



# Metropolitan Nashville and Davidson County, TN

## Legislation Details (With Text)

<b>File #:</b>	BL2024-289	<b>Name:</b>	
<b>Type:</b>	Bill (Ordinance)	<b>Status:</b>	Passed
<b>File created:</b>	2/22/2024	<b>In control:</b>	Planning and Zoning Committee
<b>On agenda:</b>	4/16/2024	<b>Final action:</b>	4/16/2024
<b>Title:</b>	An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by amending a portion of the Residential Planned Unit Development District for property located at 8230 Eva Drive, at the southwestern corner of Tyler Drive and Andrew Jackson Parkway (3.54 acres) zoned R10, to permit 40 multi-family residential units and three detached two-family residential units, for a total of 46 units, all of which is described herein (Proposal No. 95P-004-001).		
<b>Sponsors:</b>	Jordan Huffman		
<b>Indexes:</b>			
<b>Code sections:</b>			
<b>Attachments:</b>	1. 95P-004-001_sketch, 2. 95P-004-001_plans		

Date	Ver.	Action By	Action	Result
4/26/2024	1	Metropolitan Council	effective	
4/18/2024	1	Mayor	approved	
4/16/2024	1	Metropolitan Council	passed on third reading	
4/15/2024	1	Planning and Zoning Committee	approved	
4/2/2024	1	Metropolitan Council	passed on second reading	
4/2/2024	1	Metropolitan Council	public hearing	
3/8/2024	1	Metropolitan Council	advertised	
3/7/2024	1	Metropolitan Council	passed on first reading	
2/27/2024	1	Metropolitan Council	filed	
2/8/2024	1	Planning Commission	approved with conditions, disapproved without	Pass

An ordinance to amend Title 17 of the Metropolitan Code of Laws, the Zoning Ordinance of The Metropolitan Government of Nashville and Davidson County, by amending a portion of the Residential Planned Unit Development District for property located at 8230 Eva Drive, at the southwestern corner of Tyler Drive and Andrew Jackson Parkway (3.54 acres) zoned R10, to permit 40 multi-family residential units and three detached two-family residential units, for a total of 46 units, all of which is described herein (Proposal No. 95P-004-001).

NOW, THEREFORE, BE IT ENACTED BY THE COUNCIL OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY:

Section 1. That Title 17 of the Code of Laws of The Metropolitan Government of Nashville and Davidson County, is hereby amended by changing the Official Zoning Map for Metropolitan Nashville and Davidson County, which is made a part of Title 17 by reference, as follows:

By amending a portion of the Residential Planned Unit Development District for property located at

8230 Eva Drive, at the southwestern corner of Tyler Drive and Andrew Jackson Parkway (3.54 acres) zoned R10, to permit 40 multi-family residential units and three detached two-family residential units, for a total of 46 units, being Property Parcel No. 049 as designated on Map 075-00 of the Official Property Identification Maps of The Metropolitan Government of Nashville and Davidson County, all of which is described by lines, words and figures on the attached plan, which is attached to and made a part of this ordinance as though copied herein.

Section 2. Be it further enacted, that the Metropolitan Clerk is hereby authorized and directed, upon the enactment and approval of this ordinance, to cause the change to be made on Map 075 of said Official Zoning Map for Metropolitan Nashville and Davidson County, as set out in Section 1 of this ordinance, and to make notation thereon of reference to the date of passage and approval of this amendatory ordinance.

Section 3. Be it further enacted, that the following conditions shall be completed, bonded or satisfied as specifically required:

1. This approval does not include any signs. Signs in planned unit developments must be approved by the Metro Department of Codes Administration except in specific instances when the Metro Council directs the Metro Planning Commission to review such signs.
2. The requirements of the Metro Fire Marshal's Office for emergency vehicle access and adequate water supply for fire protection must be met prior to the issuance of any building permits.
3. Prior to any additional development applications for this property, and prior to or with final PUD plan application, the applicant shall provide the Planning Department with a corrected copy of the preliminary PUD plan.

Section 4. 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 5. 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.