

**D O C K E T**

**6/25/2025**

**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

Map Parcel: 08115019900

Permit Type: Owner Occupied

Board Discretion:

Governing Ordinance: BL2020-187

Results:

**CASE STR 2025-008 (Council District - 24)**

**KEITH MADDIN**, appellant and **PUCKETT, BENJAMIN TODD & MADDIN, KEITH**, owner of the property located at **4029 ABERDEEN RD**, seeks to re-establish the ability to legally operate a STRP. The appellant is requesting relief from the mandatory 6-months prohibition against applying for a permit due to operating a STRP after the issued permit expired.

Zone Classification: R8

Map Parcel: 10308022200

Permit Type: Owner Occupied

Board Discretion:

Governing Ordinance: BL2017-608

Results:

**CASE STR 2025-009 (Council District - 31)**

**MARTINE & JULIA ADAMPA**, appellant and **ADAMPA, MARTIN**, owner of the property located at **7357 SUGARLOAF DR**, seeks to re-establish the ability to legally operate a Short-Term Rental property. Appellant is alleging the Zoning Administrator erred in denying the Short-Term rental permit application for operating prior to obtaining a STRP permit as required by law.

Zone Classification: RS10

Map Parcel: 181010B18500CO

Permit Type: Owner Occupied

Board Discretion:

Governing Ordinance: BL2020-187

Results:

**CASE STR 2025-011 (Council District - 19)**

**RYAN SPERKO**, appellant and **SPERKO, RYAN SHAW**, owner of the property located at **1023 10TH AVE N**, 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: RS3.75

Map Parcel: 08116075300

Permit Type: Owner Occupied

Board Discretion:

Governing Ordinance: BL2017-608

Results:

**CASE STR 2025-013 (Council District - 19)**

**JOSEPH K. MOI**, appellant and **MOI, JOSEPH K.**, owner of the property located at **1000 WARREN ST 101** seeks to re-establish the ability to operate a short-term rental property. Appellant is requesting relief from the mandatory 6-months prohibition against applying for a permit due to operating a STRP after the issued permit expired.

Zone Classification: RM20

Map Parcel: 081160C00100CO

Permit Type: Non-Owner Occupied

Board Discretion:

Governing Ordinance: BL2017-608

Results:

**CASE STR 2025-014 (Council District - 19)**

**CORTLANDT SCHUYLER**, appellant and **CHERNER ESC GERMANTOWN LLC**, owner of the property located at **1607 7TH AVE N 201-218**, seeks to re-establish the ability 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 without first obtaining the necessary permit as required by law.

Zone Classification: MUG

Map Parcel: 08112032900

Permit Type:

Board Discretion:

Governing Ordinance: BL2020-187

Results: WITHDRAWN

**CASE STR 2025-015 (Council District - 19)**

**JARRET LANE**, appellant and **LANE, JARRETT**, owner of the property located at **1024 11TH AVE N**, seeks to re-establish the ability to legally operate a Short-Term Rental property. Appellant is challenging the Zoning Administrator's decision to revoke a Short-Term Rental permit based on information indicating that the residence may not be the owner's primary dwelling as required by law.

Zone Classification: RS3.75

Map Parcel: 08116061100

Permit Type: Owner Occupied

Board Discretion:

Governing Ordinance: BL2024-187

Results:

**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.