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**AGENDA/COMMITTEE REPORT  
PLANNING AND ZONING**

**Monday, September 19, 2022**

**4:00 p.m.**

**David Scobey Council Chamber**

Members (12)	P	A	P	A
Quorum (6)	( )	( )	( )	( )
	( )	( )	( )	( )
	( )	( )	( )	( )
	( )	( )	( )	( )
	( )	( )	( )	( )
	( )	( )	( )	( )
	( )	( )	( )	( )

**RESOLUTIONS**

**1. [RS2022-1776](#) (Johnston, Rhoten, Gamble & Others)**

Approved by the Planning Commission 7/12/2022

Referred to the Budget & Finance Committee (Rhoten)

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Approves a project modification to an agreement between the Metropolitan Government of Nashville and Davidson County and the United States Department of Army, to add three parcels related to the acquisition and removal of flood prone properties in the Sevenmile Creek watersheds. (MWS Project No. 19 SWC-214 and Proposal Number 2019M-014PR-003)

ACTION	FOR	AGAINST	NV

**2. [RS2022-1777](#) (Welsch, Rutherford, Gamble & Others)**

Approved by the Planning Commission 7/12/2022  
Referred to the Budget & Finance Committee (Rhoten)  
Referred to the Planning & Zoning Committee (Withers)  
Referred to the Transportation & Infrastructure Committee (Pulley)

Approves a project modification to an agreement between the Metropolitan Government of Nashville and Davidson County and the United States Department of Army, to replace four parcels related to the acquisition and removal of flood prone properties in the Mill Creek, Sorghum Branch, and Whittemore Branch watersheds. (MWS Project No. 18 SWC-136 and Proposal Number 2018M-019PR-003)

ACTION	FOR	AGAINST	NV

**BILLS ON SECOND READING**

**3. [BL2022-1416](#) (O’Connell, Withers, Pulley)**

Approved by the Planning Commission 6/30/2022  
Referred to the Planning & Zoning Committee (Withers)  
Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes McGavock Apartment Venture, LLC to install, construct and maintain underground encroachments in the right of way located 1212 McGavock Street. (Proposal No. 2022M-014EN-001)

ACTION	FOR	AGAINST	NV

**4. [BL2022-1417](#) (O’Connell, Withers, Pulley)**

Approved by the Planning Commission 7/29/2022  
Referred to the Planning & Zoning Committee (Withers)  
Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to abandon existing stormwater drainage easement rights, for property located at 30 Peabody Street (Proposal No. 2022M-105ES-001).

ACTION	FOR	AGAINST	NV

**5. [BL2022-1418](#) (Parker, Withers, Pulley)**

Approved by the Planning Commission 7/29/2022  
Referred to the Planning & Zoning Committee (Withers)  
Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to accept new water and sanitary sewer mains, fire hydrant assembly, sanitary sewer manholes and easements, and to relocate a fire hydrant assembly, for three properties located at 2135 and 2141 Waterside Drive and 2200 Bowline Avenue, also known as The Landings at River North (MWS Project Nos.20-WL-23 and 20-SL-41 and Proposal No. 2022M-110ES-001).

ACTION	FOR	AGAINST	NV

**6. [BL2022-1419](#) (Syracuse, Withers, Pulley)**

Approved by the Planning Commission 7/29/2022  
Referred to the Planning & Zoning Committee (Withers)  
Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to abandon existing public sanitary sewer main and easements, and to accept new sanitary sewer main, sanitary sewer manholes, fire hydrant assembly and easements, for property located at 2714 Old Lebanon Pike, also known as Donelson Library (MWS Project No. 22-SL-91 and 22-WL-57 and Proposal No. 2022M-109ES-001).

ACTION	FOR	AGAINST	NV

**7. [BL2022-1420](#) (Young, Withers, Pulley)**

Approved by the Planning Commission 7/29/2022  
Referred to the Planning & Zoning Committee (Withers)  
Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to abandon existing sanitary sewer main, sanitary sewer manhole and easements, and to accept new sanitary sewer main, sanitary sewer manhole and easements, for property located at 684 Myatt Drive, also known as 698 Myatt Drive Phase 3 (MWS Project No. 22-SL-83 and Proposal No. 2022M-107ES-001).

ACTION	FOR	AGAINST	NV

**8. [BL2022-1421](#) (Rutherford, Withers, Pulley)**

Approved by the Planning Commission 7/29/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to accept new water and sanitary sewer mains, fire hydrant assemblies, sanitary sewer manholes and easements, for property located at Old Hickory Boulevard (unnumbered), also known as Evergreen Hills Phase 2B (MWS Project Nos. 21-WL-101 and 21-SL-236 and Proposal No. 2022M-099ES-001).

ACTION	FOR	AGAINST	NV

**9. [BL2022-1422](#) (Withers, Pulley)**

Approved by the Planning Commission 7/29/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to accept new public sanitary sewer main, sanitary sewer manholes, and easements, for property located at 9917 Sam Donald Road in Williamson County, also known as Primrose School of Nolensville (MWS Project No. 22-SL-65 and Proposal No. 2022M-104ES-001).

