



Metropolitan Nashville and Davidson County, TN

Historic Metro Courthouse
1 Public Square, 2nd floor
Nashville, TN 37201

Metropolitan Council Meeting Minutes

Tuesday, March 4, 2025

6:30 PM

Metropolitan Courthouse

Call to Order

The Metropolitan Council met in regular session on this date at 6:30 p.m. in the Metropolitan Courthouse.

Invocation and Pledge of Allegiance

The invocation was offered by Pastor Robert Stanley of Vine Glenn Baptist Church.

The Metropolitan Council gave the pledge of allegiance to the American Flag.

Roll Call

The roll was called and the following members were present during the progress of the meeting:

Present (38) Henderson, Suara, Evans-Segall, Allen, Hill, Kimbrough, Toombs, Gamble, Cortese, Parker, Capp, Benedict, Harrell, Hancock, Webb, Eslick, Evans, Bradford, Huffman, Gregg, Welsch, Vo, Cash, Kupin, Horton, Taylor, Weiner, Druffel, Gadd, Preptit, Johnston, Nash, Benton, Ellis, Rutherford, Styles, Lee, and Spain

Absent (3) Porterfield, Sepulveda, and Ewing

Approval of Minutes

The minutes of the regular meeting on February 18, 2025 were approved.

Unfinished Business - Bills on Second Reading

The following unfinished bills on second reading were resumed from the February 18, 2025 Council meeting.

BL2025-690 An ordinance amending Section 13.08.080 of the Metropolitan Code of Laws to pertaining to the use of a community safety camera network.

This pending matter recurred on a motion to adopt Proposed Amendment 2, hereinafter referred to as Amendment B, which motion was seconded and approved by a voice vote of the Council. Council Member Horton moved to pass the bill on second reading as amended, which motion was properly seconded. Council Member Toombs offered Proposed Amendment 1, hereinafter referred to as Amendment C, which motion was seconded and approved by the following roll call vote: Yes (23): Evans-Segall, Allen, Hill, Kimbrough, Toombs, Cortese, Parker, Capp, Benedict, Harrell, Bradford, Vo, Cash, Kupin, Horton, Taylor, Weiner, Gadd, Preptit, Nash, Ellis, Lee, and Spain; No (13): Suara, Hancock, Webb, Eslick, Evans, Huffman, Gregg, Welsch, Druffel, Johnston, Benton, Rutherford, and Styles; Abstain (1): Gamble. Council Member Horton moved to pass the bill on second reading as amended, which motion was properly seconded. Council Member Preptit offered Proposed Amendment 5, hereinafter referred to as Amendment D, which motion was seconded and approved by a voice vote of the Council. Council Member Horton moved to pass the bill on second reading as amended, which motion was properly seconded. Council Member Welsch moved to defer the bill to the March 18, 2025 Council meeting, which motion was properly seconded. Council Member Horton moved to table the deferral motion, which motion was seconded and approved by the following roll call vote: Yes (24): Allen, Hill, Toombs, Gamble, Cortese, Hancock, Webb, Eslick, Evans, Bradford, Huffman, Gregg, Cash, Kupin, Horton, Weiner, Druffel, Johnston, Nash, Benton, Ellis, Rutherford, Styles, and Spain; No (13): Suara, Evans-Segall, Kimbrough, Parker, Capp, Benedict, Harrell, Welsch, Vo, Taylor, Gadd, Preptit, and Lee; Abstain (0). The matter recurred on the motion to pass the bill on second reading as amended, which motion was properly seconded. After discussion, Council Member Johnston called for the previous question, which motion was seconded and approved by a voice vote of the Council. The matter recurred on the motion to pass the bill on second reading as amended, which motion was seconded and approved by the following roll call vote:

Yes (28) Allen, Hill, Toombs, Gamble, Cortese, Capp, Harrell, Hancock, Webb, Eslick, Evans, Bradford, Huffman, Gregg, Cash, Kupin, Horton, Taylor, Weiner, Druffel, Gadd, Preptit, Johnston, Nash, Benton, Ellis, Rutherford, and Spain

No (8) Suara, Evans-Segall, Kimbrough, Parker, Benedict, Welsch, Vo, and Lee

Abstain (1) Styles

BL2025-706 An ordinance approving two greenway conservation easements between the Metropolitan Government of Nashville and Davidson County, through the Metropolitan Board of Parks and Recreation, and Rogers Group, Inc. for greenway improvements at 0 Gwynwood Drive (Parcel No. 05900022600) (Proposal No. 2024M-056AG-001).

The bill was recommended for deferral by the Arts, Parks, Libraries, and Entertainment Committee, the Budget and Finance Committee, the Planning and Zoning Committee, and the Transportation and Infrastructure Committee. Pursuant to Rule 8.1 of the Rules of Procedure of the Council, the bill is deferred.

Unfinished Business - Bills on Third Reading

The following unfinished bills on third reading were resumed from the February 18, 2025 Council meeting.

[BL2024-687](#) An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of the Metropolitan Government of Nashville and Davidson County, to amend Chapters 17.04 and 17.28.065, Pertaining to Trees, all of which is described herein (Proposal No. 2024Z-019TX-001).

The bill was approved with an amendment by the Planning and Zoning Committee. Council Member Allen moved to pass the bill on third reading, which motion was properly seconded. Council Member Allen offered Amendment No. 1 and moved that it be adopted, which motion was seconded and approved by a voice vote of the Council. Council Member Allen moved to pass the bill on third reading as amended, which motion was seconded and approved by the following vote: Yes (33): Suara, Evans-Segall, Allen, Hill, Kimbrough, Toombs, Gamble, Cortese, Parker, Capp, Benedict, Harrell, Hancock, Webb, Eslick, Evans, Bradford, Gregg, Welsch, Vo, Cash, Horton, Taylor, Weiner, Gadd, Preptit, Nash, Benton, Ellis, Rutherford, Styles, Lee, and Spain; No (0); Abstain (0).

[BL2025-689](#) An ordinance approving a memorandum of understanding between the Metropolitan Beer Permit Board and the Metropolitan Department of Codes Administration to facilitate cooperation for the enforcement of Title 7 and Chapter 9.20 of the Metropolitan Code of Laws.

The bill was approved with a substitute by the Government Operations and Regulations Committee. Council Member Hill moved to pass the bill on third reading, which motion was properly seconded. Council Member Styles moved to suspend Rule 41 of the Rules of Procedure of the Council in order to offer a substitute bill on third reading. Without objection, Council Member Styles offered a substitute bill and moved that it be adopted, which motion was seconded and approved by a voice vote of the Council.

