

Metropolitan Nashville and Davidson County, TN Meeting Agenda

Planning and Zoning Committee

Monday, May 5, 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. [RS2025-960](#) A resolution approving an adjustment to the Mixed-Income PILOT Program as authorized pursuant to Ordinance No. BL2022-1170 program.

Sponsors: Allen, Suara, Vo, Benedict and Kupin

Legislative History

1/14/25	Metropolitan Council	referred to the Budget and Finance Committee
1/14/25	Metropolitan Council	referred to the Planning and Zoning Committee
1/14/25	Metropolitan Council	filed
1/21/25	Metropolitan Council	deferred
3/4/25	Metropolitan Council	deferred

2. [RS2025-1142](#) A resolution approving an intergovernmental agreement between the Metropolitan Government of Nashville and Davidson County and the East Bank Development Authority (Proposal No. 2025M-012AG-001).

Sponsors: Kupin, Porterfield and Gamble

Legislative History

4/3/25	Planning Commission	approved with conditions
4/8/25	Metropolitan Council	filed
4/14/25	Metropolitan Council	referred to the Budget and Finance Committee
4/14/25	Metropolitan Council	referred to the Planning and Zoning Committee

4/15/25 Metropolitan Council deferred

3. [RS2025-1187](#) A resolution approving an intergovernmental license agreement between The Metropolitan Government of Nashville and Davidson County and the United States of America to enter certain property located at 1414 County Hospital Road owned by The Metropolitan Government, for limited military training purposes. (Proposal No. 2025M-015AG-001)

Sponsors: Hill and Gamble

Legislative History

4/29/25 Metropolitan Council referred to the Government Operations and Regulations Committee
 4/29/25 Metropolitan Council referred to the Planning and Zoning Committee
 4/29/25 Metropolitan Council filed
 4/29/25 Metropolitan Council referred to the Planning Commission

4. [RS2025-1188](#) A resolution approving an intergovernmental license agreement between The Metropolitan Government of Nashville and Davidson County and the United States of America to enter certain property located at 1414 County Hospital Road owned by The Metropolitan Government, for limited military training purposes. (Proposal No. 2025M-017AG-001)

Sponsors: Hill and Gamble

Legislative History

4/29/25 Metropolitan Council referred to the Government Operations and Regulations Committee
 4/29/25 Metropolitan Council referred to the Planning and Zoning Committee
 4/29/25 Metropolitan Council filed
 4/29/25 Metropolitan Council referred to the Planning Commission

5. [RS2025-1199](#) A resolution approving Amendment 1 to an intergovernmental agreement between the Tennessee Department of Transportation (“TDOT”) and the Metropolitan Government, by and through the Nashville Department of Transportation and Multimodal Infrastructure (“NDOT”), for the for the acceptance of work in connection with the installation of separated bike lanes in East Nashville. Fed. Project No. STP-M-9312(122), State Project No. 19LPLM-F3-166, PIN 128886.00. (Prop. No. 2021M-009AG-001).

Sponsors: Porterfield, Gamble, Parker and Allen

Legislative History

4/15/21 Planning Commission approved
 4/29/25 Metropolitan Council referred to the Budget and Finance Committee
 4/29/25 Metropolitan Council referred to the Planning and Zoning Committee
 4/29/25 Metropolitan Council referred to the Transportation and Infrastructure Committee
 4/29/25 Metropolitan Council filed

6. [RS2025-1206](#) A resolution authorizing The Metropolitan Government of Nashville and Davidson County to abandon existing public sanitary sewer main, and to accept new public sanitary sewer mains, at three properties located on Hickory Highlands Drive and Bell Road, offsite of the project location at 2920 Hamilton Church Road, also known as Autumn Lake Offsite Sewer (MWS Project No. 24-SL-244 and Proposal No. 2025M-041ES-001).

Sponsors: Gamble and Parker

Legislative History

4/3/25	Planning Commission	approved
4/29/25	Metropolitan Council	referred to the Planning and Zoning Committee
4/29/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
4/29/25	Metropolitan Council	filed

7. [RS2025-1207](#) A resolution authorizing The Metropolitan Government of Nashville and Davidson County to accept new public water and sanitary sewer mains, the vertical realignment of existing sanitary sewer main, and new sanitary sewer manholes, for two properties located at 3104 and 3108 Alpine Park Boulevard (MWS Project Nos. 24-WL-61 and 24-SL-211 and Proposal No. 2024M-146ES-001).

Sponsors: Toombs, Gamble and Parker

Legislative History

4/8/25	Planning Commission	approved
4/29/25	Metropolitan Council	referred to the Planning and Zoning Committee
4/29/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
4/29/25	Metropolitan Council	filed

8. [RS2025-1208](#) A resolution authorizing The Metropolitan Government of Nashville and Davidson County to accept new public water and sanitary sewer mains, fire hydrant assemblies and sanitary sewer manholes for two properties located at Curtis Street (unnumbered) and 3031 Lawrence Avenue, also known as Clarksville Pike SP Phase 2, (MWS Project Nos. 24-WL-63 and 24-SL-213 and Proposal No. 2025M-042ES-001).

Sponsors: Toombs, Gamble and Parker

Legislative History

4/3/25	Planning Commission	approved
4/29/25	Metropolitan Council	referred to the Planning and Zoning Committee
4/29/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
4/29/25	Metropolitan Council	filed

Bills on Second Reading

9. [BL2025-783](#) An ordinance authorizing the renaming of an unimproved portion of Toney Road to “Lillard Lane”. (Proposal Number 2025M-002SR-001).

