

DAVID BRILEY
MAYOR



METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY

**METRO HISTORIC ZONING COMMISSION (MHZC)
AGENDA**

April 18, 2018

**Midtown Precinct, 1443 12th Avenue South
PLEASE NOTE DIFFERENT LOCATION**

2:00 p.m.

**Brian Tibbs, Chair
Menié Bell, Vice-Chair**

LaDonna Boyd
Eric Brown
Kaitlyn Jones
Elizabeth Mayhall

Ben Mosley
Ann Nielson
Cyril Stewart

Tim Walker

Executive Director, Metro Historical Commission and Metro Historic Zoning Commission

Robin Zeigler

Historic Zoning Administrator, Metro Historic Zoning Commission

Metro Historic Zoning Commission
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Notice to Public

Please remember to turn off your cell phones.



The Metro Historical Commission does not discriminate on the basis of race, color, national origin, gender, gender identity, sexual orientation, age, religion, creed or disability in access to, or operation of its programs, services, activities or in its hiring or employment practices. **ADA inquiries should be forwarded to:** Paula Person, Metro Historical Commission ADA Compliance Coordinator, 3000 Granny White Pike, Nashville, TN 37204, (615) 862-7970. **Title VI inquiries should be forwarded to:** Ms. Shirley Sims-Saldana, Title VI Coordinator, Human Relations, 800 Second Avenue, South, 4th floor, Nashville, TN 37210, (615) 880-3391. **Contact Department of Human Resources for all employment related inquiries** at (615) 862-6640.

ABOUT THE COMMISSION

The Metropolitan Historic Zoning Commission (MHZC) is an architectural review board which reviews applications for work on properties that are within a Historic Overlay and makes recommendations to Metro Council on designation of Historic Overlays. Its nine volunteer members, appointed by the mayor and confirmed by Metro Council, include representatives from zoning districts, the Metropolitan Planning Commission, the Metropolitan Historical Commission; architect(s), and other citizens of Davidson County.

Agendas and Staff Reports can be viewed online at <http://www.nashville.gov/Historical-Commission/About/Historic-Zoning-Commission/Meeting-Information> the Friday before the meeting.

Meetings may be viewed live on Channel 3 or at an alternative time on Metro's YouTube channel.

COMMUNICATING WITH THE COMMISSION

Because the MHZC is a quasi-judicial body members are not permitted to discuss specific cases outside of a public hearing. For more information about a case or to submit comments to the commission before the meeting, please send to MHZC staff at least one day prior to the meeting. Comments received the day of the meeting may not be received in time to be shared with the Commission. Only materials that further explain the project will be accepted at the meeting, please provide 11 copies. New or alternate designs will not be accepted at the meeting.

All meetings are open to the public and the public is invited to give testimony at the meetings. For advice on addressing the Commission, please see "How the Meeting Works" at the end of this agenda.

AFTER THE MEETING

Decisions: The Commission meets the third Wednesday of each month. The decision on all cases before the Commission and minutes from the prior month, if ratified by the Commission, will be posted online the Friday after the meeting. All permits for work authorized by the MHZC must be obtained within 2 years of the date of the board's approval.

Appeal: Pursuant to the provisions of § 2.68.030 of the Metropolitan Code of Laws, the MHZC's decisions may be appealed to the Chancery Court of Davidson County or the Circuit Court of Davidson County via a statutory writ of certiorari. If you choose to appeal, you are advised to seek your own independent legal counsel to ensure that your appeal is filed in a timely manner and that all procedural requirements are met. You should also seek independent legal advice regarding the applicability of the writ of certiorari to the specific decision of the Historic Zoning Commission.

**METRO HISTORIC ZONING COMMISSION (MHZC)
AGENDA**

April 18, 2018

Midtown Precinct, 1443 12th Avenue South

2:00 p.m.

I. ADOPTION OF AGENDA

NOTICE TO THE PUBLIC: Items on the agenda may be removed or moved at this time. New items will not be added.

II. RECOGNITION OF COUNCILMEMBERS

III. APPROVAL OF MINUTES

a. March 21, 2018

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. Items pulled from the consent agenda will be heard at the end of the agenda.

