

Multimodal Access Closure Advisory Committee Meeting Minutes 05/08/25 (1:30 pm – 3:30 pm)

Member	Department	Attended
Sam Phillips	Contractor Representative	No
Jeff Duncan	Metro Water Services	Yes
Rob Mortensen	Broadway Entertainment Association	Yes
Katie Freudberg	WeGo Representative	No
Sarah Fugate	TDOT Representative	Yes
Wesley Smith	WalkBike Representative	Yes
Tommy Jones	NDOT Representative	Yes
John Melia	Metro Police Department	Yes
Wes Hamilton	Contractor Representative	No
Michael Hayes	Developer Representative	Yes
Ryan Woodson	Site Plan Engineer	No
Lawrence Hutchison	Metro Fire Department	Yes
Shannon Roberts	Metro Codes	Yes
Jon Sipes	Nashville Electric Service	Yes
David Corman	Nashville Downtown Partnership	Yes

1) Stockyard St

- **Applicant:** Steve Grandas – RG Anderson (sgrandas@rgandersoncompany.com)
- **Location:** Stockyard St btw 1st Ave N to 3rd Ave N
- **Time Frame:** May 2025 – September 2025
- **Project Description:** Apartment building construction
- **Type of Closure:** Long term one lane closure for 8-9 months on Stockyard St making the street one way westbound.
- **Why Closure is Needed:** Crane will be positioned in Stockyard St install exterior façade of the new building. This work cannot be completed from inside the job site.
- **Public Comment:**
 - There was no public comment at this time.
- **Questions/Suggestions:**
 - NDOT is planning to do paving work in this area on 2nd Ave N.
 - RG Anderson will pave the section they are responsible for, NDOT will pave the rest.
 - The bike path has been detoured to Jo Johnston Ave for bikers traveling from 2nd Ave to 1st.
 - The greenway behind the building will not be reopened completely for another 10 months.
 - There is concern regarding closures of the greenway for an extended time.
 - A Parks Department representative may need to be added to the committee.
 - It is possible to pull outriggers in at night and give extra space, but probably still not enough width for 2 lanes.
 - There are no other closures south of Jefferson in this area.
 - The travel lane on stockyard will be 12ft wide.
- **Conclusion:**

- Approved, contingent on coordination with NDOT regarding paving limits and potential planned striping upgrades. Project will need to ensure proper communication with the council member for this area.

2) Newsom Station Rd with Hwy 70

- **Applicant:** Mark Raymer – Walker Building Group (mraymer@walkerbuildinggroup.com)
- **Location:** Newsom Station Rd with Hwy 70
- **Time Frame:** May 2025 – June 2025
- **Project Description:** Installation of a 14x5 box culvert under Newsom Station Road
- **Type of Closure:** Full Street closure for 2 weeks.
- **Why Closure is Needed:** Box culvert must be installed in one piece due to it being precast, so the entire street must be closed.
- **Public Comment:**
 - There was no public comment at this time.
- **Questions/Suggestions:**
 - This closure completely shuts off emergency access to the neighborhood because the alternate route is blocked by a 9 ft clearance railroad bridge.
 - The new culvert will be changing the elevation of the road.
 - The installation will take 2 weeks working on a normal schedule but could be compressed into one week if work is done 24/7.
 - An access road will need to be constructed for emergency vehicles.
 - This will require a temporary construction easement and coordination with stormwater and other utility departments.
 - There are 89 residences in the area that are not accessible.
 - The existing bridge is potentially not structurally sound and will need to be evaluated.
 - The closure would ideally take place this summer while school is out but potentially will need to push closure to October 13 (Fall Break) and finish before school is back in session.
 - Stormwater Dept review required before approval.
- **Conclusion:**
 - Decision deferred until temporary road is designed.

3) 2121 Crestmoor Rd

- **Applicant:** Mitchell Farris – Doster Construction (mfarris@dosterconstruction.com)
- **Location:** 2121 Crestmoor Rd
- **Time Frame:** July 2025 – November 2026
- **Project Description:** Mixed use development – 98 units with retail
- **Type of Closure:** Lane closure resulting in removing the center turn lane and converting the road into a standard 2 lane road with bike lanes on either side
- **Why Closure is Needed:** There is no other way to access the site with materials and deliveries due to the location. This closure would allow ease of access for these deliveries.
- **Public Comment:**
 - Issue with ingress/egress to building the parking lot at INSBANK (and other retailers on

the south side of Crestmoor Rd).

