

D O C K E T

8/21/2025

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**

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

CASE 2025-070 (Council District - 7)

Marissa Biddle, appellant and **BIDDLE ENTERPRISES, INC**, owner of the property located at **927 B CURDWOOD BLVD**, requesting a variance from height requirements in the RS7.5 District. The appellant is seeking to construct a detached garage. Referred to the Board under Section 17.12.060. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Detached Structure

Map Parcel 06111035800

Results-

CASE 2025-082 (Council District - 7)

Charles Dick, appellant and owner of the property located at **4116 MOSS ROSE DR**, requesting a variance from the street setback requirements in the RS-20 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 06213009500

Results

CASE 2025-083 (Council District - 20)

Jenner Design, LLC, appellant and **HARVEST & HOMES TENNESSEE III, LLC**, owner of the property located at **6657 B CABOT DR**, requesting a special exception to reduce the street setback to 7.5 feet; a variance to reduce the rear setback to 7.5 feet; and a variance from the maximum permitted parking within the UZO in the RM-20 District. The appellant is seeking to construct multi-family residences previously approved under BZA Case 2023-029. 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-Multi-Family

Map Parcel 10200005800

Results-

CASE 2025-084 (Council District - 18)

William Smallman, appellant and **GEIGER, MICHAEL C. & DEBRA C.**, owner of the property located at **3000 BRIGHTWOOD AVE**, requesting a variance from the front setback requirements in the R8 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 11708002600

Results-

CASE 2025-085 (Council District - 17)

Sherry Oates, appellant and owner of the property located at **816 KIRKWOOD AVE**, requesting a variance from the maximum allowable accessory structure size requirements in the R10 District. The appellant is seeking the legal use of an accessory garage. Referred to the Board under Section 17.12.050. The appellant has alleged the Board would have jurisdiction under Section 17.40.180 B.

Use-Detached Accessory Structure

Map Parcel 11802016600

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. 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