



May 1, 2026

To: Donnie Stevanus Metro Water Services

**Re: Cothorn Property Phase 1  
Planning Commission Mandatory Referral 2026M-028ES-001  
Council District # 31 John Rutherford, Council Member**

On behalf of the Metropolitan Planning Commission, the following item, referred to the Commission as required by the Metro Charter, has been recommended for *approval with conditions* to the Metropolitan Council:

*A request for the acceptance of approximately 191 linear feet of new six-inch water main (DIP), approximately 3,075 linear feet of new eight-inch water main (DIP), approximately 2,224 linear feet of new eight-inch sanitary sewer main (PVC), approximately 1,801 linear feet of new eight-inch sanitary sewer main (DIP), approximately 306 linear feet of new 14-inch sanitary sewer main (DIP), six fire hydrant assemblies, 23 sanitary sewer manholes, and any associated easements to serve the Cothorn Properties Phase 1 Development.*

The relevant Metro agencies (Metro Parks, Nashville Department of Transportation, Metro Water Services, Metro Emergency Communications, the Nashville Electric Service, General Services-Public Property and the Metro Historical Commission) have reviewed the proposal and concur in the recommendation for approval. This request must be approved by the Metro Council to become effective. A sketch showing the location of the request is attached to this letter.

**Conditions that apply to this approval:**

**Historic Commission:**

Subject property contains the Peebles Cemetery. As a reminder: State law prohibits ground disturbance within 10 feet of graves (TCA 46-8). To protect and preserve the cemetery during property development, recommend erecting a construction fence at the buffer line (10 feet or greater) surrounding the cemetery during site work and construction, to be replaced by a permanent fence upon completion of the project. Parties should proceed with caution when conducting any site preparation activity near the cemetery. All state cemetery laws regarding human remains shall apply (i.e., stop work if encountered and notify the standard parties). Other recommendations have been submitted with development plans. Contact Historical Commission staff for additional information.

This recommendation for approval is given as set forth in the Metropolitan Planning Commission Rules and Procedures. If you have any questions about this matter, please contact Delilah Rhodes at [Delilah.Rhodes@nashville.gov](mailto:Delilah.Rhodes@nashville.gov) or 615-862-7208

Sincerely,

A handwritten signature in blue ink that reads "Robert Leeman".

Robert Leeman, AICP

Assistant Director Land Development

Metro Planning Department

cc: Metro Clerk

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