

Metropolitan Nashville and Davidson County, TN Meeting Agenda

Planning and Zoning Committee

Monday, October 20, 2025

4:30 PM

David Scobey Council Chambers

Public Comment

Pursuant to Section 8 44 112 of the Tennessee Code Annotated, time is reserved for public comment on legislative items appearing on this agenda. Members of the public wishing to speak may sign up on the Council Committee signup sheet posted outside the room where the committee is scheduled to meet. Public Comment sign up for Council Committee meetings will end immediately before the meeting begins. Public Comment is limited to eight minutes total at Council Committee meetings and each speaker is allowed up to two minutes to speak. All public comment speakers must present proof of Tennessee residency.

Requests for interpretation services and/or accessibility accommodations should be directed to the Council Office at 615 862 6780. Las solicitudes de servicios de interpretación y/o adaptaciones de accesibilidad deben dirigirse a la Oficina del Consejo al 615 862 6780.

Resolutions

1. [RS2025-1562](#) A Resolution approving the activities and improvements eligible for tax increment financing in, the Cayce Place Redevelopment Plan.
Sponsors: Capp, Toombs and Horton
Legislative History

10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	filed
2. [RS2025-1563](#) A Resolution approving the activities and improvements eligible for tax increment financing in the Jefferson Street Redevelopment Plan.
Sponsors: Taylor, Toombs and Horton
Legislative History

10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	filed
3. [RS2025-1564](#) A resolution authorizing grants not exceeding \$9,598,000.00 from the Barnes Fund for Affordable Housing to certain nonprofits for the express purpose of constructing and rehabilitating affordable or workforce housing.
Sponsors: Toombs, Horton, Huffman, Welsch, Gadd and Allen
Legislative History

10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	filed

4. [RS2025-1565](#) A resolution to approve the Second Amendment to a grant contract for constructing affordable housing approved by RS2022-1857 between The Metropolitan Government of Nashville and Davidson County, acting by and through the Metropolitan Housing Trust Fund Commission, and Park Center, Inc. and Be a Helping Hand Foundation.

Sponsors: Toombs, Horton, Welsch, Gadd and Allen

Legislative History

10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	filed

5. [RS2025-1566](#) A resolution to approve the Third Amendment to a grant contract for constructing affordable housing approved by RS2022-1857 between The Metropolitan Government of Nashville and Davidson County, acting by and through the Metropolitan Housing Trust Fund Commission, and New Level Community Development Corporation.

Sponsors: Toombs, Horton, Welsch, Gadd and Allen

Legislative History

10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	filed

6. [RS2025-1568](#) A resolution approving a lease agreement between The Metropolitan Government of Nashville and Davidson County and the East Bank Development Authority for use of property located at 730 President Ronald Reagan Way and 63 Hermitage Avenue. (Proposal No. 2025M-049AG-001).

Sponsors: Kupin, Toombs and Horton

Legislative History

10/6/25	Planning Commission	approved
10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	filed

7. [RS2025-1579](#) A resolution approving an agreement between CSX Transportation, Inc. ("CSX"), a Virginia corporation with its principal place of business in Jacksonville, Florida, and the Nashville Department of Transportation and Multimodal Infrastructure ("NDOT"), to construct bridge repairs and painting at Hart Lane, Walton Lane, and Division Street. (Proposal No. 2025M-047AG-001).

Sponsors: Benedict, Kupin, Toombs, Evans-Segall and Hill

Legislative History

10/7/25	Planning Commission	approved
10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/14/25	Metropolitan Council	filed
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee

8. [RS2025-1580](#) A resolution approving an intergovernmental agreement by and between the State of Tennessee, Department of Transportation ("TDOT"), and the Metropolitan Government of Nashville and Davidson County, acting by and through the Nashville Department of Transportation and Multimodal Infrastructure ("NDOT"), for the resurfacing and safety of SR-155 from SR-6 to near I-24, and the maintenance of bicycle lanes from I-65. State Project No. 19S155-M3-013, PIN: 129489.00 Proposal No.2025M-053AG-001.

