



AGENDA/COMMITTEE REPORT PLANNING AND ZONING

Monday, February 6, 2023
4:00 p.m.
David Scobey Council Chamber

Members (12)	P	A	P	A
Quorum (6)	()	()	()	()
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Withers, Chair
Bradford
Gamble
Hagar
Murphy
O'Connell
Parker
Rutherford, Vice Chair
Sepulveda
Toombs
VanReece
Welsch

RESOLUTIONS

1. [RS2023-2000](#) (Johnston, Rhoten, Withers, Pulley)

Approved by the Planning Commission 12/16/2022

Referred to the Budget & Finance Committee (Rhoten)

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Approves a project modification to an agreement between the Metropolitan Government of Nashville and Davidson County and the United States Department of Army, to add a parcel related to the acquisition and removal of flood-prone properties in the Sevenmile Creek watersheds. (MWS Project No. 19-SWC-214 and Proposal Number 2019M-014PR-004)

ACTION	FOR	AGAINST	NV

2. RS2023-2001 (Rhoten, Withers, Pulley, Murphy)

Approved by the Planning Commission 1/12/2023

Referred to the Budget & Finance Committee (Rhoten)

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Approves an agreement between the United States Department of the Army and the Metropolitan Government of Nashville and Davidson County, acting by and through the Department of Water and Sewerage Services, for the Richland Creek Flood Risk Management Project in Davidson County, Tennessee (Proposal Number 2023M 001PR-001).

ACTION	FOR	AGAINST	NV

3. RS2023-2002 (Rhoten, Withers, Pulley)

Approved by the Planning Commission 1/6/2022

Referred to the Budget & Finance Committee (Rhoten)

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes the Metropolitan Government of Nashville and Davidson County, acting by and through the Metropolitan Department of Water and Sewerage Services, to enter into an agreement with Novo Antioch Owner, LLC, to fund the operation and maintenance of a force main within the public right-of-way for its development at 1421 Rural Hill Road (MWS Project No. 2022014926 and Proposal No. 2022M-054AG-001).

ACTION	FOR	AGAINST	NV

4. [RS2023-2003](#) (O'Connell, Withers, Pulley)

Approved by the Planning Commission 1/12/2023; 12/15/2021

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Amends Ordinance No. BL2022-1082 to authorize The Metropolitan Government of Nashville and Davidson County to abandon existing public sanitary sewer and water mains, sanitary sewer manholes and easements, to replace fire hydrant assembly, to relocate fire hydrant assembly, and to accept new public sanitary sewer and water mains, sanitary sewer manhole, fire hydrant assemblies and easements, for two properties located at 801 12th Avenue North and 800 14th Avenue North, also known as Chartwell at Marathon Village (MWS Project Nos. 21-SL-15 and 21-WL-10 and Proposal Nos. 2022M-004ES-001 and 2022M 187ES-001).

ACTION	FOR	AGAINST	NV

BILLS ON SECOND READING

5. [BL2022-1480](#) (Syracuse)

Disapproved by the Planning Commission 10/27/2022

Referred to the Planning & Zoning Committee (Withers)

Amends Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by applying a Contextual Overlay District for various properties located east of McGavock Pike and south of Meadowood Drive, (207.1 acres), all of which is described herein (Proposal No. 2022COD-003-001).

ACTION	FOR	AGAINST	NV

6. [BL2023-1648](#) (Sledge, Withers, Pulley & Others)

Approved by the Planning Commission 11/15/2022

Approved by the ECD Board 1/19/2023

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Amends the Geographic Information Systems Street and Alley Centerline Layer for the Metropolitan Government of Nashville and Davidson County, by renaming Horton Avenue, between 11th Avenue South and 18th Avenue South, to "DeFord Bailey Avenue (Proposal Number 2022M-005SR-001).

ACTION	FOR	AGAINST	NV

7. [BL2023-1649](#) (O’Connell, Withers, Pulley & Others)

Approved by the Planning Commission 11/15/2022

Approved by the ECD Board 1/19/2023

Received by the Historical Commission 1/30/2023

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Amends the Geographic Information Systems Street and Alley Centerline Layer for the Metropolitan Government of Nashville and Davidson County, by renaming Lifeway Plaza, between Rev Kelly M Smith Way and the 12th Avenue North/14th Avenue North intersection to “Josephine Holloway Avenue”. (Proposal Number 2022M-004SR-001).

ACTION	FOR	AGAINST	NV

8. [BL2023-1684](#) (Taylor, Rhoten, Withers, Hurt)

Approved with conditions by the Planning Commission 12/6/2022

Referred to the Budget & Finance Committee (Rhoten)

Referred to the Planning & Zoning Committee (Withers)

Referred to the Public Facilities, Arts, & Culture Committee (Hurt)

Authorizes the Metropolitan Government of Nashville and Davidson County, by and through the Department of Parks and Recreation, to swap 3140 Parthenon Avenue (Parcel No. 10402004300) and a portion of 3138 Parthenon Avenue (Parcel No. 10402004200) for 3136 Parthenon Avenue (Parcel No. 10402004100) to allow for a future expansion of the Centennial dog park (Proposal No. 2022M-051AG-001).

ACTION	FOR	AGAINST	NV

9. [BL2023-1686](#) (Toombs, Gamble, Rhoten & Others)

Approved by the Planning Commission 12/6/2022

Referred to the Budget & Finance Committee (Rhoten)

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes the granting of permanent and temporary construction easements to Piedmont Natural Gas Co. on certain property owned by the Metropolitan Government (Proposal No.2022M-170ES-001).

