DOCKET
12/5/2019

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

MS. CYNTHIA CHAPPELL
MS. ASHONTI DAVIS
MS. CHRISTINA KARPYNEC
MR. ROSS PEPPER, Vice-Chair
MS. ALMA SANFORD
MR. DAVID TAYLOR, Chairman
MR. TOM LAWLESS

CASE 2019-449 (Council District - 20)

MERIDIAN CONSTRUCTION COMPANY LLC, appellant and owner of the property located at 705 RIES AVE, requesting a variance from minimum lot size requirements in the R8 District, to construct two single family residences on one parcel. Referred to the Board under Section 17.12.020 A. The appellant alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Two-Family

RESULT - Withdrawn
CASE 2019-461 (Council District - 20)

DUANE CUTHERBERTSON, appellant and CANNONBALL PROPERTY, LLC, owner of the property located at 5101 KENTUCKY AVE, requesting a Special Exception and a variance from distance requirements to obtain a permit for a kennel in the CS District. Referred to the Board under Section 17.16.175. The appellant alleged the Board would have jurisdiction under Section 17.40.180 C.

Use-Kennel

RESULT - Withdrawn

CASE 2019-490 (Council District - 22)

BOBBY STRICKLAND, appellant and BELLEVUE BAPTIST CHURCH OF NASHVILLE, owner of the property located at 7400 HIGHWAY 70 S, requesting a Special Exception to replace an existing sign with a video message board at a religious institution in the RS15 District. Referred to the Board under Section 17.16.170 E. The appellant alleged the Board would have jurisdiction under Section 17.40.180 C.

Use-Religious Institution

RESULT -

CASE 2019-491 (Council District - 11)

RICHARD MOLINA, appellant and MOLINA, JUAN & LAURA, owners of the property located at 303 & 305 BRIDGEWAY AVE, requesting a variance from distance requirements in the CS District to open a used auto sales business. Referred to the Board under Section 17.16.070 F.9. The appellant alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Auto Sales

RESULT - Withdrawn
CASE 2019-492 (Council District - 19)

BASILE, KENT T, appellant and owner of the property located at 908 CHEATHAM PL, requesting variances from side setback and lot size requirements in the R6-A District, to construct a single-family residence. Referred to the Board under Sections 17.12.020 A and 17.40.670. The appellant alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Single Family

RESULT -


MILLER, LANCE A. & MELISSA L., appellants and owners of the property located at 111 WESTOVER PARK CT, requesting a variance from side setback requirements in the R15 District, to construct an addition to a single-family residence. Referred to the Board under Section 17.12.020 A. The appellant alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Single Family

RESULT -

CASE 2019-495 (Council District - 2)

BARRY CLEVELAND, appellant and PATEL, KALPESH R & GOPAL, DIVYESH R & ET AL, owners of the property located at 261 FRENCH LANDING DR, requesting a variance from minimum lot size requirements in the MUG District, to construct a hotel. Referred to the Board under Section 17.12.020 C. The appellant alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Hotel

RESULT - Deferred 1/16/20
CASE 2019-498 (Council District - 9)

AUTO STOP, INC, appellant and CRUZ, JUAN A. & MARTINEZ, MARIA A. P., owners of the property located at 305 GALLATIN PIKE S, requesting a variance from distance requirements in the CS District, to obtain a permit for an existing automobile repair shop. Referred to the Board under Section 17.16.070. The appellant alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Auto Repair
Map Parcel 04216020400

RESULT -

CASE 2019-499 (Council District - 19)

MT RENTAL PROPERTIES, LLC, appellant and owner of the property located at 1710 DELTA AVE, requesting a variance from minimum lot size requirements in the R6-A District, to construct two single family residences. Referred to the Board under Section 17.12.020 A. The appellant alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Two-Family
Map Parcel 08112045400

RESULT -

CASE 2019-500 (Council District - 17)

BRIAN MUSSER, appellant and BM BUILDERS LIMITED LIABILITY CO, owner of the property located at 42 SHEPARD ST, requesting a variance from side street setback requirements in the R6 District, to construct a single-family residence. Referred to the Board under Section 17.12.030.C.2. The appellant alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Single Family
Map Parcel 10504011500

RESULT -
CASE 2019-501 (Council District - 20)

JAY FULMER, appellant and 4901 CENTENNIAL PARTNERS, LLC, owner of the property located at 4901 CENTENNIAL BLVD, requesting a variance from parking requirements in the IR District, to constrict a restaurant. Referred to the Board under Section 17.20.030. The appellant alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Restaurant Map Parcel 09100004400

RESULT -

SHORT TERM RENTAL CASES

CASE 2019-485 (Council District - 8)

SADOWSKI, DANIEL, appellant and owner of the property located at 4201 EDWARDS AVE, requesting an Item A appeal, challenging the zoning administrator's denial of a short-term rental permit. Appellant operated after the issued STRP permit expired in the RS15 District. Referred to the Board under Section 17.16.25.E. The appellant alleged the Board would have jurisdiction under Section 17.40.180 A.

Use-Short Term Rental Permit Map Parcel 06106016000

RESULT -

CASE 2019-489 (Council District - 17)

JOAN WILSON & BRAD PENNINGTON, appellant and WILSON, JOAN REVOCABLE LIVING TRUST ET AL, owner of the property located at 1129 ARCHER ST, requesting an Item A appeal, challenging the zoning administrator’s cancellation of an existing STRP permit due to an ownership change in the RM20 District. Referred to the Board under Section 17.16.250 E. The appellant alleged the Board would have Jurisdiction under 17.40.180 A.

Use-Short Term Rental Map Parcel 105014A01500CO

RESULT -
YADIRA SANDOVAL, appellant and SANDOVAL, YADIRA & ROLANDO, owners of the property located at 6364 OLD HICKORY BLVD, requesting an Item A appeal, challenging the zoning administrator's denial of a short-term rental permit. Appellant operated prior to obtaining a short-term rental permit in the AR2A District. Referred to the Board under Section 17.16.250 E. The appellant alleged the Board would have jurisdiction under Section 17.40.180 A.

Use-Short Term Rental  Map Parcel 03900001500

RESULT -