Sponsors: Welsch, Johnston, Toombs, Evans-Segall and Hill

Legislative History

10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/14/25	Metropolitan Council	filed
10/14/25	Planning Commission	approved
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee

9. [RS2025-1581](#) A resolution approving an intergovernmental agreement by and between the State of Tennessee, Department of Transportation ("TDOT"), and the Metropolitan Government of Nashville and Davidson County, acting by and through the Nashville Department of Transportation ("NDOT"), for resurfacing and safety on SR-12 from SR-6 to near SR-112; Federal Project No. NH/HSIP-12(65), State Project No. 19S012-F8-003, PIN: 131257.00 Proposal No. 2025M-052AG-001.

Sponsors: Kupin, Toombs, Taylor, Horton and Evans-Segall

Legislative History

10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee

10/14/25	Metropolitan Council	filed
10/14/25	Planning Commission	approved
10/14/25	Metropolitan Council	referred to the Budget and Finance Committee

10. [RS2025-1582](#) A resolution authorizing The Metropolitan Government of Nashville and Davidson County, acting by and through Metro Water Services, to enter into three Facility Encroachment Agreements with CSX TRANSPORTATION, INC. to construct, use and maintain fiber optics, wirelines, natural gas and water main in the railroad right-of-way at 61 Edenwold Road, in Davidson County, (Project No. 21-SC-0227 and Proposal No. 2025M-045AG-001).

Sponsors: Hancock, Toombs, Horton, Evans-Segall and Webb

Legislative History

9/24/25	Planning Commission	approved
10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	filed
10/14/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee

11. [RS2025-1583](#) A resolution approving a participation agreement between the Metropolitan Government of Nashville and Davidson County, acting by and through the Metropolitan Department of Water and Sewerage Services, and Elmington Capital Group, to provide improved public sanitary sewer service through the design and construction of sanitary sewer service improvements (Project No. 24-SL-0241 and Proposal Number 2025M-043AG-001).

Sponsors: Toombs, Horton and Evans-Segall

Legislative History

9/19/25	Planning Commission	approved
10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	filed
10/14/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee

12. [RS2025-1584](#) A resolution approving a participation agreement between the Metropolitan Government of Nashville and Davidson County, acting by and through the Metropolitan Department of Water and Sewerage Services, and Nashville Leased Housing Associates V, LLLP, a Minnesota limited liability limited partnership, to provide improved public sanitary sewer service through the design and construction of sanitary sewer service improvements (Project No. 25-SL-0096 and Proposal Number 2025M-042AG-001).

Sponsors: Toombs, Horton and Evans-Segall

Legislative History

9/19/25	Planning Commission	approved
10/14/25	Metropolitan Council	referred to the Budget and Finance Committee
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	filed
10/14/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee

13. [RS2025-1585](#) A resolution authorizing The Metropolitan Government of Nashville and Davidson County to accept a new public fire hydrant assembly, for property located at 1209 Jackson Street, also known as JSMBC Fire Damage Renovation, (MWS Project No. 25-WL-67 and Proposal No. 2025M-152ES-001).

Sponsors: Taylor, Horton and Evans-Segall

Legislative History

9/15/25	Planning Commission	approved
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/14/25	Metropolitan Council	filed

14. [RS2025-1586](#) A resolution to amend Ordinance No. BL2025-975 to authorize The Metropolitan Government of Nashville and Davidson County to add phasing, to correct the project number, and to modify the abandonment and acceptance of public water main, fire hydrant assemblies and easements, for two properties located at 1 Titans Way and 100 Woodland Street, also known as South 2nd Street Development Phase 1 (MWS Project No. 25-WL-26 and Proposal No. 2025M-103ES-002).