[BL2025-689](#) An ordinance approving a memorandum of understanding between the Metropolitan Beer Permit Board and the Metropolitan Department of Codes Administration to facilitate cooperation for the enforcement of Title 7, Chapter 9.20, and Chapter 16.24 of the Metropolitan Code of Laws.

Council Member Styles moved to pass the bill on third reading as substituted, which motion was seconded and approved by the following vote: Yes (35): Suara, Evans-Segall, Allen, Hill, Kimbrough, Toombs, Gamble, Cortese, Parker, Capp, Benedict, Harrell, Hancock, Webb, Evans, Bradford, Huffman, Gregg, Welsch, Vo, Cash, Kupin, Horton, Taylor, Weiner, Druffel, Preptit, Johnston, Nash, Benton, Ellis, Rutherford, Styles, Lee, and Spain; No (0); Abstain (1): Eslick.

Elections

25-009

Health and Educational Facilities Board

Consideration of nominees for one vacancy on the Board with a term expiring on September 30, 2026.

- Matt Wiltshire nominated by CM Allen

The Rules, Confirmations, and Public Elections Committee approved the nominee. Council Member Preptit moved to elect Matt Wiltshire to the Health and Educational Facilities Board, which motion was seconded and approved by the following roll call vote:

Yes (33) Suara, Evans-Segall, Allen, Hill, Kimbrough, Toombs, Gamble, Cortese, Capp, Benedict, Harrell, Hancock, Eslick, Evans, Bradford, Huffman, Gregg, Welsch, Vo, Cash, Horton, Taylor, Weiner, Druffel, Preptit, Johnston, Nash, Benton, Ellis, Rutherford, Styles, Lee, and Spain

No (0)

Abstain (0)

Appointees and Nominees

25-017

Advisory Committee on Transportation

Consideration of nominees for five vacancies on the Advisory Committee with terms lasting two years. An election to fill the vacancies will take place at the March 18, 2025 Council meeting.

- Kalen Russell nominated by CM Preptit
- Trent Benge nominated by CM Cortese
- Claudio Mosse nominated by CM Evans Segall
- John Wesley Smith nominated by CM Horton
- Matt Ingram nominated by CM Rutherford
- Isaac Swafford nominated by CM Porterfield
- Morgan Rehnberg nominated by CM Kupin
- Amy Scruggs nominated by CM Huffman
- David Harris nominated by CM Gamble

Council Member Preptit withdrew the nominations of Rasheed Fakhruddin, Amber Johnson, and Jeremiah Wooten. The remaining nominees appeared before the Rules, Confirmations, and Public Elections Committee for consideration. The Committee approved a referral for the nominees to be considered at the next meeting.

25-012

CATV Special Committee

Reappointment of Tim Garrett for a term expiring on March 1, 2028.

The appointee appeared before the Rules, Confirmations, and Public Elections Committee for consideration. The Committee approved a re-referral for the appointee to be considered at the next meeting.

[25-013](#) Emergency Communication District (E-911) Board
Reappointment of Dr. Carolyn B. Tucker for a term expiring on February 14, 2029.

The appointee appeared before the Rules, Confirmations, and Public Elections Committee for consideration. The Committee approved a re-referral for the appointee to be considered at the next meeting.

[25-014](#) Nashville Education, Community and Arts Television Board
Reappointment of Seannalyn Brandmeir expiring on February 5, 2028.

The appointee appeared before the Rules, Confirmations, and Public Elections Committee for consideration. The Committee approved a re-referral for the appointee to be considered at the next meeting.

[25-015](#) Nashville Education, Community and Arts Television Board
Reappointment of Sam Brooks expiring on February 5, 2028.

Council Member Preptit moved to defer the appointment, which motion was seconded and approved by a voice vote of the Council.

[25-016](#) Sexually Oriented Business Licensing Board
Appointment of Mesut Keklik for a term expiring on November 9, 2027.

Council Member Preptit moved to defer the appointment, which motion was seconded and approved by a voice vote of the Council.

Confirmations

[25-010](#) Arts Commission
Appointment of Brittany Cole for a term expiring on February 2, 2029.

The Rules, Confirmations, and Public Elections Committee recommended the appointment. Council Member Preptit moved to confirm the appointment, which motion was seconded and adopted by a unanimous vote of the Council.

[25-005](#) Hospital Authority
Appointment of Dr. Chike M. Nzerue for a term expiring on July 1, 2027.

The Rules, Confirmations, and Public Elections Committee recommended the appointment. Council Member Preptit moved to confirm the appointment, which motion was seconded and adopted by a unanimous vote of the Council.

Public Comment Period

[Public Comment Period](#) Members of the public, who are Tennessee residents, wishing to speak may sign-up at a table outside of the Council Chamber from 5:00 p.m. to 6:00 p.m. on the day of the Council meeting. Public Comment is limited to twenty minutes total at Council meetings and each speaker is allowed up to two minutes to speak. Requests for interpretation services should be directed to the Council Office at 615-862-6780 ***Las solicitudes de servicios de interpretación deben dirigirse a la Oficina del Consejo a 615-862-6780.***

Members of the public who registered in advance spoke upon matters of interest.

Rules of Procedure

Rule 9.3 Proposed amendment to Rule 9 of the Rules of Procedure of the Council.

The rule amendment was recommended a deferral by the Rules, Confirmations, and Public Elections Committee. Council Member Huffman moved to defer the rule amendment, which motion was seconded and approved by a voice vote of the Council.

Resolutions on Public Hearing

RS2025-1058 A resolution exempting Tantisimo, located at 306 46th Ave North from the minimum distance requirements for obtaining a beer permit pursuant to Section 7.08.090.E of the Metropolitan Code.

The resolution was approved by the Government Operations and Regulations Committee. Council Member Gadd requested a hearing from the public on this resolution which had been previously advertised. The President asked if anyone desired to be heard for or against the resolution and a citizen was heard in favor of the resolution. The President declared the public hearing closed. Council Member Gadd moved to adopt the resolution, which motion was seconded and approved by the following vote: Yes (32): Suara, Evans-Segall, Allen, Hill, Kimbrough, Toombs, Gamble, Cortese, Parker, Benedict, Harrell, Hancock, Webb, Eslick, Huffman, Gregg, Welsch, Vo, Kupin, Horton, Weiner, Druffel, Gadd, Preptit, Johnston, Nash, Benton, Ellis, Rutherford, Styles, Lee, and Spain; No (0); Abstain (0).

