

Oak Hill news

MAR 2006

INSIDE

2 From the desk of the city manager

3 Be sure to put "1907" on state tax forms

6 Former Mayor Wilkerson dies

NEWS FLASH

Website undergoing redesign

The City of Oak Hill website is in the process of being redesigned. The new home page now includes late-breaking news. A new feature lists meeting times, agendas, unofficial summaries, and minutes for the Board of Commissioners, Board of Zoning Appeals, and Planning Commission.

Additional pages will be updated in the coming months.

Visit the website at www.oakhilltn.us

Return special census cards by March 15

Have you returned your special census card yet?

You all should have received your City of Oak Hill Special Census letter and return card . . . and we are requesting, if you haven't done so yet, please return the card *as soon as possible* in order to meet the March 15 deadline!

A special census is currently being conducted here in Oak Hill to determine the present population. Letters and census cards were recently sent to all 1,800+ homes in the City, asking everyone to fill in the names of all persons currently residing at the address. The cards are to

be returned to the City of Oak Hill in a pre-addressed, postage-paid envelope.

Current estimates are that Oak Hill has grown by approximately 200 residents or more since the previous U.S. Federal Census was taken in spring 2000. The estimates are based primarily on new homes built in Oak Hill in the past six years, as well as sales of existing houses during that same period of time.

A change in population of the City verified by the special census, projecting an increase of 200 persons, will mean over \$80,000 in state of Tennessee shared taxes over the next four years until the

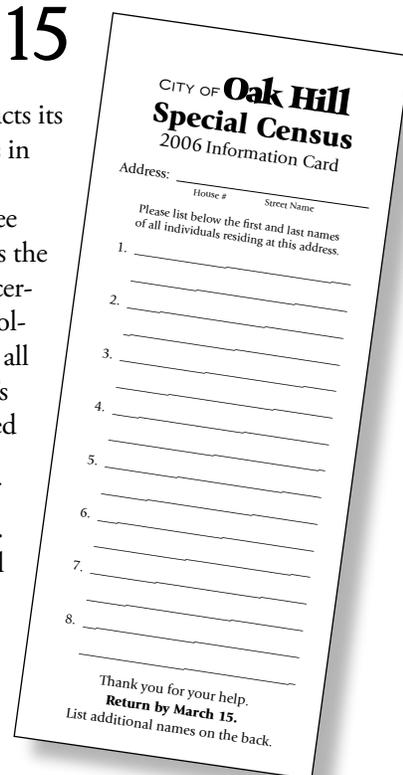
U.S. conducts its next census in 2010.

Tennessee law requires the sharing of certain taxes collected with all of the state's incorporated cities on the basis of population. The Federal Decennial Population Counts are used as the basis for

this funding distribution unless a municipality, such as Oak Hill, conducts a special census under the provisions for such a population count in the State's statutes. The City receives approximately \$100 per resident per year in shared state taxes including sales taxes, in-lieu taxes from Tennessee Valley Authority, and gasoline/motor fuel tax.

Once the information from the census cards are inputted, the cards will be shredded. The information will not be used for marketing or other purposes.

For further information, please call the Oak Hill City Hall at 371-8291. 



Hearing on Tyne/Overton Lea rezoning continued to March 16 meeting

The February public hearing and second reading of a proposed ordinance to rezone residential properties along Overton Lea Road and Tyne Boulevard, between Franklin Road and Granny White Pike was continued to Thursday, March 16.

The meeting is immediately following the Planning Commission meeting, which begins at 5 p.m. at the Oak Hill City Hall, 5548 Franklin Pike, Suite 102.

Mayor Ray Throckmorton, at the conclusion of a public hearing in February, thought that, "Due to the significant importance of this proposed zone change, and its overall impact on the long-term

planning of Oak Hill, it is very important that we have a full Board of Commissioners on hand to vote on this ordinance." (One of the commissioners was unable to attend the February 16 meeting.)