Sponsors: Kupin, Horton and Evans-Segall

Legislative History

9/18/25	Planning Commission	approved
10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/14/25	Metropolitan Council	filed

15. [RS2025-1587](#) A resolution to amend Resolution No. RS2024-852 to authorize The Metropolitan Government of Nashville and Davidson County to modify the acceptance of public sanitary sewer main and sanitary sewer manholes, for three properties located at 912 2nd Avenue North and 916 and 920 3rd Avenue North, also known as Stockyards 900 Block Revision 1 (Project No. 24-SL-127 and Proposal No. 2024M-128ES-002).

Sponsors: Kupin, Horton and Evans-Segall

Legislative History

9/24/25	Planning Commission	approved
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10/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/14/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/14/25	Metropolitan Council	filed

Bills on Second Reading

16. [BL2025-1055](#) An ordinance authorizing Nashville Downtown Partnership to construct, install, and maintain an underground encroachment at Korean Veterans Boulevard at 1st Avenue North. (Proposal No. 2025M-015EN-001).

Sponsors: Kupin, Horton and Evans-Segall

Legislative History

8/8/25	Planning Commission	approved
9/9/25	Metropolitan Council	filed
9/16/25	Metropolitan Council	deferred
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/9/25	Metropolitan Council	passed on first reading

17. [BL2025-1076](#) An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to abandon existing public utility easement rights, for property located at 912 Matthews Avenue (Proposal No. 2025M-140ES-001).

Sponsors: Benedict, Horton and Evans-Segall

Legislative History

9/11/25	Planning Commission	approved
9/30/25	Metropolitan Council	filed
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/9/25	Metropolitan Council	passed on first reading

18. [BL2025-1077](#) An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new sanitary sewer main, sanitary sewer manholes and easements, for property located at Nesbitt Lane (unnumbered), also known as 253 Nesbitt Phase 2 (MWS Project No. 25-SL-133 and Proposal No. 2025M-129ES-001).

Sponsors: Gamble, Horton and Evans-Segall

Legislative History

8/7/25	Planning Commission	approved
9/30/25	Metropolitan Council	filed
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee

10/9/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/9/25	Metropolitan Council	passed on first reading

19. [BL2025-1078](#) An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new public sanitary sewer main, sanitary sewer manhole and easements, for property located at Nesbitt Lane (unnumbered), also known as 253 Nesbitt Phase 3, (MWS Project No. 25-SL-134 and Proposal No. 2025M-131ES-001).

Sponsors: Gamble, Horton and Evans-Segall

Legislative History

8/7/25	Planning Commission	approved
9/30/25	Metropolitan Council	filed
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/9/25	Metropolitan Council	passed on first reading

20. [BL2025-1079](#) An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new sanitary sewer mains, sanitary sewer manholes and easements, for property located at Nesbitt Lane (unnumbered), also known as 253 Nesbitt Phase 4 (MWS Project No. 25-SL-135 and Proposal No. 2025M-130ES-001).

Sponsors: Gamble, Horton and Evans-Segall

Legislative History

8/7/25	Planning Commission	approved
9/30/25	Metropolitan Council	filed
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/9/25	Metropolitan Council	passed on first reading

21. [BL2025-1080](#) An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new sanitary sewer main, sanitary sewer manholes and easements, for four properties located at 611 and 631 Old Lebanon Dirt Road and 1741 and 1748 Ridgemere Court, also known as Gujarat Cultural Association (MWS Project No. 25-SL-129 and Proposal No. 2025M-137ES-001).

Sponsors: Evans, Horton and Evans-Segall

Legislative History

8/28/25	Planning Commission	approved
9/30/25	Metropolitan Council	filed
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee

