

D O C K E T

February 5, 2015

1:00 P.M.

**METROPOLITAN BOARD OF ZONING APPEALS
P O BOX 196300
METRO OFFICE BUILDING
NASHVILLE, TENNESSEE 37219-6300**

**Meetings held in the Sonny West Conference Center
Howard Office Building, 700 2nd Avenue South**

**MS. CYNTHIA CHAPPELL
MR. DAVID EWING
MR. DAVID HARPER
MS. MERCEDES JONES
MR. RICHARD KING, Vice-Chair
MR. DAVID TAYLOR
MR. CHRIS WHITSON, Chair**

CASE 2015-008 (Council District - 34)

Michael Shaw, appellant and Whaley Family, LLC, owner of the property located at **2211 Castleman Drive**, requesting variance in the street setback in the R20 District, to construct a duplex. Referred to the Board under Section 17.12.030. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Duplex

Map 131-1 Parcel(s) 117

Deferred from the Meeting of 1/15/15.

RESULT

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CASE 2015-009 (Council District - 17)

Duane Cuthbertson, appellant and Shelby Street Partners, GP, owner of the property located at **1002 Lawrence Avenue**, requesting variances in the side street (10th Avenue South) setback in the R8/UZO District, to construct a 2nd new single family 2,467 square foot residence. Referred to the Board under Section 17.12.030 C2, 17.20.060 D. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Single Family

Map 105-13 Parcel(s) 162

Deferred from the Meeting of 1/15/15.

RESULT

CASE 2015-011 (Council District - 34)

Focus Builders, LLC, appellant and Iroquios Investment Trust, owner of the property located at **157 Cheek Road**, requesting variance in the street setback in the RS20 District, to construct a new 4,897 square foot single family residence. Referred to the Board under Section 17.12.030. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Single Family

Map 130-9 Parcel(s) 60

Deferred from the Meeting of 1/15/15.

RESULT

CASE 2015-014 (Council District - 07)

Dan Cook, appellant and Riverside Church of Christ, TRS., owner of the property located at **1530 Riverside Drive**, requesting special exception in the street setback and an Item A in the parking requirement in the CL/UZO District, to construct a deck addition to the side of former church building for an event hall. Referred to the Board under Section 17.12.035 D, 17.40.180 A. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (A/C).

Use-Commercial Amusement, Inside

Map 72-15 Parcel(s) 244

RESULT

CASE 2015-015 (Council District - 25)

Metro Government, appellant and Metro Gov't WW Water & Sewer, owner of the property located at **1630 Harding Place**, requesting special exception and variances in the street setback, parking requirement and the landscape buffer and fence to enclose three sides of dumpster in the R40 District, to construct a new firehall #20. Referred to the Board under Section 17.16.200, 17.12.020, 17.20.030, 17.24.240. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B / C).

Use-Fire Station

Map 131-9 Parcel(s) 11

RESULT

CASE 2015-016 (Council District - 06)

Jimmy Brooks, appellant and Alazab Company, owner of the property located at **820 S 5th Street**, requesting variances in the rear setback and the tree density units in the IR/UZO District, to construct a new one story 1,116 square foot irregular shape storage addition. Referred to the Board under Section 17.12.020 C, 17.24.100. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Wrecker Service

Map 93-8 Parcel(s) 7

RESULT

CASE 2015-017 (Council District - 24)

Stevenson Development, LLC, appellant and Ozari, Tamay, owner of the property located at **3814 Charlotte Avenue**, requesting an Item A- appeal of the Zoning Administrator's interpretaion as it relates to non-conforming billboard, a variance in the required distance from residential zoning and an Item D - change in a nonconforming billboard in the IR/UZO District, to convert the static side of billboard to digital. Original Permit 2008-30686 for the side that is already digital. Referred to the Board under Section 17.40.180A, 17.32.050 G2b, 17.40.180D. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (A/B/D).

Use-Billboard

Map 92-9 Parcel(s) 163

RESULT

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CASE 2015-018 (Council District - 32)

Maryam Mohammed, appellant and **Abid, Goran A.**, owner of the property located at **5747 Mt. View Road**, requesting variance in the street setback in the AR2a District, to install a 6' solid fence. Referred to the Board under Section 17.12.040 E 27. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Fence

Map 164 Parcel(s) 12

RESULT

CASE 2015-019 (Council District - 24)

Jason Bockman, appellant and **Bockman, Jason**, owner of the property located at **4901 Nebraska Avenue**, requesting variance in the street setback in the RS7.5 District, to construct a 2,450 square foot single family residence. Referred to the Board under Section 17.12.020. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Single Family

Map 103-3 Parcel(s) 254

RESULT

CASE 2015-020 (Council District - 24)

Jason Bockman, appellant and **Bockman, Jason**, owner of the property located at **4903 Nebraska Avenue**, requesting variance in the street setback in the RS7.5 District, to construct a 3,200 square foot single family residence. Referred to the Board under Section 17.12.020. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Single Family

Map 103-3 Parcel(s) 302

RESULT