ACTION	FOR	AGAINST	NV

10. [BL2023-1687](#) (O’Connell, Withers, Pulley)

Approved by the Planning Commission 12/6/2022

Referred to the Planning & Zoning Committee (Withers)

Referred to the Transportation & Infrastructure Committee (Pulley)

Authorizes The Metropolitan Government of Nashville and Davidson County to accept new public sanitary sewer manhole, for property located at 910 Commerce Street, also known as Nashville Yards Parcel 9 (MWS Project No. 21-SL-268; and Proposal No. 2022M 178ES-001).

ACTION	FOR	AGAINST	NV

BILLS ON THIRD READING

11. Substitute [BL2022-1471](#) (Parker, Welsch)

Approved with Substitute by the Planning Commission 12/8/2022

Referred to the Government Operations & Regulations Committee (Benedict)

Referred to the Planning & Zoning Committee (Withers)

Amends Sections 16.24.030 and 17.04.060 of the Metropolitan Code of Laws to amend the definitions of “dwelling unit” and “family.” (Proposal No. 2022Z-017TX-001).

ACTION	FOR	AGAINST	NV

12. [BL2022-1531](#) (Toombs, Benedict)

Approved by the Planning Commission 12/8/2022

Referred to the Government Operations & Regulations Committee (Benedict)

Referred to the Planning & Zoning Committee (Withers)

Amends Section 17.16.030 of the Metropolitan Code, Zoning Regulations to require notice to surrounding property owners for adaptive residential developments (Proposal No. 2022Z-20TX-001).

ACTION	FOR	AGAINST	NV

13. [BL2022-1578](#) (Sledge)

Approved by the Planning Commission 9/22/2022

Referred to the Planning & Zoning Committee (Withers)

Amends 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 MUL-A-NS zoning for properties located at 1276, 1278, 1282, 1284, 1286, 1288, 1290, 1302, 1306, and 1308 4th Avenue South and 4th Avenue South (unnumbered), approximately 239 feet northeast of Zimmerlee Street (1.74 acres), all of which is described herein (Proposal No. 2022Z-092PR-001).

ACTION	FOR	AGAINST	NV

14. [BL2022-1608](#) (Toombs)

Approved by the Planning Commission 11/10/2022

Referred to the Planning & Zoning Committee (Withers)

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 properties located at 1900 and 1904 Ashton Avenue, approximately 245 feet west of Manchester Avenue (0.92 acres), all of which is described herein (Proposal No. 2022Z-123PR-001).

ACTION	FOR	AGAINST	NV

15. [BL2022-1611](#) (Toombs)

Approved by the Planning Commission 11/10/2022

Referred to the Planning & Zoning Committee (Withers)

Amends 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 1909 Ashton Avenue, approximately 243 feet south of John Mallette Drive (0.29 acres), all of which is described herein (Proposal No. 2022Z-124PR-001).

ACTION	FOR	AGAINST	NV

16. [BL2022-1614](#) (Toombs)

Approved by the Planning Commission 11/10/2022

Referred to the Planning & Zoning Committee (Withers)

Amends 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 1609 Elizabeth Road, approximately 213 feet north of Ashton Avenue (0.31 acres), all of which is described herein (Proposal No. 2022Z-125PR-001).

ACTION	FOR	AGAINST	NV

17. [BL2022-1617](#) (Toombs)

Approved by the Planning Commission 11/10/2022

Referred to the Planning & Zoning Committee (Withers)

Amends 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 2404 Old Matthews Road, approximately 157 feet southwest of Trinity Hills Parkway (0.18 acres), all of which is described herein (Proposal No. 2022Z-126PR-001).

ACTION	FOR	AGAINST	NV

18. [BL2022-1621](#) (Rutherford)

Approved with conditions by the Planning Commission 11/10/2022

Referred to the Planning & Zoning Committee (Withers)

Amends 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 on properties located at 1094, 1098, 1104, and 1110 Barnes Road and Barnes Road (unnumbered), approximately 36 feet east of Sidney Drive, (54.05 acres), to permit 16 single family units and 136 detached multi-family units, all of which is described herein (Proposal No. 2022SP-065-001).

ACTION	FOR	AGAINST	NV

19. [BL2022-1622](#) (Rutherford)

Approved with conditions by the Planning Commission 11/10/2022

Referred to the Planning & Zoning Committee (Withers)

Authorizes building material restrictions and requirements for BL2022-1621, a proposed Specific Plan Zoning District located on various properties located at 1094, 1098, 1104, and 1110 Barnes Road and Barnes Road (unnumbered), approximately 36 feet east of Sidney Drive, (54.05 acres), to permit 16 single family units and 136 detached multi-family units, all of which is described herein (Proposal No. 2022SP-065-001). THE PROPOSED ORDINANCE REQUIRES CERTAIN MATERIALS TO BE RESTRICTED IN THE CONSTRUCTION OF BUILDINGS.

ACTION	FOR	AGAINST	NV

20. [BL2022-1625](#) (Toombs)

Approved by the Planning Commission 11/10/2022

Referred to the Planning & Zoning Committee (Withers)

Amends 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 1613 Elizabeth Road, approximately 216 feet north of Ashton Avenue (0.37 acres), all of which is described herein (Proposal No. 2022Z-128PR-001).

ACTION	FOR	AGAINST	NV

Requests for ADA accommodation should be directed to the Metropolitan Clerk at 615-862-6770.