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| | 10/9/25 | Metropolitan Council | referred to the Transportation and Infrastructure Committee |
| | 10/9/25 | Metropolitan Council | passed on first reading |
- 22. [BL2025-1081](#)** An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new public sanitary sewer main, sanitary sewer manhole and easements, for property located at Split Log Road (unnumbered) in Williamson County, also known as Rosebrooke South Section 1, (MWS Project No. 25-SL-128 and Proposal No. 2025M-138ES-001).
- Sponsors:** Horton and Evans-Segall
- Legislative History**
- | | | | |
|--|---------|----------------------|---|
| | 9/2/25 | Planning Commission | approved |
| | 9/30/25 | Metropolitan Council | filed |
| | 10/9/25 | Metropolitan Council | referred to the Planning and Zoning Committee |
| | 10/9/25 | Metropolitan Council | referred to the Transportation and Infrastructure Committee |
| | 10/9/25 | Metropolitan Council | passed on first reading |
- 23. [BL2025-1082](#)** An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to abandon existing public water main and easements, and to accept new public water main, fire hydrant assembly and easements, for two properties located at 12610 Old Hickory Boulevard and Old Hickory Boulevard (unnumbered), also known as 12610 Business Park, (MWS Project No. 24-WL-76 and Proposal No. 2025M-143ES-001).
- Sponsors:** Styles, Horton and Evans-Segall
- Legislative History**
- | | | | |
|--|---------|----------------------|---|
| | 9/9/25 | Planning Commission | approved |
| | 9/30/25 | Metropolitan Council | filed |
| | 10/9/25 | Metropolitan Council | referred to the Planning and Zoning Committee |
| | 10/9/25 | Metropolitan Council | referred to the Transportation and Infrastructure Committee |
| | 10/9/25 | Metropolitan Council | passed on first reading |
- 24. [BL2025-1083](#)** An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to abandon existing public sanitary sewer main, sanitary sewer manhole and easement, and to accept new public water and sanitary sewer mains, fire hydrant assembly, sanitary sewer manholes and easements, for two properties located at 847 and 865 West Trinity Lane (MWS Project Nos. 25-WL-29 and 25-SL-96 and Proposal No. 2025M-145ES-001).
- Sponsors:** Toombs, Horton and Evans-Segall
- Legislative History**
- | | | | |
|--|---------|----------------------|---|
| | 9/9/25 | Planning Commission | approved |
| | 9/30/25 | Metropolitan Council | filed |
| | 10/9/25 | Metropolitan Council | referred to the Planning and Zoning Committee |

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|--|---------|----------------------|---|
| | 10/9/25 | Metropolitan Council | referred to the Transportation and Infrastructure Committee |
| | 10/9/25 | Metropolitan Council | passed on first reading |
- 25. [BL2025-1084](#)** An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new sanitary sewer main, sanitary sewer manhole and easements, for property located at 1718 Jefferson Street, also known as 1712 Jefferson Street development (MWS Project No. 24-SL-203 and Proposal No. 2025M-141ES-001).
- Sponsors:** Taylor, Horton and Evans-Segall
- Legislative History**
- | | | | |
|--|---------|----------------------|---|
| | 9/9/25 | Planning Commission | approved |
| | 9/30/25 | Metropolitan Council | filed |
| | 10/9/25 | Metropolitan Council | referred to the Planning and Zoning Committee |
| | 10/9/25 | Metropolitan Council | referred to the Transportation and Infrastructure Committee |
| | 10/9/25 | Metropolitan Council | passed on first reading |
- 26. [BL2025-1085](#)** An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new public water and sanitary sewer mains, fire hydrant assembly, sanitary sewer manholes and easements, for two properties located at 3039 and 3041 Hillside Road, also known as Grace Park, (MWS Project Nos. 23-WL-98 and 23-SL-268 and Proposal No. 2025M-146ES-001).
- Sponsors:** Parker, Horton and Evans-Segall
- Legislative History**
- | | | | |
|--|---------|----------------------|---|
| | 9/9/25 | Planning Commission | approved |
| | 9/30/25 | Metropolitan Council | filed |
| | 10/9/25 | Metropolitan Council | referred to the Planning and Zoning Committee |
| | 10/9/25 | Metropolitan Council | referred to the Transportation and Infrastructure Committee |
| | 10/9/25 | Metropolitan Council | passed on first reading |
- 27. [BL2025-1086](#)** An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new public water and sanitary sewer mains, fire hydrant assembly, sanitary sewer manholes and easements, for two properties located at 3941 and 3957 Dodson Chapel Road, also known as Dodson Chapel Townhouses (MWS Project Nos. 25-WL-10 and 25-SL-23 and Proposal No. 2025M-148ES-001).
- Sponsors:** Huffman, Horton and Evans-Segall
- Legislative History**
- | | | | |
|--|---------|----------------------|---|
| | 9/9/25 | Planning Commission | approved |
| | 9/30/25 | Metropolitan Council | filed |
| | 10/9/25 | Metropolitan Council | referred to the Planning and Zoning Committee |