Testimony pro and con will be heard

PUBLIC HEARING

Raising minimum lot sizes in the Overton Lea and Tyne Boulevard area

MARCH 16, OAK HILL CITY HALL

Board of Commissioners meets immediately following Planning Commission at 5 p.m.

Continued on page 3

City of Oak Hill

Mayor

Ray Throckmorton
Oak Hill Office: 371-8291
Office: 255-3559
Home: 269-7425

Vice Mayor

Tommy Alsop 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.

From the desk of the city manager

The Radnor Vision . . . the Oak Hill Mission

It just hit me like a “ton of bricks” . . . proactive versus reactive!

Many of you are deeply involved in the ongoing preservation of the Radnor Lake State Natural Area, one of the most beautiful and pristine “jewels” in Middle Tennessee, enjoyed by many today and most assuredly by many more in the years ahead. It is the centerpiece of our community’s stewardship of the quality of life in this area.

Individuals like Radnor Park manager Steve Ward and Ann Tidwell and her very active “Friends of Radnor Lake” work tirelessly to *proactively* protect and enhance this 1,300-acre treasure right in the middle of Oak Hill. Having the vision of nature’s beauty drives these individuals to pursue their goals.

As I was recently observing a number of our fellow Oak Hill residents, some old-timers, others relatively new, at two city public hearings—the Father Ryan High School Conditional Use Permit request and the proposal to change the current two-acre minimum lot requirement on Overton Lea Road and Tyne Boulevard to four- and five-acre minimums—I could not help but think that these citizens initially came together to *react* to proposed changes in their neighborhood. This is usually what will initially get people out of their homes and into action.

Think for a moment: What would happen if all of our Oak Hill’s 4,600 residents truly took a *proactive* spirit and drive,

similar to the Radnor “zeal,” and said, “This is what kind of community that we want for ourselves *and* future generations!” Those who live near Father Ryan High School, for example, will ask, “What will it take to maximize the quality of our beautiful residential neighborhoods along Norwood, Blevins, Prescott, Morriswood, and other nearby streets?” We know that a *quality*, well-landscaped berm/buffer along the western side of I-65 will not only help in alleviating the severe noise factor, but can also be an improvement of beauty that enhances the quality of life for those residents who certainly deserve this improvement after too many years of noise suffering.

Regarding the rezoning of Overton Lea Road and Tyne Boulevard: I will readily admit that I do have a bias here! As Mayor Ray Throckmorton likes to kid, “Dr. Kraus is from California” (reflecting a comment from a trash hauler who no longer collects here in Oak Hill, and felt that I didn’t fully “understand” how things are done here in Tennessee). Yes, we lived in the Golden State for over 60 years and saw one of the most beautiful locations in the United States, if not the world, turn into ugly overcrowdedness, significant deterioration, and a loss of something very special. It was of personal interest to me that at the previous Board of Commissioners public hearing on this matter, there were two other families, currently residents on



Overton Lea Road, who had
BY BILL KRAUS

previously lived in Southern California and had experienced the exact same feelings: seeing the hills east of Torrey Pines State Reserve in San Diego turn into “an ant hill” and the Rancho Santa Margarita community in Orange County become a planner’s nightmare.

How would you respond to an Oak Hill resident (not living on Overton Lea or Tyne)—who is certainly entitled to her opinions—when she wrote us recently,

The increase to four and five acres for one home is the greediest, most selfish act of nouveau riche I have ever witnessed. I grew up in Green Hills and have lived in Oak Hill for 28 years—though I do live in that part of Oak Hill the Tyne/Overton Lea elitists fail to recognize.

The current zoning ordinances along with a redefining of “duplex” would suffice to keep Oak Hill from becoming cluttered like Green Hills. Unless you have a working farm, I think two acres is sufficient to anyone wanting a large home. By going with four and five acres, you are eroding a potential tax base that would benefit Oak Hill and Nashville Davidson County as a whole.