- The absence of a turn lane will make back up on Crestmoor much more intense not allowing customers of these properties to turn left at rush hour.
- Police officer will be present while work is being done.
- Suggested removing one or both bike lanes to keep a turn lane.
- **Questions/Suggestions:**
 - Closer to summer, closures will need to start as the construction goes vertically.
 - May be schedule delays around Thanksgiving-New Years due to Green Hills Mall traffic.
 - Added police officers may be necessary during peak times to assist with traffic in this area.
 - KCI rep recommends that bike lanes stay in place for safety.
 - Suggested phasing things be phased in such a way that lane closure is not constantly needed at busy times such as Christmas.
- **Conclusion:**
 - Approved. NDOT can add police officer presence requirements as needed. Project will need to ensure proper communication with the council member for this area.

4) 1221 Grundy St

- **Applicant:** Matthew Mayo – Brasfield & Gorrie (mmayo@brasfieldgorrie.com)
- **Location:** 1221 Grundy St
- **Time Frame:** May 2025 – August 2027
- **Project Description:** Construction of a 16-story mixed use hotel, retail, VRBO building in between Whole Foods and Grundy St, and 12th Ave N and US 70 (George L Davis Blvd)
- **Type of Closure:**
 - Alley 237 Full Closure
 - Alley 626 Full Closure
 - Grundy St Full Closure and Lane Closure
- **Why Closure is Needed:** Required utility upgrades, NES Duct Bank installation
- **Public Comment:**
 - There was no public comment at this time.
- **Questions/Suggestions:**
 - Extensive utility work prior to vertical construction:
 - New 66" storm in alley 626
 - Tapping into sewer on Grundy St
 - Continuing new sewer into Alley 237
 - Installing NES Duct Bank
 - Water updates in Grundy
 - Coordination with Whole Foods is needed to facilitate deliveries.
 - There are restaurants very near to the job site. The sidewalk will remain open to allow pedestrian traffic into the restaurants. A valet on 12th may need to be set up.
 - NDOT would prefer the off-site lot to be secured for subcontractor parking.
 - Brasfield will not be securing parking but has agreed to push this responsibility to subcontractors.
 - They understand that if an individual violates the parking policy by parking in free street parking, they can be kicked off the job site.

- Paid parking signage will be put on 12th Ave N shortly.
- Grundy Street Closure will be taking place at the end of August/ beginning of September.
- Events such as Pride (in June) and the Veterans Day parade (11/11) will be considered before approving closures.
- George L Davis closures will take place at night.
- 2 lanes of traffic will be maintained on Grundy when the street is not completely closed.
- **Conclusion:**
 - Approved. Project will need to ensure proper communication with the council member for this area.

5) 450 James Robertson Parkway

- **Applicant:** Russ Brown – Skanska USA Building (russ.brown@skanska.com)
- **Location:** 450 James Robertson Parkway
- **Time Frame:** April 2025 – Jan 2026
- **Project Description:** Construction of multi-story mixed-use hotel, apartment, retail buildings in between News Channel 5 and TownePlace Suites.
- **Type of Closure:**
 - Sidewalk closures all the way around the project on Gay St, James Robertson, and 4th Ave N.
 - Parking lane closure (paid parking) for pedestrian walkway.
 - Bike lane shift on 4th Ave N.
- **Why Closure is Needed:** The project will need to receive deliveries and complete work on property lines which are very close to the roadway. Utility work is needed.
- **Public Comment:**
 - There was no public comment at this time.
- **Questions/Suggestions:**
 - NDOT would prefer the off-site lot to be secured for subcontractor parking.
 - Skanska will not be securing parking but has agreed to push this responsibility to subcontractors.
 - They understand that if an individual violates the parking policy by parking in free street parking, they can be kicked off the job site.
 - Closures can be shifted for events such as the Marathon (May).
 - Duct bank installation will be done as night work in James Robertson.
 - TDOT is planning to pave this part of James Robertson very soon.
 - TDOT and Skanska will coordinate paving limits to ensure work is not overlapping.
 - Developer/Contractor should reach out to News Channel 5 regarding closures and project.
 - 4th Ave will be restriped for part of the project to become a two-way street.
- **Conclusion:**
 - Approved. Project will also need to ensure proper communication with the council member for this area.