Bills on Public Hearing

BL2025-705 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 RS10 to R10 zoning for property located at 1709 River Drive, approximately 12 feet north of River Court (0.49 acres), all of which is described herein (Proposal No. 2024Z-053PR-001).

Council Member Kimbrough moved to defer the bill to the April 1, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

BL2025-712 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 IWD to SP zoning for property located at 361 Herron Drive, approximately 172 feet east of Nolensville Pike (4.09 acres), to permit 350 multi-family residential units, all of which is described herein (Proposal No. 2024SP-050-001).

Council Member Welsch requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and a citizen was heard in favor of the bill. The President declared the public hearing closed. Council Member Welsch moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-713](#) An ordinance to authorize building material restrictions and requirements for BL2025-712, a proposed Specific Plan Zoning District for property located at 361 Herron Drive, approximately 172 feet east of Nolensville Pike (4.09 acres), to permit 350 multi-family residential units, all of which is described herein (Proposal No. 2024SP-050-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Welsch requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and a citizen was heard in favor of the bill. The President declared the public hearing closed. Council Member Welsch moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-714](#) 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 R8 to SP zoning for property located at 866 Youngs Lane, approximately 430 feet southeast of Roy Street, (7.96 acres), to permit 159 multi-family residential units, all of which is described herein (Proposal No. 2024SP-063-001).

Council Member Toombs requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Toombs moved to pass the bill on second reading, which motion was properly seconded. Council Member Toombs offered Proposed Substitute 1 and moved that it be adopted, which motion was properly seconded. Council Member Toombs withdrew the previous motion. Council Member Toombs offered Proposed Substitute 2 and moved that it be adopted, which motion was seconded and approved by a voice vote of the Council.

[BL2025-714](#) 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 R8 to SP zoning for property located at 866 Youngs Lane, approximately 430 feet southeast of Roy Street, (7.96 acres), to permit 85 multi-family residential units, all of which is described herein (Proposal No. 2024SP-063-001).

Council Member Toombs moved to pass the bill on second reading as substituted, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

BL2025-715 An ordinance to authorize building material restrictions and requirements for BL2025-714, a proposed Specific Plan Zoning District for property located at 866 Youngs Lane, approximately 430 feet southeast of Roy Street, (7.96 acres), to permit 159 multi-family residential units, all of which is described herein (Proposal No. 2024SP-063-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Toombs requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Toombs moved to pass the bill on second reading, which motion was properly seconded. Council Member Toombs offered Proposed Substitute 2 and moved that it be adopted, which motion was seconded and approved by a voice vote of the Council.

BL2025-715 An ordinance to authorize building material restrictions and requirements for BL2025-714, a proposed Specific Plan Zoning District for property located at 866 Youngs Lane, approximately 430 feet southeast of Roy Street, (7.96 acres), to permit 85 multi-family residential units, all of which is described herein (Proposal No. 2024SP-063-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Toombs moved to pass the bill on second reading as substituted, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

BL2025-716 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 R6 to SP zoning for property located at 2116 Scott Avenue, approximately 350 feet south of Otay Street, (0.88 acres), to permit 10 multi-family residential units, all of which is described herein (Proposal No. 2023SP-050-001).

Council Member Benedict requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and citizens were heard in favor of and in opposition to the bill. The President declared the public hearing closed. Council Member Benedict moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council with Council Members Webb, Eslick, and Druffel abstaining. The bill is referred to the Planning and Zoning Committee.

[BL2025-717](#) An ordinance to authorize building material restrictions and requirements for BL2025-716, a proposed Specific Plan Zoning District for property located at 2116 Scott Ave, approximately 350 feet south of Otoy Street, (0.88 acres), to permit 10 multi-family residential units, all of which is described herein (Proposal No. 2023SP-050-001).

THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.

Council Member Benedict requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and citizens were heard in favor of and in opposition to the bill. The President declared the public hearing closed. Council Member Benedict moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council with Council Members Webb, Eslick, and Druffel abstaining. The bill is referred to the Planning and Zoning Committee.

[BL2025-718](#) 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 IWD to ORI zoning for properties located at 502 Lester Avenue and 406 Woodycrest Avenue, at the northeast corner of Woodycrest Avenue and Lester Avenue (5.58 acres), all of which is described herein (Proposal No. 2025Z-009PR-001).

Council Member Welsch requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Welsch moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-719](#) 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 rezone from RS5 to RM20-A zoning for property located at 34 Lucile Street, approximately 100 feet west of Elmhurst Avenue (0.24 acres), all of which is described herein (Proposal No. 2024Z-116PR-001).

Council Member Toombs requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Toombs moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-720](#) 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 property located at 1265 McGavock Pike, at the northwest corner of McGavock Pike and Oxford Street, (0.45 acres), to permit six multi family residential units, all of which is described herein (Proposal No. 2024SP 043 001).

Council Member Benedict moved to defer the bill to the April 1, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

[BL2025-721](#) An ordinance to authorize building material restrictions and requirements for BL2025-720 a proposed Specific Plan Zoning District for property located at 1265 McGavock Pike, at the northwest corner of McGavock Pike and Oxford Street, (0.45 acres), to permit six multi-family residential, all of which is described herein (Proposal No. 2024SP-043-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Benedict moved to defer the bill to the April 1, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

[BL2025-722](#) 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 RS5 to R6-A zoning for property located at 2319 Foster Avenue, approximately 105 feet north of Peachtree Street (0.17 acres), all of which is described herein (Proposal No. 2024Z-134PR-001).

Council Member Welsch requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Welsch moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-723](#) 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 RM9-A-NS zoning for properties located at 3309 and 3313 Curtis Street, approximately 150 feet west of Courtney Avenue (0.92 acres), all of which is described herein (Proposal No. 2024Z-132PR-001).

Council Member Toombs requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Toombs moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-724](#) 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 RS10 to RM9-A-NS zoning for property located at 1704 County Hospital Road, approximately 100 feet northeast of Hydes Ferry Road (0.34 acres), all of which is described herein (Proposal No. 2025Z-007PR-001).