10/9/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
10/9/25	Metropolitan Council	passed on first reading

Bills on Third Reading

28. [BL2025-909](#) An ordinance amending Chapters 17.08, 17.36, and 17.40 of the Metropolitan Code pertaining to creating a Commercial Compatibility Overlay district (Proposal No. 2025Z-006TX-001).

Sponsors: Taylor, Gamble and Toombs

Legislative History

6/24/25	Metropolitan Council	filed
7/1/25	Metropolitan Council	deferred
7/1/25	Metropolitan Council	passed on first reading
8/8/25	Metropolitan Council	advertised
9/2/25	Metropolitan Council	deferred
9/25/25	Planning Commission	approved with a substitute
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	substituted
10/9/25	Metropolitan Council	passed on second reading

29. [BL2025-958](#) An ordinance amending Title 17 of the Metropolitan Code of Laws, to add a new "Electric Vehicle Charging Facility" use and related definitions and conditions to the Zoning Code (Proposal No. 2025Z-008TX-001).

Sponsors: Gamble, Parker, Allen, Ewing and Gadd

Legislative History

7/29/25	Metropolitan Council	filed
8/5/25	Metropolitan Council	passed on first reading
8/8/25	Metropolitan Council	advertised
9/2/25	Metropolitan Council	deferred
9/25/25	Planning Commission	approved
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	passed on second reading

30. [BL2025-1020](#) An ordinance to amend 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 property located at Bellefield Avenue (unnumbered) and 3000 Lawrence Avenue and for a portion of property at 3031 Lawrence Avenue, at the intersection of Lawrence Avenue and Clarksville Pike (11.23 acres), to permit a maximum of 469 multi-family residential units within a mixed use development, all of which is described herein (Proposal No. 2019SP-066-005).

Sponsors:

Toombs

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

31. [BL2025-1021](#) An ordinance to authorize building material restrictions and requirements for BL2025-1020, a proposed Specific Plan Zoning District for property located at Bellefield Avenue (unnumbered) and 3000 Lawrence Avenue and for a portion of property located at 3031 Lawrence Avenue, at the intersection of Lawrence Avenue and Clarksville Pike (11.23 acres) to permit a maximum of 469 multi-family residential units within a mixed-use development, all of which is described herein (Proposal No. 2019SP-066-005). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Sponsors:

Toombs

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

32. [BL2025-1024](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from AR2a to SP zoning for properties located at 3766 Pin Hook Road and Pin Hook Road (unnumbered), approximately 262 feet south of Lakewalk Drive (3.09 acres), to permit 22 multi-family residential units, all of which is described herein (Proposal No. 2025SP-023-001).

Sponsors:

Harrell

Legislative History

5/8/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

33. [BL2025-1025](#) An ordinance to authorize building material restrictions and requirements for BL2025-1024, a proposed Specific Plan Zoning District for properties located at 3766 Pin Hook Road and Pin Hook Road (unnumbered), approximately 262 feet south of Lakewalk Drive (3.09 acres), to permit 22 multi-family residential units, all of which is described herein (Proposal No. 2025SP-023-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Sponsors:

Harrell

Legislative History

5/8/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

34. [BL2025-1026](#) An ordinance to amend 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 Lawrence Avenue (unnumbered), 3328 Curtis Street, and Lincoln Avenue (unnumbered), and for a portion of property at 3031 Lawrence Avenue, at the northwest terminus of Curtis Street (31.58 acres), to permit a maximum of 331 multi-family residential units, all of which is described herein (Proposal No. 2021SP-041-003).

