

**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY**

Planning Department
Metro Office Building, 2nd Floor
800 Second Avenue South
Nashville, Tennessee 37219

Date: April 10, 2025

To: Metropolitan Nashville-Davidson County Planning Commissioners

From: Lucy Kempf, Executive Director

Re: Executive Director's Report

The following items are provided for your information.

A. Planning Commission Meeting Projected Attendance (6 members are required for a quorum)

1. Planning Commission Meeting
 - a. Attending: Adkins; Farr; Henley; Smith; Marshall; Leslie; Gamble; Clifton (tentative)
 - b. Leaving Early:
 - c. Not Attending: Allen
2. Legal Representation: Tara Ladd will be attending.

**Administrative Approved Items and
Staff Reviewed Items Recommended for approval by the Metropolitan Planning Commission**

In accordance with the Rules and Procedures of the Metropolitan Planning Commission, the following applications have been reviewed by staff for conformance with applicable codes and regulations. Applications have been approved on behalf of the Planning Commission or are ready to be approved by the Planning Commission through acceptance and approval of this report.

Items presented are items reviewed **through 4/2/2025**.

<u>APPROVALS</u>	# of Applics	# of Applics '25
Specific Plans	1	7
PUDs	0	6
UDOs	1	10
Subdivisions	3	21
Mandatory Referrals	8	62
<i>Grand Total</i>	13	106

SPECIFIC PLANS (finals only): MPC Approval

Finding: Final site plan conforms to the approved development plan.

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
3/2/2022 8:58	3/31/2025 0:00	PLRECAPP	2018SP-039-002	FAIRVIEW MEADOWS	A request for final site plan approval on property located at 3606 Fairview Drive, at the northeast corner of Fairview Drive and Meadow Road (0.89 acres), zoned SP, to permit three (3) single-family lots and two (2) duplex lots for a total of seven (7) residential units, requested by RK Junior Contracting Services, LLC, applicant; Yohance and Patricia Price, owners.	01 (Jonathan Hall)

URBAN DESIGN OVERLAYS (finals and variances only) : MPC Approval

Finding: all design standards of the overlay district and other applicable requirements of the code have been satisfied.

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
12/27/2024 8:10	3/20/2025 0:00	PLRECAPP	2021UD-001-070	1810 MARTIN UDO	A request for final site plan approval for properties located at 1810 A.B and C Martin Street, approximately 154 feet west of Allison Place, zoned RM20-A-NS and located within the Wedgewood-Houston Chestnut Hill Urban Design Overlay District (0.18 acres), to permit two residential units, requested by Magness Group, Inc., applicant; Scout Opportunity Fund LLC and O.I.C. Homes at 1810 Martin Street, owners.	17 (Terry Vo)

PLANNED UNIT DEVELOPMENTS (finals and variances only): MPC Approval

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District # (CM Name)
NONE						

MANDATORY REFERRALS: MPC Approval

Date Submitted	Staff Determination		Case #	Project Name	Project Caption	Council District (CM Name)
2/28/2025 11:31	3/27/2025 0:00	PLRECAPP	2025M-001EN-001	419 UNION ST	A request for approval of an aerial encroachment for one (1) proposed double-faced, LED illuminated blade projecting sign over the public sidewalk.	19 (Jacob Kupin)
3/11/2025 8:41	3/27/2025 0:00	PLRECAPP	2025M-006AG-001	BELL ROAD STATE AID PAVING	A resolution approving an intergovernmental agreement by and between the State of Tennessee, Department of Transportation ("TDOT"), and the Metropolitan Government of Nashville and Davidson County, acting by and through the Nashville	

