



## MINUTES

### METROPOLITAN BOARD OF EQUALIZATION

Monday August 7, 2023

1:00 PM

Property Assessor's Office, Howard Office Building, 2<sup>nd</sup> Floor,  
700 President Ronald Reagan Way, Suite 210

I. Call To Order

II. Roll Call

Members present included: Mr. Charles Hankla, Ms. Glenda Chambers, and Mr. Trey Lewis. Also present were Herman Ruben, Gabe Martin, and Pam Williams Ishie with the Office of the Property Assessor.

**\*\*NOTE\*\*** Due to the Chair nor Vice Chair being present for this meeting, the MBOE elected a Temporary Chair, Ms. Glenda Chambers, for this meeting; Motion by Trey Lewis, second by Charley Hankla, unanimously approved.

III. Review and Approval of Minutes

IV. Public Comment Period

V. Appeals:

1:00 PM

**\*\*NOTE\*\*** The first twelve (12) parcels were continued from previous MBOE meetings in agreement with all parties.

Nashville Phase II Property Holder 2, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 105 03 0Y 001.00  
1125 4<sup>th</sup> Ave S, Nashville TN 37210

At the request of the appellant, this appeal is hereby withdrawn.

Nashville Phase II Property Holder, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 105 03 0Y 002.00  
1131 4<sup>th</sup> Ave S, Nashville TN 37210

At the request of the appellant, this appeal is hereby withdrawn.

The Gateway to Nashville, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 093 09 0 327.00  
111 10<sup>th</sup> Ave S, Nashville TN 37203

At the request of the appellant, this appeal is hereby withdrawn.

Cummins Station, L.L.C.  
Caren Nichols and Richard Hunt with Evans and Petree, P.C., appeared.  
Parcel ID 093 09 0 320.00  
209 10<sup>th</sup> Ave S, Nashville TN 37203

Motion to change the Total value to \$75,001,500, by Charley Hankla, second by Trey Lewis, unanimously approved. Land value of \$46,652,900 and Improvement value reduced to \$28,348,600. (This value is applying the Sale Ratio of 0.7143)

Eagle 2, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 093 09 0 331.00  
1011 Demonbreun St, Nashville TN 37203

At the request of the appellant, this appeal is hereby withdrawn.

Ten D, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 093 10 0 014.01  
901 Demonbreun St, Nashville TN 37203

At the request of the appellant, this appeal is hereby withdrawn.

Ten D, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 093 10 0 017.00  
210 10<sup>th</sup> Ave S, Nashville TN 37203

At the request of the appellant, this appeal is hereby withdrawn.

Ten D, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 093 10 0 018.00  
212 10<sup>th</sup> Ave S, Nashville TN 37203

At the request of the appellant, this appeal is hereby withdrawn.

Eagle 1, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 093 10 0 036.00  
818 Palmer Pl, Nashville TN 37203

At the request of the appellant, this appeal is hereby withdrawn.

Eagle 1, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 093 10 0 045.00  
813 Lea Ave, Nashville TN 37203

At the request of the appellant, this appeal is hereby withdrawn.

Eagle 3, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 093 10 0 046.00  
821 Palmer Pl, Nashville TN 37203

At the request of the appellant, this appeal is hereby withdrawn.

Eagle 4, LLC  
Richard Hunt and Caren Nichols with Evans and Petree, P.C., appeared.  
Parcel ID 093 10 0 492.00  
0 Palmer Pl, Nashville TN 37203

At the request of the appellant, this appeal is hereby withdrawn.

Berkley Hills Apartments, LLC  
Drew Raines with Evans and Petree, P.C., appeared.  
Parcel ID 051 12 0 080.00  
300 Berkley Dr, Madison TN 37115

Motion to change the Total value to \$15,000,300, by Trey Lewis, second by Charley Hankla, unanimously approved. Land value of \$1,992,000 and Improvement value reduced to \$13,008,300. (This value is applying the Sale Ratio of 0.7143)

ALCO Dellway Partners, L.P.  
Drew Raines with Evans and Petree, P.C., appeared.  
Parcel ID 071 03 0 060.00  
2533 Dickerson Pike, Nashville TN 37207

Motion to change the Total value to \$9,357,330, by Charley Hankla, second by Trey Lewis, unanimously approved. Land value of \$3,172,000 and Improvement value reduced to \$6,185,330. (This value is applying the Sale Ratio of 0.7143)

Cherner ESC Germantown, LLC  
Drew Raines with Evans and Petree, P.C., appeared.  
Parcel ID 081 12 0 329.00  
1600 Rosa L Parks Blvd, Nashville TN 37208

Motion to change the Total value to \$13,928,850, by Charley Hankla, second by Trey Lewis, unanimously approved. Land value of \$5,262,000 and Improvement value reduced to \$8,666,850. (This value is applying the Sale Ratio of 0.7143)

1212 9<sup>th</sup> Avenue North, LLC  
Drew Raines with Evans and Petree, P.C., appeared.  
Parcel ID 081 16 0 263.00  
1212 9<sup>th</sup> Ave N, Nashville TN 37208

At the request of the appellant, this appeal is hereby withdrawn.

LC Germantown Owner, LLC  
Drew Raines with Evans and Petree, P.C., appeared.  
Parcel ID 082 09 0 375.00  
1226 2<sup>nd</sup> Ave N, Nashville TN 37208

Motion to change the Total value to \$85,358,850, by Charley Hankla, second by Trey Lewis, unanimously approved. Land value of \$14,280,000 and Improvement value reduced to \$71,078,850. (This value is applying the Sale Ratio of 0.7143)

810 Jefferson Street, LLC  
Drew Raines with Evans and Petree, P.C., appeared.  
Parcel ID 082 13 0 018.00  
810 Jefferson St, Nashville TN 37208

At the request of the appellant, this appeal is hereby withdrawn.

1012 Main St EN, LLC  
Drew Raines with Evans and Petree, P.C., appeared.  
Parcel ID 083 09 0 132.00  
1012 Main St, Nashville TN 37206

At the request of the appellant, this appeal is hereby withdrawn.

Hermitage Pine Brook, LLC  
Drew Raines with Evans and Petree, P.C., appeared.  
Parcel ID 085 04 0 038.00  
1005 Hickory Hill Ln, Hermitage TN 37076

Motion to change the Total value to \$10,000,200, by Charley Hankla, second by Trey Lewis, unanimously approved. Land value of \$1,935,000 and Improvement value reduced to \$8,065,200. (This value is applying the Sale Ratio of 0.7143)

VI. Adjournment

Motion to adjourn by Charley Hankla, second by Trey Lewis, unanimously approved.

Meeting adjourned 3:40 PM.

**ATTEST:**

**APPROVED:**

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