



HORRELL PROPERTIES

COMMERCIAL AND INDUSTRIAL INVESTMENTS

Amendment #1

February 13, 2009

Planning & Zoning Committee
800 Second Avenue South
Nashville, TN 37201

Re: "SP" Rezoning Application 809 5th Avenue South - Nashville, TN
Map: 93-14 Parcel: 499 Currently Zoned "CF" - .69 Acres
Location: Downtown Nashville between Ash Street & I-265
Owners: John & Gayle Horrell - Nashville Residents

Request: Re-Zoning of property from "CF" to "SP" that would allow for Wrecker Service, Auto/Truck Repair and all other uses allowed within the "CF" zoned district.

Dear Committee:

The property being examined was purchased December 2004 by the adjacent property owner of 801 5th Avenue South, John & Gayle Horrell. We (John & Gayle) upgraded the property and leased it to one of two towing companies. The property has been used as a "Tow In Lot" for some ten-years.

The currently "CF" zoned property is completely fenced with a 2,500 sq/ft building that is used for offices and servicing of cars & small trucks. There is no residential within 5 blocks of this property. All adjacent property is zoned "CF."

The new Metro Council Resolution requires that this "Tow In Lot" zoning be upgraded to "SP" to operate such a business. I have spoken to Ms. Gilmore, Council Person for District 19, and she has reviewed our request "favorably" and has assured me that she will sponsor this request. I have also spoken to Sunny West at the Codes Administration and been advised that this is the proper procedure for this request.

This location has been used as a "Tow In Lot" for over ten-years. We recognize the need to make certain improvements as attached to meet the intent, set by Metro Council, for this SP zoning change of this "As-Built" existing facility.

If you should have any questions, feel free to give me a call.

Sincerely,

John & Gayle Horrell

Plan approved by
MPC on 3/12/09

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Lot Improvements:

Fencing - A new wooden 6' screen fence will be erected to screen the existing street vista of the property. Existing chain link fence gates will be improved with vinyl inserts. The 6' wooden screen fence will also extend down the Northern property line 20' from the street.

Sidewalk Retaining Wall - will be repaired using the existing limestone blocks.

Entry - The existing gravel entry will be improved with new asphalt. The existing parking space directly in front of the building will be removed and re-seeded for grass.

Landscaping - Fifteen 2' Holly bushes will be planted along with a new 6' Pin Oak Tree will be planted within the designated "Landscaping Area" outlined.

End of section

Plan approved by
MPC 3/12/09

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3/12/09

