

D O C K E T

February 16th, 2012

1:00 P.M.

**METROPOLITAN BOARD OF ZONING APPEALS
P O BOX 196300
METRO OFFICE BUILDING
NASHVILLE, TENNESSEE 37219-6300**

**Meetings held in the Sonny West Conference Center
Howard Office Building, 700 2nd Avenue South**

**MR. DAVID EWING
MS. STACEY GARRETT
MR. DAVID HARPER
MS. MERCEDES JONES
MR. RICHARD KING, Vice-Chair
MR. DAVID TAYLOR
MR. CHRIS WHITSON, Chair**

CASE 2012-016 (Council District - 19)

Bekry Seman, appellant and John & Linda Grayson, owner of the property located at **71 Lewis Street**, requesting an addition to a non-conforming structure in the CS/UZO District, to construct 986 square feet on the north end of existing non-residential building. Referred to the Board under Section 17.40.660C. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (D).

Use-Retail Department, Stores

Map 93-16 Parcel(s) 216

RESULT Granted

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CASE 2012-017 (Council District - 24)

Jo Emily Smith, appellant and owner of the property located at **4005 Murphy Road**, requesting a variance in street setback in the RS7.5/UZO District, to construct a new 13' X 13' two-story addition to front of residence. Referred to the Board under Section 17.12.030 A. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Single Family

Map 103-8 Parcel(s) 102

RESULT Deferred Until March 15th

CASE 2012-018 (Council District - 24)

Cathy Yarbrough, appellant and owner of the property located at **724 Crescent Road**, requesting a variance in street setback in the R10 District, to construct a new single family residence 3, 100 square feet with attached garage 400 square feet. Referred to the Board under Section 17.12.030 A. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Single Family

Map 116-4 Parcel(s) 126

RESULT Granted

CASE 2012-019 (Council District - 19)

Broadway @ Lyle Properties, Inc., appellant and owner of the property located at **1912 Broadway**, appealing the Zoning Administrator's interpretation of travel lanes as it pertains to a tri-panel billboard in the CS/UZO District, to install a new 12' X 24' Tri-Panel Billboard. Referred to the Board under Section 17.40.180 A. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (A).

Use-Billboard

Map 92-16 Parcel(s) 139

RESULT Overturned the Zoning Administrator

CASE 2012-020 (Council District - 23)

West Meade Liquors, appellant and Fan Properties, owner of the property located at **5402 Harding Pike**, requesting a variance in front setback in the CS District, replace existing ground sign with a new digital ground sign at 4'2" X 7'8". Referred to the Board under Section 17.32.070. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (B).

Use-Liquor Store/Sign

Map 130-1 Parcel(s) 42

RESULT Granted

CASE 2012-021 (Council District - 17)

Elite Homes, LLC, appellant and New Urban Village Development, Inc., owner of the property located at **700 Wedgewood Park**, requesting a special exception in the ORI/UZO District, to construct a 30 unit condo building. Referred to the Board under Section 17.12.035. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (C).

Use-Multi-Family

Map 105-10 Parcel(s) 115

RESULT Granted

CASE 2012-022 (Council District - 05)

Hilltop Auto, appellant and Hamid Rabiee, owner of the property located at **2408 Dickerson Pike**, requesting change of non-conforming use. Item D in the CS District, To change the non-conforming use on a portion of the property for automobile sales used from the non-conforming use of scrap operation.. Referred to the Board under Section 17.40.650. The appellant has alleged the Board would have jurisdiction under Section 17.40.180. (D).

Use-Automobile Sales Used

Map 071-03 Parcel(s) 50

RESULT Granted