I certainly would not consider the desire for the increase of

2006 CALENDAR

● **March 16**
Deadline to submit petitions to Election Commission
Noon
Howard Office Complex
Room 153
700 Second Avenue South
862-8800

● **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

BZA to resume hearing on Ryan revised master plan March 14

All interested Oak Hill residents are invited to attend the next Board of Zoning Appeals meeting March 14 to hear continued consideration of portions of the Father Ryan High School Proposed Master Plan and Conditional Use Update.

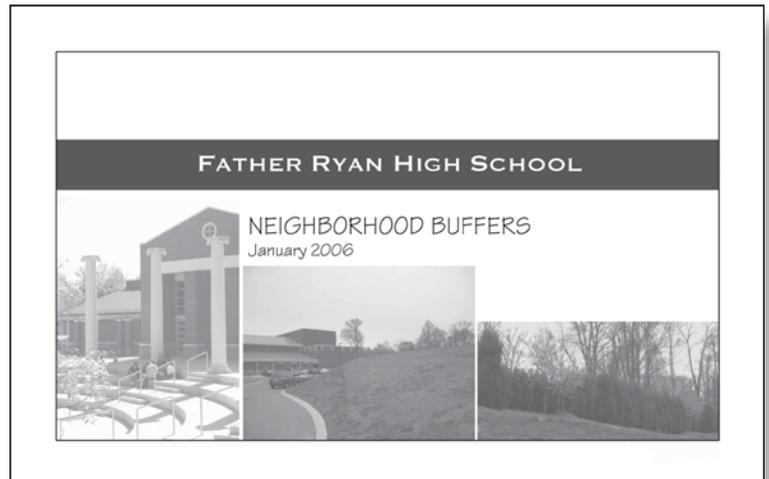
The meeting begins at 5 p.m. at the Oak Hill City Hall, 5548 Franklin Pike, Suite 102.

The Board of Zoning Appeals approved a motion at its February meeting to include a condition, "There shall be no vehicular access, to and from Father Ryan High School, on Morriswood and Blevins drives, with the exception that in the event that regular access is blocked or inaccessible on Norwood Drive, emergency equipment only may access the school through a 'crash gate' off Blevins Drive." The vote was 3-0.

Last December, the 1,000-student high school filed an updated Master Plan and new Conditional Use Permit allowing for several new changes and additions to the 40-acre campus, including construction of a 2,300-seat athletic stadium on the western side of the existing football field, a new field house, and several minor additions to existing buildings.

Father Ryan High School had approval to file the new Conditional Use Permit after a 15-year-old court order, which prevented the construction of a permanent stadium, was amended last year to allow the local high school to file with the Board of Zoning Appeals.

A primary discussion of this Conditional Use Permit at the March 14 meeting will be the



issue of what type of buffer is to be built by the school adjacent to the southern property line and a portion of the western line. Many of the nearby residents want to see a "solid, high dirt berm built, with extensive landscaping and year-round trees" to minimize noise and lights. 🌿

PUBLIC HEARING

Father Ryan High School
master plan
MARCH 14, 5 p.m.
OAK HILL CITY HALL
Board of Zoning Appeals

Dog owners, clean up after your pets

The City of Oak Hill received a number of calls from residents asking that the City urge all dog owners who walk their pets to carry a plastic bag to clean up any "calling cards" left on a neighboring lawn.

The calls were in response to a story in the previous issue of the *Oak Hill News* reminding all community dog owners not to allow their pets to run loose throughout Oak Hill. 🌿





Tree ordinance up for discussion March 16

The Oak Hill Board of Commissioners will consider implementing a tree ordinance for the City at the Commission meeting on March 16.

The ordinance is specifically designed to prevent builders from removing a large percentage of trees from property while constructing homes.

Commissioners were concerned that the City did not currently have a legal mechanism to prevent developers from clearing trees and brush from properties on a massive

basis, causing potential runoff and mud sliding to adjacent properties at a lower elevation.

Because of several recent cases of “massive clearings” by developers, the Board of Commissioners saw the need for an ordinance to minimize this type of activity in the future.

