City of Franklin

Meeting Agenda

Work Session

109 3rd Ave S
Franklin, TN 37064
(615)791-3217

Tuesday, March 10, 2020 | **5:30 PM** | **Board Room**

Call to Order

Citizen Comments

WORKSESSION DISCUSSION ITEMS

1. 20-0237 Consideration Of Event Permit For Main Street Festival Sponsored By The Heritage Foundation On April 25 - 26, 2020 In Downtown Franklin. (WS 3/10/20)

Sponsors: Deb Faulkner

Attachments: Main Street Festival REVISED App 2020.pdf

2. 19-1224 Consideration Of Resolution 2019-111, A Resolution Approving A Development Plan For Downs Boulevard Properties PUD Subdivision With 2 Modifications Of Development Standards, For The Property Located North Of Downs Boulevard And West Of Columbia Avenue, On 2.68 Acres, Located At 1536 Columbia Avenue. (Construction Of A Gas Station) Establishing A Public Hearing On April 14, 2020. (FMPC 2/27/20, 9-0; WS 3/10/20)

Attachments: RES 2019-111 Downs Blvd Prop PUD (Twice Daily)_with Exhibits.Law Approve
MAP 7081 Downs Blvd Prop 2020
7081 Downs Blvd PUD Twice Daily_DP_Conditions of Approval_02
7081 Downs Blvd-Twice Daily_PUD Plans_archive
Fwd_ Twice Daily Development Plan Deferral Request (COF 7081)

Legislative History

12/12/19	Franklin Municipal Planning Commission	deferred
2/27/20	Franklin Municipal Planning Commission	recommended favorably to the Board of Alderman and to the Work Session

3. 20-0095 Consideration Of Resolution 2020-04, A Resolution To Authorize The Planning Department, In Cooperation With The Parks Department, On Behalf Of The Board Of Mayor And Aldermen, To Submit Two Applications To The State Historic Preservation Office For Historic Preservation Funds Grants To Be Used At City Cemetery And The Historic Hayes Home. (WS 3/10/20)

Sponsors: Lisa Clayton

Attachments: 2020-04 Preservation Grants 2020.Law Approved_1.pdf

4. 20-0217 Consideration Of COF Contract No. 2020-0044, A Contract With The Hard Bargain Association For Receipt Of Community Development Block Grant Funds From The City Of Franklin As Reimbursement For Costs Associated With Construction Of Single-Family Homes That Benefit Low To Moderate Income Residents. (WS 3/10/20)

Sponsors: Kathleen Sauseda and Tom Marsh

Attachments: 2020-0044 CBDO Contract for HBA.Law Approved.pdf

5. 20-0244 Consideration Of Resolution 2020-23, A Resolution Authorizing And Directing The Industrial Development Board Of The City Of Franklin To Prepay A Portion Of Its Taxable Rate Tax Increment Revenue Refunding Bonds, Series 2015A (Variable Rate). (McEwen TIF District) (WS 3/10/20)

Sponsors: Eric Stuckey and Kristine Brock

Attachments: 2020-23 RES Franklin_Authorizing 2015 TIF Prepayment_March 2020_Law Ap

6. 20-0222 Consideration Of Procurement Award To Urgent Team Management Of Tennessee, LLC Of Nashville, Tennessee In The Total Annual Estimated Amount Of $345,515 For Near-Site Clinic Healthcare Services For The Human Resources Department For A Term Of Award (Purchasing Office Procurement Solicitation No. 2020-016; COF Contract No. 2020-0055) (WS 3/10/20)

Sponsors: Kevin Townsel and Sara Sylvis

Attachments: 2020-016 Tabulation of proposals

7. 20-0251 Presentation To Highlight Capital Projects

Sponsors: Engineering

8. 20-0245 Presentation And Training On The CivicClerk Agenda Management System.

Sponsors: Administration

Other Business

Adjournment

Anyone requesting accommodations due to disabilities should contact ADA coordinator at 791-3277.

OFFICE USE ONLY
Permit No:
_____

HISTORIC FRANKLIN TENNESSEE

City of Franklin
Special Event Permit Application

Application is Due 90 ***Days Prior*** *to Scheduled Event.*
Please read application carefully and fully complete each section.
A non-refundable application fee of $100 is due at time of filing.

Note: Filing this application does not guarantee that you request will be granted.

Please list all that apply:

- Festival/Fair

1. **Name/purpose of event:** 37th Annual Main Street Festival
2. **Location Requested:** *(if Temporary Street Closure, list major roads to be closed)***:**
   - Main Street from 1st Ave - 5th Ave.
   - 2nd Ave N from Bridge St - 2nd Ave S parking garage.
   - 3rd Ave N from Bridge St - Church St.
   - 4th Ave N from Bridge St - 4th Ave S parking garage.
   - Public Square.
   - W Main Street from 6th Ave N-5 Ave N. (Intersection & cross walks open)
3. **Date or dates of event:** 04/25/2020, 04/26/2020
4. **Start/End Times of Event:** 4/25/2020 10am-6pm
   4/26/2020 10am-6pm
   What date/time will set-up begin? 4/24/2020 9:00 AM
   What date/time will tear-down be complete? 4/26/2020 8:00 PM
   **Note: Event is responsible for cost of staff required during this time (including Franklin Police Officers). Read Additional Requirements section for more information).*
5. **Time of Street Closure** *(if applicable):* We'd like to close off 3/4 Public Square quadrants for the main stage, beer garden, and whiskey lounge load in on Friday morning, 4/24/20 at 9am.

   Entire footprint would need to be closed for vendor load in on 4/24/20 at 8pm.
   - Main Street from 1st Ave - 5th Ave.
   - 2nd Ave N from Bridge St - 2nd Ave S parking garage.
   - 3rd Ave N from Bridge St - Church St.
   - 4th Ave N from Bridge St - 4th Ave S parking garage.
   - Public Square.
   - W Main Street from 6th Ave N-5 Ave N.
6. **An estimated number expected to attend during the course of the event:**
   Spectators/Attendees: 100,000 Event Staff/Volunteers:125 Total:100,125

7. **Name of applicant and Organization Requesting Permit:**
   Miriam Wiggins - Heritage Foundation
   a) Address: Po Box 723
   Franklin, TN 37065
   b) Phone: 6155122552 **c) Cell:** **d) Fax:**
   e) E-mail address: mwiggins@williamsonheritage.org

8. **DETAILED description of event** *(use additional sheets)*:
   Main Street Festival produced by the Heritage Foundation of Williamson County, is Franklin, TN's annual spring celebration featuring more than 200 high-quality arts and crafts vendors, superb entertainment, great food, and fun for the entire family. Consistently listed among the top 20 events in the Southeast by the Southeast Tourism Society, Main Street Festival will be celebrating its 37th anniversary in 2020 and is expected to attract 100,000+ visitors.

   This year, we want to better differentiate our three signature festivals. For Main Street Festival, the timing coincides with the 50th anniversary of the international cause "Earth Day" (April 22, 2020). In the spirit of this cause, we are wanting to be more purposeful with our activation areas throughout the festival. We'll have several familiar activation areas.

   The Main Stage will be located in Public Square close to Ruby Sunshine & First Tennessee Bank complete with music and dance performers and Little Miss Main Street Pageant.

   The 5th Ave/Main Acoustic stage will feature acoustic performances throughout the day Saturday and Sunday.

   Arts & Crafts booths will be located down Main Street from 1st Ave to the Public Square.

   Earth Day Market concept will consist of growers, makers, and up-cycled, repurposed vendors on Main St from 5th ave to the Public Square.

   Kids Zone will be located on 3rd Ave S and will include face-painting, inflatables, interactive activities, and kids crafts.

   Open Street Park is a new concept to Main Street Festival. This concept is to bring nature into the streets of Downtown Franklin, giving attendees a place to sit, eat, and enjoy the festival. This will be located on Main St from 4th Ave to Public Square.

   Food Trucks and Tents Food Court will be located on 3rd Ave N with estimated 5 food vendors to be located on the Public Square. All food vendors are required to provide a COI with City of Franklin listed as an additional insured.

   Mar's Petcare "Mutts on Main Street" -Pet Friendly area will be located at Main St and 2nd Ave S with pet photos and pet vendors located in an easily accessible common area.

9. **ENCLOSE A DETAILED MAP** of event site and/or route, detailing any temporary or permanent structures, street closures, parking, etc. If applicable, list the location, blocks, streets, and/or intersections in which such event will occur. ***For large-scale events, map should be obtained from the Citys GIS division***

   Please detail any restricted parking areas on the event map.

   Event Map: DRAFT2020MainStreetFestivalMap-1.16.20.pdf

10. **Person in charge on day of event:** Miriam Wiggins
    Cell: 6156515807 **E-mail address:** mwiggins@williamsonheritage.org

11. **Name and Cell Number of at least two others available on day of event:**
    Name: Jill Burgin **Cell:** 6159058937 **E-mail address:** jburgin@williamsonheritage.org
    Name: Meg Hershey **Cell:** 7178240436 **E-mail address:** mhershey@williamsonheritage.org

12. **Please attach a list** containing the names, addresses, and phone numbers of the Chairperson of the organization and all other persons involved in the management or control of organization and/or committee.