b. 1703 ASHWOOD AVE

Application: New construction - Addition

Council District: 18

Overlay: Belmont-Hillsboro Neighborhood Conservation Zoning Overlay

Project Lead: Paul Hoffman Paul.Hoffman@nashville.gov

PermitID#:T2018018807

c. 3703 RICHLAND AVE

Application: New Construction--Infill and Outbuilding

Council District: 24

Overlay: Richland-West End Neighborhood Conservation Zoning Overlay

Project Lead: Melissa Baldock Melissa.Baldock@nashville.gov

PermitID#:T2018018877

d. 1311 A 4TH AVE N

Application: Alteration; New construction - Addition

Council District: 19

Overlay: Germantown Historic Preservation Zoning Overlay

Project Lead: Sean Alexander Sean.Alexander@nashville.gov

PermitID#:T2018019203

e. 1507 FATHERLAND ST

Application: New construction - Addition

Council District: 06

Overlay: Lockeland Springs-East Neighborhood Conservation Zoning Overlay

Project Lead: Sean Alexander Sean.Alexander@nashville.gov

PermitID#:T2018007656

DECISION: ALL APPROVED, INCLUDING 209 S 5TH AVENUE WITH APPLICABLE CONDITIONS

V. OVERLAY RECOMMENDATIONS & DESIGN GUIDELINE ADOPTIONS

f. 1722 VILLA PLACE

Application: Historic Bed and Breakfast Overlay

Council District: 17

Project Lead: Robin Zeigler

DECISION: RECOMMENDATION AND DESIGN GUIDELINES APPROVED

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

None.

VIII. VIOLATIONS

None.

IX. MHZC ACTIONS

g. 2517 BLAIR BLVD

Application: New Construction--Addition (Outbuilding); Setback determination

Council District: 18

Overlay: Hillsboro-West End Neighborhood Conservation Zoning Overlay

Project Lead: Melissa Baldock Melissa.Baldock@nashville.gov

PermitID#:T2018018897

DECISION: DISAPPROVED

h. 1300 ELMWOOD AVE

Application: New construction - outbuilding

Council District: 18

Overlay: Belmont-Hillsboro Neighborhood Conservation Zoning Overlay

Project Lead: Jenny Warren Jenny.Warren@nashville.gov

PermitID#:T2018018805

DECISION: APPROVED WITH CONDITIONS

i. 209 S 5TH ST

Application: New Construction--Infill

Council District: 06

Overlay: Edgefield Historic Preservation Zoning Overlay

Project Lead: Melissa Baldock Melissa.Baldock@nashville.gov

PermitID#:T2018018904

DECISION: APPROVED ON CONSENT AGENDA

j. 1507 SHELBY AVE

Application: New Construction--Infill and Outbuilding

Council District: 06

Overlay: Lockeland Springs-East End Neighborhood Conservation Zoning Overlay

Project Lead: Melissa Baldock Melissa.Baldock@nashville.gov

PermitID#:T2018018857

DECISION: APPROVED WITH CONDITIONS

k. 1503 GARTLAND AVE

Application: New construction - Addition; Partial demolition

Council District: 06

Overlay: Lockeland Springs-East End Neighborhood Conservation Zoning Overlay

Project Lead: Melissa Sajid Melissa.Sajid@nashville.gov

PermitID#:T2018018908

DECISION: APPROVED WITH CONDITIONS

l. 2219 WHITE AVE

Application: New construction - Infill

Council District: 17

Overlay: Woodland-in-Waverly Historic Preservation Zoning Overlay

Project Lead: Melissa Sajid Melissa.Sajid@nashville.gov

PermitID#:T2018018922

DECISION: APPROVED WITH CONDITIONS

m. 2224 BLAIR BLVD

Application: New construction - Addition

Council District: 18

Overlay: Hillsboro-West End Neighborhood Conservation Zoning Overlay

Project Lead: Jenny Warren Jenny.Warren@nashville.gov

PermitID#:T2018018809

DEFERRED AT THE REQUEST OF THE APPLICANT

n. 2804 HAWTHORNE

Application: New construction - Addition

Council District: 18

Overlay: Belmont-Hillsboro Neighborhood Conservation Zoning Overlay

Project Lead: Sean Alexander Sean.Alexander@nashville.gov

PermitID#:T2018019601

DEFERRED AT THE REQUEST OF THE APPLICANT

o. 402 B N 17TH ST

Application: New construction - Infill

Council District: 06

Overlay: Lockeland Springs-East End Neighborhood Conservation Zoning Overlay

Project Lead: Melissa Sajid Melissa.Sajid@nashville.gov

PermitID#:T2018018924

DECISION: APPROVED WITH CONDITIONS

X. OTHER BUSINESS

p. CLG TRAINING

Secretary of Interior Standards-Justin Heskew, Tennessee Historical Commission

Behind-the-Scenes of the Permitting Process-Robin Zeigler

NO DECISION

q. RULES OF ORDER REVISION

Ex-parte communications and Site Visits

DECISION: APPROVED AS SUBMITTED

XI. ADMINISTRATIVE ACTIONS & UPDATES

r. ADMINISTRATIVE PERMITS ISSUED FOR PRIOR MONTH