The tree ordinance is not directed at individual property owners who want to remove a tree because it’s dangerous or dying, or to thin out overgrowth. 

Do not hesitate to call police

Recently City Hall got a call from a resident who had observed the possibility of a window screen being pried open. He hadn’t called the Metro Police to investigate because it seemed “small and insignificant” at the time.

Oak Hill Commissioner Tommy Jacobs, who is retired from the Metro Police Department, currently serves as the City’s liaison with Metro Police. He urged all residents to understand “the importance of reporting any and all activities of a possible suspicious nature to Metro Police” by calling 862-8600 or 911 in an emergency.

Commissioner Jacobs added, “It is the squeaky wheel that gets the grease . . . and by reporting criminal-type activity, it will indeed get results even if it is just more attention by Metro Police in Oak Hill.” Call 862-8600.

If you’re interested in creating or restarting a neighborhood watch, call Oak Hill City Manager Bill Kraus at 371-8291. 

City seeks bids for annual street paving

The Board of Commissioners called for bids for the City of Oak Hill’s annual street paving project at the February 16 meeting.

Bids are being sought to reconstruct and repave Hillview Drive from Lakemont Drive to Old Hickory Boule-

vard, which has experienced serious ground movement and subsequent pavement failure.

Other streets to be paved include North and East Hillview Drive, Hillview Court, and Cherrywood Drive.

A contract should be

awarded at the April Board of Commissioners meeting, with work to commence in May.

Each year the City of Oak Hill repaves a portion of its 64 miles of public streets as part of its long-term street maintenance plan. 

**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

Former Oak Hill Mayor Warren Wilkerson dies

Warren C. Wilkerson, one of the founders of the City of Oak Hill who was a Commissioner from 1967 to 2002, died March 1 at Richland Place Health Center from Parkinson's Disease.

He served as vice mayor from September 1973 to June 1985 and was mayor from June 1985 until he resigned in January 2002 when he moved out of the city.

"For a long time, Warren Wilkerson *was* Oak Hill," said Mayor Ray Throckmorton. "He helped forge the city by the sweat of his own brow, including helping the surveyor lay out the boundaries on horseback," he said.

"He was truly a renaissance man—a pilot, attorney, politician, historian, equestrian, and conservationist. He was a man of many talents, and had many more friends," Throckmorton said. "I often reflect on his records and notes for guidance."

A retired American Airlines pilot, Mr. Wilkerson came back to Nashville after World War II, where he had been assigned for several months in 1942, settling in what is now Berry Hill.

His concern for keeping



Warren C. Wilkerson

warehouses and businesses out of the neighborhood led him to join with a law school classmate to form a city government that could control zoning.

When the family moved to Robin Road he found the same thing happening to his new neighborhood and was instrumental in forming Oak Hill in 1951 to control the zoning and keep commercial activity out. He was often quoted as saying that if had not been for the establishment of the City of Oak Hill, he thought Franklin Pike would look like Gallatin Pike.

He was named to the Board of Zoning Appeals soon after the formation of the City, then was appointed to fill a commis-

sioner's seat before being elected eight times to four-year terms.

In April 2002, Mr. Wilkerson was the recipient of the second annual Friends of Radnor Lake Environmental Award for his outstanding contributions to Radnor Lake State Natural Area.

He believed in preserving the Radnor Lake area, which lies within the boundaries of the City of Oak Hill. One of the city's major accomplishments during his tenure was to help preserve, enlarge, and finance the purchase of the Radnor Lake Natural Area.

Mr. Wilkerson retired from American Airlines in 1979 after flying 32,000 hours in 38 years.

Services were scheduled for March 10 at the Church of the Advent where he was an active member and sang in the choir for decades.

He is survived by his wife of 63 years, Suzanne, two daughters, Peggy Wilkerson and Wendy DeFelice, and twin granddaughters.

The family has requested that memorial contributions go to Friends of Radnor Lake, P.O. Box 40324, Nashville TN 37204. 

**Official Publication
City of Oak Hill**

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