

Oak Hill news

FEB 2006

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NEWS FLASH

Special census of Oak Hill to be taken

A special census of the City of Oak Hill will be conducted within the next 60 days.

Oak Hill receives approximately \$100 per year from the State of Tennessee for each citizen. It is estimated that the city's population has increased by 200 residents since the last U.S. Federal Census in 2000. Several neighboring cities have shown significant increases in population after a new census.

Look for complete details in the next newsletter.

Tyne/Overton Lea zoning hearing set for February 16

The Oak Hill Board of Commissioners will take testimony, pro and con, on February 16, for a proposed City Ordinance that will rezone the area to higher minimum buildable lots in the future. The ordinance will:

- Increase the minimum lot size on both sides of Overton Lea Road, between Tyne Boulevard and Lealand Lane, from its current two acres to five acres.
- Increase the minimum lot size on both sides of Overton Lea Road, between Lealand Lane and Granny White Pike, from its current two acres to four acres.
- Increase the minimum lot size on both sides of Tyne Boulevard, between Franklin Road and Lealand Lane, from its current two acres to five acres.
- Increase the minimum lot size on both sides of Tyne Boulevard, between Lealand Lane and Granny White Pike, from its current two acres to four acres.

The new ordinance would also formally acknowledge all existing lots along Overton Lea Road and Tyne Boulevard that would be less than the

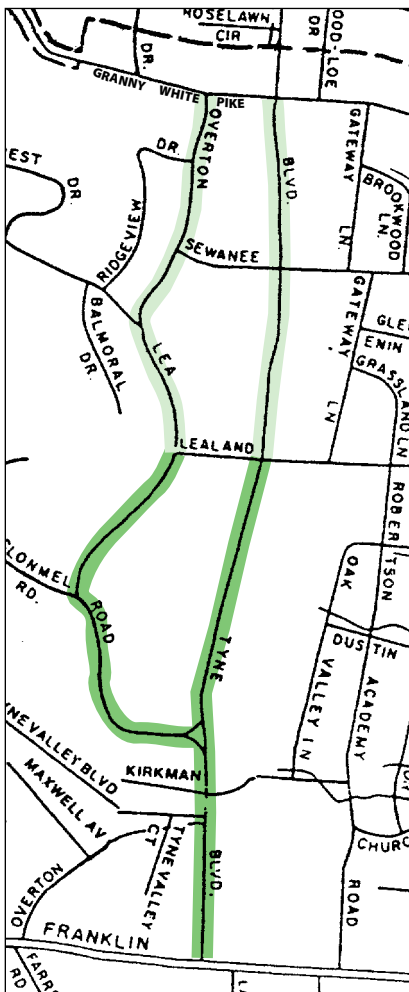
PUBLIC HEARING

Raising minimum lot sizes in the Overton Lea and Tyne Boulevard area
FEBRUARY 16
 Oak Hill City Hall

new acreage standards to be legally constituted lots that would comply to all current site coverage and set-back requirements now in force.

This zoning change was initially instituted by a number of homeowners in

Continued on page 5



A worker puts the finishing touches on the new playground at Glendale Elementary School, 800 Thompson Avenue, which will be available for neighborhood use after February 1.

City of Oak Hill

Mayor

Ray Throckmorton

Oak Hill Office: 371-8291

Office: 255-3559

Home: 269-7425

Vice Mayor

Tommy Alsup 780-0037

Commissioner

Tommy Jacobs 837-9863

Municipal Planning Commission

Mike Allison, Chair 646-5952

James Brownlee 297-6776

Judy Hoover 383-6527

Trevor Howell 373-8206

Art McWilliams 727-7402

Annelle Rucker 832-5229

Julia Wesley 269-6704

The mayor, vice mayor, and commissioner also sit on this commission.

Board of Zoning Appeals

Risley Lawrence, Chair 292-2807

Greer Tidwell 463-8779

Steve Wasserman 833-9284

City Attorney

Robert J. Notestine 297-1568

City Manager

Dr. William (Bill) Kraus 371-8291

HOME 373-1608

Assistant City Manager

M.C. Sparks 371-8291

Administrative Assistant

Patrick Steiner 371-8291

Building Official

Bill Burdette 371-8291

Office: 5548 Franklin Pike
Suite 102

www.oakhilltn.us

Office Hours

Monday through Friday

8:30 a.m. to 4:30 p.m.



Third Thursday

Planning Commission, Board of Commissioners Meeting

Oak Hill City Hall,
5548 Franklin Pike, 5 p.m.

