

BZA Results

12/6/2018

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 2018-560 (Council District - 2)

World Finance Corporation of Tennessee, appellant and **ROSS BROTHERS PROPERTIES, LLC**, owner of the property located at **3134 DICKERSON PIKE**, requesting an Item A appeal, challenging the zoning administrators determination that this is an alternative financial institution. Appellant alleges the actual use will be a financial institution in the CS District, to open a financial institution. Referred to the Board under Section 17.16.050. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-ALTERNATIVE FINANCIAL SERVICE

Map Parcel 06004011200

RESULT - WITHDRAWN Appeal 2018-560-Change in law. They're now eligible for the permit they sought. Distance requirement not applicable to this business.

Case withdrawn.

JM.

CASE 2018-590 (Council District - 24)

Brad Bars, appellant and **BARS, BRADLEY J. & PROCTOR, ELAINE C.**, owner of the property located at **4404A WESTLAWN DR**, requesting an Item A appeal, challenging the zoning administrator's determination that the duplex is not legally non-conforming.. Appellant is also requesting rear and side setback variances in the OV-UZO, RS7.5 District, to convert a duplex and detached garage into two separate residences. Referred to the Board under Section 17.40.180 a, 17.12.020 A, 17.12.020 A. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Multi Family

Map Parcel 10308006800

RESULT - GRANT_COND 10 Ft rear setback approved, side setback withdrawn

CASE 2018-597 (Council District - 5)

ERLANGER PROPERTIES, appellant and **ERLANGER PROPERTIES**, owner of the property located at **11 LUCILE ST**, requesting a variance from driveway size requirements in the RM20-A District, to construct a multi-family unit. Referred to the Board under Section 17.20.060. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Multi-Family

Map Parcel 07114029300

RESULT - GRANT_COND appeal granted on the conditions that no more than 5 units are placed on the property and they maintain the 10 parking spaces

CASE 2018-604 (Council District - 5)

Chelsea Hannah, appellant and **URBAN DWELL HOMES, LP**, owner of the property located at **216 N 9TH ST**, requesting a variance from sidewalk requirements in the RM20 District, to construct a Multi-Family development without paying for or building sidewalks. Referred to the Board under Section 17.16.250. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Multi-Family

Map Parcel 08212010400

RESULT - GRANT_COND granted on the conditions that the appellant repairs any damages to the sidewalks and brings them up to ADA standards

CASE 2018-616 (Council District - 24)

John Stanbitz, appellant and **STAUBITZ, JOHN & JOHANNA MARIE LEE**, owner of the property located at **221 38TH AVE N**, requesting a variance from sidewalk requirements in the RS7.5 District, to construct a single family residence without building sidewalks or paying into the sidewalk fund. Referred to the Board under Section 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 10401021800

RESULT - GRANTED

CASE 2018-629 (Council District - 6)

Chris Wright, appellant and **BEASLEY, DELOIS A.**, owner of the property located at **307 S 10TH ST**, requesting a variance from sidewalk requirements in the R6 District, to construct two homes without building sidewalks or paying into the sidewalk fund. Referred to the Board under Section 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Two-Family

Map Parcel 08313051900

RESULT - GRANT_COND Appellant is to keep the 2 ft grass strip and build a new 8 ft sidewalk as well as dedicate right of way

CASE 2018-631 (Council District - 24)

KE Holdings, appellant and **BUBIS, MARTIN & JAYNE**, owner of the property located at **3717 WEST END AVE**, requesting a variance from setback requirements in the RM40 District, to permit a multi-family development. Referred to the Board under Section 17.12.035 D 1. The appellant alleged the Board would have jurisdiction under Section 17.40.180(C).

Use-Multi-Family

Map Parcel 10409018000

RESULT - WITHDRAWN Appeal 2018-631-was withdrawn by Duane Cuthbertson

CASE 2018-631 (Council District - 24)

KE Holdings, appellant and **BUBIS, MARTIN & JAYNE**, owner of the property located at **101 LEONARD AVE**, requesting a variance from setback requirements in the RM40 District, to permit a multi-family development. Referred to the Board under Section 17.12.035 D 1. The appellant alleged the Board would have jurisdiction under Section 17.40.180(C).

