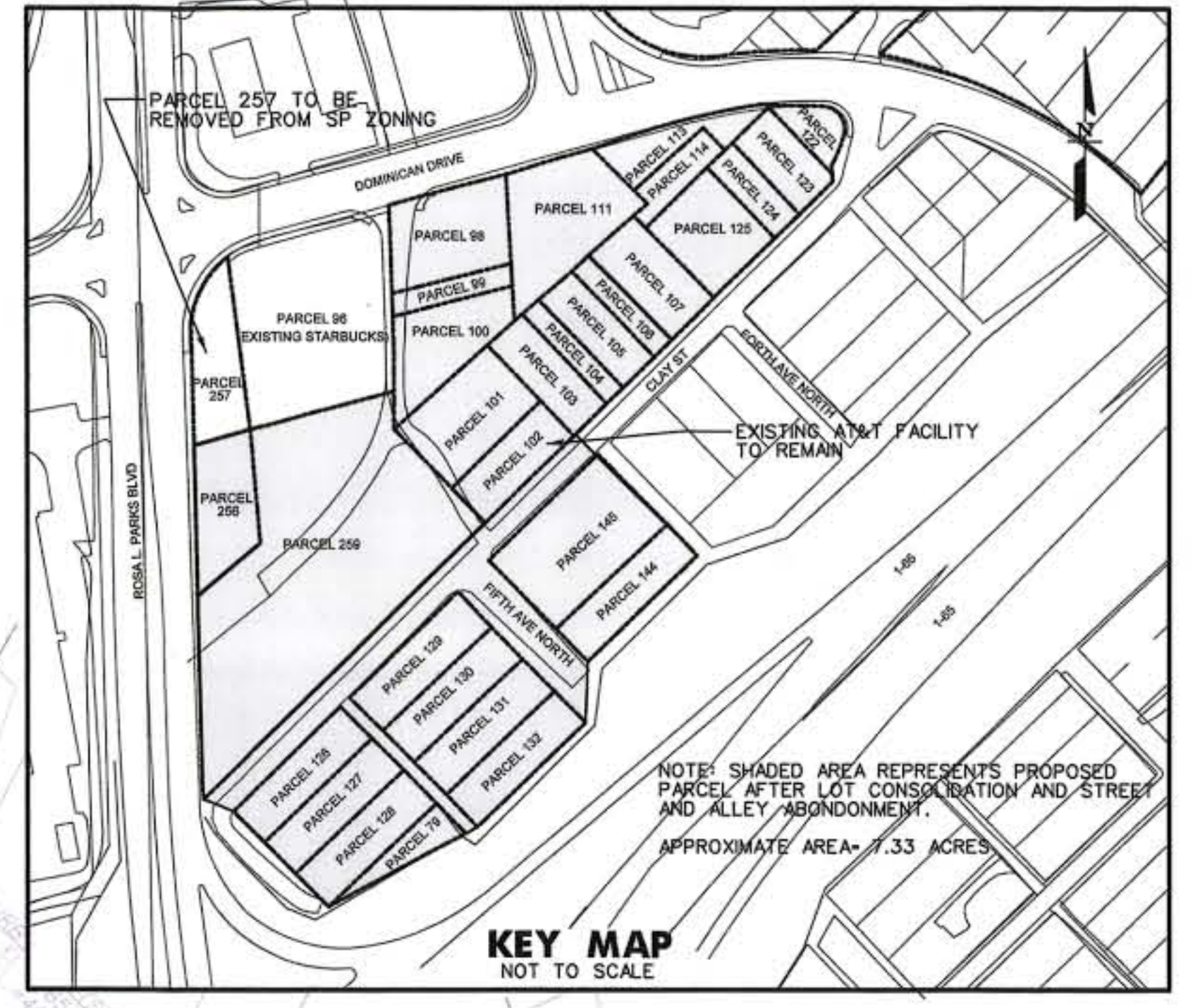
