

**D O C K E T**

**5/28/2025**

**1:00 P.M.**

**METROPOLITAN SHORT TERM RENTAL APPEAL BOARD  
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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**MS. JULIE RYAN CAPUTO, CHAIRMAN  
MR. TERRANCE BOND, VICE-CHAIRMAN  
MR. PHIL COBUCCI  
MR. RAMON SIMMONS  
MR. MIKE LOYCO  
MS. NICOLE WILLIAMS  
COUNCILMEMBER SEAN PARKER**

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**CASE 2025-002 (Council District - 21)**

**DARRYL HALEY**, appellant and **HALEY, DARRYL**, owner of the property located at **1610 DR D B TODD JR BLVD**, seeks to establish the ability to legally operate a short-term rental property. Appellant is challenging the Zoning Administrator's decision to deny a short-term rental permit application based on information indicating that the residence may not be the owner's primary dwelling as required by law.

Zone Classification: RS5  
Permit Type: Owner Occupied  
Governing Ordinance: BL2020-187  
Results:

Map Parcel: 08115019900  
Board Discretion:

**CASE STR 2025-003 (Council District - 26)**

**IRACI S. ROCHA BASS**, appellant and **BASS, IRACI S ROCHA**, owner of the property located at **676 HARDING PL**, seeks the agility to legally operate a Short-Term Rental property. Appellant is requesting relief from the mandatory 12-months prohibition against applying for a permit due to operating a STRP prior to obtaining the permit as required by law.

Zone Classification: RS10

Map Parcel: 14701006800

Permit Type: Owner Occupied

Board Discretion:

Governing Ordinance: BL2020-187

Results:

**CASE STR 2025-004 (Council District - 24)**

**SAMUEL BECKER**, appellant and **BENDER, JACOB & BECKER, NATHAN MICHAEL & SAMUEL G.**, owner of the property located at **3814 LOOKOUT DR**, seeks the ability to legally operate a short-term rental property. Appellant is requesting relief from the mandatory 1-year prohibition for operating without the required STRP permit due to their original permit was not paid for and therefore not issued.

Zone Classification: RS5

Map Parcel: 10401000400

Permit Type: Owner Occupied

Board Discretion:

Governing Ordinance: BL2020-187

Results: WITHDRAWN

**CASE STR 2025-005 (Council District - 5)**

**JAMES SILCOX**, appellant and **SILCOX, JAMES P**, owner of the property located at **945 CHICKASAW AVE** seeks the ability to re-establish the ability to legally operate a STRP. Appellant is alleging the Zoning Administrator erred in determining the STRP permit was issued in error

Zone Classification: IR  
Permit Type: Owner Occupied  
Governing Ordinance: BL2017-608  
Results:

Map Parcel: 07209003700  
Board Discretion:

**CASE STR 2025-006 (Council District - 6)**

**MATTHEW MILLER**, appellant and **MILLER, MATTHEW**, owner of the property located at **1904 BOSCOBEL ST**, seeks to re-establish the ability to legally operate a STR property. Appellant is requesting relief from the mandatory 6-month prohibition against applying for a new permit due to operating after the existing STR permit expired.

Zone Classification: R6  
Permit Type: Owner Occupied  
Governing Ordinance: BL2020-187  
Results:

Map Parcel: 08314033900  
Board Discretion:

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

**CAMAREN DANIEL**, appellant and **DANIEL, CAMAREN**, owner of the property located at **4329 CATO RD**, seeks to re-establish the ability to legally operate a short-term rental property. Appellant is challenging the Zoning Administrator's decision to deny the short-term rental permit renewal based on information indicating that the residence may not be the owner's primary dwelling as required by law.

Zone Classification: RS15

Map Parcel: 05800004700

Permit Type: Owner Occupied

Board Discretion:

Governing Ordinance: BL2020-187

Results:

**Board Election**

**Ethics Training**

**Vote on rule change re: quorum**

**Vote on board rule # 6 re: appellants & applicant word change**

**Public Comment:** This serves as public notice that, in accordance with the Rules of Procedure of the Short-Term Rental Appeals Board, Rule 7(H), public comment is provided for in the following manner: in cases without opposition, 5 minutes total are provided for the appellant, including members of the public speaking in support of the appeal, to present their case and supporting comments. For cases in which there is opposition to the appeal, 10 minutes total are provided to the appellant, including members of the public speaking in support of the appeal, a portion of which time may be reserved for rebuttal of the opposition's presentation. A total of 10 minutes is also provided in which members of the public may speak in opposition to the appeal, which time is to be apportioned among all speakers.

For members of the public who wish to submit advance comments regarding an appeal, to be entered into the record prior to the meeting, those comments must be submitted to the Board Staff no later than 5 days prior to the public hearing. Send comments to: [STRBoard@nashville.gov](mailto:STRBoard@nashville.gov)

Documentation that supporters or opponents wish to provide to the Board after the deadline can be presented to the Board members by providing eight copies at the public hearing; however, the Board may elect to defer cases in order to review any materials received after the deadline.

The complete Short-Term Rental Appeals Board Rules of Procedure may be found on the Short-Term Rental Appeals Board page on the Nashville.gov Website.



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.