    Administrative Contact List: Staff Festival Contacts .docx

13. **Where is your organization based?** Williamson County
14. **Is your organization authorized to do business in Tennessee?** Yes
15. **Is your organization a tax-exempt organization as described by the Internal Revenue Code Section 501(c)(3) or a not-for-profit organization?** Yes
    IRS tax exemption letter: HF TAX EXEMPT FIN .pdf
16. **Will you charge an admission fee?** No
    Average admission fee:
17. **Will you charge a vendor particiation fee?** Yes
    Average vendor participaion fee? 300
18. **Total Estimated Revenue from vendors, ticket sales, and sponsorship to event organizer:**
19. **Will any charity, gratuity, or offers be solicited or accepted during the event?** Yes
20. **Is this event a fundraiser?** Yes
    What organization will be the benefactor of event? The Heritage Foundation of Williamson County
    What percentage of funds will they receive? 15
21. **Will parking in the area of the event need to be restricted or prohibited?** Yes
22. **Will any sound amplification equipment be used during the event?** Yes
23. **Applicant must also include a copy of that company's insurance certificate indicating coverage and listing the City of Franklin as additional insured.**

    ***For stages, tents, inflatables, etc. constructed on site prior to the event, that date must be included on Certificate of Insurance provided to the City of Franklin. Stages MUST be removed from site at end of event. ***Rented inflatables/interactives that are set-up and manned by applicant must be included specifically in applicant's Certificate of Insurance.

    If you already have your insurance certificate, please upload it now. Otherwise your insurance certificate will need to be submitted before your event is approved.

    Insurance Certificate:

24. **What, if any, vendors will be present at event?** (i.e. medical related, shirts, arts, etc.) **Please provide detailed list**. Arts & Crafts, Fine Arts, Food & Beverage
25. **Will food, beverages, or merchandise be sold or given away?** Yes
    Clean-up of the area is required. Please attach your clean-up and recycling plan, including name of clean-up provider with contact information for person who will be on on-site during event. See Question #26.
    Clean Up Plan and Provider: TBD.pdf

26. Events under 200 participants require a $250 refundable security deposit at the time of approval. For events over 200, a $1000 security deposit is required upon approval. If the applicant fails to restore the property to its prior condition, then the applicant shall be responsible to the City of Franklin for any costs incurred in restoring the property after the event. Surrender of the deposit in no way relieves the applicant of the responsibility for any costs incurred by the City of Franklin in excess of the deposit. Applicant's event coordinator or representative and a City of Franklin representative will conduct a Pre-Event meeting prior to event date for Pre-Event Check List Site Review. *At the end of the event, a Post-Event Check List shall be completed by the Applicant's event coordinator, or representative, and a City of Franklin representative to re-assess the site for trash and damage, and to secure with caution tape and signage (provided by event group) any tents left for removal.* Damage deposit will be refunded after a satisfactory Post Event Check List has been completed and signed off on by both the City of Franklin and organization requesting event. **NOTE*: Events that include deep frying cooking oil operations are required to have a grease pit on-site and contract with a grease waste hauler to handle the grease waste and removal of the grease pit. A copy of this agreement shall be filed along with this application. The primary event sponsor is required to remove all cooking grease from the site immediately after the event. Illegal dumping of cooking grease will be prosecuted. *Please read Additional Requirements section of this application for more information.*

27. **Will you require a temporary water tap?** Yes
    If yes, please list exact locations:
    - Food Court at 3rd Ave S
    - Public Square

28. **Will alcohol, beer, and/or wine be given away or sold?** Yes
    If yes, a permit from the relevant board is required. Please read Additional Requirements section of this application for more information.

29. **Will your event include tents or other temporary structures, propane use, or open flames?** Yes
    Tents 400 sq. ft. or larger (or, if cooking operations are under the tent, 200 sq. ft. or larger) require permitting from Franklin Fire Department. Safety measures must be provided on all tents, especially those set-up prior to the actual event. Tents should be taken down the date the event has ended. *Please read Additional Requirements section of this application for more information.*

30. **Attach Good Neighbor Letter and Mailing List used.** *Please read Additional Requirements section of this application for more information.*
    Good Neighbor Letter: TBD.pdf
    Good Nieghbor Letter Mailing List: TBD.pdf

HISTORIC
FRANKLIN
TENNESSEE

Rules and Regulations

Please Read All Attachments Before Signing Application.

1) I/We agree to abide by all ordinances and regulations of the City of Franklin and all conditions placed upon the event by the City Administrator and the Board of Mayor and Aldermen.

2) I/We do swear or affirm that all of the information given in this application is true and complete.

3) I/We do hereby agree to assume the defense of and indemnify and save harmless the City, its mayor, aldermen, boards, commissions, officers, employees and agents, from all suits, actions, damages or claims to which the City may be subjected of any kind or nature whatsoever resulting from, caused by, arising out of or as a consequence of such event and the activities permitted in connection there with.

4) I/We agree to submit a certificate of insurance prior to the event in an amount determined by the City naming the City of Franklin and its employees as additional insured. The City may require the sponsor and/or vendor provide higher levels of insurance, coverage, and policies as deemed reasonable and necessary based on specific event risk factors and review by the City's insurer.

5) I/We agree, if holding the special event on City property, to return the site to its pre-event condition at the conclusion of the event.

6) I/We agree to provide a copy of the signed Event Application to any vendors, planners, and related parties associated with the event to ensure they are familiar with the guidelines set forth herein.

7) I/We understand that I/we assume the responsibility of the actions of any vendors, planners, and related parties for this event.

8) I/We understand that granting of Special Event Permit does not imply granting of other permits that are separately required.

9) The application for an event permit shall be filed not less than 90 days nor more than 364 days prior to the scheduled date of such event. Suggested filing is at least 180 days prior to scheduled event. Events should not be advertised or promoted until an event permit has been obtained from the City. Failure to file in a timely manner may result in denial of a permit.

10) I/We understand that event permit holders may be responsible for 100 percent of the costs incurred by the City for staff time and resources.

BY: Miriam Wiggins / Asst. Dir. of Events Date: 1/21/2020
(Signature and title – must be officer of organization)

Approved by the Board of Mayor and Aldermen on _____, 20___.

_____
Dr. Ken Moore, Mayor

_____
Eric S. Stuckey, City Administrator

Return application to:

City Administrator's Office
City Hall
109 Third Ave South
Franklin, TN 37065
615-791-3217
615-790-0469 (FAX)

Bridge St

Bridge St

5th Ave N

4th Ave N

1st Ave N

FOOD COURT

Visitor Center

Community Booths

Fine Arts: Booths 98-126

Beer Garden

Arts & Crafts: Booths 58-77

Arts & Crafts: Booths 203-225

Acoustic Stage

Earth Day Market: Booths 1-29

OPEN STREET PARK

E Main St

Earth Day Market: Booths 30-57

Spirits Lounge

Arts & Crafts: Booths 78-97

Arts & Crafts: Booths 226-248

OPEN STREET PARK

Main Stage

Pet Zone: Booths 127-202

JEEP DISPLAY

Parking Garage

Parking Garage

1st Ave S

KIDS ZONE

Shuttle Stop

Shuttle Stop

5th Ave S

Church St

MAIN STREET FESTIVAL
APRIL 25 - 26, 2020

HISTORIC FRANKLIN TENNESSEE

HWY 96 W

Bridge St

Bridge St

4th Ave N

3nd Ave N

2nd Ave N

1st Ave N

5th Ave N

Vendor Check-in

112

Church of Christ

Cap: 1800

Alley

Alley

Alley

Alley

STAGE

1 - 29

EARTH DAY MARKET

30 - 57

HAMMOCK LOUNGE

Open Street Park

Food Trucks

Jeep

Vendors

C-1 - C-22

BEER TENT

58 - 77

78 - 97

FINE ARTS

98-126

203 - 225

ARTS & CRAFTS

226 - 248

127-202

PET ZONE

SPIRITS

STAGE

MORNING YOGA

Open Street Park

Parking Garage

Old Court House

Kids' Zone

City Hall

Restroom Trailer

Incident Command

INCIDENT COMMAND

Parking Garage

Saint Philip's

First Farmers

Church St

Church St

5th Ave S

4th Ave S

3nd Ave S

2nd Ave S

1st Ave S

- Hydrants
- Moveable Barrier
- Storm
- Tornado
- Fire Truck
- Police Car
- Shuttle Stop
- SES Truck
- Streets Truck
- Ambulance
- Festival Headquarters
- Harpeth River
- Road Closed
- No Parking
- Emergency Access

Division

- 1
- 2
- 3
- 4

Note:
In the event of a severe storm, City Hall and the Parking Garages may be used as shelter.
Not for Tornado Shelters

Vendor Parking at Bicentennial Park.

FRANKLIN DISCLAIMER
This map was created by the City of Franklin's IT Department and was compiled from the most authentic information available. The City is not responsible for any errors or omissions contained hereon. All data and materials Copyright © 2020. All Rights Reserved.

Buildings, Structures, & Power Sources

If your special event includes any of the following, you may need to obtain a permit from the Building and Neighborhood Services Department. Please check any that apply.