Sponsors:

Toombs

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

35. [BL2025-1027](#) An ordinance to authorize building material restrictions and requirements for BL2025-1026, a proposed Specific Plan Zoning District for properties located at Lawrence Avenue (unnumbered), 3328 Curtis Street, and Lincoln Avenue (unnumbered), and for a portion of property at 3031 Lawrence Avenue, at the northwest terminus of Curt Street (31.58 acres), to permit a maximum of 331 multi-family residential units, all of which is described herein (Proposal No. 2021SP-041-003). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Sponsors:

Toombs

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

36. [BL2025-1028](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from RS15 to R10 zoning for properties located at 3905 Lunn Drive and 3912 Putnam Drive, at the eastern and western corner of Lunn Drive and Putnam Drive (2.72 acres), all of which is described herein (Proposal No. 2025Z-039PR-001).

Sponsors:

Kimbrough

Legislative History

7/24/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee

10/9/25 Metropolitan Council passed on second reading

37. [BL2025-1029](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from R80 to RM4-NS zoning for property located at 5778 River Road, approximately 670 feet north of Stella Drive (0.94 acres), all of which is described herein (Proposal No. 2025Z-063PR-001).

Sponsors: Spain

Legislative History

8/14/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

38. [BL2025-1030](#) An ordinance to amend 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 SP zoning for properties located at 501 and 505 Yokley Road, at the western corner of Old Matthews Road and Yokley Road, (0.47 acres), to permit two two-family residential units, all of which is described herein (Proposal No. 2025SP-035-001).

Sponsors: Toombs

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	passed on second reading

39. [BL2025-1031](#) An ordinance to authorize building material restrictions and requirements for BL2025-1030, a proposed Specific Plan Zoning District for properties located at 501 and 505 Yokley Road, at the western corner of Old Matthews Road and Yokley Road, (0.47 acres) to permit two two-family residential units, all of which is described herein (Proposal No. 2025SP-035-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Sponsors: Toombs

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
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8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

40. [BL2025-1032](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from R20 to IWD zoning for the property located at 2791 Couchville Pike, approximately 327 feet west of Bell Road (10.94 acres), all of which is described herein (Proposal No. 2025Z-070PR-001).

Sponsors:

Bradford

Legislative History

8/14/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

41. [BL2025-1033](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by amending a portion of a Planned Unit Development Overlay District on property located at 5845 Charlotte Pike, approximately 436 feet east of Lellyett Street, zoned CS (7.66 acres), to permit a self-service storage use, all of which is described herein (Proposal No. 151-78P-001).

Sponsors:

Horton

Legislative History

7/24/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

42. [BL2025-1034](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by applying a Historic Landmark Overlay District to property located at 1901 Capers Avenue, approximately 294 feet north of Wedgewood Avenue, zoned RM40 (0.42 acres), all of which is described herein (Proposal No. 2025HL-002-001).

Sponsors:

Cash, Allen and Gadd

Legislative History

7/24/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

43. [BL2025-1035](#) An ordinance to authorize building material restrictions and requirements for BL2025-1034, a proposed Historic Landmark Overlay District for property located at 1901 Capers Avenue, approximately 294 feet north of Wedgewood Avenue, zoned RM40 (0.42 acres), all of which is described herein (Proposal No. 2025HL-002-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Sponsors:

Cash

Legislative History

7/24/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

44. [BL2025-1036](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from AR2A to SP zoning for property located at 6309 Nolensville Pike, approximately 130 feet east of Fairmeadows Drive (9.9 acres), to permit 119 multi-family residential units, all of which is described herein (Proposal No. 2025SP-010-001).