ACTION	FOR	AGAINST	NV

**10. [BL2022-1423](#) (Taylor, Withers, Pulley)**

Approved by the Planning Commission 7/29/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to abandon existing public water main, to relocate a public fire hydrant assembly, and to accept a new public water main and public fire hydrant assembly, for property located at 1805 Church Street, also known as 19th and Church (MWS Project No. 22-WL-39 and Proposal No. 2022M-106ES-001).

ACTION	FOR	AGAINST	NV

**11. [BL2022-1424](#) (Taylor, Withers, Pulley)**

Approved by the Planning Commission 7/29/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to abandon existing public water main and easement, to relocate a public fire hydrant assembly, and to accept a new public water main and easement, for property located at 2000 Church Street, also known as St. Thomas Midtown Surgery Expansion (MWS Project No. 21-WL-55 and Proposal No. 2022M-108ES-001).

ACTION	FOR	AGAINST	NV

**12. [BL2022-1425](#) (Roberts, Withers, Pulley)**

Approved by the Planning Commission 8/3/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to accept the relocation and vertical adjustment of existing water main, for property located at 203 Oceola Avenue #1, (MWS Project No. 22-WL-52 and Proposal No. 2022M-112ES-001).

ACTION	FOR	AGAINST	NV

**13. [BL2022-1426](#) (Roberts, Withers, Pulley)**

Approved by the Planning Commission 8/3/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to abandon existing public water main, and to accept new public water main, for property located at 5621 B Lenox Avenue, also known as Lenox Avenue Townhomes (MWS Project No. 22-WL-16 and Proposal No. 2022M-100ES-001).

ACTION	FOR	AGAINST	NV

**14. [BL2022-1427](#) (Taylor, Withers, Pulley)**

Approved by the Planning Commission 8/3/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to accept new sanitary sewer main and sanitary sewer manhole, for property located at 2007 23rd Avenue North (MWS Project No. 22-SL-78 and Proposal No. 2022M-113ES-001).

ACTION	FOR	AGAINST	NV

**15. [BL2022-1428](#) (Benedict, Withers, Pulley)**

Approved by the Planning Commission 8/3/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to abandon existing public water main, to relocate a public fire hydrant assembly, and to accept a new public water main, for property located at 3810 Gallatin Pike, also known as Studio 79 Apartments (MWS Project No. 22-WL-40 and Proposal No. 2022M-115ES-001).

ACTION	FOR	AGAINST	NV

**16. [BL2022-1429](#) (Roberts, Withers, Pulley)**

Approved by the Planning Commission 8/3/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to accept the relocation of a fire hydrant assembly, for property located at 5300 Centennial Boulevard (MWS Project No. 22-WL-18 and Proposal No. 2022M-114ES-001).

ACTION	FOR	AGAINST	NV

**17. [BL2022-1430](#) (Roberts, Withers, Pulley)**

Approved by the Planning Commission 8/3/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to abandon existing public utility easement rights, for two properties located at 516 C and 520 B West Bend Drive (Proposal No. 2022M-117ES-001).

ACTION	FOR	AGAINST	NV

**18. [BL2022-1431](#) (O'Connell, Withers, Pulley)**

Approved by the Planning Commission 8/3/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to accept the relocation of a fire hydrant assembly, for property located at 820 4th Avenue North, also known as Ballpark Village (MWS Project No. 22-WL-49 and Proposal No. 2022M-116ES-001).

ACTION	FOR	AGAINST	NV

**BILLS ON THIRD READING**

**19. Substitute [BL2022-1328](#) (Evans)**

Approved as substituted by the Planning Commission 8/25/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Section 17.16.060 of the Metropolitan Code, Zoning Regulations to delete the limitations on veterinarian facility size and the number of veterinarian establishments per lot in zoning districts where the veterinarian use is permitted conditionally (Proposal No. 2022Z-010TX-001).

ACTION	FOR	AGAINST	NV

**20. [BL2022-1339](#) (O'Connell)**

Approved with conditions by the Planning Commission 6/9/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from IR to SP zoning for properties located at 2nd Avenue North (unnumbered), 1st Avenue North (unnumbered), 1500 2nd Avenue North and 100 Van Buren Street, at the northwest corner of 1st Ave N and Van Buren Street (2.99 acres), to permit 303 unit multi-family development, all of which is described herein (Proposal No. 2022SP-013-001).

ACTION	FOR	AGAINST	NV

**21. [BL2022-1340](#) (O'Connell)**

Approved with conditions by the Planning Commission 6/9/2022

Referred to the Planning & Zoning Committee (Withers)

Authorizes building material restrictions and requirements for BL2022-1339, a proposed Specific Plan Zoning District located at located at 2nd Avenue North (unnumbered), 1st Avenue North (unnumbered), 1500 2nd Avenue North and 100 Van Buren Street, at the northwest corner of 1st Ave N and Van Buren Street (2.99 acres) (Proposal No. 2022SP-013-001). THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.

