to be a public right of way. (Proposal No. 2021M-016PR-001).	32 (Joy Styles)
9/27/2021 15:57	10/8/2021 0:00 PLRECAPP	2018M-019PR-002	MILL CREEK FLOOD RISK MANAGEMENT PROJECT AMENDMENT	A request to amend the Mill Creek Flood Risk Management Project (RS2020-191; MWS Proj. No. 18-SWC-136), to remove properties located at 409 Benzing Road and 432 Cedarvalley Drive and to add properties located at 727 and 729 Curry Road (see sketch for details).	16 (Ginny Welsch)
9/27/2021 16:53	10/8/2021 0:00 PLRECAPP	2021M-026AG-001	AMENDMENT 2 FOR TDOT AGREEMENT 160247	A request for a resolution approving Amendment 2 to an 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 a Complete Street on SR 1 (US 41, Murfreesboro Road) from I-24 Ramp to Foothill Drive, Federal Project No. STP-M-NH-1(372), State Project No. 19LPM-F3-152, PIN 125309.00. Prop. No. 2021M-026AG-001.	13 (Russ Bradford); 15 (Jeff Syracuse)
9/28/2021 11:43	10/8/2021 0:00 PLRECAPP	2021M-027AG-001	NASHVILLE CLASSICAL CHARTER SCHOOL AGREEMENT	A request for amendment 1 to switch Contract number over to the R12 Contract number, to increase rented square feet by 6,337 for a new total of 59,561 square feet, and to update rent amount to reflect change in square feet. Contract is a 4-year lease agreement for	06 (Brett Withers)

					Nashville Classical to lease the real property commonly known as East Nashville Magnet Middle Prep from MNPS (see sketch and contract for details).	
10/1/2021 9:55	10/8/2021 0:00	PLRECAPP	2021M-017PR-001	HAZARD MITIGATION GRANT PROGRAM - PROPERTY ACQUISITION	A request for a resolution authorizing the acquisition and demolition of seven house located in various floodways/floodplains (see sketch for details) in Davidson County in connection to a Hazard Mitigation Grant Program Project approval (HMGP 4427-0009-R).	02 (Kyonzté Toombs); 03 (Jennifer Gamble); 11 (Larry Hagar); 16 (Ginny Welsch)
10/4/2021 11:07	10/8/2021 0:00	PLRECAPP	2021M-018PR-001	7134 HIGHWAY 100	A request for a resolution authorizing the Director of Public Property Administration, or his designee, to exercise an option to purchase a certain parcel of property (known as Map and Parcel No. 14300001300) (Proposal No. 2021M-018PR-001).	34 (Angie Henderson)
10/5/2021 14:42	10/8/2021 0:00	PLRECAPP	2021M-028AG-001	PORTMAN EASEMENT AND PARTICIPATION AGREEMENT N0405187	A request for an ordinance accepting a greenway conservation easement and approving a greenway participation agreement and declaration, both in connection with improvements to the Bicentennial Mall Greenway Connector. (Proposal No. 2021M-028AG-001).	19 (Freddie O'Connell)
10/5/2021 15:30	10/8/2021 0:00	PLRECAPP	2021M-019PR-001	FAIRGROUNDS PUBLIC RIGHT-OF-WAY DEDICATION	A request for an ordinance declaring certain planned roads on the Nashville Fairgrounds campus to be public rights of way. (Proposal No. 2021M-019PR-001).	17 (Colby Sledge)
10/23/2020 9:38	10/18/2021 0:00	PLRECAPP	2020M-007SR-001	DIXIE PL RENAMING TO VIVIEN THOMAS WAY	A request to rename Dixie Place, located from 21st Ave S to the dead end, and approximately 500 feet south of of Edgehill Ave, to be renamed to Vivien Thomas Way (see sketch for details).	18 (Tom Cash)
10/11/2021 10:29	10/19/2021 0:00	PLRECAPP	2021M-029AG-001	OLD LEBANON DIRT ROAD RJ CORMEN PIPELINE CROSSING AGREEMENT (RJNE2021023)	A request for a resolution establishing an agreement regarding a pipeline crossing license agreement for a water main crossing between RJ Corman and Metro acting through the Department of Water and Sewerage Services (see sketch for details).	11 (Larry Hagar)
10/4/2021 11:46	10/20/2021 0:00	PLRECAPP	2021M-082ES-001	RESERVOIR ZONE 4A	A request for the abandonment of approximately 637 linear feet of 8-inch sanitary sewer main, eight sanitary sewer manholes, 394 linear feet of 6-inch water main, 396 linear feet of 30-inch water main, one fire hydrant assembly and easements, and the acceptance of approximately 311 linear feet of 8-inch sanitary sewer main (DIP), 482 linear feet of 6-inch water main (DIP) , 481 linear feet of 30-inch water main (DIP) , five sanitary sewer manholes, two fire hydrant assemblies and easements (see sketch for details) to serve the Reservoir Zone 4A development (MWS proj. nos. 21-SL-160 and 21-WL-71).	17 (Colby Sledge)
10/4/2021 15:47	10/20/2021 0:00	PLRECAPP	2021M-083ES-001	WASCO MAINTENANCE	A request for the abandonment of approximately 223 linear feet of eight inch sanitary sewer main and two sanitary sewer manholes and the acceptance of approximately 223 linear	02 (Kyonzté Toombs)