Council Member Kimbrough requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Kimbrough moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-725](#) 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 from RS20 to SP zoning for property located at 215 One Mile Parkway, approximately 1,200 feet west of Gallatin Pike, (8.81 acres), to permit 87 multi-family residential units, all of which is described herein (Proposal No. 2024SP-044-001).

Council Member Webb requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Webb moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-726](#) An ordinance to authorize building material restrictions and requirements for BL2025-725, a proposed Specific Plan Zoning District for property located at 215 One Mile Parkway, approximately 1200 feet west of Gallatin Pike, (8.81 acres) to permit 87 multi-family residential units, all of which is described herein (Proposal No. 2024SP-044-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Webb requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Webb moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-727](#) 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 R8-A zoning for property located at 800 Gwynn Drive, at the southeast corner of Patapsco Street and Gwynn Drive (0.32 acres), all of which is described herein (Proposal No. 2024Z-127PR-001).

Council Member Benedict moved to defer the bill to the April 1, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

BL2025-728 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 R8 zoning for properties located at 354, 358, 362 and 366 Rio Vista Drive, approximately 400 feet southeast of Anderson Lane (0.73 acres) , all of which is described herein (Proposal No. 2024Z-123PR-001).

Council Member Hancock moved to defer the bill to the April 1, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

BL2025-729 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 RS10 to OR20-A-NS zoning for property located at 2826 Hartford Drive, at the northeast corner of Thompson Lane and Hartford Drive (1.04 acres), all of which is described herein (Proposal No. 2025Z-006PR-001).

Council Member Welsch requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Welsch moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

BL2025-730 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 RS10 to R10 zoning for property located at 1809 County Hospital Road, approximately 254 feet east of Manchester Avenue (0.51 acres), all of which is described herein (Proposal No. 2025Z-008PR-001).

Council Member Kimbrough moved to defer the bill to the April 1, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

BL2025-731 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 SP to MUG-A-NS zoning for property located at 2400 Clarksville Pike, at the northwest corner of 24th Avenue North and Clarksville Pike (2.39 acres), all of which is described herein (Proposal No. 2024Z-133PR-001).

Council Member Toombs requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Toombs moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-732](#) 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 Planned Unit Development Overlay District on property located at 3620 Anderson Road, at the northwest corner of Smith Springs Road and Anderson Road, zoned R10 (0.84 acres), and within a Planned Unit Development Overlay District, to modify the permitted uses, all of which is described herein (Proposal No. 109-71P-001).

Council Member Ellis requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Ellis moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-733](#) 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 4316 Lavergne Couchville Pike and 4144 Maxwell Road, approximately 1,600 feet south of Old Hickory Boulevard, (13.87 acres), to permit 46 single family lots, all of which is described herein (Proposal No. 2024SP-045-001).

Council Member Harrell requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Harrell moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-734](#) An ordinance to authorize building material restrictions and requirements for BL2025-733, a proposed Specific Plan Zoning District for properties located at 4316 Lavergne Couchville Pike and 4144 Maxwell Road, approximately 1,600 feet south of Old Hickory Boulevard, (13.87 acres), to permit 46 single family lots, all of which is described herein (Proposal No. 2024SP-045-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Harrell requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Harrell moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-735](#) 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 IR to SP zoning for properties located at 1205 and 1223 3rd Avenue North, at the northwest corner of 3rd Avenue North and Madison Street (1.67 acres), to permit a mixed-use development, all of which is described herein (Proposal No. 2024SP-054-001).

Council Member Kupin requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Kupin moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-736](#) An ordinance to authorize building material restrictions and requirements for BL2025-735, a proposed Specific Plan Zoning District for properties located at 1205 and 1223 3rd Avenue North, at the northwest corner of 3rd Avenue North and Madison Street (1.67 acres), to permit a mixed-use development, all of which is described herein (Proposal No. 2024SP-054-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Kupin requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Kupin moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-737](#) 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 IR to RS3.75 zoning for properties located at Plum Street (unnumbered), 1318 and 1320 Plum Street, and Atlantic Avenue (unnumbered), 400, 407, 409, 411, 413, 415, and 417 Atlantic Avenue, at the north and south corner of First Street and Atlantic Ave. (1.41 acres), all of which is described herein (Proposal No. 2024Z-051PR-001)

Council Member Webb requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Webb moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-738](#) 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 RS5 to R6-A zoning for property located at 1615 11th Ave North, approximately 250 feet northwest of Cockrill Street and located within a Detached Accessory Dwelling Unit Overlay District (0.17 acres), all of which is described herein (Proposal No. 2024Z-098PR-001).

Council Member Taylor requested a hearing from the public on this bill which had been previously advertised. The President asked if anyone desired to be heard for or against the bill and no one came forward to be heard. The President declared the public hearing closed. Council Member Taylor moved to pass the bill on second reading, which motion was seconded and approved by a voice vote of the Council. The bill is referred to the Planning and Zoning Committee.

[BL2025-739](#) 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 Neighborhood Conservation Zoning Overlay District to various properties located west of Neelys Bend Road and north of Longfellow Drive, zoned RS20 and R20 (211.13 acres), all of which is described herein (Proposal No. 2025NHC-001-001).

Council Member Hancock moved to defer the bill to the April 1, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

[BL2025-740](#) An ordinance to authorize building material restrictions and requirements for BL2025-739, a proposed Conservation Zoning Overlay District on various properties located west of Neelys Bend Road and north of Longfellow Drive, zoned RS20 and R20 (211.13 acres), all of which is described herein (2025NHC-001-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Hancock moved to defer the bill to the April 1, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

[BL2025-741](#) 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 R6-A zoning for property located at 412 McIver Street, approximately 270 feet east of Meade Avenue (0.18 acres), all of which is described herein (Proposal No. 2024Z-110PR-001).

Council Member Welsch moved to defer the bill to the April 1, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

Consent Agenda

Pursuant to Rule 40 of the Rules of Procedure of the Council, the following resolutions, ordinances on second reading, and ordinances on third reading were considered together under the Consent Agenda. The resolutions on consent begin with RS2025-1059. The bills on second reading consent begin with BL2025-743. The bills on third reading consent begin with BL2025-694.

RS2025-1059 A resolution accepting a Bloomberg American Sustainable Cities Program grant from Bloomberg Philanthropies in partnership with the Bloomberg Center for Public Innovation at Johns Hopkins University to the Metropolitan Government, acting by and through the Office of the Mayor, to pursue transformative solutions together with community partners that address long-term solutions combating climate change.