Tuesday before Commissioners' Meeting

Board of Zoning Appeals

Oak Hill City Hall,
5548 Franklin Pike, 5 p.m.

Financial Report, City of Oak Hill • July 1 - December 31, 2005

Item	Budget 2004/2005	Budget 2005/2006	Thru 12/31/2005	% Thru 12/31/2005
Revenues				
Fees	\$100,000	\$90,000	\$89,419	99.4%
Miscellaneous Revenue	\$25,000	\$25,000	\$95,493	382.0%
Interest: LGIP	\$200,000	\$6,000	\$8,894	148.2%
Interest: SunTrust		\$210,000	\$105,000	50.0%
Beer Tax Allocation	\$2,000	\$2,000	\$1,190	59.5%
Halls Income Tax	\$255,000	\$210,000	\$225,868	107.6%
Sales Tax	\$260,000	\$260,000	\$145,919	56.1%
State Gas-Motor Fuel	\$125,000	\$125,000	\$70,679	56.5%
Metro Road Funds	<u>\$90,000</u>	<u>\$88,000</u>	<u>\$88,000</u>	100.0%
	\$1,057,000	\$1,016,000	\$830,462	81.7%
Expenditures, General Administration				
City Manager	\$63,000	\$63,000	\$31,500	50.0%
City Attorney	\$26,000	\$26,000	\$13,000	50.0%
Auto Allowance	\$4,080	\$11,000	\$15,945	145.0%
Office Supplies	\$5,000	\$5,000	\$2,194	43.9%
Legal Notices	\$800	\$500	\$68	13.6%
Election Expense	\$0	\$0	\$0	0.0%
Audit Expense	\$8,000	\$8,000	\$995	12.4%
Building Official	\$63,000	\$60,000	\$31,050	51.8%
Restructure	\$1,000	\$0	\$0	
Misc. Expense	\$10,000	\$10,000	\$40,655	406.6%
Attorneys Fees	\$25,000	\$10,000	\$12,931	129.3%
Assistant City Manager	\$40,000	\$40,000	\$20,000	50.0%
Administrative Assistant	\$28,000	\$28,000	\$14,000	50.0%
Clerical	\$5,000	\$2,500	\$600	24.0%
Condo-Utility Expense	\$25,000	\$25,000	\$11,804	47.2%
Computer	\$3,300	\$3,000	\$894	29.8%
Social Security/Dir. Insurance	\$19,200	\$18,500	\$13,471	72.8%
City Coverages Insurance	\$3,000	\$12,200	\$9,877	81.0%
Contingencies/Reserves	\$58,320	\$12,800	\$5,412	42.3%
City Newsletter	<u>\$15,680</u>	<u>\$22,000</u>	<u>\$9,938</u>	45.2%
	\$403,380	\$357,500	\$234,334	65.5%
Expenditures, Public Works				
Engineering	\$22,000	\$25,000	\$26,886	107.5%
Emergency	\$5,000	\$10,000	\$3,097	31.0%
Chipper and Tree Service	\$125,000	\$125,000	\$68,867	55.1%
Right of Way Mowing & Miscellaneous	\$10,000	\$15,000	\$15,480	103.2%
Signs, Street Lights	\$16,000	\$25,000	\$16,940	67.8%
Street Markings	\$2,000	\$500	\$1,253	250.6%
Paving (Annual Contract)	\$143,620	\$100,000	\$0	0.0%
Snow Removal	\$10,000	\$10,000	\$0	0.0%
Public Works & Miscellaneous	\$20,000	\$48,000	\$38,456	80.1%
Garbage Disposal	<u>\$300,000</u>	<u>\$300,000</u>	<u>\$145,260</u>	48.4%
	\$653,620	\$658,500	\$316,239	48.0%
Total General Administration	\$403,380	\$357,500	\$234,334	65.5%
Total Public Works	\$653,620	\$658,500	\$316,239	48.0%
Totals	\$1,057,000	\$1,016,000	\$550,573	54.2%

* Includes \$24,000 expended for construction of Inns of Granny White Drainage System

If I had a magic wand

How many of you have recently made your New Year's Resolutions for 2006 . . . and at this time are still keeping them?

Over the recent holidays I got to thinking what it would be like if we could each include in our resolutions what we would like to see for the future of this beautiful eight-square-mile "jewel of middle Tennessee" known as Oak Hill. Subsequently, my resolutions for this community became the basis for the question: "If I had a magic wand . . . where and how would it successfully touch this city of 5,000 residents?"