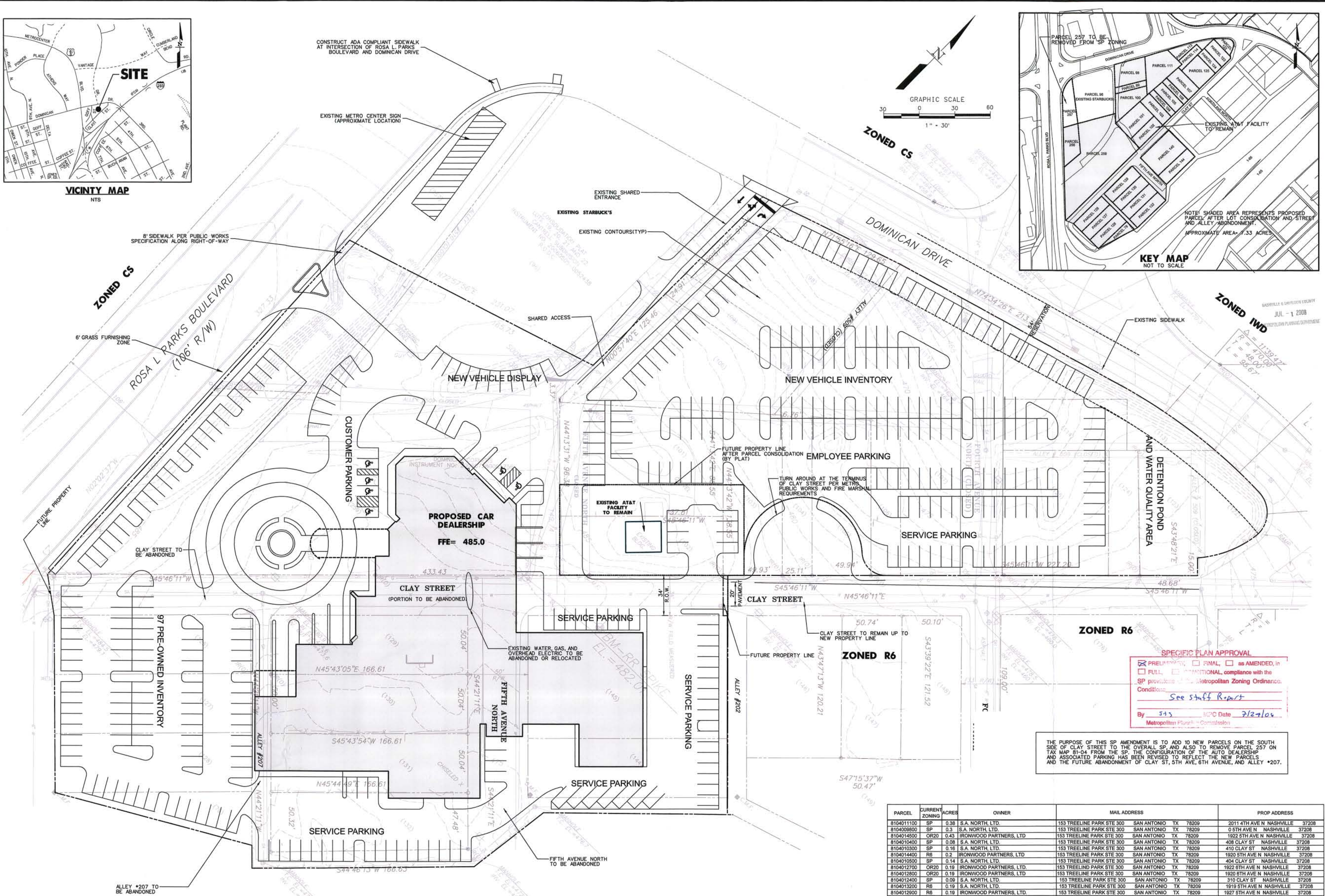