The resolution was approved by the Budget and Finance Committee and the Transportation and Infrastructure Committee.

RS2025-1060 A resolution authorizing the Metropolitan Department of Law to satisfy the judgment against the Criminal Court Clerk, Howard Gentry, in the amount of \$193,279.92 to be paid from the Judgments and Losses fund.

The resolution was approved by the Budget and Finance Committee.

RS2025-1061 A resolution approving the election of certain Notaries Public for Davidson County.

The resolution was approved by the Rules, Confirmations, and Public Elections Committee.

RS2025-1063 A resolution approving an Emergency Management Performance grant application from the Tennessee Emergency Management Agency to the Metropolitan Government, acting by and through the Office of Emergency Management, to coordinate, prioritize, and conduct specialty, hazardous materials, and general emergency management training for the jurisdiction's response personnel.

The resolution was approved by the Budget and Finance Committee and the Public Health and Safety Committee.

RS2025-1064 A resolution accepting a grant from the Tennessee Department of Finance and Administration to the Metropolitan Government, acting by and through the Office of Family Safety, to fund staffing positions to help manage the multi-disciplinary needs of its clients.

The resolution was approved by the Budget and Finance Committee and the Public Health and Safety Committee.

RS2025-1065 A resolution approving a contract between the Metropolitan Government of Nashville and Davidson County and Forensic Technology Inc. to provide Forensic Technology equipment and/or SafeGuard Warranty and Protection Plan for the Metropolitan Nashville Police Department.

The resolution was approved by the Budget and Finance Committee and the Public Health and Safety Committee.

RS2025-1066 A resolution accepting an in-kind grant from the Sylvan Park Neighborhood Association to the Metropolitan Government, acting by and through the Metropolitan Board of Parks and Recreation, to replace the existing Sylvan Park neighborhood sign in Richland Park.

The resolution was approved by the Arts, Parks, Libraries, and Entertainment Committee and the Budget and Finance Committee.

RS2025-1068 A resolution approving a Bloomberg Philanthropies Asphalt Art Project grant application from Bloomberg Philanthropies to the Metropolitan Government, acting by and through the Nashville Department of Transportation and Multimodal Infrastructure (NDOT), for a Jubilee Bridge Area Revitalization (JBAR) Project to address pedestrian safety and enhance the vibrancy of pedestrian spaces by improving the aesthetic and functional value of these sites.

The resolution was approved by the Budget and Finance Committee and the Transportation and Infrastructure Committee.

RS2025-1069 A resolution approving an intergovernmental agreement between the Metropolitan Government of Nashville and Davidson County, by and through the Nashville Department of Transportation and Multimodal Infrastructure (“NDOT”), and the State of Tennessee, by and through its Commissioner of Transportation (“TDOT”), for the installation, operation, and maintenance of transportation art on the TDOT retaining wall located at 214 Old Hickory Boulevard.

The resolution was approved by the Budget and Finance Committee and the Transportation and Infrastructure Committee.

RS2025-1070 A resolution authorizing 2317 12th Avenue South, LLC to construct, install, and maintain an aerial encroachment at 2317 12th Avenue South (Proposal No. 2024M-037EN-001).

The resolution was approved by the Planning Commission, the Planning and Zoning Committee and the Transportation and Infrastructure Committee.

RS2025-1071 A resolution authorizing VC Restaurant, LLC to construct and install an aerial encroachment at 300 Commerce Street (Proposal No. 2024M-038EN-001).

The resolution was approved by the Planning Commission, the Planning and Zoning Committee and the Transportation and Infrastructure Committee.

RS2025-1072 A resolution authorizing the Metropolitan Department of Law to compromise and settle the personal injury claim of Stephanie Alexander against the Metropolitan Government of Nashville and Davidson County in the amount of \$40,000.00, and that said amount be paid out of the Self-Insured Liability Fund.

The resolution was approved by the Budget and Finance Committee.

RS2025-1073 A resolution recognizing the podcast We Are North Nashville and its work documenting the history of North Nashville and the wisdom of its community elders.

The resolution was approved by the Rules, Confirmations, and Public Elections Committee.

BL2025-743 An ordinance to amend Chapter 12.16 of the Metropolitan Code of Laws relative to drag racing.

The bill was approved by the Public Health and Safety Committee.

BL2025-744 An ordinance approving a greenway conservation easement between the Metropolitan Government of Nashville and Davidson County, through the Metropolitan Board of Parks and Recreation, and Habitat for Humanity of Greater Nashville, Inc. for greenway improvements at 3028 Gwynwood Drive (Parcel No. 059080A90700CO) (Proposal No. 2024M-054AG-001).

The bill was approved by the Arts, Parks, Libraries, and Entertainment Committee, the Budget and Finance Committee, the Planning and Zoning Committee and the Transportation and Infrastructure Committee.

BL2025-745 An ordinance readopting the Code of The Metropolitan Government of Nashville and Davidson County, Tennessee, prepared by Municipal Code Corporation including supplemental and replacement pages thereof, containing certain ordinances of a general and permanent nature enacted on or before August 20, 2024.

The bill was approved by the Rules, Confirmations, and Public Elections Committee.

BL2025-694 An ordinance approving Amendment Number 2 to a sole source contract between the Metropolitan Government of Nashville and Davidson County and Splash Business Intelligence, Inc., to extend the term and increase the estimated value of the contract.

BL2025-707 An ordinance approving a greenway conservation easement between the Metropolitan Government of Nashville and Davidson County, through the Metropolitan Board of Parks and Recreation, and Germantown JV, LLC for greenway improvements at 1420 Adams Street (Parcel No. 08205017700) (Proposal No. 2024M-055AG-001).

BL2025-708 An ordinance approving a greenway conservation easement and a participation agreement between the Metropolitan Government of Nashville and Davidson County, through the Metropolitan Board of Parks and Recreation, and Green Trails, LLC for greenway improvements at 4267 Ashland City Highway (Parcel No. 069060C04500CO) (Proposal No. 2024M-058AG-001).

BL2025-709 An ordinance approving an option agreement between the Metropolitan Government of Nashville and Davidson County and GTLC, LLC for the purchase of property located at 0 Old Hickory Boulevard, Parcel 12800018100, and authorizing the acceptance of a donation of real property via quitclaim deed. (Proposal #2024M-059AG-001)

BL2025-710 An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new public water and sanitary sewer mains, fire hydrant assemblies, sanitary sewer manholes and easements, for two properties located at 1354 Brick Church Pike and Brick Church Pike (unnumbered), also known as the Nashville Youth Campus for Empowerment (MWS Project Nos. 24-WL-51 and 24-SL-173 and Proposal No. 2024M-152ES-001).