Putting it in this perspective, I would, in this new year:

- Have the "wand" continue to enhance our working very closely and effectively with the Oak Hill Board of Commissioners, Planning Commission and Board of Zoning Appeals, to work with great diligence, vigor, and commitment to ensure the quality of livability throughout Oak Hill—including retention of large estate lots, preservation of trees and natural landscaping, and well-maintained homes.

As I have said so often in recent columns, it is becoming increasingly difficult to remain polite to a caller or City Hall visitor, almost now on a daily basis, whose first question is, "How many town homes can I build per acre in Oak Hill?" or "How easy is it to secure a variance to increase density of housing in your community?"

I think the following letter from Rhonda Davis, a new resident in Oak Hill from Williamson County says it all!

I have been a resident of Oak Hill for six months, having lived in Williamson County for five years. I love this neighborhood and it was my primary

focus when I started looking to buy in Nashville. I support any measure that keeps the lots from being divided into lots that are too small for the large homes being built on them. Oak Hill is a special place to live and I hope it will always remain so.

I also would like to express concern over the concept of tearing down homes and building large duplexes, such as is going on just outside Oak Hill's city limits. I live on the north aspect of Oak Hill and this is becoming more and more common. It is a practice that in my opinion deters from the charm and neighborhood quality that drew me here. I am asking that the city leaders not allow this zoning practice into Oak Hill.

Thank you for asking for, and listening to, the opinions of the residents here.

I recently heard a neat quote that could be applied not only here in Oak Hill, but throughout middle Tennessee: "Stop building subdivisions, and build neighborhoods."

- Our magic wand is directed to a new project—we are working toward the restoration of the once upon a time grandeur for Franklin Pike, the "front entrance" to Oak Hill. More specifically, we are asking each church and school along "the Pike" to phase out all non-monument signs, and replace them with one identifying monument sign, and embark upon a major tree replacement program in front of their properties. Can you all visualize what Franklin Pike would look like, totally and heavily tree-lined from Woodmont on the north to Old Hickory on the south? I am sure that there are those of you who do remember the




BY BILL KRAUS

"good old days."

- Our magic wand is directed to our elected and appointed officials in those other jurisdictions such as Metro government and State of Tennessee who greatly influence much of our public policy through shared funding and agreements for services, to place "effective working relationships," "cost-efficient programs," and "partnerships" as primary concepts of the foundation of future intergovernmental efforts. As you may know, Oak Hill property taxpayers pay each year an estimated \$8 million in taxes . . . all going directly to underwrite Metro government services, while receiving back approximately \$1 million in direct and indirect services. We do seek some level of fairness and equity in this current fiscal inequality.

- And finally . . . my magic wand would be directed to each and everyone for you to ensure a new year of quality health, much happiness, and individual fulfillment for you and yours. Regardless of how much I have marveled at the wonderful natural beauty of Oak Hill, I never can stop thinking that the greatest single value of this community is its people. Each of you is part of this mosaic of citizens . . . from those who have lived here over 50 years (and there are a number of you who fit into this category) to those newcomers, like Ms. Davis, who moved here because of who we are, and I hope, who we will be during the next 50 years!

2006 will indeed be a great year! All of us working closely together to ensure this will help make our dreams become realities. 

2006 CALENDAR

- **February 14**
Father Ryan master plan
Public Hearing
Oak Hill City Hall
- **February 16**
Overton Lea and Tyne
Blvd. minimum lot size
Public Hearing
Oak Hill City Hall
- **March 9**
Official Opening of the
Travellers Rest Trace
Step back into Nashville's past by taking a walk on this new informative history trail that details 750 years of local and city history. Admission: Free this day only
Travellers Rest
636 Farrell Parkway
866-832-8197
- **March 11**
Nashville Civil War
Symposium
Civil War historians discuss the significance of Gettysburg, Vicksburg, and the Tullahoma Campaign.
Travellers Rest
636 Farrell Parkway
866-832-8197
9 a.m. - 4 p.m.
- **March 16**
Deadline to submit
petitions to Election
Commission
Noon
Howard Office Complex
Room 153
700 Second Avenue South
862-8800

Reminder to dog owners: Control your pet


The City of Oak Hill is receiving an increasing number of calls from citizens about some of our dog owners letting pets run loose.

Oak Hill falls under the leash law of Metropolitan Nashville-Davidson County, which specifically states that "... all dogs, when not in their fenced yards, are to be maintained either on a leash or in close, controlled proximity to the dog's owner."

While we all enjoy the "ruralness" of Oak Hill, this natural beauty is not



enhanced by stray dogs running through the neighborhoods, or dogs for a walk with their owners harassing

other residents or pets in their own yards, or leaving their "calling cards" on surrounding yards." 