- Any site-built platforms (stages) and/or bleachers
- Any electrical work utilizing site-constructed equipment or wiring
- Any electrical equipment or work utilizing in excess of 120 volts
- Any cooking equipment requiring site modifications or additions (duct work
- exhaust systems
- electrical work
- etc.)
- or that utilizes in excess of 120 volts;

Building permits and/or inspections also may be required whenever deemed necessary, due to unique conditions, shoddy construction, substandard assembly or set-up, unqualified assemblers, lack of maintenance, or dilapidation of equipment, materials or systems.

All Permit applications are subject to permit fees.

If you have any questions about whether you need to apply for a permit from the Building & Neighborhood Services Department, please call 615-794-7012.

HISTORIC FRANKLIN TENNESSEE

Sound Amplification

In accordance with Title 11 Chapter 4 of the Franklin Municipal Code (*Offenses Against the Peace and Quiet*), amplification of sound located in or within 100 feet of a residential property line which is plainly audible is prohibited between the hours of 10:00 p.m. and 7:00 a.m. Sunday through Thursday and between the hours of 11:00 p.m. and 7:00 a.m. Friday and Saturday except for special events where a special permit has been obtained from the City of Franklin authorizing such event. In the event that a special event permit has been obtained from the City of Franklin, no other amplification of sound will be permitted within the area of the special event except that which has been applied for and authorized by the city pursuant to the permit application.

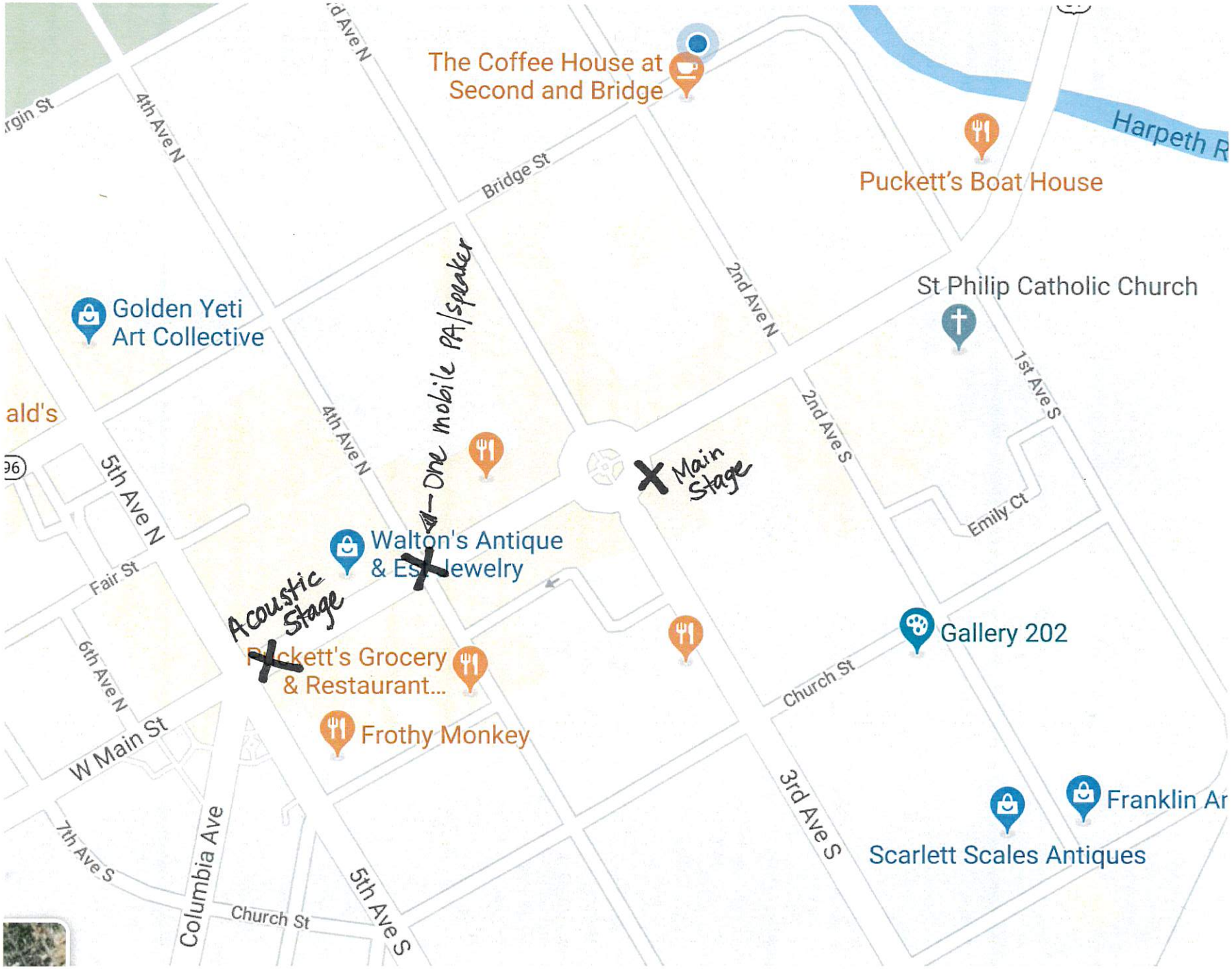
Applicant/Organization: Miriam Wiggins - Heritage Foundation
Event Name: 37th Annual Main Street Festival
Event Date(s): 04/25/2020, 04/26/2020

1. **Time amplification equipment will be used:** From: 09:00:00 AM To: 05:00:00 PM
2. **Exact locations sound amplification equipment will be used** *(i.e. stage located on Second Avenue). Provide map/layout if necessary.*:
   - Main Stage @ 231 Public Square
   - Acoustic Stage @ 438 Main Street
   - Intersection of 4th Ave S @ 403 Main Street for Flat Creek Dance performances only (mobile PA system).
   - W. Main St at 6th Ave N/5th Ave N.

   Sound Amplification Map: Sound Amp Map .pdf
3. **For what purpose will sound amplification be used?** *Please list all that apply*:
   - Announcements/Speeches
   - Band/Singers
   - DJ
   - Sound System
4. **Type of Amplifier:**
   - Fixed
   - PA System
   - Mobile
5. **Number of Amplifiers:** 2 **Number of Speakers:** 4 **Number of Performers:** 20
6. **Name and Cell Number of at least two coordinators who will monitor the sound level and respond to complaints and violations:**
   Name: Meg Hershey **Cell:** 7178240436 **E-Mail:** mhershey@williamsonheritage.org
   Name: Miriam Wiggins **Cell:** 6156515807 **E-Mail:** mwiggins@williamsonheritage.org

Authorized Signature: Miriam Wiggins **Date:** 01/29/2020

The City of Franklin's Municipal Code (Title 11, Chapter 4) allows for exceptions to the City's noise standards for City authorized or sponsored events. However, the City retains the right to ask for a change of an event's location or time in an attempt to decrease the number of people impacted by event noise. The City may refuse a special event application based on noise complaints by neighboring businesses and residents. The City therefore encourages event-holders to work with neighbors to alleviate negative impacts wherever possible. At minimum, you should plan to point speakers away from residences.


The Coffee House at Second and Bridge
Puckett's Boat House
Harpeth R
Bridge St
4th Ave N
2nd Ave N
St Philip Catholic Church
Golden Yeti Art Collective
1st Ave S
2nd Ave S
Emily Ct
5th Ave N
Fair St
6th Ave N
W Main St
Walton's Antique & Es Jewelry
Acoustic Stage
Puckett's Grocery & Restaurant...
Frothy Monkey
Gallery 202
Church St
3rd Ave S
Franklin Ar
Scarlett Scales Antiques
7th Ave S
Columbia Ave
5th Ave S
Church St
One mobile PA/speaker
Main Stage

Bari Beasley (615) 509-5511

Blake Wintory (501) 539-1488

Gerald Odom (615) 969-6959

Heather Kantor (615) 975-4534

Jaryn Abdallah (931) 982-2966

Jill Burgin (615) 519-8201

Katie Rysiewicz (586) 909-8025

Meg Hershey (717) 824-0436

Miriam Wiggins (615) 576-0651

Wendy Dunavant (615) 715-7313

Dave Dewey-Contractor Handyman/Security (615) 479-3755

Ray Fisher- Electrician (615) 305-3867

Walkie Locations:

Heather (volunteer check in/HF Tent)
Golf Cart Driver

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 01/29/2020

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Melinda Tangerstrom	
International Insurance Brokerage, LLC 504 Autumn Springs Ct. # A-9 Franklin TN 37067	PHONE (A/C, No, Ext): (615) 778-7667	FAX (A/C, No): (615) 778-9615
	E-MAIL ADDRESS: melinda@iibllc.net	

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Owners Insurance Company	32700
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Heritage Foundation Of Williamson County
PO Box 723
Franklin TN 37065-0723

COVERAGES CERTIFICATE NUMBER: CL2012908399 REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	[X] COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: [ ] POLICY [ ] PRO-JECT [ ] LOC [ ] OTHER:			03289431	01/01/2019	01/01/2020	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG Liquor Liability	$ 1,000,000 $ 300,000 $ 10,000 $ 1,000,000 $ 3,000,000 $ 3,000,000 $ 1,000,000
A	AUTOMOBILE LIABILITY [ ] ANY AUTO [ ] OWNED AUTOS ONLY [X] SCHEDULED AUTOS [X] HIRED AUTOS ONLY [X] NON-OWNED AUTOS ONLY			5196105900	09/06/2019	09/06/2020	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) Med Pay	$ 1,000,000 $ $ $ $ 10,000
A	[X] UMBRELLA LIAB [X] OCCUR EXCESS LIAB [ ] CLAIMS-MADE [ ] DED [ ] RETENTION $			5101275600	01/01/2019	01/01/2020	EACH OCCURRENCE AGGREGATE 	$ 5,000,000 $ 5,000,000 $
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? [ ] (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		03289483	01/01/2019	01/01/2020	[X] PER STATUTE [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Event: Main Street Festival
Dates: 04/25/2020 - 04/26/2020

CERTIFICATE HOLDER

City of Frnaklin Parks Department
109 3rd Ave S
Franklin TN 37064

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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March 2, 2020

Dear Neighbor,

The Heritage Foundation is excited to host the 37th Annual Main Street Festival to be held April 25-26, 2020 in Downtown Franklin. This letter is to notify you of the event and to provide details about street closures, amplified entertainment, and other activities scheduled to take place that weekend.

