

D O C K E T

10/17/2024

1:00 P.M.

**METROPOLITAN BOARD OF ZONING APPEALS
P O BOX 196300
METRO OFFICE BUILDING
NASHVILLE, TENNESSEE 37219-6300**

**Meetings held in the Sonny West Conference Center
Howard Office Building, 700 President Ronald Reagan Way**

**MR. ROSS PEPPER, Chairman
MS. CHRISTINA KARPYNEC Vice-Chair
MR. PAYTON BRADFORD
MR. JOSEPH COLE
MS. ASHONTI DAVIS
MS. MINA JOHNSON
MR. ROBERT RANSOM**

OLD BZA BUSINESS

CASE 2024-225 (Council District - 9)

Paul Simiyu, appellant and **CHAMPONNOIS, LAURENT**, owner of the property located at **1532 NEELYS BEND RD**, requesting a special exception from the adaptive residential requirements in the CN District. The appellant is seeking to construct two single-family residences. Referred to the Board under Section 17.16.030 F. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 C.

Use-Two Family

Map Parcel 06300000600

Results-

NEW BZA BUSINESS

CASE 2024-227 (Council District - 21)

Sam Said, appellant and **SAID, SAMMY & FANGARY, MARIAN**, owner of the property located at **1516 22ND AVE N**, requesting a variance from the street setback in the RS5 District. The appellant is seeking to construct an addition to the front porch. Referred to the Board under Section. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Single-Family

Map Parcel 08115006900

Results-

CASE 2024-228 (Council District - 11)

Rachel Williamson, appellant and **PATTERSON, RACHEL**, owner of the property located at **900 BERRY ST**, requesting an Item D appeal to change a legally non-conforming structure in the R6 District. The appellant is seeking to enclose a front porch and enclose an exterior staircase. Referred to the Board under Section. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 D.

Use-Single-Family

Map Parcel 04415008400

Results-

CASE 2024-229 (Council District - 6)

Michael & Belinda Mills, appellant and **MILLS, MICHAEL G. & BELINDA L.**, owner of the property located at **1411 MCKENNIE AVE**, requesting a variance from fence height and street setback requirements in the R6 District. The appellant has constructed a 8' fence. Referred to the Board under Section . The appellant has alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Single-Family

Map Parcel 08302001100

Results-

NOTICES

If any accommodations are needed for individuals with disabilities who wish to be present at this meeting, please request the accommodation through hubNashville at <https://nashville.gov/hub-ADA-boards> or by calling (615) 862-5000. Requests should be made as soon as possible, but 72 hours prior to the scheduled meeting is recommended.

Members of the public may attend the meeting and be heard in favor or in opposition to an application which appears below on this meeting agenda or may submit comments about one of these items to the Board at bza@nashville.gov. Please ensure that comments are submitted by 4:00 p.m. on Thursday March 28, 2024, to ensure your remarks are provided to the Board in advance of the public hearing and deliberations on each item. Please reference the case number and address in the subject line.