- BL2025-711** An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new public water and sanitary sewer mains, fire hydrant assemblies, sanitary sewer manholes and easements, for property located at Brick Church Pike (unnumbered), also known as City View at Noble Heights (MWS Project Nos. 22-WL-148 and 22-SL-299 and Proposal No. 2024M-147ES-001).

Having been unanimously approved by all of the appropriate committees, Council Member Parker moved to adopt all of the items on the Consent Agenda, which motion was seconded and approved by the following vote: Yes (33): Evans-Segall, Allen, Hill, Kimbrough, Toombs, Gamble, Cortese, Parker, Capp, Benedict, Harrell, Hancock, Webb, Eslick, Evans, Bradford, Huffman, Gregg, Welsch, Vo, Cash, Horton, Taylor, Druffel, Gadd, Preptit, Johnston, Nash, Benton, Ellis, Rutherford, Lee, and Spain; No (0); Abstain (0).

Resolutions

- RS2025-960** A resolution approving an adjustment to the Mixed-Income PILOT Program as authorized pursuant to Ordinance No. BL2022-1170 program.

The resolution was recommended for deferral to the May 6, 2025 Council meeting by the Budget and Finance Committee and the Planning and Zoning Committee. Council Member Allen moved to defer the resolution to the May 6, 2025 Council meeting, which motion was seconded and approved by a voice vote of the Council.

- RS2025-992** A resolution approving Amendment 1 to a Location Agreement between The Metropolitan Government of Nashville and Davidson County, through the department of Water and Sewerage Services, and T-Mobile South, LLC.

Council Member Parker withdrew the resolution.

- RS2025-1062** A resolution affirming the determinations of The Metropolitan Government of Nashville and Davidson County to issue general obligation bonds pursuant to certain Initial Resolutions previously adopted by the Metropolitan County Council and consenting to reallocations for specific public works projects.

The resolution was recommended for deferral by the Budget and Finance Committee. Pursuant to Rule 21.1 of the Rules of Procedure of the Council, the resolution is deferred.

- RS2025-1067** A resolution approving a preliminary engineering agreement between CSX Transportation, Inc. ("CSXT"), a Virginia corporation with its principal place of business in Jacksonville, Florida, and the Metropolitan Government of Nashville and Davidson County, to facilitate the replacement of an existing bridge on Eastland Avenue (Proposal No. 2025M-005AG-001).

The resolution was recommended for deferral by the Budget and Finance Committee, the Planning and Zoning Committee, and the Transportation and Infrastructure Committee. Pursuant to Rule 8.1 of the Rules of Procedure of the Council, the resolution is deferred.

Bills on Introduction and First Reading

[BL2025-703](#) 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 for property located at 4301 Harding Pike, 296 feet southwest of Woodlawn Drive, zoned CS and located within the Harding/White Bridge Urban Design Overlay (0.26 acres), all of which is described herein (Proposal No. 2025HL-001-001).

Council Member Gadd moved to pass the bill on first reading, which motion was properly seconded. Council Member Gadd offered a substitute bill and moved that it be adopted, which motion was seconded and approved by a voice vote of the Council.

[BL2025-703](#) 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 for property located at 4301 Harding Pike, 296 feet southwest of Woodlawn Drive, zoned CS and located within the Harding/White Bridge Urban Design Overlay (3.99 acres), all of which is described herein (Proposal No. 2025HL-001-001).

Council Member Gadd moved to pass the bill on first reading as substituted and defer the second reading of the bill to the May 6, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

[BL2025-704](#) An ordinance to authorize building material restrictions and requirements for BL2025-703, a proposed Historic Landmark Overlay District to include property located at 4301 Harding Pike, 296 feet southwest of Woodlawn Drive, zoned CS and located within the Harding/White Bridge Urban Design Overlay (0.26 acres) (Proposal No. 2025HL-001-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Gadd moved to pass the bill on first reading, which motion was properly seconded. Council Member Gadd offered a substitute bill and moved that it be adopted, which motion was seconded and approved by a voice vote of the Council.

[BL2025-704](#) An ordinance to authorize building material restrictions and requirements for BL2025-703, a proposed Historic Landmark Overlay District to include property located at 4301 Harding Pike, 296 feet southwest of Woodlawn Drive, zoned CS and located within the Harding/White Bridge Urban Design Overlay (3.99 acres) (Proposal No. 2025HL-001-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

Council Member Gadd moved to pass the bill on first reading as substituted and defer the second reading of the bill to the May 6, 2025 public hearing, which motion was seconded and approved by a voice vote of the Council.

BL2025-746 An ordinance authorizing MDI Third Avenue Nashville, LLC to construct and install an underground encroachment at 311 3rd Avenue South (Proposal No. 2024M-020EN-001).

The bill was approved by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next regular meeting. The bill is referred to the Planning and Zoning Committee and the Transportation and Infrastructure Committee.

BL2025-747 An ordinance authorizing the abandonment of Alley #1881 right-of-way between Joyner Avenue and Alley #1879. (Proposal Number 2024M-009AB-001).

The bill was approved by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next regular meeting. The bill is referred to the Planning and Zoning Committee and the Transportation and Infrastructure Committee.

BL2025-748 An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new public water and sanitary sewer main, fire hydrant assembly, sanitary sewer manholes and easements, for two properties located at 310 and 312 Donelson Pike (MWS Project Nos. 24-WL-66 and 24-SL-218 and Proposal No. 2025M-003ES-001).

The bill was approved by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next regular meeting. The bill is referred to the Planning and Zoning Committee and the Transportation and Infrastructure Committee.

BL2025-749 An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, a Specific Plan and rezone from RS5 to SP on properties located at 905 and 907 W. Eastland Avenue, 930 and 930 C McFerrin Avenue, and 609, 611, 613, 615, 625, 627, 629, 631, 633, 635, 637, 639, 641, 643, 645 Richmond Bend, approximately 175 feet south of Seymour Avenue and located within the Greenwood Neighborhood Conservation Overlay District and the Detached Accessory Dwelling Unit (DADU) Overlay District, zoned SP and RS5 (2.79 acres) to permit two additional multi family residential units, all of which is described herein (Proposal No. 2022SP 030 003).