Parking along Main Street between 1st and 5th Avenues will be restricted after 3 p.m. on Friday, April 24.

Main Street will close to vehicle traffic at 8 p.m. and remain closed until 8 p.m. on Sunday, April 27. In addition, 3rd Avenue S. from Church Street to the Public Square, 3rd Avenue N. from the Public Square to Bridge Street, 4th Avenue S. from Main Street to the parking garage entrance, and 4th Avenue N. from Main Street to Bridget Street will be closed during the same time.

The festival will include more than 200 arts & crafts sellers, food vendors, children's activities, pet activities, and stage performances from dance and musical artists.

Specific festival elements will be located as follows:

- Arts & Crafts Booths – Main Street from 3rd Ave – 1st Ave.
- Food Vendors – 3rd Avenue S. from Main Street to Bridge Street
- Main Stage – Public Square
- 5th Avenue Acoustic Stage – Main Street & 5th Ave
- Kids Zone – 3rd Avenue S.
- Mutts on Main St Pet Area – 2nd Avenue N and Main St.

The parking garages will remain open during the entire weekend, and a park & ride option with shuttle service will be offered from Harlinsdale Farm on Saturday and Sunday.

We are excited about the upcoming festival and hope you will be able to join us for the fun.

Sincerely,

Miriam Wiggins
Assistant Director of Events
Heritage Foundation of Williamson County, TN
mwiggins@williamsonheritage.org

STATE OF TENNESSEE
DEPARTMENT OF REVENUE

HERITAGE FOUNDATION OF FRANKLIN & WILLIAMSON
PO BOX 723
FRANKLIN TN 37065-0723

Effective Date: July 1, 2019
Expiration Date: June 30, 2023
Account No: 1000054936-SLC
Exemption No: 292191232
Facility Address:
209 E MAIN ST
FRANKLIN TN 37064-2517

Exempt Organizations or Institutions
Sales and Use Tax Certificate of Exemption

This organization or institution qualifies for the authority to make sales and use tax exempt purchases of goods and services that it will use, consume or give away.

This authorization for exemption is limited to sales made directly to the referenced organization. This exemption certificate may not be used for sales made to individuals paying with personal checks or personal debit or credit cards, even if the individual is a representative or employee of the organization, and he or she will be reimbursed for the purchase. Sellers must refuse to accept the certificate when the sale is made to someone other than the organization.

This exemption certificate may not be used to make purchases without the payment of sales and use tax for other locations and may not be transferred to or used by any other person.

Heritage Foundation — *Seller's Name*
112 Bridge St, Franklin, TN 37064 — *Seller's Address (City & State)*

I, Miriam Wiggins, as an authorized representative of the taxpayer named above, affirm that the purchases qualify for the exemption and will be used at the location of the facility address referenced above. Under penalty of perjury, I affirm this to be a true and correct statement.

Miriam Wiggins — *Print Name of Authorized Representative*
Signature of Authorized Representative
10/1/19 — *Date*

The supplier must maintain a copy of this document as evidence of the sales tax exemption.

Internal Revenue Service

Department of the Treasury

P. O. Box 2508
Cincinnati, OH 45201

Date: March 19, 2001

Person to Contact:
Richard Owens 31-00913
Customer Service Representative
Toll Free Telephone Number:
8:00 a.m. to 9:30 p.m. EST
877-829-5500
Fax Number:
513-263-3756
Federal Identification Number:
23-7042596

Heritage Foundation of Franklin and Williamson
County Tennessee
% Mary Shearer Pearce
PO Box 723
Franklin, TN 37065

Dear Sir or Madam:

This letter is in response to your request for a copy of your organization's determination letter. This letter will take the place of the copy you requested.

Our records indicate that a determination letter issued in April 1970, granted your organization exemption from federal income tax under section 501(c)(3) of the Internal Revenue Code. That letter is still in effect.

Based on information subsequently submitted, we classified your organization as one that is not a private foundation within the meaning of section 509(a) of the Code because it is an organization described in section 509(a)(2).

This classification was based on the assumption that your organization's operations would continue as stated in the application. If your organization's sources of support, or its character, method of operations, or purposes have changed, please let us know so we can consider the effect of the change on the exempt status and foundation status of your organization.

Your organization is required to file Form 990, Return of Organization Exempt from Income Tax, only if its gross receipts each year are normally more than $25,000. If a return is required, it must be filed by the 15th day of the fifth month after the end of the organization's annual accounting period. The law imposes a penalty of $20 a day, up to a maximum of $10,000, when a return is filed late, unless there is reasonable cause for the delay.

All exempt organizations (unless specifically excluded) are liable for taxes under the Federal Insurance Contributions Act (social security taxes) on remuneration of $100 or more paid to each employee during a calendar year. Your organization is not liable for the tax imposed under the Federal Unemployment Tax Act (FUTA).

Organizations that are not private foundations are not subject to the excise taxes under Chapter 42 of the Code. However, these organizations are not automatically exempt from other federal excise taxes.

Donors may deduct contributions to your organization as provided in section 170 of the Code. Bequests, legacies, devises, transfers, or gifts to your organization or for its use are deductible for federal estate and gift tax purposes if they meet the applicable provisions of sections 2055, 2106, and 2522 of the Code.

Date: February 11, 2020
Applicant: Miriam Wiggins
Project Title: 37th Annual Main Street Festival
Project Address:

Open Issues: 9

Fire-Planning

General Issues

2. Fire Department Access

curt.edelmann@franklintn.gov	The fire department event map does not permit booths / exhibits on 2nd Avenue. The drawing shows booths 98--202 along 2nd Avenue.

3. Additional details

curt.edelmann@franklintn.gov	The Jeep display is new this year. Please provide a detail of the layout to verify fire department access is maintained.

4. Kids Zone

curt.edelmann@franklintn.gov	Provide a detail of the kids zone layout to verify fire department access is maintained.

5. Open street park

curt.edelmann@franklintn.gov	Provide details of the open street park to verify fire department access is maintained and to get an idea of the activities taking place in these areas. Be advised that the open street park on 4th Avenue South must stop north of the parking garage entrance. [Edited By Curt Edelmann]

6. Acoustic Stage

curt.edelmann@franklintn.gov	Placement of the acoustic stage at 5th and Main must leave a 20-foot wide fire lane.

7. Tent requirements

curt.edelmann@franklintn.gov	Tents must meet the following requirements. 1. Tents are located no closer than 20-feet to a building or other tent (zoning requirement; exceptions apply) 2.Tents must be properly anchored. Tents 20-feet by 20-feet and larger must be anchored in accordance with manufacturer's instructions. Staking is preferred. If staking is not possible, concrete blocks are required. Water barrels are not permitted. 3.Tents 20-feet by 20-feet and larger must have at least one 5-pound ABC fire extinguisher. Extinguishers must have a current inspection tag issued by a licensed fire equipment distributer. 4.Tents 20-feet by 20-feet and larger must have a label or certificate showing that the tent fabric meets flammability standards. 5.Pop-up vendor tents must have a minimum of 40-pounds of ballast on each pole. 6.Pop-up tents using open flames, such as, candles, portable heaters, torches, must have one ABC fire extinguisher that is fully charged.