					feet of eight inch sanitary sewer main (DIP) and two sanitary sewer manholes (see sketch for details) to serve the Wasco Maintenance development, (MWS proj. no. 21-SL-197).	
10/5/2021 13:21	10/20/2021 0:00	PLRECAPP	2021M-084ES-001	CLEAN WATER NASHVILLE OAP C.53.01	<p>A request for the replacement of approximately 3,200 linear feet of existing 16-inch sanitary sewer force main and the construction of approximately 500 linear feet of new 18-inch sanitary sewer force main. The Howse Avenue project will replace the existing 16-inch diameter sanitary force main from the Loves Branch Pump Station valve vault located on the Gibson Creek Pump Station site to the point of the previous force main replacement at 701 Howse Avenue. Also, the project includes the construction of the Neely's Bend wet-weather 18-inch force main (capped) to minimize disturbance of homeowners for a subsequent project. Most of this work will be performed within the public rights-of-way of Howse Avenue, Rothwood Avenue, and Geisen Drive. However, two each 15-foot temporary construction easements are necessary at two properties shown in the attached sketch, to be acquired through negotiations, condemnation, and acceptance (MWS proj. no. 21-SC-0002).</p>	07 (Emily Benedict)

SUBDIVISIONS: Administrative Approval						
Date Submitted	Date Approved	Action	Case #	Project Name	Project Caption	Council District (CM Name)
6/9/2021 11:06	10/8/2021 0:00	PLAPADMIN	2021S-132-001	1207 PIERCE ROAD	A request for final plat approval to consolidate 28 lots into one lot for properties located at 1100, 1102, 1104, 1106 and 1108 Palmer Avenue and 1121, 1123 and 1125 Lawrence Avenue, zoned SP (3.36 acres), requested by Dale and Associates, applicant; Christal Beck and Nelson Beck, owners.	09 (Tonya Hancock)
7/13/2021 10:08	10/8/2021 0:00	PLAPADMIN	2021S-150-001	THE CROSSING AT DRAKES BRANCH - PHASE 2	A request for final plat approval to create 21 lots on property located at 4834 Drakes Branch Road, at the current terminus of Arroyo Drive, zoned SP (33.72 acres), requested by JTA Land Surveying, applicant; DB Partners LLC, owner.	01 (Jonathan Hall)
9/8/2021 14:42	10/13/2021 0:00	PLAPADMIN	2021S-192-001	HAMILTON CHURCH MANOR - PHASE 2	A request for final plat approval to create 36 lots and dedicate right-of-way on property located at 3461 Hamilton Church Road, at the western terminus of Posting Point, zoned SP (10.14 acres), requested by Dale and Associates, applicant; Bradburn Village Phase 4 Partnership, owner.	33 (Antoinette Lee)

7/20/2021 16:07	10/14/2021 0:00	PLAPADMIN	2021S-163-001	MINOR PLAT OF THE AJS ASSOCIATES PROPERTY	A request for final plat approval to create two lots on property located at 2910 Clarksville Pike, at the corner of Clarksville Pike and Cliff Drive, zoned CL (and partially located within the Floodplain Overlay District) (2.4 acres), requested by OHM-Advisors, applicant; AJS Associates, owner.	02 (Kyonzté Toombs)
3/31/2021 8:36	10/14/2021 0:00	PLAPADMIN	2021S-085-001	DAVENPORT DOWNS PHASE 3 SECTION 2	A request for final plat approval to create 62 lots, open space and to dedicate right-of-way and easements on a portion of property located at 4358 Maxwell Road, at the current terminus of Chutney Drive, zoned SP (17.68 acres), requested by Crawford and Cummings, applicant; AMH TN Development, LLC, owner.	33 (Antoinette Lee)
2/24/2021 8:12	10/15/2021 0:00	PLAPADMIN	2021S-053-001	HARDING PLACE CENTER	A request for final plat approval to consolidate four lots into one lot for properties located at 309 South Perimeter Park Drive, 343, 347 and 351 Harding Place, at the southwest corner of Harding Place and South Perimeter Park Drive and located within Planned Unit Development Overlay District, zoned CS (8.9 acres), requested by TTL USA, applicant; Dave Watson, owner.	28 (Tanaka Vercher)

Performance Bonds: Administrative Approvals

Date Approved	Administrative Action	Bond #	Project Name
10/6/21	Approved New	2020B-060-001	HERITAGE CREEK PHASE 1A
10/6/21	Approved Extension	2020B-018-002	NORTH LIGHTS FINAL PLAT, LOT 2
10/19/21	Approved New	2021B-027-001	DARROW DOWNS
10/7/21	Approved New	2021B-041-001	RESUBDIVIDE OF THE VANDERBILT GRADUATE FINAL PLAT
10/18/21	Approved New	2021B-043-001	RESUBDIVISION OF LOTS 77 AND 78 WEST END ANNEX
10/8/21	Approved New	2021B-050-001	HAMILTON 2 LOT SUBDIVISION

Schedule

- A. **Thursday, October 28, 2021** - MPC Meeting: 4pm, Sonny West Conference Center
- B. **Thursday, November 18, 2021** - MPC Meeting: 4pm, Sonny West Conference Center
- C. **Thursday, December 9, 2021** - MPC Meeting: 4pm, Sonny West Conference Center