Oak Hill website getting facelift


The Oak Hill Board of Commissioners recently took action to upgrade and expand the City's website as an on-going effort to improve communications with the citizens of the community.

The new look to the website is intended to go into effect on February 15 and will include:

- Upcoming agendas for the meetings of the Board of Commissioners, Planning Commission,

and Board of Zoning Appeals

- Summaries of actions taken at all City meetings

The website will continue to be updated and upgraded over the next several months. 

March 16 is deadline for filing petition to run for Oak Hill commissioner


Petitions are available at the Davidson County Election Commission for the upcoming City of Oak Hill election, slated for June 13.

Two of the three seats on the City of Oak Hill's Board of Commissioners are on the ballot at that time. The Commission seats are currently held by Mayor Ray T. Throckmorton and Vice Mayor

Tommy C. Alsup. The third seat, currently held by Commissioner Tommy Jacobs, is up in 2008.

Terms of office for the Board of Commissioners are four years.

The offices of Mayor and Vice Mayor are selected by the Commissioners at the first meeting following the June election.

Petitions for the June election must be submitted to and qualified by Davidson County Election Commission by noon Thursday, March 16. The Davidson County Election Commission is at the Howard Office Complex, Room 153, 700 Second Avenue South. Call The Metro Election Commission at 862-8800 for more information. 

BZA to hear Ryan master plan proposal

Representatives from Father Ryan High School will submit their proposed new master plan at a public hearing of the Board of Zoning Appeals on Tuesday, February 14.

The 1,000-student high school in December filed for an update to its conditional use permit to allow for a number of additions on the 40-acre campus, including construction of a 2,300-seat athletic stadium, new field house, and several expansions of existing buildings.


The request to update the conditional use permit was filed

after a 15-year court order—which included the prevention of construction of a stadium—was amended last July to allow the local educational institution to submit stadium plans to the Board of Zoning Appeals.

One of the primary areas of discussion at the December Board of Zoning Appeals meeting is a desire by neighboring residents to have an 8- to 10-foot high dirt berm built adjacent to the southern property line and a portion of the western line, with extensive planting of evergreen or similar year-around trees, to minimize noise and light-

ing from the proposed stadium.

Other conditions that will be considered are scheduling of evening events, parking, and the issue of access from the high school to Morriswood and Blevins Drives.

The Board of Zoning Appeals begins its meeting at 5 p.m. at the Oak Hill City Hall, 5548 Franklin Pike, Suite 101. 

PUBLIC HEARING

Father Ryan High School
master plan
FEBRUARY 14, 5 p.m.
Oak Hill City Hall

- **March 30-August 31**
Arabian Horses of Travellers Rest
Between 1929 and 1938, Jacob McGavock Dickinson Jr. transformed the plantation into one of the largest privately owned Arabian horse farms in the United States. This temporary exhibition brings film, artifacts, and photographs together to recreate the exciting atmosphere of this prestigious farm. Travellers Rest 636 Farrell Parkway 866-832-8197 9 a.m. - 4 p.m.

- **June 13**
Oak Hill Municipal Election

Zoning (Continued from page 1)


the area who were becoming increasingly alarmed at proposals to divide the existing “estate lots” into much smaller home sites.

Over the past several months, more than 100 of Oak Hill’s 1,800 households, expressed themselves through letters, e-mails and telephone calls to the Oak Hill City Hall in favor of taking steps now to prevent the community from being “cut up” as was the case in the Green Hills area, or the creation of “cookie-cutter” subdivi-

sions—large homes on small lots, as is being experienced in much of Williamson County.

Last fall the Planning Commission responded to this effort and recommended to the Board of Commissioners to consider the zone change. The Board subsequently directed City Attorney Robert Notestine and City Manager Bill Kraus to prepare a draft ordinance to change the minimum lot size requirements for Overton Lea Road and Tyne Boulevard.

The new ordinance will also include a number of “zoning cleanup” items, including removing the word, “duplex” from all Oak Hill zoning reference, the elimination of the “flag lot,” and adjustments to allowable sizes of storage sheds and front-yard fencing and walls.

The February 16 Board of Commissioners meeting immediately follows the 5 p.m. Planning Commission meeting at the Oak Hill City Hall, 5548 Franklin Pike, Suite 101. 

City congratulates Clean Earth for outstanding service

Oak Hill Mayor Raymond Throckmorton and fellow members of the Board of Commissioners, Vice Mayor Tommy Alsup and Commissioner Tommy Jacobs, paid compliments to Jonathan and Chris Cummings and employees of Clean Earth Sanitation for their “outstanding, professional and effective trash disposal service to Oak Hill’s 1,800 homes.”