ACTION	FOR	AGAINST	NV

**22. [BL2022-1341](#) (Hausser, Suara)**

Approved with conditions by the Planning Commission 4/14/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by amending a Specific Plan for properties located at 616, 618, and 620 Old Hickory Boulevard and 7315 Sonya Drive, approximately 400 feet north of Tolbert Road (29.6 acres), zoned SP, to permit a maximum of 175 multi-family units, all of which is described herein (Proposal No. 2019SP-007-003).

ACTION	FOR	AGAINST	NV



**23. [BL2022-1342](#) (Hausser, Suara)**

Approved with conditions by the Planning Commission 4/14/2022

Referred to the Planning & Zoning Committee (Withers)

Authorizes building material restrictions and requirements for BL2022-1341, a proposed Specific Plan Zoning District located at 616, 618, and 620 Old Hickory Boulevard and 7315 Sonya Drive, approximately 400 feet north of Tolbert Road (29.6 acres), (Proposal No. 2019SP-007-003). THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.

ACTION	FOR	AGAINST	NV

**24. [BL2022-1394](#) As Amended (Rosenberg)**

Approved with conditions by the Planning Commission 6/23/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from AR2a and CL to SP zoning for property located at Newsom Station Road (unnumbered), approximately 285 feet west of Settlers Way, (10.51 acres), and located in a Planned Unit Development Overlay District, to permit a mixed use development, all of which is described herein (Proposal No. 2022SP-016-001).

ACTION	FOR	AGAINST	NV

**25. [BL2022-1395](#) As Amended (Rosenberg)**

Approved with conditions by the Planning Commission 6/23/2022

Referred to the Planning & Zoning Committee (Withers)

Authorizes building material restrictions and requirements for BL2022-1394, a proposed Specific Plan Zoning District located at located at Newsom Station Road (unnumbered), approximately 285 feet west of Settlers Way, (10.51 acres) (Proposal No. 2022SP-016-001) THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.

ACTION	FOR	AGAINST	NV

**26. [BL2022-1396](#) As Amended (Rosenberg)**

Approved by the Planning Commission 6/23/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by cancelling a portion of a Planned Unit Development located at Newsom Station Road (unnumbered), approximately 300 feet west of Settlers Way (10.51 acres), zoned AR2a and CL, all of which is described herein (Proposal No. 84-85P-005).

ACTION	FOR	AGAINST	NV

**27. [BL2022-1397](#) As Amended (Parker)**

Approved with conditions by the Planning Commission 6/23/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from RS5 to SP zoning on property located at 930 McFerrin Ave and 907 W Eastland Ave, approximately 175 feet east of Seymour Avenue, (2.42 acres), to permit a mixed-use development, all of which is described herein (Proposal No. 2022SP-030-001).

ACTION	FOR	AGAINST	NV

**28. [BL2022-1398](#) (Parker)**

Approved with conditions by the Planning Commission 6/23/2022

Referred to the Planning & Zoning Committee (Withers)

Authorizes building material restrictions and requirements for BL2022-1397, a proposed Specific Plan Zoning District located at located at 930 McFerrin Ave and 907 W Eastland Ave, approximately 175 feet east of Seymour Avenue, (2.42 acres), all of which is described herein (Proposal No. 2022SP-030-001).THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.

ACTION	FOR	AGAINST	NV

**29. [BL2022-1400](#) As Amended (Rosenberg)**

Approved with conditions by the Planning Commission 6/23/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from RS40 to SP zoning for property located at 8033 Highway 100, approximately 95 feet west of Temple Rd, and within the Highway 100 Urban Design Overlay (9.07 acres), to permit certain uses in MUL-A zoning, all of which is described herein (Proposal No. 2022SP-041-001).

ACTION	FOR	AGAINST	NV

**30. [BL2022-1401](#) As Amended (Toombs)**

Approved with conditions by the Planning Commission 6/23/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from RS7.5 to RM20-A-NS zoning for property located at 829 W Trinity Lane , approximately 203 feet west Homestead River Way (0.48 acres), all of which is described herein (Proposal No. 2022Z-061PR-001).

ACTION	FOR	AGAINST	NV

**31. Substitute [BL2022-1402](#) (Mendes)**

Approved MUL-A by the Planning Commission 6/23/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from IR to ~~MUL-A~~ SP zoning for properties located at 5604 and 5700 Centennial Blvd and Centennial Blvd (unnumbered), at the intersection of Centennial Blvd and Ohio Ave. (1.52 acres), to permit a mixed-use development, all of which is described herein (Proposal No. 2022Z-063PR-001).

ACTION	FOR	AGAINST	NV

**32. [BL2022-1404](#) As Amended (Gamble)**

Approved with conditions by the Planning Commission 3/24/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing the preliminary plan for property located at Mulberry Downs Circle (unnumbered) and a portion of property located at Dickerson Pike (unnumbered), approximately 930 feet west of Dickerson Pike, (25.43 acres), to clarify language in Ordinance No. BL2022-1310 to set the maximum allowed residential units to 149 multi-family residential units, all of which is described herein (Proposal No. 2022SP-014-001).

ACTION	FOR	AGAINST	NV

Requests for ADA accommodation should be directed to the Metropolitan Clerk at 615-862-6770