VICINITY MAP
NTS



KEY MAP
NOT TO SCALE



SPECIFIC PLAN APPROVAL
 PRELIMINARY, FINAL, AS AMENDED, in
 FULL, CONDITIONAL, compliance with the
 SP provisions of the Metropolitan Zoning Ordinance.
 Conditions:
 See Staff Report
 By JJS MTC Date 7/27/08
 Metropolitan Planning Commission

THE PURPOSE OF THIS SP AMENDMENT IS TO ADD 10 NEW PARCELS ON THE SOUTH SIDE OF CLAY STREET TO THE OVERALL SP AND ALSO TO REMOVE PARCEL 257 ON TAX MAP 81-04 FROM THE SP. THE CONFIGURATION OF THE AUTO DEALERSHIP AND ASSOCIATED PARKING IS BEING REVISED TO REFLECT THE NEW PARCELS AND THE FUTURE ABANDONMENT OF CLAY ST, 5TH AVE, 6TH AVENUE, AND ALLEY #207.

FIRE MARSHAL NOTES:
 1. New commercial developments shall be protected by a fire hydrant that complies with the 2006 edition of NFPA 1 table H. To see table H go to <http://www.nfpa.org/rev/tables.htm>
 2. Fire hydrants shall be in-service before any combustible materials brought on site.
 3. All fire department access roads shall be 20 feet minimum width and shall have an unobstructed vertical clearance of 13.6 ft.
 4. No part of any building shall be more than 500 ft from a fire hydrant via an approved hard surface road. Metro Ordinance 965-1541 Sec: 1548.020 B

PUBLIC WORKS NOTE:
 ALL PUBLIC WORKS DESIGN STANDARDS SHALL BE MET PRIOR TO ANY FINAL APPROVALS AND PERMIT ISSUANCE. ANY APPROVAL IS SUBJECT TO PUBLIC WORKS APPROVAL OF THE CONSTRUCTION PLANS.

STORM WATER NOTES:
 - This site is not encumbered by flood plain as shown on FEMA Map 470094 Panel 0208.
 - 78-840 Note: Any excavation, fill or disturbance of the existing ground elevation must be done in accordance with storm water management ordinance No. 78-840 and approved by The Metropolitan Department of Water Services.
 - Preliminary Plan Note: This drawing is for illustration purposes to indicate the basic premise of the development. The final count and details of the plan shall be governed by the appropriate regulations at the line of final application.
 - Metro Water Services shall be provided sufficient and unencumbered access in order to maintain and repair utilities in this site.
 - Size driveway culverts per the design criteria set forth by the Metro Stormwater Management Manual Minimum driveway culvert in Metro ROW is 18" CMP.

SITE DATA TABLE:

COUNCIL DISTRICT	02 FRANK HARRISON
TOTAL AREA - IMPERVIOUS AREA*	7.33 ACRES
PERVIOUS AREA*	6.00 ACRES
PERVIOUS AREA*	1.33 ACRES
ISR	0.82
261,194 S.F. (IMPERVIOUS AREA) / 39,295 S.F. (LOT AREA)	
BUILDING AREA (2-STORY)	65,000 S.F.
FAR	0.20
65,000 S.F. (BUILDING AREA) / 319,295 S.F. (LOT AREA)	
SOL TYPE:	Md, HYDROLOGIC GROUP: C

PARKING TABLE:

PROPOSED PARKING	NUMBER OF SPACES
PRE-OWNED INVENTORY	27
CUSTOMER ACCESSIBLE	8
NEW DISPLAY INVENTORY	1
NEW INVENTORY	103
SERVICE PARTS	10
EMPLOYEE	61
TOTAL PARKING:	411
REQUIRED SPACES:	255
VEHICULAR SALES:	
1 SPACE PER 250 S.F. OF ENCLOSED SALES AREA PLUS 1 SPACE PER 1000 S.F. OF OUTDOOR VEHICLE DISPLAY AREA PLUS 2 SPACES PER SERVICE BAY/STALL	
AT&T SPACES PROVIDED:	8

PROPOSED USES:
 1. COMMUNICATIONS: EXISTING (APPROX. 1,200 SF)
 2. NEW C&M SALES PROPOSED - INCLUDING ACCESSORY USES AS DEFINED IN METRO ZONING ORDINANCE (SEE BELOW)

*Automobile sales, new means a franchised retail automobile dealership that is primarily housed in a structure and characterized by a mixture of secondary supporting uses however, the principal use of the site shall be the marketing and display of new vehicles, whether by sale, rental, lease or other commercial or financial means. Secondary supporting uses may include an inventory of vehicles for sale or lease either on-site or at a nearby location or new or used automobiles in operating condition, and on-site facilities for the repair and service of automobiles previously sold, rented, or leased by the dealership as defined under "Automobile Repair" and "Automobile Service." No abandoned vehicles shall be stored on the premises.