8. Mobile food vendors / food trucks

curt.edelmann@franklintn.gov	Mobile food vendors must meet the following requirements: 1. Mobile food vendors with cooking operations require a minimum 5-pound ABC fire extinguisher. Extinguishers must have a current inspection tag issued by a licensed fire equipment distributer. 2.Mobile food vendors with cooking operations that produce grease-laden vapors must have a K-class fire extinguisher. Extinguishers must have a current inspection tag issued by a licensed fire equipment distributer. 3.Mobile food vendors using solid-fuel cooking equipment must have either a 2 ½-gallon approved water fire extinguisher or a K-class fire extinguisher. Extinguishers must have a current inspection tag issued by a licensed fire equipment distributer. 4.Mobile food vendors using solid-fuel cooking equipment must have an approved means of disposing of ashes and hot coals.
	Food trucks must meet the following requirements: 1.Food trucks with cooking operations require a minimum of one 5-pound ABC fire extinguisher. Extinguishers must have a current inspection tag issued by a licensed fire equipment distributer. 2.Food trucks with cooking operations that produce grease-laden vapors must have a K-class fire extinguisher. Extinguishers must have a current inspection tag issued by a licensed fire equipment distributer. 3.Food trucks using solid-fuel cooking equipment must have either a 2 ½-gallon approved water fire extinguisher or a K-class fire extinguisher. Extinguishers must have a current inspection tag issued by a licensed fire equipment distributer. 4.Food trucks using solid-fuel cooking equipment must have an approved means of disposing of ashes and hot coals.
	5. Food trucks are spaced 10-feet apart
	6. Only listed safety cans are used to dispense gasoline or other flammable liquids.

Police

General Issues

1. Placement / Egress

charlie.richards@franklintn.gov	1. We will need 8 large trucks (fire, streets, sanitation, etc.) to block all ingress/egress points, in conjunction with patrol cars. 2. Would like a dedicated spot on the square for the PD surveillance tower, so it can be placed Friday rather than Saturday morning. This placement allows better viewing of the crowds and monitoring egress at Sunday's closing. 3. If HF is in need of overnight PD security, this should be planned for up front. It was a last minute addition the past two festivals. 4. I will be working to amend the egress map to accommodate for the "food court" which is now on 3rd Ave N.

Sanitation and Environmental Services

General Issues

9. Solid Waste Service

nate.ridley@franklintn.gov	Sanitation and Environmental Services will provide clean-up for the event. We will maintain the containers before, during and after the event. There will be staff on site both days of the Main Street Festival. We will have **(2)** side loaders on site to aid with traffic control locations to be announced. There will also be **(3-4)** Rear loaders on site for the garbage disposal along with **(35-45)** roll-out containers. Event recycle frames will be provided around the square **(aluminum and plastic only).** **A grease bin must be on site for the proper disposal of cooking oil generated by the food vendors.** **If you have any questions, concerns or comments please contact Wayne Sullivan or Nate Ridley at (615) 794-1516.** [Edited By Nate Ridley]

Staff Conditions

Staff recommends approval of the event with the following conditions:

- Applicant will provide detailed map/layout to City detailing location of tents, vendors, kids area, etc. at least 15 days prior to event.
- Applicant will provide at least one portable restroom trailer to be available for attendees. City will provide water and electricity for the trailer.
- Church Street Parking Lot will be closed for official vehicles only.
- All vehicles must be out of the area no later than 9 a.m. on Saturday, April 25th.

Risk Management:

- Applicant will provide certificate of insurance with liquor liability naming the City as additional insured.
- Any accidents or injuries occurring during the event should be reported to City representatives immediately.
- Vendor vehicles will be easily identifiable with placard or flyer in windshield which contains vendor name and booth number.
- There should be a buffer of at least 20 feet from the barricades at Third & Bridge and Third & Church.
- Applicant will provide placard or weather-proof flyer on each tent/booth/vendor space that easily identifies the booth (corresponds to map/layout).
- Applicant will provide Emergency Evacuation Plan for Main Street Festival 15 days prior to event.

Parks Department:

- Parking for the event participants in the South Parking Area at The Park at Harlinsdale Farm must be supervised by a professional paid parking company for organized parking and traffic control in and out of the facility. Appropriate safety gear, visible identification and radio communication are required by the parking company. A pre-event meeting should be held with hired company and Franklin Parks Department contacts to review the parking plan and to walk the site.
- On Friday setup, work with Parks staff for placement of signs and banners.
- A banner, no longer than 3.5’ x 8’ feet, can be placed on the fence at the entrance (eye bolts indicate location) one weeks prior to the event.
- Please note clearly on all signage: the cost of the shuttle and any restrictions, like dogs and strollers, and the schedule for pickups and the last drop off of the night.
- Bicentennial Park will be available for vendor parking ONLY and will require an event organizer to monitor.

Police Department:

- Applicant will hire recommended number of extra-duty Franklin Police Officers to provide security.
- Police Department Explorers and Volunteers will assist with the event at no charge to applicant.

- Vendors must not begin set-up on Friday, April 25th, until after the streets are closed to traffic
- Applicant should have tow company on stand-by
- Applicant will have private security monitoring the Beer area.
- Applicant has requested amplification on stages at the following locations for the permitted area:
  - Main Street at Fifth Avenue
  - Stage located off the Square in front of City Hall
- Pursuant to Franklin Municipal Code Section 11-403(3), these are the only locations at which amplified sound will be permitted during this event.

Revenue Management:

- Applicant must obtain a Beer Permit from the City's Beer Board.
- Applicant will provide a complete list of vendors to the City prior to the event. This list should contain contact information.

Streets Department:

- City Hall Quadrant, Fifth Third Quadrant, and F&M Quadrant of the Square and parking spaces in alley next to Fourth Ave Parking Garage will close at 5 a.m. on Friday, April 24th
- Main Street will close at 8 p.m. on Friday, April 24th
- "No Parking after 3 p.m." signs will be placed along Main Street on Friday, April 24th
- Applicant will use volunteers and cones to block parking after 3 p.m. on Friday, April 24th.
- No parking along Fourth Avenue South (only City vehicles) throughout the event.
- No parking along Fourth Ave North (next to Franklin Mercantile)
- No parking along Church Street from Third Avenue to Second Avenue.
- Applicant or designee will stay present at event until all vendors are gone.
- Variable Message Machines will be placed on April 22nd
- Department will provide clean-up crew for after the event.

Sanitation and Environmental Services Department:

- Department will provide crew for cleanup during event.
- Department will provide and service recycling containers
- Applicant will use grease hauler for food vendors and notify Department of location of bins.
- Parking spaces next to Fourth Ave Parking Garage will be left open for Department to place dumpster boxes.

Water Management Department:

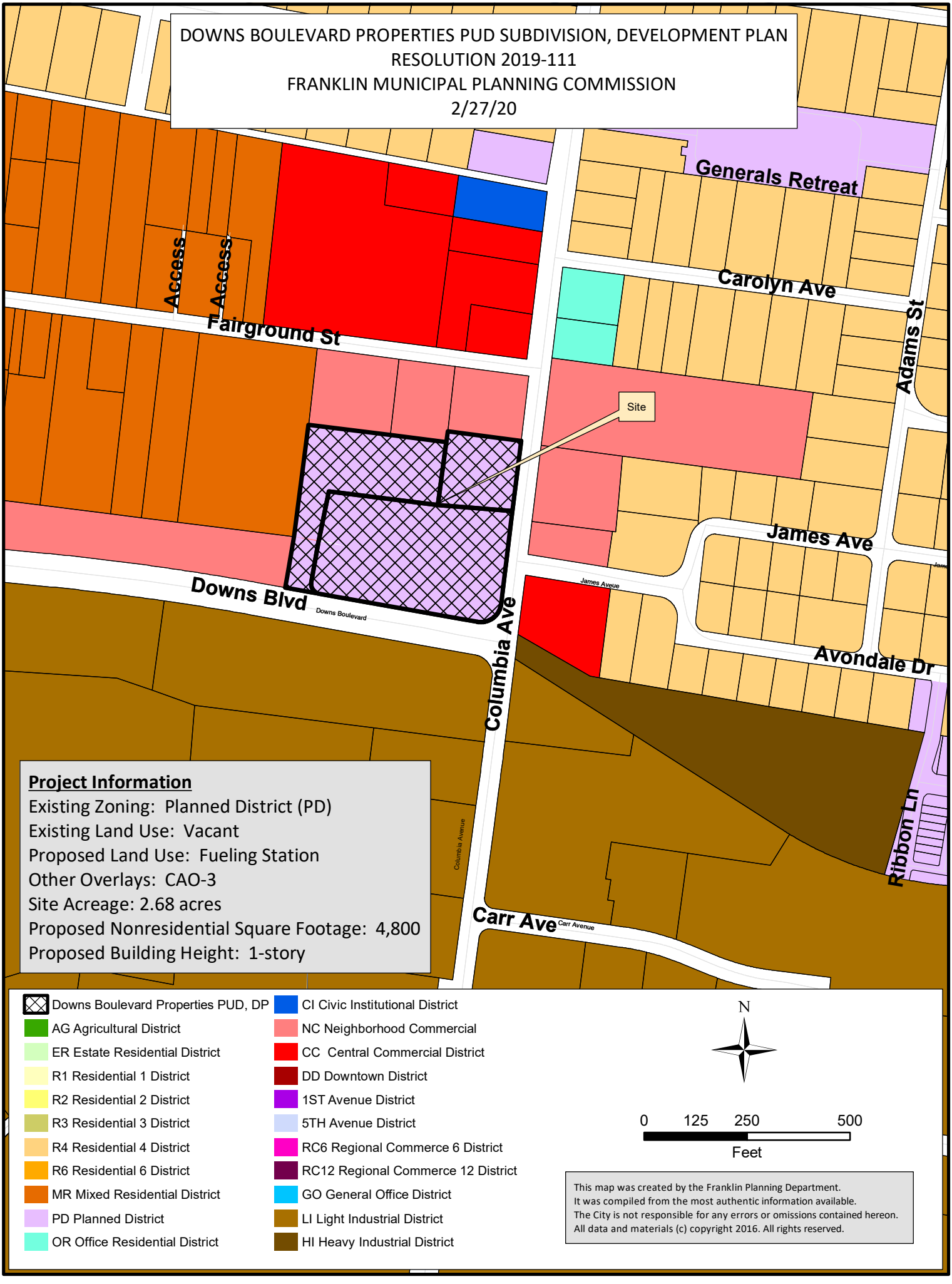
- Taps will be placed on hydrants at:
  - Fourth & Main
  - Third Ave N at Square
  - Third Ave S at City Hall

Building & Neighborhood Services:

- Special Event Electrical Permit will be required.