Use-Multi-Family

Map Parcel 10409027700

RESULT - WITHDRAWN Appeal 2018-631-was withdrawn by Duane Cuthbertson

CASE 2018-632 (Council District - 6)

Chris Bendt, appellant and **BENDT, CHRIS & FAITH**, owner of the property located at **1315 GREENWOOD AVE**, requesting a variance from fence height restrictions in the R6 District, to permit an already existing fence 9" above allowable height. Referred to the Board under Section 17.12.040 260 a. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 08302002000

RESULT - GRANTED

CASE 2018-635 (Council District - 6)

Jesse Bushnell, appellant and **927 WOODLAND STREET, LLC**, owner of the property located at **927 WOODLAND ST**, requesting a variance from sidewalk requirements in the CS District, to conduct commercial renovations without building sidewalks or paying into the sidewalk fund. Referred to the Board under Section 17.12.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Commercial Renovation

Map Parcel 08212034300

RESULT - GRANT_COND Appellant does not have to pay into the sidewalk fund or build a new sidewalk but they must bring the corner to full ADA standards

CASE 2018-637 (Council District - 17)

Catherine Randolph, appellant and **RANDOLPH, CATHERINE & BERGMAN, JACK P.**, owner of the property located at **2251 WINFORD AVE**, requesting variances from sidewalk requirements and from building requirements for animal boarding facilities in the IWD District, to convert existing spaces into an animal boarding facility. Referred to the Board under Section 17.20.120 and 17.16.070 B 1. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Animal Boarding Facility

Map Parcel 11804021600

RESULT - GRANT_COND 1. **Maintain existing sidewalk conditions in a state of good repair per Public Works final guidance. Any portion of the existing sidewalk along the property frontage that is not ADA compliant is to be removed and replaced in-kind with MPW Detail ST-210 sidewalk.**

2. Prior to the issuance of building permits, dedicate right-of-way along the Winford Avenue to accommodate future sidewalks per the Local Street standard.

3. Construct sidewalks on Longview Avenue per the Local Street standard.

CASE 2018-638 (Council District - 17)

Noble Constructors, LLC, appellant and **BENTO NASHVILLE II, LLC**, owner of the property located at **1281 3RD AVE S**, requesting a variance from sidewalk requirements in the IWD, UV-UZO District, to construct a restaurant without building sidewalks or paying into the sidewalk fund. Referred to the Board under Section 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Restaurant

Map Parcel 10507044700

RESULT - GRANTED 1. **Construct the alternative sidewalk design as indicated on the attached site plan.**

CASE 2018-639 (Council District - 27)

Boutros Boutros, appellant and **ST. MINA COPTIC ORTHODOX CHURCH**, owner of the property located at **476 MCMURRAY DR**, requesting a special exception to allow construction of two additions to a church, also a variance from sidewalk requirements in the R10 District, to construct church additions. Referred to the Board under Section 17.16.170 e and 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Religious Institution

Map Parcel 16103003101

RESULT - GRANT_COND Granted on the following conditions:

- 1. No parking on either side of Cherrywood**
- 2. A security guard must be present to direct traffic during church hours**
- 3.No parking on the premises from 10pm-4:30am**
- 4.Site plan must be approved by all agencies**
- 5. Prior to the issuance of Use and Occupancy permits, the applicant shall extend the existing 5' sidewalk around the corner of the property from its current terminus along McMurray Drive to the eastern edge of the surface parking area along Cherrywood Drive. An ADA-compliant curb ramp shall also be installed for future crosswalk placement.**
- 6. Prior to the issuance of building permits, dedicate right-of-way along McMurray Drive per the MCSP standard.**
- 7. Prior to the issuance of building permits, dedicate right-of-way along Cherrywood Drive per the Metro Local Standard.**

CASE 2018-640 (Council District - 21)

Allison Dawkins, appellant and **BOYLE, JESSIE L.**, owner of the property located at **1911B 9TH AVE N**, requesting a variance from sidewalk requirements in the R6 District, to construct two new single family residences without building sidewalks or paying into the sidewalk fund. Referred to the Board under Section 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Two-Family

Map Parcel 081072S00100CO

RESULT - GRANT_COND Appellant must either build sidewalks or pay into the sidewalk fund

CASE 2018-640 (Council District - 21)

Allison Dawkins, appellant and **BOYLE, JESSIE L.**, owner of the property located at **1911A 9TH AVE N**, requesting a variance from sidewalk requirements in the R6 District, to construct two new single family residences without building sidewalks or paying into the sidewalk fund. Referred to the Board under Section 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Two-Family