PARCEL	CURRENT ZONING	ACRES	OWNER	MAIL ADDRESS	PROP ADDRESS
810401100	SP	0.38	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	2011 4TH AVE N NASHVILLE 37208
810400900	SP	0.3	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	0 5TH AVE N NASHVILLE 37208
810401450	OR20	0.43	IRONWOOD PARTNERS, LTD	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1922 6TH AVE N NASHVILLE 37208
810401040	SP	0.08	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	408 CLAY ST NASHVILLE 37208
810401030	SP	0.16	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	410 CLAY ST NASHVILLE 37208
810401440	RE	0.2	IRONWOOD PARTNERS, LTD	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1920 5TH AVE N NASHVILLE 37208
810401250	SP	0.14	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	404 CLAY ST NASHVILLE 37208
810401270	OR20	0.19	IRONWOOD PARTNERS, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1922 6TH AVE N NASHVILLE 37208
810401280	OR20	0.19	IRONWOOD PARTNERS, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1920 6TH AVE N NASHVILLE 37208
810401240	SP	0.09	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	310 CLAY ST NASHVILLE 37208
810401200	RE	0.19	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1919 5TH AVE N NASHVILLE 37208
810401290	RE	0.19	IRONWOOD PARTNERS, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1927 5TH AVE N NASHVILLE 37208
810400960	SP	0.08	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	0 5TH AVE N NASHVILLE 37208
810401070	SP	0.14	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	400 CLAY ST NASHVILLE 37208
810401230	SP	0.12	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	308 CLAY ST NASHVILLE 37208
810401220	SP	0.16	SOUTH CENTRAL BELL TELEPHONE CO.	P O BOX 532 C/O OPERATION MGR TAXES BIRMINGHAM AL 35201	2000 5TH AVE N NASHVILLE 37208
810401010	SP	0.25	SOUTH CENTRAL BELL TELEPHONE CO.	P O BOX 532 C/O OPERATION MGR TAXES BIRMINGHAM AL 35201	0 6TH AVE N NASHVILLE 37208
810401000	SP	0.25	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	2008 5TH AVE N NASHVILLE 37208
810402900	SP	0.24	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	0 ROSA L PARKS BLVD NASHVILLE 37208
810401300	SP	0.12	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	402 CLAY ST NASHVILLE 37208
810401220	SP	0.04	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	308 CLAY ST NASHVILLE 37208
810401300	RE	0.19	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1925 5TH AVE N NASHVILLE 37208
810401300	OR20	0.09	IRONWOOD PARTNERS, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1918 6TH AVE N NASHVILLE 37208
810401300	SP	0.12	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	2008 4TH AVE N NASHVILLE 37208
810401300	SP	0.12	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1921 5TH AVE N NASHVILLE 37208
810401280	OR20	0.19	IRONWOOD PARTNERS, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	1924 6TH AVE N NASHVILLE 37208
810401250	SP	0.23	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	312 CLAY ST NASHVILLE 37208
810401400	SP	0.09	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	2004 4TH AVE N NASHVILLE 37208
810402900	SP	1.58	S.A. NORTH, LTD.	153 TREELINE PARK STE 300 SAN ANTONIO TX 78209	ROSA L PARKS BLVD NASHVILLE 37208
810402900	SP	0.24	METROCENTER IMPRVENTS ASSOC, INC.	3011 ARMORY DR #310 NASHVILLE TN 37204	ROSA L PARKS BLVD NASHVILLE 37208

Civil Engineers | Architects | Planners | Landscape Architects
Barge Cauthen & ASSOCIATES
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PRELIMINARY SPECIFIC PLAN SUBMITTAL
METRO CENTER AUTO FACILITY
2006SP - 108U - 08
 NASHVILLE, TENNESSEE

DR.	CHK.	DATE	DOCUMENT	ISSUE DATES
		6-12-08	SP SUBMITTAL	
		7-1-08	SP RE-SUBMITTAL	

C1.0
 BCA NO. 2530-01

1-SP-2006SP-108U-08