

MEGAN BARRY  
MAYOR



**METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY**

**METRO HISTORIC ZONING COMMISSION (MHZC)  
RECORD OF DECISION**

**July 19, 2017**

**Sonny West Conference Center/ Fulton Campus**

**2:00 p.m.**

**I. ADOPTION OF AGENDA**

**DECISION: 814 RUSSELL WAS REMOVED FROM THE AGENDA AND THE BUILDING & LIGHTING ILLUMINATION POLICY WAS DEFERRED**

**II. RECOGNITION OF COUNCILMEMBERS**

**III. APPROVAL OF MINUTES**

**a. June 21, 2017**

**DECISION: APPROVED**

**IV. CONSENT AGENDA**

**NOTICE TO THE PUBLIC:** Items on the Consent Agenda will be voted on at a single time. No individual public hearing will be held, nor will the Commission debate these items unless a member of the audience or the Commission requests that the item be removed from the Consent Agenda.

**b. 1316 FOURTH AVENUE NORTH**

Application: New construction-addition

Council District: 19

Overlay: Germantown Historic Preservation Zoning Overlay

Project Lead: Melissa Baldock

**c. 104 FIFTH AVENUE SOUTH**

Application: Signage

Council District: 19

Overlay: Broadway Historic Preservation Zoning Overlay

Project Lead: Sean Alexander

**d. 2406 BARTON AVENUE**

Application: New construction-addition and outbuilding

Council District: 18

Overlay: Hillsboro-West End Neighborhood Conservation Zoning Overlay

Project Lead: Sean Alexander

**e. 3508 BYRON AVENUE**

Application: New construction-addition  
Council District: 18  
Overlay: Elmington Neighborhood Conservation Zoning Overlay  
Project Lead: Sean Alexander

**f. 814 RUSSELL STREET**

Application: New construction-addition  
Council District: 06  
Overlay: Edgefield Historic Preservation Zoning Overlay  
Project Lead: Jenny Warren

**DECISION: ALL CONSENT ITEMS APPROVED WITH THEIR APPLICABLE CONDITIONS WITH THE EXCEPTION OF 814 RUSSELL STREET**

**V. OVERLAY RECOMMENDATIONS & DESIGN GUIDELINE ADOPTIONS**

**g. WHITLAND NCZO EXPANSION**

Council District: 24  
Project Lead: Robin Zeigler

**DECISION: GUIDELINE REVISIONS ADOPTED AND OVERLAY RECOMMENDED**

**h. BOWLING HOUSE DISTRICT**

Council District: 24  
Project Lead: Robin Zeigler

**DECISION: GUIDELINES ADOPTED AND OVERLAY RECOMMENDED**

**VI. PREVIOUSLY DEFERRED ITEMS**

The items below were deferred at a previous MHZC meeting at the request of the applicant.

None

**VII. PRELIMINARY & FINAL SP REVIEW**

**i. 1200 SEVENTH AVENUE NORTH**

Application: New construction-infill  
Council District: 19  
Overlay: Germantown Historic Preservation Zoning Overlay  
Project Lead: Melissa Baldock