Fire Department/EMS:

- Applicant shall maintain 20 feet of clear width down the center of Main Street for the duration of the event.
- Alleys & fire hydrants must be kept clear and unobstructed
- Fire lane in alleys shall be maintained.
- Any vehicles or objects obstructing Fire Department or emergency access will be towed or removed.
- Applicant shall ensure that all vehicles, except authorized emergency vehicles, shall be moved out of the street closure area no later than one hour prior to the scheduled starting time.
- Tents over 400 square feet will require a tent permit.
- Applicant shall adhere to requirements set forth by the Fire Marshal's Office for tents, mobile vendors, and food trucks
- Applicant shall require all tents to be in place no later than midnight prior to the event for inspection purposes. All tents shall be secured with weights to prevent movement in wind conditions.
- EMS will be present on-site throughout the event.


DOWNS BOULEVARD PROPERTIES PUD SUBDIVISION, DEVELOPMENT PLAN
RESOLUTION 2019-111
FRANKLIN MUNICIPAL PLANNING COMMISSION
2/27/20
Generals Retreat
Carolyn Ave
Adams St
Access
Access
Fairground St
Site
James Ave
James Aveue
Downs Blvd
Downs Boulevard
Columbia Ave
Columbia Avenue
Avondale Dr
Ribbon Ln
Carr Ave
Carr Avenue
Project Information
Existing Zoning: Planned District (PD)
Existing Land Use: Vacant
Proposed Land Use: Fueling Station
Other Overlays: CAO-3
Site Acreage: 2.68 acres
Proposed Nonresidential Square Footage: 4,800
Proposed Building Height: 1-story
Downs Boulevard Properties PUD, DP
AG Agricultural District
ER Estate Residential District
R1 Residential 1 District
R2 Residential 2 District
R3 Residential 3 District
R4 Residential 4 District
R6 Residential 6 District
MR Mixed Residential District
PD Planned District
OR Office Residential District
CI Civic Institutional District
NC Neighborhood Commercial
CC Central Commercial District
DD Downtown District
1ST Avenue District
5TH Avenue District
RC6 Regional Commerce 6 District
RC12 Regional Commerce 12 District
GO General Office District
LI Light Industrial District
HI Heavy Industrial District
N
0 125 250 500
Feet
This map was created by the Franklin Planning Department.
It was compiled from the most authentic information available.
The City is not responsible for any errors or omissions contained hereon.
All data and materials (c) copyright 2016. All rights reserved.

COF no: 7081

CONDITIONS OF APPROVAL:

Open Issues: 10 These issues are currently being filtered

Engineering - Development Plan Checklist

General Issues

31. F. Development Plan

lance.fittro@franklintn.gov	With the first site plan, the applicant shall provide a left-turn lane from Downs Boulevard into the site. Applicant shall design turn lane per City, AASHTO, MUTCD, and other applicable standards for roadway design and verify taper and storage lengths are appropriate in functionality and capacity for the site. The turn lane shall be complementary to the TDOT Columbia Avenue project and will take into consideration the most-current design of those improvements at the time of site plan submittal. *(Comment restated for internal City of Franklin reference. No further action is necessary from the applicant, and **this comment does not hinder approval**.)*

49. Sidewalks

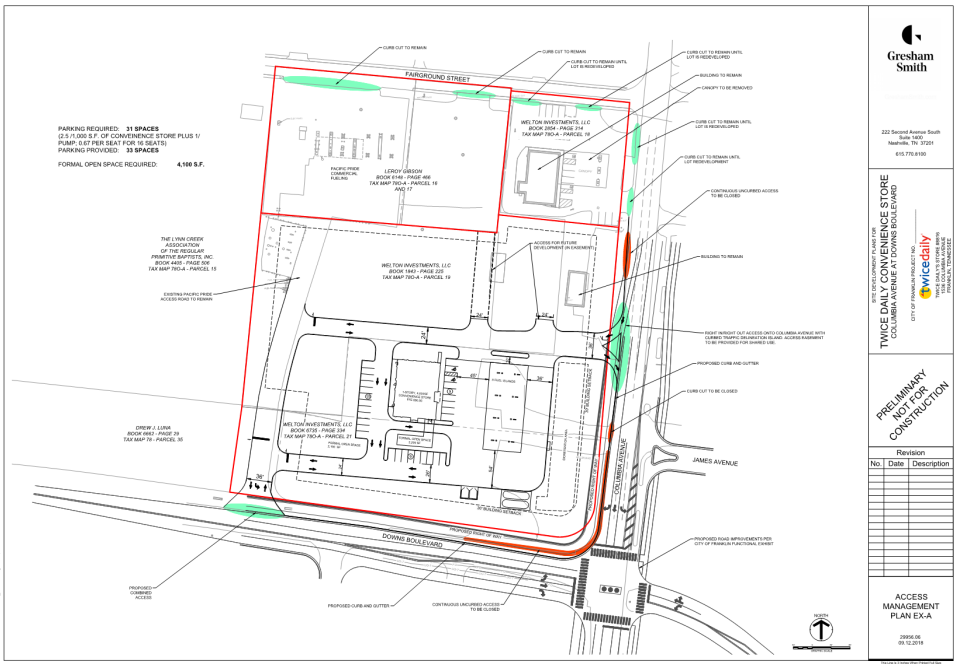
lance.fittro@franklintn.gov	**With the first Site Plan**, Applicant shall show sidewalks along Collector and Arterial streets as 6'-0" wide. Combined curb and gutters shall be 2'-6" wide. 6'-0" wide grass strip along Downs Boulevard shall be provided between sidewalk and future back of curb based on the future widening of Downs Boulevard.

57. Offsite Drainage

lance.fittro@franklintn.gov	New construction shall not aggravate upstream or downstream flooding. Where existing upstream or downstream stormwater problems exist, Applicant shall correct existing problems in conjunction with new development or redevelopment. *[COF Stormwater Ordinance Sec. 23-106 (2) (i) (iii)]* Existing offsite downstream stormwater infrastructure may have insufficient capacity to transfer flows from the site. The extents of the insufficient infrastructure is currently unknown. **With the first Site Plan**, Applicant shall analyze existing downstream stormwater infrastructure and correct deficient areas.

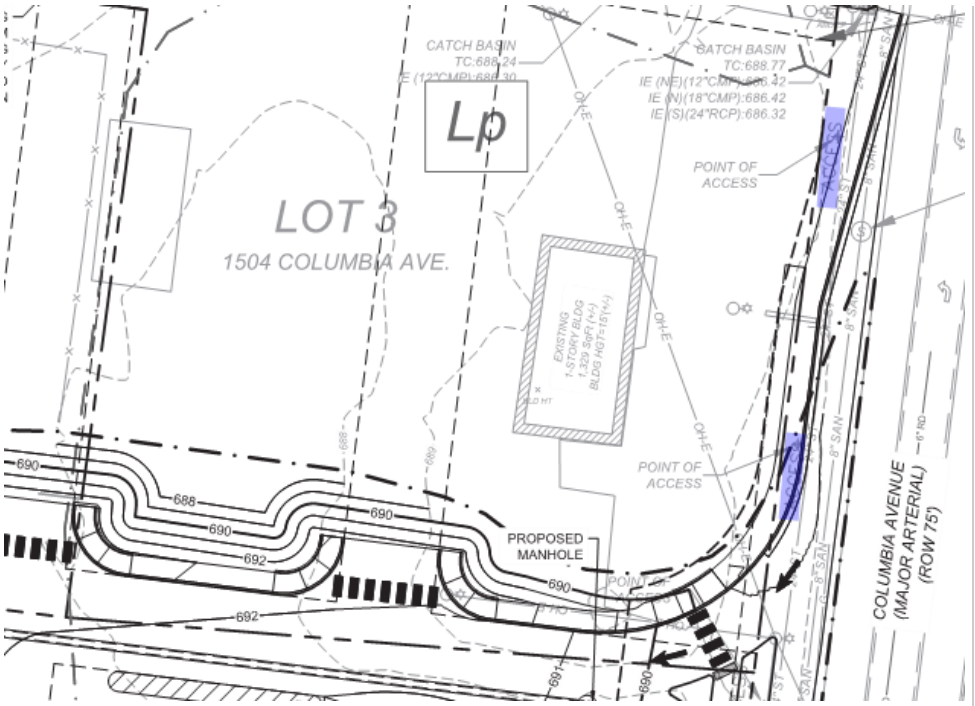
63. Access Management

lance.fittro@franklintn.gov Applicant shall provide notes on the submitted development plan referencing the previously agreed-upon closure of accesses along Columbia Avenue and Downs Boulevard in exchange for the new right-in right-out shown on the development plan. Access management for the block, including within the limits of this PUD, shall be in accordance with the previously agreed-upon "Access Management Plan Ex-A" which is copied below as well as uploaded to the project folder in IDT. As a condition of approval for the mid-block right-in right-out access shown on this development plan, the "Access Management Plan Ex-A" shall be included and referenced with all future submittals for the development of Lot 1, as well as future site plan and/or PUD submittals for development of the parcels outlined in red on the exhibit.

