

**D O C K E T**

**4/3/2025**

**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 President Ronald Reagan Way**

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**MR. ROSS PEPPER, Chairman  
MS. CHRISTINA KARPYNEC Vice-Chair  
MR. PAYTON BRADFORD  
MR. JOSEPH COLE  
MS. ASHONTI DAVIS  
MS. MINA JOHNSON  
MR. ROBERT RANSOM**

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**OLD BZA BUSINESS**

**CASE 2025-004 (Council District - 27)**

**Yasmany Hernandez**, appellant and owner of the property located at **210 B BART DR**, requesting a variance from the rear and side setback in the RS10 District. The appellant has constructed an attached carport and detached shed. Referred to the Board under Section 17.12.020 A. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Attached Carport

Map Parcel 16202002900

Results-

**CASE 2025-007 (Council District - 1)**

**Erian Goda**, appellant and **NASHVILLE QUALITY HOMES LLC**, owner of the property located at **1818 B ASHTON AVE**, requesting a variance from the side setback requirements in the R10 District. The appellant has constructed a single-family residence. Referred to the Board under Section 17.12.040. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Single-Family

Map Parcel 069160D00200CO

Results-

**CASE 2025-015 (Council District - 16)**

**Ahsen Chandhry**, appellant and **US HEALTHCARE ASSOCIATES LLC**, owner of the property located at **372 GLENROSE AVE**, requesting a variance from the street setback and height requirements in the R6 District. The appellant has constructed a wood fence. Referred to the Board under Section 17.12.030,17.12.040. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Single-Family

Map Parcel 10613007100

Results-

**CASE 2025-017 (Council District - 13)**

**Joseph M. Ghobrial**, appellant and **ST. MARY COPTIC ORTHODOX CHURCH OF NASHVILLE**, owner of the property located at **1943 DABBS AVE**, requesting a special exception to allow for a church in the RS10 District. The appellant is seeking to construct a church. Referred to the Board under Section 17.16.170. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 C.

Use-Religious Institution

Map Parcel 10705008200, 10705008200

**Results- Deferred to the May 1, 2025 BZA meeting.**

## **NEW BZA BUSINESS**

### **CASE 2025-025 (Council District - 14)**

**Kathryn Harley**, appellant and **WAGS AND WALKS INC**, owner of the property located at **103 B BONNABROOK DR**, requesting a special exception to allow for a kennel in the CS District. The appellant is seeking to construct a dog park. Referred to the Board under Section 17.40.180 C. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 C.

Use-Commerical

Map Parcel 08601007800

Results-

### **CASE 2025-026 (Council District - 24)**

**Cory Wurst**, appellant and owner of the property located at **4027 Utah Ave**, requesting a special exception in the RS7.5/OV-UZO District. The appellant is seeking to construct an accessory building. Referred to the Board under Section 17.12.035D. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 C.

Use-Residential

Map Parcel 10304036200

Results-

### **CASE 2025-027 (Council District - 20)**

**Taylor Phillips**, appellant and **PHILLIPS BUILDERS, LLC**, owner of the property located at **6300 A&B AMERICAN CT**, requesting a variance from the street setback requirements in the RS10 District. The appellant is seeking to construct a single family residence. Referred to the Board under Section 17.12.030. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Single-Family

Map Parcel 090120J00200CO

Results-

**CASE 2025-029 (Council District - 7)**

**Park Center**, appellant and owner of the property located at **1095 GWYNN DR**, requesting a special exception to the height/step back requirements in the OR20-A District. The appellant is seeking to construct a multi-family residence with office space. Referred to the Board under Section 17.12.060.F.1. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 C.

Use-Multi-Family

Map Parcel 06107013000

Results-

**CASE 2025-034 (Council District - 24)**

**Shaun Burroughs**, appellant and **BARAHIMI, BEHIN & INGLIS, BRETT C**, owner of the property located at **3602 B MEADOW DR**, requesting a variance from the height requirements in the RS20 District. The appellant has constructed a detached pool house. Referred to the Board under Section 17.40.180. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Single-Family

Map Parcel 11701008900

Results-

**NOTICES**

If any accommodations are needed for individuals with disabilities who wish to be present at this meeting, please request the accommodation through hubNashville at <https://nashville.gov/hub-ADA-boards> or by calling (615) 862-5000. Requests should be made as soon as possible, but 72 hours prior to the scheduled meeting is recommended.

Members of the public may attend the meeting and be heard in favor or in opposition to an application which appears below on this meeting agenda or may submit comments about one of these items to the Board at [bza@nashville.gov](mailto:bza@nashville.gov). Please ensure that comments are submitted by 4:00 p.m. on Thursday March 28, 2024, to ensure your remarks are provided to the Board in advance of the public hearing and deliberations on each item. Please reference the case number and address in the subject line.