

Hardy Specific Plan

Development Summary		Site Data Table	
SP Name	Hardy Specific Plan	Site Data	1 acre
SP Number	2015SP-081-001	Existing Zoning	AR2a
Council District	31	Proposed Zoning	SP
Applicant	Lucy Ann Hardy 309 Joyner Avenue Nashville, TN 37210	Allowable Land Uses	Retail

Standard SP Notes

1. The purpose of this SP is to permit the use of selling fruits, vegetables, flowers and cured meats on a portion of property located at Nolensville Pike (unnumbered) for Map 161, Part of Parcel 108.
2. Access is limited to one access point.
3. Consistent with Section 17.20.120, sidewalks shall be included on the final site plan. Sidewalk constriction shall be complete within one year of the use and occupancy permit.
4. The structure shall be removed within one year of the use and occupancy permit if sidewalks are not constructed.
5. No parking is permitted in front of the structure. Parking shall be located behind or beside the structure.
6. Hours shall be limited to 8:00 AM to 6:00 PM.
7. If a development standard, not including permitted uses, is absent from the SP plan and/or Council approval, the property shall be subject to the standards, regulations and requirements of the CL zoning district as of the date of the applicable request or application.
8. The requirements of the Metro Fire Marshal’s Office for emergency vehicle access and adequate water supply for fire protection must be met prior to the issuance of any building permits.

General Plan Consistency Note

The proposed Specific Plan is located within the Southeast Nashville Community Plan (Subarea 12). The proposed SP is located in the following policy areas:

- T3 Suburban Community Center (T3 CC)
- Conservation

The parcel located at Nolensville Pike (unnumbered), across the street from 5837 Nolensville Pike, is approximately 5 acres. The proposed zoning change from AR2a to SP will only affect one acre along the western portion of the lot, abutting Nolensville Pike. A zone change from AR2a to SP is consistent with the T3 Suburban Community Center land use policy and surrounding uses.

