

JOHN COOPER
MAYOR



METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY

Metropolitan Historic Zoning Commission
Sunnyside in Sevier Park

METRO HISTORIC ZONING COMMISSION (MHZC)

MINUTES March 15, 2022

Commissioners Present: Chair Bell, Commissioner Fitts, Commissioner Johnson, Commissioner Mayhall

Public Present: Scott Troxel, CJ Hicks

Applicant: Brian Rainwater

Zoning Staff: Joseph Rose

The meeting began at 1712 Ashwood Avenue at approximately 1:00 p.m. The meeting was led by applicant Brian Rainwater. Chair Bell was present along with Commissioner Fitts, Commissioner Johnson, and Commissioner Mayhall. The purpose of the special called meeting was to review a historic home of which the owner has submitted an application for demolition due to economic hardship.

All in attendance gathered on the front porch of the home. Brian Rainwater greeted everyone and guided those in attendance inside the home through the front door. Mr. Rainwater explained that the home has experienced structural issues and deterioration due to years of hoarding and general neglect. As Mr. Rainwater guided everyone through the first level of the home, he pointed out issues of rot and deterioration as well as cracking. Commissioner Mayhall asked Mr. Rainwater when he bought the house. Mr. Rainwater stated that he bought the home in October of 2021. Once everyone was finished walking through the first floor of the home, Mr. Rainwater guided everyone upstairs. The applicant pointed out additional rot and structural deterioration on the second floor. Those in attendance were then guided back downstairs and outside to view the exterior of the home. Everyone walked to the rear of the home. Chair Bell asked if the siding on the rear of the home was original to the home. Mr. Rose stated that some of the wood siding may have been original, but that there are patches of non-original siding evident as well.

Mr. Rainwater showed everyone into the basement level of the home through a rear basement door. The applicant pointed out instances of makeshift foundation supports and explained that the basement has serious flooding issues. Chair Bell asked Mr. Rose why the stone foundation had a curve to it along the left side of the home. Mr. Rose speculated that the foundation may have originally been built that way in that location but was not certain of the reason. The applicant guided everyone back outside and around to the front of the home. Commissioner Fitts asked the applicant why he chose to purchase the home. The applicant explained that he chose to purchase the home because he thought he could restore it but later found out after purchasing and removing all debris from the home that the home was in worse condition than he anticipated.

Mr. Rainwater guided the applicants back to the front of the home and pointed out that the porch was separating from the foundation. Once there were no further questions, the meeting adjourned.

The meeting adjourned at approximately 1:30 p.m. at the front of the home.