Map Parcel 081072S00200CO

RESULT - GRANT_COND Appellant must either build sidewalks or pay into the sidewalk fund

CASE 2018-643 (Council District - 21)

CRAW, ALEX, appellant and **CRAW, ALEX**, owner of the property located at **735 29TH AVE N**, requesting variances from side, front, and rear setback requirements in the RS5 District, to construct a single family residence. Referred to the Board under Section 17.12.020 A, 12.12.030 C3. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 09206031800

RESULT - GRANTED

CASE 2018-645 (Council District - 5)

Robert Butler, appellant and **E TRINITY LN PROJECTS LLC**, owner of the property located at **935 E TRINITY LN**, requesting a variance from sidewalk requirements in the IR District, to renovate existing office space without building sidewalks or paying in the sidewalk fund. Referred to the Board under Section 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Office

Map Parcel 07205004000

RESULT - DEFERRED Took off consent and opened back up to be heard on 12/20

CASE 2018-646 (Council District - 30)

JIM GILKEY, appellant and **INTERNATIONAL SWAMINARAYAN SATSANG ORGANISATION CORP**, owner of the property located at **355 HAYWOOD LN**, requesting a special exception in the RS40 District, to construct a new temple. Referred to the Board under Section 17.40.180 C. The appellant alleged the Board would have jurisdiction under Section 17.40.180(C).

Use-Religious Temple

Map Parcel 14712004300

RESULT - GRANT_COND **Granted on the condition that they are restricted to the conditions of the previous order**

CASE 2018-647 (Council District - 24)

RUTH HUGGINS, appellant and **HUGGINS, RUTH DUSTIN**, owner of the property located at **500 ACKLEN PARK DR**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated prior to obtaining the legally required permit in the R6 District, to obtain a permit. Referred to the Board under Section 17.12.250 E. The appellant alleged the Board would have jurisdiction under Section 17.40.180().

Use-Sort Term Rental

Map Parcel 10401039800

RESULT - WITHDRAWN

CASE 2018-649 (Council District - 34)

DAN ROSENBLATT, appellant and **BEASLEY, MATTHEW LEWIS & RILEY, MARY LOUISE**, owner of the property located at **1209 NICHOL LN**, requesting variance from setback requirements in the RS20 District, to convert existing carport to an enclosed garage. Referred to the Board under Section 17.12.020 A. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Garage

Map Parcel 13009012600

RESULT - GRANTED

CASE 2018-650 (Council District - 20)

Ricky Scott, appellant and **552 WESTBORO, LLC**, owner of the property located at **6353B COLUMBIA AVE**, requesting a variance from lot size requirement in the R8 District, to construct a Duplex. Referred to the Board under Section 17.12.020. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Two-Family

Map Parcel 09113003100

RESULT - GRANTED

CASE 2018-654 (Council District - 3)

Jeremy Newton, appellant and **NEWTON, JEREMY R. & JENNIFER A.**, owner of the property located at **1954 UNION HILL RD**, requesting a variance from side setback requirements in the AR2A District, to construct a garage. Referred to the Board under Section 17.12.020 A. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 01600008000

RESULT - GRANTED

CASE 2018-655 (Council District - 8)

Charles Jones, appellant and **DUE WEST TOWERS, LLC**, owner of the property located at **616 W DUE WEST AVE**, requesting a variance from sidewalk requirements in the OG District, to construct an assisted living facility and nursing home without building sidewalks or paying into the sidewalk fund. Referred to the Board under Section 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Assisted Care Facility

Map Parcel 05106001300

RESULT - WITHDRAWN No response from appellant

CASE 2018-657 (Council District - 21)

Robert Rodgers, appellant and **RODGERS, ROBERT W.**, owner of the property located at **1714 12TH AVE N**, requesting a variance from the conditions for a detached garage in the RS5 District, to use existing detached garage structure as an accessory residential dwelling. Referred to the Board under Section 17.16.250 a. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 08111045700

RESULT - GRANTED

CASE 2018-659 (Council District - 12)

Miller Hogan, appellant and **HOGAN, G. MILLER, II & HURST, KIMBERLY P.**, owner of the property located at **4808 PENINSULA POINTE DR**, requesting a variance from setback requirements in the RS15 District, to install a cover over an existing deck. Referred to the Board under Section 17.12.020 A. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 097160A07200CO

RESULT - WITHDRAWN Undeliverable e-mail.

