



Metropolitan Nashville and Davidson County, TN

Legislation Text

File #: BL2021-844, **Version:** 2

An ordinance to amend Section 17.40.720 of the Metropolitan Code of Laws to require notice by mail to the address of a property in certain cases (Proposal No. 2021Z-016TX-001).

BE IT ENACTED BY THE METROPOLITAN COUNCIL OF NASHVILLE & DAVIDSON COUNTY:

Section 1. That Section 17.40.720 of the Metropolitan Code of Laws is hereby amended by adding the following new subsection D:

- D. 1. For the subject property where the tax records reflect a mailing address that is different than the address of the subject property, then notification shall also be mailed to the address of the property. The following properties shall be exempt from this requirement:
 - a. b. Properties included in the application of an Overlay District as listed in Chapter 17.36, excluding Planned Unit Development Overlays.
 - b. c. Properties included in an application to rezone 10 or more parcels filed by a member of the Metropolitan Council in their official capacity.
- 2. If the subject property is designated as multi-family or mobile home park, in the official tax record, one sign shall be posted by the applicant at each ingress/egress onto the multi-tenant property. The signage shall comply with the requirements of subsections 17.40.730.B, 17.40.730.C.3, and 17.40.730.D and must be positioned in a manner to best inform the public residing at the multi-tenant property without creating a safety hazard.

Section 2. That this Ordinance shall take effect five (5) days from and after its passage and such change be published in a newspaper of general circulation, the welfare of The Metropolitan Government of Nashville and Davidson County requiring it.

Analysis

This ordinance, as substituted, amends Section 17.40.720 of the Metropolitan Code related to public notice. Mailed notice to the subject property would be required if tax records indicate a mailing address different from the address of the subject property. Properties included in the application of an overlay district, excluding planned unit developments, and properties included in an application to rezone 10 or more parcels filed by a member of Council in their official capacity would be exempt from these provisions. If the subject property is a multi-family or mobile home park, one sign would be required at each ingress/egress onto the property.

This has been approved by the Planning Commission.