					Department of Transportation (“NDOT”), for the repairing of existing pavement failures and resurfacing of 4.43 miles of Bell Road; State Project No. 19SAR1-S8-016, PIN: 134654.00. (Prop. No. 2025M-006AG-001).	
3/11/2025 8:56	3/27/2025 0:00	PLRECAPPRO	2025M-036ES-001	NOLENSVILLE ROAD WAWA	A request for the acceptance of approximately 560 linear feet of new eight-inch sanitary sewer main (PVC), five new sanitary sewer manholes and any associated easements, to serve the Nolensville Road Wawa development.	04 (Mike Cortese)
3/14/2025 8:43	3/27/2025 0:00	PLRECAPPRO	2025M-038ES-001	GRUNDY INFRASTRUCTURE	A request for the abandonment of approximately 136 linear feet of 10-inch and 242 linear feet of 15-inch combination sewer main (unknown material), 421 linear feet of 42-inch combination sewer main (Brick), 48 linear feet of 48-inch combination sewer main (Brick) and the acceptance of approximately 102 linear feet of 10-inch sanitary sewer main (PVC), 65 linear feet of 12-inch sanitary sewer main (PVC), 154 linear feet of 15-inch sanitary sewer main (DIP), 573 linear feet of 66-inch combination sewer main (RCP), five combination sewer manholes, five sanitary sewer manholes and any associated easements to serve the Grundy Infrastructure development.	19 (Jacob Kupin)
3/14/2025 9:38	3/27/2025 0:00	PLRECAPPRO	2025M-039ES-001	602 SOUTHGATE AVENUE	A request for the acceptance of approximately 51 linear feet of eight-inch sanitary sewer main (PVC) and one sanitary sewer manhole to serve the 602 Southgate Ave development.	17 (Terry Vo)
3/17/2025 10:01	3/27/2025 0:00	PLRECAPPRO	2025M-001AB-001	UNNUMBERED ALLEY RIGHT-OF- WAY ABANDONMENT	A request for the abandonment of a portion of unnumbered alley right-of-way, from alley #169 to 1st Avenue South. The easements are to be retained.	17 (Terry Vo)
3/17/2025 10:39	3/27/2025 0:00	PLRECAPPRO	2025M-002AB-001	ALLEY #89 RIGHT- OF-WAY ABANDONMENT	A request for the abandonment of a portion of alley #148 to 2nd Avenue South. The easements are to be retained.	17 (Terry Vo)
3/17/2025 11:57	3/27/2025 0:00	PLRECAPPRO	2025M-008AG-001	RJ CORMAN AND MWS OMOHUNDRO WTP AGREEMENTS	A request for approval authorizing The Metropolitan Government of Nashville and Davidson County, acting by and through Metro Water Services, to enter into a Construction Agreement for development of six pipeline encroachments (Exhibit 1) and six Pipeline Crossing License Agreements (Exhibits 2 – 7) with RJ Corman Railroad Company/Nashville & Eastern Railroad Line as part of the Omohundro Water Treatment Plant process advancements project, for property at 1400 Pumping Station Road and Pumping Station Road (unnumbered), in Davidson County.	15 (Jeff Gregg)

SUBDIVISIONS: Administrative Approval

Date Submitted	Date Approved	Action	Case #	Project Name	Project Caption	Council District (CM Name)
3/10/2015 0:00	3/25/2025 0:00	PLAPADMIN	2015S-046-001	Nashville Annex Subdivision Lots 101 & 102	A request for final plat to shift lot lines for lots located at 6509 and 6511 Robertson Avenue, Spencer Avenue (Unnumbered), and Robertson Avenue (Unnumbered) at the southeast corner of Robertson Avenue and Spencer Avenue, zoned OR20 and R8 (1.59 acres), requested by TTL, applicant, Robertson Partners, owner.	20 (Mary Carolyn Roberts)
4/5/2022 9:34	3/19/2025 0:00	PLAPADMIN	2022S-112-001	FINAL PLAT OF 6018 MT. VIEW ROAD	A request for final plat approval to create two lots on property located at 6018 Mt. View Road, approximately 735 feet west of Hamilton Church Road, zoned SP (9.14 acres), requested by Cherry Land Surveying, Inc., applicant; Sherif Roufail, owner.	33 (Antoinette Lee)
10/9/2024 10:13	4/2/2025 0:00	PLAPADMIN	2024S-168-001	REVISION OF LOT 2 OF SECTION 3- LARCHWOOD	A request for final plat approval to create 2 lots on property located at 600 Stewarts Ferry Pike, at the southeast corner of Stewarts Ferry Pike and McCrory Creek Road, zoned SP (18.40 acres), requested by Crowe Wheeler and Associates, applicant; VCP Nashville, LLC, owner.	15 (Jeff Gregg)
1/16/2025 9:09	3/31/2025 0:00	PLAPADMIN	2025S-028-001	JACKSON DOWNS	A request for final plat approval to consolidate two lots into one lot on properties located at 3131 Lebanon Pike and 2205 Jackson Downs Boulevard, at the eastern corner of Lebanon Pike and Jackson Downs Boulevard, zoned CL (1.56 acres), requested by Crowe Wheeler & Associates, applicant; Club Car Wash Nashville Lebanon Pike, LLC, owner.	14 (Jordan Huffman)

Performance Bonds: Administrative Approvals

Date Approved	Administrative Action	Bond #	Project Name
3/28/25	Approved New	2025B-010-001	OVERLOOK AT AARON'S CRESS PHASE 2
3/31/25	Approved Release	2016B-009-009	VOCE, PHASE 2B
4/2/25	Approved Release	2022B-021-002	MAPLE GROVE

Schedule

- A. Thursday, April 10, 2025** - MPC Meeting: 4pm, Sonny West Conference Center
- B. Thursday, April 24, 2025** – MPC Work Session: Housing & Infrastructure, 2:30pm, Sonny West Conference Center
- C. Thursday, April 24, 2025** - MPC Meeting: 4pm, Sonny West Conference Center