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-750](#) An ordinance to authorize building material restrictions and requirements for BL2025-749, a proposed Specific Plan Zoning District for properties located at 905 and 907 W. Eastland Avenue, 930 and 930 C McFerrin Avenue, and 609, 611, 613, 615, 625, 627, 629, 631, 633, 635, 637, 639, 641, 643, 645 Richmond Bend, approximately 175 feet south of Seymour Avenue and located within the Greenwood Neighborhood Conservation Overlay District and the Detached Accessory Dwelling Unit (DADU) Overlay District, zoned SP and RS5 (2.79 acres) to permit two additional multi-family residential units, all of which is described herein (Proposal No. 2022SP-030-003). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-751](#) 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 located at 1324 2nd Avenue North, at the southeast corner of 2nd Avenue North and Taylor Street, zoned SP (4.82 acres), to adjust permitted square footage and height, all of which is described herein (Proposal No. 2016SP 055 003).

Council Member Kupin moved to suspend Rule 19.2 of the Rules of Procedure of the Council to introduce a bill on first reading. Without objection, Council Member Kupin moved to pass the bill on first reading, which motion was seconded and approved by a voice vote of the Council. The bill will be considered at the next available public hearing.

[BL2025-752](#) 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 5788 Cane Ridge Road and Cane Ridge Road (unnumbered), approximately 285 feet southeast of Cane Ridge Road, (39.27 acres) to permit 120 single family lots, all of which is described herein (Proposal No. 2024SP-020-001).

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-753](#) An ordinance to authorize building material restrictions and requirements for BL2025-752, a proposed Specific Plan Zoning District for properties located at 5788 Cane Ridge Road and Cane Ridge Road (unnumbered), approximately 285 feet southeast of Cane Ridge Road (39.27 acres) to permit 120 single family lots, all of which is described herein (Proposal No. 2024SP-020-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-754](#) 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 RS10 to SP zoning for properties located at 3304, 3306, 3308, 3312 Walton Lane and Walton Lane (unnumbered), approximately 278 feet west of Slate Drive (3.11 acres), to permit 78 multi family residential units, all of which is described herein (Proposal No. 2025SP 002 001).

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-755](#) An ordinance to authorize building material restrictions and requirements for BL2025-754, a proposed Specific Plan Zoning District for properties located at 3304, 3306, 3308, 3312 Walton Lane and Walton Lane (unnumbered), approximately 278 feet west of Slate Drive (3.11 acres), to permit 78 multi-family residential units, all of which is described herein (Proposal No. 2025SP-002-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-756](#) 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 the River North Urban Design Overlay District for various properties located on Cowan Street, Waterside Drive, Oldham Street, North 1st Street, River North Boulevard, Spring Street, and Cowan Court (165.21 acres) to update urban design standards related to structured parking and building materials, all of which is described herein (Proposal No. 2017UD-005-010)

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-757](#) An ordinance to authorize building material restrictions and requirements for BL2025-756, the River North Urban Design Overlay, for properties located on Cowan Street, Waterside Drive, Oldham Street, North 1st Street, River North Boulevard, Spring Street, and Cowan Court (165.21 acres) (Proposal No. 2017UD-005-010). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-758](#) 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 R40 to SP zoning for properties located at 5633, 5637, 5639, 5645, 5651, 5661, 5665, 5655 Valley View Road, approximately 960 feet south of Old Hickory Blvd (15 acres), to permit 71 multi family residential units, all of which is described herein (Proposal No. 2024SP 039 001).

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-759](#) An ordinance to authorize building material restrictions and requirements for BL2025-758, a proposed Specific Plan Zoning District for properties located at 5633, 5637, 5639, 5645, 5651, 5661, 5665, 5655 Valley View Road, approximately 960 feet south of Old Hickory Blvd (15 acres), to permit 71 multifamily residential units, all of which is described herein (Proposal No. 2024SP-039-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-760](#) 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 RS10 to R10 zoning for property located at 3101 Hillside Road, approximately 196 feet south of Broadmoor Drive (0.2 acres), all of which is described herein (Proposal No. 2025Z 010PR 001).

The bill was approved by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-761](#) 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 the Uses Table within Chapter 17.37, Downtown Code, to remove automobile parking as a permitted use within the boundary of the Second Avenue Historic Preservation Overlay, all of which is described herein (Proposal No. 2025Z-001TX-001).

Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing. The bill is referred to the Planning Commission.

[BL2025-762](#) 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 CS to SP zoning for property located at 2908 12th Avenue South, at the northeast corner of Kirkwood Avenue and 12th Avenue South, (0.33 acres), to permit non-residential uses, all of which is described herein (Proposal No. 2024SP-057-001).

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

[BL2025-763](#) An ordinance to authorize building material restrictions and requirements for BL2025-762, a proposed Specific Plan Zoning District for property located at 2908 12th Avenue South, at the northeast corner of Kirkwood Avenue and 12th Avenue South (0.33 acres), to permit non-residential uses, all of which is described herein (Proposal No. 2024SP-057-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

The bill was approved with conditions, disapproved without by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

BL2025-764 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 IWD to MUN A zoning for properties located at 183 Little Green Street, approximately 41 feet southwest of Edgar Street (0.19 acres), all of which is described herein (Proposal No. 2025Z 004PR 001).

The bill was approved by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

BL2025-765 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 R8-A zoning for property located at 2718 Oakwood Avenue, at the corner of Bullock Avenue and Oakwood Avenue (0.22 acres), all of which is described herein (Proposal No. 2024Z-088PR-001).

The bill was approved by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

BL2025-766 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 properties located at 2475 Couchville Pike and 1617 Reynolds Road, at the southwest corner of Couchville Pike and Reynolds Road, (64.24 acres), all of which is described herein (Proposal No. 2025Z 012PR 001).

The bill was approved by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

BL2025-767 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 RM9 NS zoning for property located at 1385 Rural Hill Road, approximately 335 feet west of Took Drive (4.03 acres), all of which is described herein (Proposal No. 2025Z 023PR 001).

Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing. The bill is referred to the Planning Commission.

BL2025-768 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 R15 zoning for property located at 5405 Hill Road Circle, approximately 264 feet north of Hill Road (0.64 acres), all of which is described herein (Proposal No. 2025Z 022PR 001).

Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing. The bill is referred to the Planning Commission.