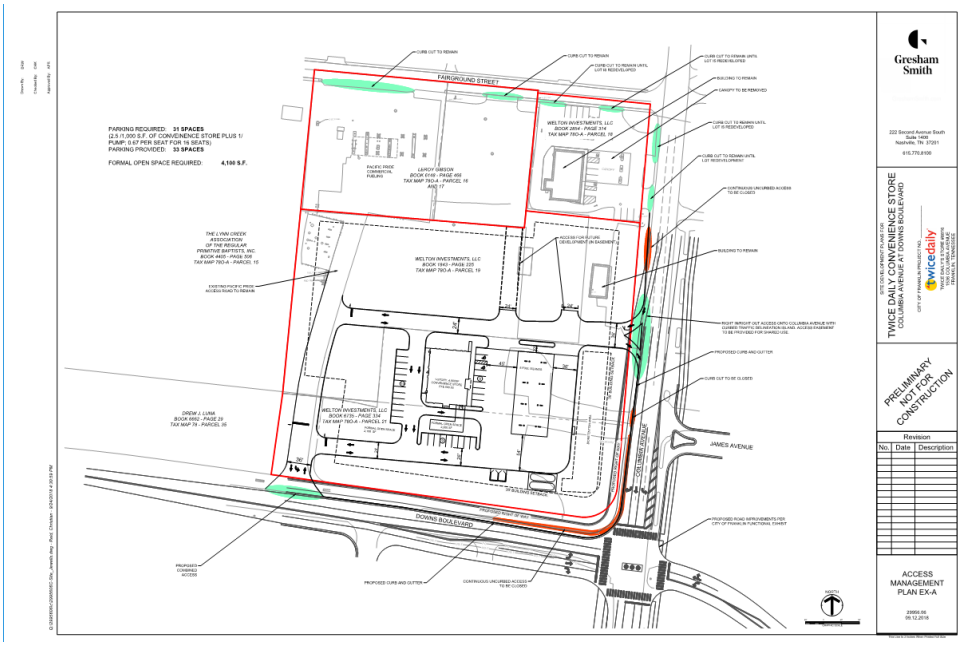


65. F. Development Plan

lance.fittro@franklintn.gov Applicant shall remove all notes such as those highlighted below identifying pre-development "Access" locations on the plan which are being closed with the redevelopment, including those highlighted below:



Any access to the redeveloped lots should be defined by the showing of physical improvements (curbing, pavement, etc) rather than notes which are easily overlooked. Any access to the reconfigured lots shall be per the previous agreement and Access Management Plan Ex-A as uploaded below.

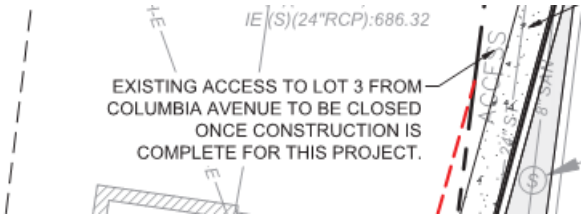


Engineering - Site Plan Checklist

General Issues

1. D. Site Plan

lance.fittro@franklintn.gov The note regarding the timing of closure of the access to Lot 3 from Columbia Avenue shall be revised to read "Existing access to Lot 3 from Columbia Avenue to be closed upon opening for of the mid-block right-in right-out shared access from Columbia Avenue for public use."



Planning

General Issues

61. Modification of Standards

joseph.bryan@franklintn.gov Staff has determined that the applicant does not need to request MOS #1 as the Ordinance only dictates minimums. Remove MOS #1 from the submittal.

Cite the specific regulations from the Zoning Ordinance on the cover sheet that correspond with the MOS requests.

MOS #1 -Staff does not recommend approval of this modification of standards..

MOS #1 - CAO-3 prohibits drive-thrus north of Downs Boulevard to create a pedestrian-oriented node. Staff does not recommend MOS #3 for approval.

The decision to approve or deny the MOSs will ultimately be decided by BOMA [Edited By Joseph Bryan]

2995606_PUD Plans.pdf

42. Lots 2 and 3

joseph.bryan@franklintn.gov Advisory comment: Future development of Lots 2 and 3 will require BOMA level development plan revisions.

Planning (Landscape)

General Issues

8. Existing Trees

jason.arnold@franklintn.gov By Site Plan, please document the location, size and health of any specimen tree on the site.

9. Formal Open Space

jason.arnold@franklintn.gov By Site Plan, please show proposed amenities for the Formal Open Space and how these spaces will be accessed and used.

PUD DEVELOPMENT PLANS FOR

DOWNS BOULEVARD PROPERTIES PUD
SUBDIVISION, DEVELOPMENT PLAN
(TWICE DAILY CONVENIENCE STORE)

1540 COLUMBIA AVENUE
WILLIAMSON COUNTY
FRANKLIN, TENNESSEE

GRESHAM SMITH PROJECT NO. 29956.06
TWICE DAILY STORE NO. 8816

NOTES - CITY OF FRANKLIN

1. COMPREHENSIVE REVIEW OF ROADWAY, STORMWATER, AND UTILITY ELEMENTS BY CITY OF FRANKLIN STAFF WILL OCCUR AT THE SITE PLAN STAGE. PROJECT ENTITLEMENTS APPROVED WITH THIS DEVELOPMENT PLAN DO NOT CONSTITUTE APPROVAL OF THE ROADWAY, STORMWATER, AND UTILITY ELEMENTS SHOWN ON THE DEVELOPMENT PLAN. IF, UPON APPLICATION OF CITY OF FRANKLIN STREET, STORMWATER, AND UTILITY STANDARDS AT THE SITE PLAN STAGE, THE APPLICANT CANNOT ACHIEVE THE MAXIMUM APPROVED ENTITLEMENTS, THE APPLICANT SHALL BE CONFINED TO THE ENTITLEMENTS ACHIEVABLE FROM THE APPLICATION OF SAID STANDARDS."

MODIFICATION OF STANDARDS REQUESTS

1. THE PROPOSED CONVENIENCE STORE IS SETBACK APPROXIMATELY 235' FROM THE PROPERTY LINE ALONG COLUMBIA AVENUE. THIS MODIFICATION OF STANDARDS IS TO LOCATE THE BUILDING AWAY FROM THE LOW-POINT OF THE SITE AT THE INTERSECTION OF COLUMBIA AVENUE AND DOWNS BOULEVARD.
2. THE PROPOSED LOCATION OF THE FUEL STATION CANOPY IS TO ACCOMMODATE LOCATING THE CONVENIENCE STORE AWAY FROM THE SITE LOW-POINT.
3. THE PROPOSED CONVENIENCE STORE WILL HAVE A DRIVE-THRU TO ACCOMMODATE THE INTERNAL COFFEE SERVICE STATION.

INDEX OF SHEETS

SHEET NUMBER	SHEET TITLE
C0.0	COVER SHEET
C1.0	EXISTING CONDITIONS
C2.0	SITE LAYOUT PLAN
C3.0	GRADING AND DRAINAGE PLAN
C4.0	R.O.W. AND ACCESS PLAN
C5.0	UTILITY PLAN
L200	LANDSCAPE PLAN
ES1.1	SITE LIGHTING PLAN
ES1.2	SITE LIGHTING CUT SHEETS
A2.0	EXTERIOR ELEVATIONS
A2.1	DUMPSTER ELEVATIONS
A2.2	FUEL PUMP CANOPY EXTERIOR ELEVATIONS

VICINITY MAP
1" = 2,000'

SITE DATA

CITY OF FRANKLIN PROJECT NUMBER	7081
MAP 0780, PARCEL 01900, 02000, & 02100	
ADDRESS	1540 COLUMBIA AVENUE
CITY	FRANKLIN
COUNTY	WILLIAMSON
STATE	TENNESSEE
DISTRICT	9TH
EXISTING ZONING -	PD (PLANNED DISTRICT)
CHARACTER AREA OVERLAY	SOCO - 1 & CFCO - 7
OTHER APPLICABLE OVERLAYS	CAO - 3
APPLICABLE DEVELOPMENT STANDARD	TRADITIONAL (SOME OF THE PROPERTY FALLS WITHIN CONVENTIONAL)
ACREAGE OF SITE	4.74 ACRES
SQUARE FOOTAGE OF SITE	206,340
MINIMUM REQUIRED SETBACK LINES	
- YARD FRONTING ON ANY STREET	30'
- SIDE YARD	15'
- REAR YARD	25'
PROPOSED USE	CONVENIENCE STORE
PROPOSED GROSS BUILDING S.F.	4,800 S.F.
OCCUPANCY TYPE	IBC "MERCANTILE"
CONSTRUCTION TYPE	TYPE IV-B
PROPOSED BUILDING HEIGHT	21'-0"
PROPOSED CANOPY HEIGHT	18'-6"
PARKING REQUIRED	CONVENIENCE = 3.33 x 4.8 (4,800 SF) = 16 SPACES DRIVE THRU = 0.67 x 20 SEATS INDOOR = 14 SPACES
PARKING REQUIRED	30 SPACES
PARKING PROVIDED	30 SPACES (INCLUDES 2 ACCESSIBLE SPACES)
FORMAL OPEN SPACE	
REQUIRED (5% OF 2.68 ACRES):	0.13 ACRES (5,663 S.F.)
PROVIDED:	7,000 S.F.
EXISTING TREE CANOPY COVERAGE:	30,400 S.F. (26 % OF SITE)
CANOPY COVERAGE PRESERVATION	
REQUIRED (24% OF 30,400 S.F.):	7,300 S.F.
PROVIDED:	7,600 S.F.

