Metropolitan Nashville and Davidson County, TN

Legislation Details (With Text)

File #:	BL2022-1271	**Name:**	
Type:	Bill (Ordinance)	**Status:**	Withdrawn
File created:	5/31/2022	**In control:**	Planning Commission
On agenda:	8/15/2023	**Final action:**	8/15/2023
Title:	An Ordinance amending Section 17.20.030 of the Metropolitan Code, Zoning Regulations to establish a minimum depth for residential garages (Proposal No. 2022Z-008TX-001).		
Sponsors:	Joy Styles		
Indexes:			
Code sections:			
Attachments:	1. Proposed Substitute - BL2022-1271 - Styles		

Date	Ver.	Action By	Action	Result
8/15/2023	1	Metropolitan Council	withdrawn	
8/2/2022	1	Metropolitan Council	deferred indefinitely	
7/5/2022	1	Metropolitan Council	deferred	
7/5/2022	1	Metropolitan Council	public hearing	
6/23/2022	1	Planning Commission	disapproved	
6/10/2022	1	Metropolitan Council	advertised	
6/7/2022	1	Metropolitan Council	passed on first reading	
5/31/2022	1	Metropolitan Council	filed	

An Ordinance amending Section 17.20.030 of the Metropolitan Code, Zoning Regulations to establish a minimum depth for residential garages (Proposal No. 2022Z-008TX-001).

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

Section 1. That 17.20.030 of the Metropolitan Code is hereby amended by creating a new subsection I as follows:

I. Residential Garages. For single-family and two-family residential uses, all garages shall have an interior clear floor area with a minimum depth of 23 feet as measured from the vehicular entry of the garage to the opposite parallel wall. Side-by-side two car garages shall have an interior clear floor area with a minimum width of 20 feet and a minimum depth of 23 feet.

Section 2. The Metropolitan Clerk is directed to publish a notice announcing such change in a newspaper of general circulation within five days following final passage.

Section 3. This Ordinance shall take effect upon publication of above said notice announcing such change in a newspaper of general circulation, the welfare of The Metropolitan Government of Nashville and Davidson County requiring it.

Analysis

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This ordinance amends Section 17.20.030 of the Metropolitan Code to require all residential garages to have an interior clear floor area with a minimum depth of 23 feet and all side-by-side two-car garages to also have a minimum width of 20 feet. Currently there is no standard garage size; however, Subsection 17.20.060.D of the Metropolitan Code, Zoning Regulations requires all required parking spaces for single-family and two-family uses to be a minimum of eight feet wide and twenty feet deep. The proposed text amendment standardizes residential garage size by providing a minimum depth for all garages and a minimum width for two-car garages to ensure that the minimum required residential parking dimensions can be met within.

There is a proposed substitute that would relocate the proposed garage requirements from Section 17.20.030 to Section 17.20.060 of the Metropolitan Code and exempt the Urban Zoning Overlay from the proposed garage requirements, as well as add several recitals for context.

This ordinance has been disapproved by the Planning Commission.

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