Sponsors: Toombs, Gamble, Parker, Gadd, Vo, Suara, Horton and Porterfield

Legislative History

3/3/25	Planning Commission	approved
3/25/25	Metropolitan Council	filed
4/1/25	Metropolitan Council	referred to the Planning and Zoning Committee
4/1/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
4/1/25	Metropolitan Council	passed on first reading
4/15/25	Metropolitan Council	deferred
4/17/25	Emergency Communications District Board	approved

10. [BL2025-784](#) An ordinance authorizing the renaming of a portion of Alley #1892 right-of-way, from Meade Avenue to Alley #1917, to “Frankie Alley”. (Proposal Number 2025M-001SR-001).

Sponsors: Welsch, Gamble, Parker, Horton and Porterfield

Legislative History

3/3/25	Planning Commission	approved
3/25/25	Metropolitan Council	filed
4/1/25	Metropolitan Council	referred to the Planning and Zoning Committee
4/1/25	Metropolitan Council	referred to the Transportation and Infrastructure Committee
4/1/25	Metropolitan Council	passed on first reading
4/15/25	Metropolitan Council	deferred
4/17/25	Emergency Communications District Board	approved

11. [BL2025-814](#) An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to acquire permanent and temporary easements through negotiation, condemnation and acceptance, for the Lynn Lee Drive Stormwater Improvement Project for 11 properties located on Lynn Lee Drive, Gayle Drive and Old Hickory Boulevard (Project No. 25-SWC-205 and Proposal No. 2025M-031ES-001).

Sponsors: Eslick, Gamble and Parker

Legislative History

3/14/25	Planning Commission	approved
4/8/25	Metropolitan Council	filed
4/15/25	Metropolitan Council	referred to the Planning and Zoning Committee

4/15/25 Metropolitan Council referred to the Transportation and Infrastructure Committee
 4/15/25 Metropolitan Council passed on first reading

12. [BL2025-815](#) An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to abandon existing public water main and easement, and to accept new public water mains, fire hydrant assemblies and easements, for three properties located at Centennial Boulevard (unnumbered) and 7475 Cockrill Bend Boulevard, also known as MALETA (MWS Project No. 24-WL-34 and Proposal No. 2025M-029ES-001).

Sponsors: Horton, Gamble, Parker and Gadd

Legislative History

3/6/25 Planning Commission approved
 4/8/25 Metropolitan Council filed
 4/15/25 Metropolitan Council referred to the Planning and Zoning Committee
 4/15/25 Metropolitan Council referred to the Transportation and Infrastructure Committee
 4/15/25 Metropolitan Council passed on first reading

13. [BL2025-816](#) An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new public sanitary sewer main, sanitary sewer manholes and easements, for property located at 9835 Clovercroft Road in Williamson County, also known as Sagebrook Subdivision (MWS Project No. 24-SL-228 and Proposal No. 2025M-028ES-001).

Sponsors: Gamble and Parker

Legislative History

3/6/25 Planning Commission approved
 4/8/25 Metropolitan Council filed
 4/15/25 Metropolitan Council referred to the Planning and Zoning Committee
 4/15/25 Metropolitan Council referred to the Transportation and Infrastructure Committee
 4/15/25 Metropolitan Council passed on first reading

14. [BL2025-817](#) An ordinance authorizing The Metropolitan Government of Nashville and Davidson County to accept new public sanitary sewer mains, sanitary sewer manholes and easements, for property located at Fly Road (unnumbered) in Williamson County, also known as Storyvale Phase 2 (MWS Project No. 24-SL-147 and Proposal No. 2025M-027ES-001).

Sponsors: Gamble and Parker

Legislative History

3/7/25 Planning Commission approved
 4/8/25 Metropolitan Council filed
 4/15/25 Metropolitan Council referred to the Planning and Zoning Committee

- 4/15/25 Metropolitan Council referred to the Transportation and Infrastructure Committee
- 4/15/25 Metropolitan Council passed on first reading

Bills on Third Reading

- 15.** [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).

Sponsors: Hancock

Legislative History

- 1/28/25 Metropolitan Council filed
- 2/4/25 Metropolitan Council passed on first reading
- 2/7/25 Metropolitan Council advertised
- 3/4/25 Metropolitan Council deferred
- 4/1/25 Metropolitan Council public hearing
- 4/1/25 Metropolitan Council referred to the Planning and Zoning Committee
- 4/1/25 Metropolitan Council passed on second reading
- 4/15/25 Metropolitan Council deferred
- 4/24/25 Planning Commission approved

- 16.** [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.**

Sponsors: Hancock

Legislative History

- 1/28/25 Metropolitan Council filed
- 2/4/25 Metropolitan Council passed on first reading
- 2/7/25 Metropolitan Council advertised
- 3/4/25 Metropolitan Council deferred
- 4/1/25 Metropolitan Council public hearing
- 4/1/25 Metropolitan Council referred to the Planning and Zoning Committee
- 4/1/25 Metropolitan Council passed on second reading
- 4/15/25 Metropolitan Council deferred
- 4/24/25 Planning Commission approved

17. [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).

Sponsors:

Parker

Legislative History

2/13/25	Planning Commission	approved
2/25/25	Metropolitan Council	filed
3/4/25	Metropolitan Council	passed on first reading
3/7/25	Metropolitan Council	advertised
4/1/25	Metropolitan Council	public hearing
4/1/25	Metropolitan Council	deferred
4/15/25	Metropolitan Council	referred to the Planning and Zoning Committee
4/15/25	Metropolitan Council	passed on second reading

Chair Report / Updates