CASE 2018-663 (Council District - 16)

Julian Bustillo, appellant and **IGLESIA DE CRISTO JEHOVA-SHAMA NASHVILLE TN**, owner of the property located at **520 RAYMOND ST**, requesting a special exception in the RS7.5 District, to construct a 1120 square foot addition to a church. Referred to the Board under Section 17.40.180 C. The appellant alleged the Board would have jurisdiction under Section 17.40.180(C).

Use-Religious Institution

Map Parcel 13301023200

RESULT - WITHDRAWN no response from appellant

CASE 2018-664 (Council District - 18)

Jay Fulmer, appellant and **TWELVE SOUTH PARTNERS, LLC**, owner of the property located at **2705 12TH AVE S**, requesting a variance from sidewalk requirements in the CS District, to rehab a building for retail space without constructing sidewalks. Referred to the Board under Section 17.12.020. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Retail

Map Parcel 11801004500

RESULT - WITHDRAWN 2018-664 2705 12th Avenue South – NOT ATTACHED, SHOULD BE WITHDRAWN; There was an administrative solution to this one per planning

CASE 2018-665 (Council District - 6)

Stephanie Shipp, appellant and **SHIPP, DANIEL M.**, owner of the property located at **721 GROVES PARK RD**, requesting variances from sidewalk requirements and setback requirements in the R6 District, to construct a single family residence. Referred to the Board under Section 17.36.470 A and 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 08307015300

RESULT - GRANT_COND Grant variance to allow owner to either pay or build on Tillman, appellant does not have to pay or build on Groves Park, setback variance granted

CASE 2018-668 (Council District - 8)

Sebah Abdullah, appellant and **RABIEI, MOJTABA**, owner of the property located at **409 GALLATIN PIKE N**, requesting a variance from minimum distance requirements in the CS District, to construct an addition of an auto repair shop to auto sales establishment outside the distance requirements for auto sales. Referred to the Board under Section 17.16.070 E9. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Auto Repair

Map Parcel 04309001400

RESULT - WITHDRAWN Appeal 2018-668 withdrawn as requested by applicant Sebah and Richard T.

CASE 2018-674 (Council District - 17)

Don Hardin, appellant and **LYTLE, T. C. ETUX**, owner of the property located at **1112 2ND AVE S**, requesting a variance from lot size requirements in the R6 District, to construct two residences. Referred to the Board under Section . The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 10503011400

RESULT - WITHDRAWN Undeliverable e-mail.

CASE 2018-678 (Council District - 2)

Capital Invest, LLC, appellant and **CAPITAL INVEST, LLC**, owner of the property located at **520 WEAKLEY AVE**, requesting a variance from front setback requirements in the RS5 District, to construct a single family residence. Referred to the Board under Section 17.12.030 C-3. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 07110009601

RESULT - GRANTED

CASE 2018-679 (Council District - 6)

O'LOUGHLIN, PAULA & STEPHEN, appellant and **O'LOUGHLIN, PAULA & STEPHEN**, owner of the property located at **816 FATHERLAND ST**, requesting a variance from sidewalk requirements in the R8 District, to construct a single family residence without building sidewalks or paying into the sidewalk fund. Referred to the Board under Section . The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single family

Map Parcel 08216025700

RESULT - WITHDRAWN Undeliverable e-mail

CASE 2018-680 (Council District - 5)

Prism Properties, appellant and **SCHEIBE, STEVE**, owner of the property located at **0 SHARPE AVE**, requesting a variance from front setback requirements in the RS5 District, to construct a single family residence. Referred to the Board under Section 17.12.020 a. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 08204019500

RESULT - DEFERRED Did not get 4 votes

CASE 2018-681 (Council District - 21)

Tony McKay, appellant and **PILLOW, WILLAIM ARMSTEAD III & ET AL**, owner of the property located at **1027 31ST AVE N**, requesting an Item A appeal challenging the zoning administrator's denial of a building permit for three residences on a property zoned for single or two family in the RS5 District, to obtain a permit for a Triplex. Referred to the Board under Section 17.40.180 a. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Multi-Family

Map Parcel 09201009100

RESULT - UPHELD

CASE 2018-682 (Council District - 20)

