

DOCKET

9/15/2016

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, Chairman
MR. DAVID HARPER
MS. CHRISTINA KARPYNEC
MR. RICHARD KING
MR. DAVID TAYLOR, Vice-Chair
MS. ALMA SANFORD**

CASE 2016-101 (Council District - 18)

Thomas Verges, appellant and owner of the property located at **3000 Belmont Blvd.**, requesting a variance from setback and height requirements in the R8 zoning district and UZO and NHC Districts, to replace a fence on the public right of way. Referred to the Board under Section 17.12.040(E)(26). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Fence

Map 117-08 Parcel(s) 0-316

RESULT

CASE 2016-093 (Council District - 19)

Victoria Parker, appellant and **Joe Dixon**, owner of the property located at **812 18th Avenue South**, requesting special exception from height requirements and from setback requirements in the ORI-A District, to construct a new office building. Referred to the Board under Section 17.12.035(D1). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(C).

Use-Office Building

Map 92-16 Parcel(s) 358

RESULT

CASE 2016-044 (Council District - 10)

Douglas Beets, appellant and owner of the property located at **5508 Brick Church Pike**, requesting a special exception for a historic home event permit and a variance for use of gravel parking area in the R10 District. Referred to the Board under Sections 17.16.160(A), 17.16.160(B), and 17.20.060(G). The appellant has alleged the Board would have jurisdiction under Sections 17.40.180(B) and (C).

RESULT

CASE 2016-116 (Council District - 17)

Scott Cornett, appellant and owner of the property located at **2407 B Vaulx Lane**, requesting a variance from lot size requirements in the R10 District, to build a detached garage with a residential dwelling. 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-Garage

Map 118-1 Parcel(s) 397

RESULT

Page three

CASE 2016-117 (Council District - 19)

Mack Props, LLC, appellant and owner of the property located at **1809 6th Avenue North**, requesting a variance from height requirements in the R6 District, to build a detached duplex. Referred to the Board under Section 17.12.020(a)(4). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(B).

Use- Two Family

Map 81-8 Parcel(s) 222

RESULT

CASE 2016-118 (Council District - 06)

Elaine Phelps, appellant and **Richard King**, owner of the property located at **309 Tillman Lane**, requesting a variance from the Contextual Overlay District bulk regulations in the R6/OV-NHC District, to construct a new single family residence. Referred to the Board under Section 17.36.470(C). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map 83-7 Parcel(s) 71

RESULT

CASE 2016-120 (Council District - 24)

Preston Quirk, appellant and **Tyler & Jennifer Stock**, owners of the property located at **2917 Compton Road**, requesting a non-conforming structure appeal regarding front setback requirements and a variance from rear setback requirements in the RS10 District, to construct an additon to a residence. Referred to the Board under Section 17.12.020(A), 17.40.660(A). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(B / D).

Use-Single Family

Map 117-2 Parcel(s) 10

RESULT

Page four

CASE 2016-122 (Council District - 06)

Kelly Bacher, appellant and owner of the property located at **2831 Barclay Drive**, requesting a variance from lot size requirements in the R10 District, to construct a 1 1/2 story addition. 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 94-3 Parcel(s) 26

RESULT

CASE 2016-123 (Council District - 24)

Angela Foster and Janice Mackin, appellants and owners of the property located at **127 43rd Avenue North**, requesting a variance from setback requirements in the RS7.5 District, to construct an new carport. Referred to the Board under Section 17.12.020(A). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-New Construction Car Port

Map 103 Parcel(s) 8-79

RESULT

CASE 2016-124 (Council District - 31)

Lisa Hutson, appellant and owner of the property located at **1153 Streamdale Pt. E**, requesting variance in setback requirements in the RS10 District, to cover and screen in existing deck. Referred to the Board under Section 17.12.020(A). The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Screened in Covered Deck

Map 173-8 Parcel(s) A-34-CO

RESULT

CASE 2016-125 (Council District - 06)

New Century Builders, appellant and **Henry Enterprises, LLC**, owner of the property located at **711 South 12th Street**, requesting a variance from height requirements in the RS5 District, to construct a garage. Referred to the Board under Section 17.12.060(C)2. The appellant has alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Detached Garage

Map 94-1 Parcel(s) 174

RESULT

CASE 2016-126 (Council District - 27)

Tara Bergfield, appellant and owner of the property located at **5011 Cherrywood Drive**, requesting a variance from street setback requirements in the R10 District, to construct a 900 square foot addition to the single family residence. Referred to the Board under Section 17.12.030(A). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Addition

Map 147-15 Parcel(s) 11

RESULT

CASE 2016-128 (Council District - 21)

Baker Donelson, appellant and **New Level Community Development Corp.**, owner of the property located at **1800 Heiman Street**, requesting a variance from side street setback requirements along Dr. D.B. Todd Blvd. in the RS5 District, to construct a single family residence. Referred to the Board under Section 17.12.030(C)(2). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map 81-15 Parcel(s) 193

RESULT

CASE 2016-130 (Council District - 17)

Gail Wales, appellant and **Three Beans, LLC**, owner of the property located at **1112 Argyle Avenue**, requesting an Item D appeal in the R8 District, to construct a 370 square foot addition to rear of the existing legally non-conforming duplex. Referred to the Board under Section 17.40.650(D). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(D).

Use-Building Addition

Map 105-5 Parcel(s) 245

RESULT

CASE 2016-131 (Council District - 20)

William H. Freeman, appellant and owner of the property located at **109 Centennial Circle**, requesting a special exception to use a helistop in the IR District. Referred to the Board under Section 17.16.190(E). The appellant has alleged the Board would have jurisdiction under Section 17.40.180(C).

Use-Helistop

Map 79 Parcel(s) 103

RESULT