Clean Earth has completed two years of trash collection in this city under an exclusive contract that calls for twice-per-week backyard pickup, at no per-month fee to residents. Total cost of this service is within the City’s annual budget, which primarily derives its revenue from the state’s Hall Income Tax (on dividends), interest, and state subvention.

Mayor Throckmorton added, “Overall, this is some of the most professional, consistent, and responsive trash service that Oak Hill has experienced in many, many years, and our basis of measurement of quality is the dramatic drop in resident complaints that we have received since Clean Earth took over the Oak Hill routes in early 2004.


Vice Mayor Alsup went on to say, “Trash pickup after Christmas collected recorded amounts, yet with the maximum amount of efficiency and effectiveness.”

Pickup schedule

Trash pickup in Oak Hill generally covers the

following:

- All homes north of Tyne Boulevard: Pickup on Tuesday and Fridays
- All homes south of Tyne Boulevard: Pickup on Mondays and Thursdays

City manager Bill Kraus reaffirmed that “Clean Earth Sanitation is the only company that is contracted by the City of Oak Hill to pick up trash . . . and residents are not billed for this twice-per-week service.” Dr. Kraus also urged all Oak Hill citizens to be aware of “any and all mailings to home from Nashville-based trash contractors that advertise service ‘exclusively for the Oak Hill community’ for a monthly fee.” 

**QUICK
CALL
LIST**



CITY OF OAK HILL

5548 Franklin Pike #102
371-8291 fax 373-6886
www.oakhilltn.us

SOLID WASTE SERVICES

Chipper Service

Jackaroo
371-8291

Garbage Pickup

Clean Earth Sanitation
371-8291

**Snow and Ice
Management Service**

C&C Lawncare
371-8291

**Public Street Repairs,
Street Signage, and
Drainage Maintenance**

IED, Inc.
371-8291

Dead Animal Removal

City Office
371-8291
After Hours
862-8971

Emergency

911

Non-Emergency Fire

327-1300

Non-Emergency Police

862-8600

West Sector Patrol

862-7747

Tree ordinance under consideration

Responding to increased concern expressed by Oak Hill residents, specifically at the Planning Commission and Board of Zoning Appeals meetings, the Oak Hill Board of Commissioners will review a proposed ordinance to “protect and replace trees” at its February 16 meeting.

The primary purpose of the proposed public policy is to “minimize the removal of existing trees and to insure that developers and/or residents take reasonable measures relating to property development or improvements so that the number of trees to be removed is minimized.”

The policy includes:

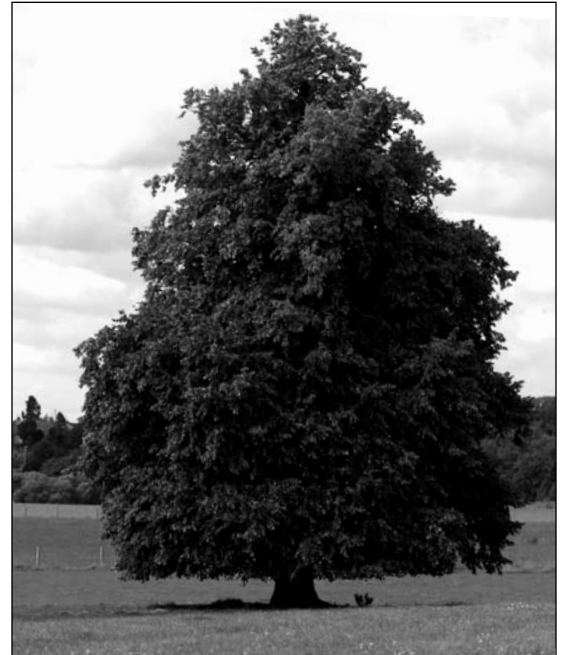
- A tree removal permit will be required for removing or demolishing trees four inches or larger in diameter

- A tree that is greater than 48 inches in diameter


will be considered a heritage tree. A heritage tree shall not be removed unless it is diseased or dead, is a prohibited tree, or its removal is approved by the Board of Zoning Appeals.

- A required tree density factor would identify a minimum number of trees per acre to be planted and maintained at the time of issuance of a building permit

- Replacement trees would be clearly defined



in size.

The Board of Commissioners meets at 5 p.m., immediately following the Planning Commission, at the Oak Hill City Hall, 5548 Franklin Pike, Suite 101. 

**Official Publication
City of Oak Hill**

5548 Franklin Pike
Suite 102
Nashville TN 37220

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