Jay Fulmer, appellant and **CENTENNIAL GROUP GP**, owner of the property located at **7133F CENTENNIAL PL**, requesting a variance from sidewalk requirements in the IR District, to construct a new office building. Referred to the Board under Section 17.12.020. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Office

Map Parcel 07900004500

RESULT - WITHDRAWN 11/8/18-Withdrawn by applicant Jay Fulmer

CASE 2018-685 (Council District - 6)

Micah Lacher, appellant and **819 RUSSELL PARTNERS, LLC**, owner of the property located at **819 RUSSELL ST**, requesting a variance from sidewalk requirements in the R8 District, to construct a commercial building without constructing sidewalks or paying into the sidewalk fund. Referred to the Board under Section 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Hotel

Map Parcel 08216010300

RESULT - WITHDRAWN appeal was withdrawn per recommendation of the zoning administrator

CASE 2018-686 (Council District - 7)

Purser Architecture, appellant and , owner of the property located at **1413C RIVERSIDE DR**, requesting a variance from rear setback requirements in the R10 District, to construct a 900 sq ft detached accessory building. Referred to the Board under Section 17.12.020. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 083032D90000CO

RESULT - GRANTED

CASE 2018-687 (Council District - 6)

Mary Cooper, appellant and **WRIGHT, MARY J.**, owner of the property located at **619 ROSEBANK AVE**, requesting a variance from sidewalk requirements in the R10 District, to construct a second single family residence without building sidewalks or paying into the sidewalk fund. Referred to the Board under Section 17.20.120. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Single Family

Map Parcel 08308015200

RESULT - GRANT_COND 1. Maintain existing sidewalk conditions in a state of good repair per Public Works final guidance. Any portion of the existing sidewalk along the property frontage that is not ADA compliant is to be removed and replaced in-kind with MPW Detail ST-210 sidewalk.

2. The applicant shall contribute in-lieu of construction for the Rosebank Avenue property frontage.

3. Prior to the issuance of building permits, dedicate right-of-way along the Rosebank Avenue and Meadow Rose Drive property frontages to accommodate future sidewalks per the Major and Collector Street Plan and Local Street standards, respectively.

CASE 2018-688 (Council District - 18)

David Haverkamp, appellant and **WATTERSON, DANIEL J.,JR.**, owner of the property located at **1704 BLAIR BLVD**, requesting variances from minimum lot size requirements and sidewalks requirements in the RM20 District, to construct two single family units on a parcel with an existing single family unit without building sidewalks or paying in to the sidewalk fund. Referred to the Board under Section 17.20.120 and 17.12.020B. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Multi-Family

Map Parcel 10416004600

RESULT - GRANT_COND 1. Maintain existing sidewalk conditions in a state of good repair per Public Works final guidance. Any portion of the existing sidewalk along the property frontage that is not ADA compliant is to be removed and replaced in-kind with MPW Detail ST-210 sidewalk.

CASE 2018-574 (Council District - 18)

Abbey Adams, appellant and **ADAMS, AUSTEN & ABBEY**, owner of the property located at **1203A ASHWOOD AVE**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated prior to obtaining the legally required permit in the R8 District, to obtain a permit. Referred to the Board under Section 17.16.250 E. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 105133A00100CO

RESULT - WITHDRAWN Second attempt to have applicant complete the appeal process. No response.

CASE 2018-596 (Council District - 27)

Ezra and Jillian Cohen, appellant and **COHEN, EZRA & JILLIAN**, owner of the property located at **562 HIGHCREST DR**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated prior to obtaining the legally required permit in the R10 District, to obtain a permit. Referred to the Board under Section 17.16.250 e. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 14715001300

RESULT - UPHeld Appellant able to apply for a permit 12/17/18

CASE 2018-598 (Council District - 16)

Joy Goodwin, appellant and **GOODWIN, JOY ELIZABETH**, owner of the property located at **510 MCDONALD DR**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated prior to obtaining the legally required permit in the RS15 District, to obtain a permit. Referred to the Board under Section 17.16.250 e. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 12009000900

RESULT - UPHeld Able to apply for a permit on 1/25/19

CASE 2018-627 (Council District - 21)

Baker Donelson, appellant and **LAM, ADRIAN & DONALD YUIKI**, owner of the property located at **1822A 9TH AVE N**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit in the R8 District, to obtain a permit. Referred to the Board under Section 17.40.180. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 081083E00100CO