**DECISION: APPROVED WITH CONDITIONS**

## VIII. VIOLATIONS

### j. 737 BENTON AVENUE

Application: Alteration

Council District: 17

Overlay: Woodland-in-Waverly Historic Preservation Zoning Overlay

Project Lead: Robin Zeigler

**DECISION: APPROVED WITH CONDITIONS**

## IX. MHZC ACTIONS

### k. 714 SHELBY AVENUE

Application: New construction-infill

Council District: 06

Overlay: Edgefield Historic Preservation Zoning Overlay

Project Lead: Paul Hoffman

**DECISION: APPROVED WITH CONDITIONS**

### l. 816 & 818 SHELBY AVENUE

Application: New construction-infill and outbuilding; Setback determination

Council District: 06

Overlay: Edgefield Historic Preservation Zoning Overlay

Project Lead: Sean Alexander

**DECISION: DISAPPROVED**

### m. 716 & 720 RUSSELL STREET

Application: New construction-infill and outbuilding

Council District: 06

Overlay: Edgefield Historic Preservation Zoning Overlay

Project Lead: Sean Alexander

**DECISION: APPROVED WITH CONDITIONS**

### n. 913 LAWRENCE AVENUE

Application: New construction-infill and outbuilding

Council District: 17

Overlay: Waverly-Belmont Neighborhood Conservation Zoning Overlay

Project Lead: Melissa Baldock

**DECISION: APPROVED WITH CONDITIONS**

### o. 1209 PARIS AVENUE

Application: New construction-outbuilding/detached accessory dwelling unit

Council District: 18

Overlay: Belmont-Hillsboro Neighborhood Conservation Zoning Overlay

Project Lead: Melissa Baldock

**DECISION: APPROVED WITH CONDITIONS**

**p. 2204 BELMONT BOULEVARD**

Application: New construction-outbuilding

Council District: 18

Overlay: Belmont-Hillsboro Neighborhood Conservation Zoning Overlay

Project Lead: Paul Hoffman

**DECISION: APPROVED WITH CONDITIONS**

**q. 1306 BEECHWOOD BOULEVARD**

Application: New construction-outbuilding/detached accessory dwelling unit

Council District: 18

Overlay: Belmont-Hillsboro Neighborhood Conservation Zoning Overlay

Project Lead: Sean Alexander

**DECISION: APPROVED WITH CONDITIONS**

**r. 1825 FIFTH AVENUE NORTH**

Application: New construction-infill

Council District: 19

Overlay: Salemton Neighborhood Conservation Zoning Overlay

Project Lead: Jenny Warren

**DECISION: APPROVED WITH CONDITIONS**

**s. 208 BROADWAY**

Application: Alteration

Council District: 19

Overlay: Broadway Historic Preservation Zoning Overlay

Project Lead: Paul Hoffman

**DECISION: APPROVED WITH CONDITIONS**

**t. 3926 CAMBRIDGE AVENUE**

Application: New construction-addition and outbuilding

Council District: 24

Overlay: Cherokee Park Neighborhood Conservation Zoning Overlay

Project Lead: Melissa Baldock

**DECISION: DISAPPROVED**

**u. 1703 PRIMROSE AVENUE**

Application: New construction-setback determination

Council District: 18

Overlay: Belmont-Hillsboro Neighborhood Conservation Zoning Overlay

Project Lead: Paul Hoffman

**DECISION: APPROVED**

**v. 1212 MCCHESENEY AVENUE**

Application: New construction-infill and outbuilding  
Council District: 06  
Overlay: Inglewood Place Neighborhood Conservation Zoning Overlay  
Project Lead: Melissa Baldock

**DECISION: APPROVED WITH CONDITIONS**

**w. 719 SHELBY AVENUE**

Application: New construction-infill and Setback determination  
Council District: 07  
Overlay: Lockeland Springs-East End Neighborhood Conservation Zoning Overlay  
Project Lead: Jenny Warren

**DECISION: APPROVED WITH CONDITIONS**

**x. 1707 BLAIR BOULEVARD**

Application: New construction-addition and outbuilding  
Council District: 18  
Overlay: Belmont-Hillsboro Neighborhood Conservation Zoning Overlay  
Project Lead: Melissa Baldock

**DECISION: APPROVED WITH CONDITIONS**

**y. 2313 VAULX LANE**

Application: New construction-infill  
Council District: 17  
Overlay: Waverly-Belmont Neighborhood Conservation Zoning Overlay  
Project Lead: Jenny Warren

**DECISION: APPROVED WITH CONDITIONS**

**X. OTHER BUSINESS**

**z. BUILDING AND SIGNAGE ILLUMINATION**

Revision to Design Guidelines

**DECISION: DEFERRED**

**XI. ADMINISTRATIVE ACTIONS**

**aa. ADMINISTRATIVE PERMITS ISSUED FOR PRIOR MONTH**