Sponsors:

Cortese

Legislative History

7/24/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed

9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

45. [BL2025-1037](#) An ordinance to authorize building material restrictions and requirements for BL2025-1036, a proposed Specific Plan Zoning District for property located at 6309 Nolensville Pike, approximately 130 feet east of Fairmeadows Drive (9.9 acres), to permit 119 multi-family residential units, all of which is described herein (Proposal No. 2025SP-010-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Sponsors:

Cortese

Legislative History

7/24/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

46. [BL2025-1038](#) An ordinance to amend 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 SP zoning for properties located at 406 and 408 McClellan Avenue, approximately 124 feet west of Nolensville Pike, (0.45 acres), to permit five multi-family residential units all of which is described herein (Proposal No. 2025SP-025-001).

Sponsors:

Welsch

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

47. [BL2025-1039](#) An ordinance to authorize building material restrictions and requirements for BL2025-1038, a proposed Specific Plan Zoning District for properties located at 406 and 408 McClellan Avenue, approximately 124 feet west of Nolensville Pike, (0.45 acres), to permit five multi-family residential units, all of which is described herein (Proposal No. 2025SP-025-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Sponsors:

Welsch

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

48. [BL2025-1040](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by cancelling a Planned Unit Development Overlay District on property located at 621 Old Hickory Boulevard, approximately 600 feet southwest of Sonya Drive (2.70 acres), zoned SCR, all of which is described herein (Proposal No. 88P-040-005).

Sponsors:

Weiner

Legislative History

8/14/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

49. [BL2025-1041](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from SCR to SP zoning for property located at 621 Old Hickory Boulevard, approximately 600 feet southwest from Sonya Drive (2.70 acres), within a Planned Unit Development District, to permit self-service storage uses, all of which is described herein (Proposal No. 2025SP-039-001).

Sponsors:

Weiner

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
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8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

50. [BL2025-1042](#) An ordinance to authorize building material restrictions and requirements for BL2025-1041, a proposed Specific Plan Zoning District for property located at 621 Old Hickory Boulevard, approximately 600 feet southwest from Sonya Drive (2.70 acres), within a Planned Unit Development District, to permit self-service storage uses, all of which is described herein (Proposal No. 2025SP-039-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Sponsors:

Weiner

Legislative History

8/14/25	Planning Commission	approved with conditions, disapproved without
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	passed on second reading

51. [BL2025-1043](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by cancelling a Planned Unit Development Overlay District on property located at 2360 Gallatin Pike, approximately 800 feet northwest of Cumberland Hills Drive (4.65 acres), zoned R10 and within a Planned Unit development Overlay District, all of which is described herein (Proposal No. 95P-029-001).

Sponsors:

Webb and Kimbrough

Legislative History

7/24/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

52. [BL2025-1044](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from R10 to CS zoning for property located at 2360 Gallatin Pike, approximately 860 feet northwest of Cumberland Hills Drive (4.65 acres), within a Planned Unit Development Overlay District, all of which is described herein (Proposal No. 2025Z-044PR-001).

Sponsors: Webb and Kimbrough

Legislative History

7/24/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

53. [BL2025-1045](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from IG to MUI-A zoning for properties located at 1425, 1429, 1433, and 1436 Cowan Court, approximately 578 feet west of Cowan Street (9.0 acres), within the River North Urban Design Overlay District, all of which is described herein (Proposal No. 2025Z-066PR-001).

Sponsors: Kupin

Legislative History

7/24/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised
10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

54. [BL2025-1046](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by changing from AR2a to RS10 zoning for the property located at 7934 McCrory Lane, approximately 737 feet north of Beautiful Valley Drive (5 acres), all of which is described herein (Proposal No. 2025Z-067PR-001).

Sponsors: Spain

Legislative History

8/14/25	Planning Commission	approved
8/26/25	Metropolitan Council	filed
9/2/25	Metropolitan Council	passed on first reading
9/5/25	Metropolitan Council	advertised

10/9/25	Metropolitan Council	public hearing
10/9/25	Metropolitan Council	referred to the Planning and Zoning Committee
10/9/25	Metropolitan Council	passed on second reading

Chair Report / Updates