RESULT - WITHDRAWN **withdrawn by Joey Hargis and applicant**

CASE 2018-641 (Council District - 35)

Louise Gipson, appellant and **GIPSON, LOUISE**, owner of the property located at **909 BEECH BEND DR**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated prior to obtaining the legally required permit in the RS15 District, to obtain a permit. Referred to the Board under Section 17.16.250. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 15602015100

RESULT - WITHDRAWN

CASE 2018-642 (Council District - 25)

Julie Doochin, appellant and **DOOCHIN, JULIE LYNN**, owner of the property located at **1603 GLEN ECHO RD**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated prior to obtaining the legally required permit. Applicant is challenging that the ownership of two-family units shall be owned by the same person in the R10 District, to obtain a permit. Referred to the Board under Section 17.16.250 e. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 117160I00100CO

RESULT - WITHDRAWN

CASE 2018-648 (Council District - 19)

GINA & ROBERT EDWARDS, appellant and **LASKA, LEWIS L.**, owner of the property located at **142 ROSA L PARKS BLVD**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated prior to obtaining the legally required permit in the DTC District, to obtain a permit. Referred to the Board under Section 17.16.250 E. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Short Term Rental

Map Parcel 09306301000

RESULT - WITHDRAWN undeliverable e-mail to applicant.

CASE 2018-651 (Council District - 19)

CHRISTOPHER SOFKA & SEAN KELLY, appellant and **SOFKA, CHRISTOPHER J. & KELLY, SEAN G.**, owner of the property located at **1023B VILLA PL**, requesting Item A appeal, challenging the zoning administrator denial of a short term rental permit due to a residential zoned two-family dwelling being owned by two separate individuals in the R6-A District, to obtain a permit. Referred to the Board under Section 17.16.250 E. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 105010Q00200CO

RESULT - WITHDRAWN no response from appellant

CASE 2018-652 (Council District - 17)

LAURA CARROLL, appellant and **CARROLL, LAURA GRACE & CARLYLE**, owner of the property located at **610 BENTON AVE**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated prior to obtaining the legally required permit in the R6 District, to obtain a permit. Referred to the Board under Section 17.16.250 E. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 10511026200

RESULT - WITHDRAWN No response from appellant

CASE 2018-653 (Council District - 18)

Trey Cushman, appellant and **CUSHMAN, TREY**, owner of the property located at **1514B KIRKWOOD AVE**, requesting Item A appeal, challenging the zoning administrator's denial of a short term rental permit renewal because of ownership change in the R6 District, to obtain a permit. Referred to the Board under Section 17.16.250 e. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 117040P00200CO

RESULT - WITHDRAWN Appellant has not completed the requirements for the appeal process

CASE 2018-653 (Council District - 18)

Trey Cushman, appellant and **CUSHMAN, TREY**, owner of the property located at **1514A KIRKWOOD AVE**, requesting Item A appeal, challenging the zoning administrator's denial of a short term rental permit renewal because of ownership change in the R6 District, to obtain a permit. Referred to the Board under Section 17.16.250 e. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short Term Rental

Map Parcel 117040P00100CO

RESULT - WITHDRAWN Appellant has not completed the requirements for the appeal process

CASE 2018-667 (Council District - 15)

Lindsey Weiner, appellant and **WEINER, LINDSEY**, owner of the property located at **2729 AIRWOOD DR**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated prior to obtaining the legally required permit in the R10 District, to obtain a permit. Referred to the Board under Section 17.16.250 e. The appellant alleged the Board would have jurisdiction under Section 17.40.180(A).

Use-Short term Rental

Map Parcel 095120A22000CO

RESULT - WITHDRAWN

CASE 2018-684 (Council District - 6)

David and Chelsea Swift, appellant and **SWIFT, DAVID & CHELSEA**, owner of the property located at **914 BOSCOBEL ST**, requesting an Item A appeal, challenging the zoning administrator's denial of a short term rental permit. Applicant operated on an expired permit. in the R8 District, to obtain a permit. Referred to the Board under Section 17.16.250 e. The appellant alleged the Board would have jurisdiction under Section 17.40.180(B).

Use-Short term Rental

Map Parcel 08216035100

RESULT - WITHDRAWN