[BL2025-769](#) 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 IR zoning for property located at Reynolds Road (unnumbered), approximately 1,780 feet southwest of Couchville Pike (9.82 acres), all of which is described herein (Proposal No. 2024Z-130PR-001).

The bill was approved by the Planning Commission. Upon motion duly seconded, the bill passed first reading and will be considered at the next available public hearing.

Bills on Second Reading

[BL2025-688](#) An ordinance to amend Chapter 2.147 of the Metropolitan Code of Laws regarding the Nashville Music, Entertainment, and Film Commission.

Council Member Capp moved to defer the bill, which motion was properly seconded. Council Styles moved to amend the motion to defer the bill and re-refer the bill to committees, which motion was seconded and approved by a voice vote of the Council. The matter recurred on the motion to defer the bill and to re-refer the bill to committees, which motion was seconded and approved by a voice vote of the Council.

[BL2025-742](#) An Ordinance amending Chapter 2.128 of the Metropolitan Code pertaining to the Metropolitan Historical Commission and the Metropolitan Historic Zoning Commission.

The bill was approved with a substitute and amendments by the Planning and Zoning Committee and the Government Operations and Regulations Committee. Council Member Benedict moved to pass the bill on second reading, which motion was properly seconded. Council Member Benedict offered a substitute bill and moved that it be adopted, which motion was seconded and approved by a voice vote of the Council.

[BL2025-742](#) An Ordinance amending Title 2 and Section 16.28.195 of the Metropolitan Code pertaining to the Metropolitan Historical Commission and the Metropolitan Historic Zoning Commission.

Council Member Benedict moved to pass the bill on second reading as substituted, which motion was properly seconded. Council Member Capp moved to defer the bill, which motion was properly seconded. After discussion, Council Member Capp withdrew his previous motion. Council Member Gadd offered Proposed Amendment 3, hereinafter referred to as Amendment A, and moved that it be adopted, which motion was seconded and approved by a voice vote of the Council. Council Member Benedict moved to pass the bill on second reading as substituted and amended, which motion was properly seconded. Council Member Cash offered Proposed Amendment 1, hereinafter referred to as Amendment B, which motion was seconded and approved by a voice vote of the Council. Council Member Benedict moved to pass the bill on second reading as substituted and amended, which motion was properly seconded. Council Member Benedict moved to hold a public hearing on the bill on March 18, 2025, which motion was seconded and approved by a voice vote of the Council. Council Member Suara offered Proposed Amendment 2 and moved that it be adopted, which motion was seconded and failed by the following roll call vote: Yes (15): Suara, Allen, Hill, Kimbrough, Toombs, Gamble, Capp, Hancock, Bradford, Cash, Taylor, Druffel, Gadd, Preptit, and Styles; No (20): Evans-Segall, Cortese, Parker, Benedict, Harrell, Webb, Eslick, Evans, Huffman, Gregg, Welsch, Vo, Kupin, Horton, Johnston, Nash, Benton, Ellis, Rutherford, and Spain; Abstain (0). The matter recurred on the motion to pass the bill on second reading as substituted and amended, which motion was properly seconded. Council Member Hancock moved to defer the bill, which motion was properly seconded. After discussion, Council Member Parker called for the previous question, which motion was seconded and approved by a voice vote of the Council. The matter recurred on the motion to defer the bill, which motion was seconded and failed by the following roll call vote: Yes (15): Suara, Evans-Segall, Hill, Toombs, Gamble, Parker, Capp, Hancock, Bradford, Vo, Cash, Horton, Taylor, Druffel, and Gadd; No (20): Allen, Kimbrough, Cortese, Benedict, Harrell, Webb, Eslick, Evans, Huffman, Gregg, Welsch, Kupin, Preptit, Johnston, Nash, Benton, Ellis, Rutherford, Styles, and Spain; Abstain (1): Lee. The matter recurred on the motion to pass the bill on second reading as substituted and amended, which motion was seconded and approved by a voice vote of the Council, with Council Member Hancock voting No and Council Members Suara and Druffel abstaining.

Bills on Third Reading

[BL2024-624](#) 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 R15 to SP zoning for property located at Pennington Bend Road (unnumbered), at the corner of Wooddale Lane and Pennington Bend Road, (13.44 acres), to permit 39 multi-family residential units, all of which is described herein (Proposal No. 2023SP-055-001).

The bill was approved with a substitute by the Planning and Zoning Committee. Council Member Gregg moved to pass the bill on third reading, which motion was properly seconded. Council Member Gregg offered a substitute bill and moved that it be adopted, which motion was seconded and approved by a voice vote of the Council.

[BL2024-624](#) 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 R15 to SP zoning for property located at Pennington Bend Road (unnumbered), at the corner of Wooddale Lane and Pennington Bend Road, (13.44 acres), to permit 39 multi-family residential units, all of which is described herein (Proposal No. 2023SP-055-001).

Council Member Gregg moved to pass the bill on third reading as substituted, which motion was seconded and approved by the following vote: Yes (35): Suara, Evans-Segall, Allen, Hill, Kimbrough, Toombs, Gamble, Cortese, Parker, Capp, Benedict, Harrell, Hancock, Webb, Eslick, Evans, Bradford, Huffman, Gregg, Welsch, Vo, Cash, Kupin, Horton, Taylor, Druffel, Gadd, Preptit, Johnston, Nash, Benton, Ellis, Rutherford, Styles, and Spain; No (0); Abstain (0).

[BL2024-625](#) An ordinance to authorize building material restrictions and requirements for BL2024-624, a proposed Specific Plan Zoning District located at Pennington Bend Road (unnumbered), at the corner of Wooddale Lane and Pennington Bend Road, (13.44 acres), to permit 39 multi-family residential units all of which is described herein (Proposal No. 2023SP-055-001). **THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.**

The bill was approved by the Planning and Zoning Committee. Council Member Gregg moved to pass the bill on third reading, which motion was seconded and approved by the following vote: Yes (35): Suara, Evans-Segall, Allen, Hill, Kimbrough, Toombs, Gamble, Cortese, Parker, Capp, Benedict, Harrell, Hancock, Webb, Eslick, Evans, Bradford, Huffman, Gregg, Welsch, Vo, Cash, Kupin, Horton, Taylor, Druffel, Gadd, Preptit, Johnston, Nash, Benton, Ellis, Rutherford, Styles, and Spain; No (0); Abstain (0).

Adjournment

Upon motion duly seconded, the meeting was adjourned.