

**Meeting Minutes of the Forest Hills
Municipal Planning Commission
November 16, 2023**

The City of Forest Hills, Tennessee, Municipal Planning Commission met in regular session on November 16, 2023, at 6:00 P.M. at City Hall, 6300 Hillsboro Pike, Nashville. Chairman David Waller presided at the meeting. Commission members Lanson Hyde, Henry Trost, Jim Gardner, Cindy Walker, Clay Jackson, Tim Garrett, Brian Dougherty, Martin Roberts and Scott Hayduk were also present. City Attorney Marshall Albritton, City Engineer Brad Bivens, City Manager Mark Hill, and City Executive Assistant Charlotte Hunter also attended. A copy of the agenda is attached to these minutes as a matter of record.

Chairman Waller confirmed that there was a quorum and called the meeting to order.

Old Business:

Consideration of approval of a **Final Plat** to subdivide the property line between of Lot 17 of the Castlewood Subdivision (currently 1. acres 33 Castlewood, parcel #144080B01700CO) and Lot 18 (currently 1.21 acres 29 Castlewood, parcel 144080B01600CO). And Lot 16 (currently 1.09 acres) 37 Castlewood, parcel 144080B01600CO

Kevin Stinson of 37 Castlewood advised us of his plans to buy the empty lot (Lot 17) between he and his neighbor Alan Krantz and split the lot in half with each half of Lot 17 being consolidated with Lots 16 and 18 respectively . This request has passed BZA due to the smaller lot size. The purchase of this lot will guarantee the lot will never be built upon.

David Waller asked for any questions or comments from neighbors. None asked.

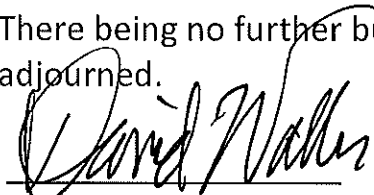
Upon a motion by Henry Trost and seconded by Scott Hayduk for final approval of the plat.

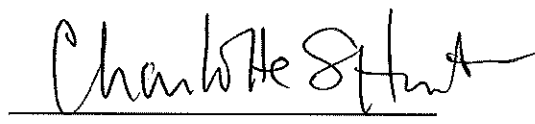
New Business:

Consideration of preliminary approval for a resubdivision of Lot 14 A (Parcel # 158040A06900CO of 31 Annadale) and 16 A (Parcel 158040A06700CO of 35 Annadale) to shift the common lot line to increase the lot size of 16 A to 2.01 acres. Lot 14 A will be 3.06 acres. Bruce Rainey spoke on behalf of the homeowner Stephen Feisk. This plan has been to the BZA since the new lot will be less than 3 acres and was approved. Hayduk asked how this lot will look afterwards. It will look like most of the other lots in this subdivision. Lot 14 A was the biggest lot. Waller asked about the steep slopes. The new home would have to go to BZA since it is in hillside. The new lot size will be able to build a bigger house once this lot is sold. Hyde asked about the FAR, 15,500 square feet is allowed. The HOA has approved this new lot. What are the setbacks and the new property line? 65 feet are the setbacks and this needs to have that amount so it won't have to ask for that variance when it goes to the BZA. The 3 lots were combined in 1992. The lot line can be changed and not the acreage. The lot is buildable. Waller asked for neighbor input, none present.

Upon a motion by Brian Dougherty and seconded by Tim Garrett for preliminary approval of the plat.

There being no further business to come before the Commission, the meeting was adjourned.


Chairman David Waller


City Recorder Charlotte Hunter