FLOOD NOTE: THE PROJECT DOES NOT LIE IN THE 100 YEAR FLOODPLAIN AS PER CURRENT FEMA FIRM PANEL 47187C0192F & 47187C0211F, DATED SEPTEMBER 29, 2006.

MINERAL RIGHTS STATEMENT: THERE ARE NO MINERAL RIGHTS HELD BY A 3RD PARTY.

OWNER / DEVELOPER

TRI STAR ENERGY, LLC
1740 Ed Temple Blvd.
Nashville, TN 37208
Owner Contact: Charlton Bell
Phone: (615) 313-2457
Fax: (615) 313-3612
Email: cbell@tristartn.com

CIVIL ENGINEER/LANDSCAPE ARCHITECT

Gresham Smith

222 Second Avenue South, Suite 1400
Nashville, TN 37201
Civil Contact: Jubal Parris, PE, RLS
Phone: (615) 770-8549
Email: jubal.parris@geshamsmith.com
Landscape Contact: Terence Mulvaney, RLA, CLARB
Phone: (615) 770-8674
Email: terry.mulvaney@geshamsmith.com

OWNER / DEVELOPER

CASSETTY ARCHITECTURE
901 West Main Street
Hendersonville, TN 37075
Contact: Ryan Kilpatrick
Phone: (615) 822-5711
Fax: (615) 824-9089
Email: rkilpatrick@cassettytn.com

PUD DEVELOPMENT PLANS

Gresham Smith
GreshamSmith.com
222 Second Avenue South
Suite 1400
Nashville, TN 37201
615.770.8100

PUD DEVELOPMENT PLAN FOR
DOWNS BOULEVARD PROPERTIES PUD
SUBDIVISION, DEVELOPMENT PLAN
(TWICE DAILY CONVENIENCE STORE)
CITY OF FRANKLIN PROJECT NO. 7081
twicedaily®
TWICE DAILY'S STORE #8816
1540 COLUMBIA AVENUE
FRANKLIN, TENNESSEE

JUBAL R. PARRIS
REGISTERED ENGINEER
AGRICULTURE
2015
LICENSE NO. 120153
STATE OF TENNESSEE
10/03/19

Revision

No.	Date	Description

COVER SHEET

C0.0

29956.06
10.03.2019

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This Line Is 3 Inches When Printed Full Size

STORMWATER NARRATIVE - EXISTING CONDITIONS

STORMWATER DRAINAGE DURING THE EXISTING CONDITIONS FLOWS FROM WEST TO EAST THROUGH THE SITE. THERE ARE TWO OUTFALL LOCATIONS, NOTED AS POI-1 AND POI-2. BOTH OUTFALLS ARE LOCATED ALONG COLUMBIA AVENUE. OFFSITE RUNOFF FLOWS ONTO THE SITE FROM THE WEST VIA SHEET FLOW AND WILL BE BYPASSED VIA STORM SEWER IN THE PROPOSED CONDITIONS.

GENERAL NOTES

1. SURVEY METHOD: FIELD RUN
2. SURVEY DATE: FEBRUARY 2019
3. SURVEY PREPARED BY: GRESHAM SMITH

CITY OF FRANKLIN GRADING AND DRAINAGE DATA CHART

SITE AREA: 116,614 S.F. = 2.68 AC.
IMPERVIOUS AREA: 0 S.F. = 0.00 AC
DISTURBED AREA = 165,654 S.F. = 3.80 AC.
RV VALUE: 0.140 (FROM LID SPREADSHEET)
PEAK FLOW RUNOFF - EXISTING CONDITIONS
2 YEAR: 2.173 CFS
5 YEAR: 3.881 CFS
10 YEAR: 5.427 CFS
25 YEAR: 7.797 CFS
50 YEAR: 9.817 CFS
100 YEAR: 12.01 CFS

LEROY GIBSON BOOK 6148 - PAGE 466 TAX MAP 78-O GROUP A PARCEL 16

LEROY GIBSON BOOK 6148 - PAGE 466 TAX MAP 78-O GROUP A PARCEL 17

WELTON INVESTMENTS LLC BOOK 2854 - PAGE 314 TAX MAP 78-O GROUP A PARCEL 18

THE LYNN CREEK ASSOCIATION OF THE REGULAR PRIMITIVE BAPTISTS, INC. BOOK 4405 - PAGE 506 TAX MAP 78O-A - PARCEL 15

DREW J. LUNA BOOK 6662 - PAGE 29 TAX MAP 78 - PARCEL 35

RYER LLC TAX MAP 78-A PARCEL 37 DB. 5788, PG 602 LOT 1 TURNBOW SUBDIVISION PB. 26, PG. 1 R.O.D.C., TN

LOT 1
1540 COLUMBIA AVE.
OR
192 DOWNS BLVD.

LOT 2
198 DOWNS BLVD.

LOT 3
1504 COLUMBIA AVE.

(Not a buildable Lot until sanitary sewer service is provided)

DOWNS BOULEVARD (MAJOR COLLECTOR) (ROW 75')

COLUMBIA AVENUE (MAJOR ARTERIAL) (ROW 75')

SOIL TYPE, TYP.

SOIL TYPE DELINEATION LINE, TYP.

TREE PROTECTION FENCE, TYP.

DRAINAGE FLOW ARROWS, TYP.

CONTRACTOR TO VERIFY AND MAINTAIN THE ELECTRIC SERVICE TO THE EXISTING BILLBOARD

CONTRACTOR TO COORDINATE THE REMOVAL OF THE EXISTING ONSITE UTILITY POLES WITH MTEMC. UTILITY POLE RELOCATION AND/OR NEW UTIITY POLE LOCATIONS ARE TO BE COORDINATED WITH THE CITY OF FRANKLIN COLUMBIA AVENUE AND DOWNS BOULEVARD ROADWAY IMPROVEMENT PLANS

SITE OUTFALL POI-1

SITE OUTFALL POI-2

EXISTING HYDRANT (NON-POTABLE)

EXISTING FIRE HYDRANT

EXISTING WATERLINE SHOWN PER P.B. 26, PG. 1 R.O.W.C., TN

24" WATER MAIN SHOWN PER ONE CALL FIELD MARKS

6" RECLAIMED WATER LINE

UNITED CITIES GAS COMPANY, INC D.B. 1272, PG. 849 R.O.W.C., TN

5' ACCESS EASEMENT P.B. 54, PG. 7 R.O.W.C., TN

WATERLINE EASEMENT (PROPOSED)

WATERLINE EASEMENT D.B. 5336, PG. 874 D.C. R.O.W.C., TN

30' ACCESS EASEMENT (PROPOSED)

30' PUBLIC UTILITY ACCESS AND DRAINAGE EASEMENT BK. 6662, PG. 29, R.O.W.C. TN

20' RECLAIMED WATER & SANITAR SEWER EASEMENT BK. 6662, PG. 32 R.O.W.C. TN

5' R.O.W. DEDICATION BK. 6662, PG. 29 R.O.W.C. TN

40' ELECTRICAL EASEMENT P.B. 54, PG. 7 R.O.W.C. TN

N7° 45' 43"E 277.74'
S82° 50' 55"E 335.70'
N9° 53' 52"E 30.01'
S80° 26' 14"E 170.70'
N7° 35' 11"E 153.81'
S7° 11' 56"W 168.85' TOTAL 168.25'
S82° 59' 37"E 266.45'
S85° 24' 41"E 173.19'
N11° 45' 36"E 124.75'
N65° 37' 10"W 1.09'
N10° 05' 10"E 116.86'
N10° 02' 36"E 99.45'
N79° 58' 00"W 85.04'
62.48'
N80° 11' 19"W
N80° 08' 04"W 316.48'
S7° 03' 30"W 92.27'
S7° 49' 19"W 113.27'
LC=72.55', R=50.00'
ARC=81.17'
CH=S53° 24' 53"W

FOUND 1 INCH PIPE
FOUND 1 INCH SQUARE
FOUND 1/2 REBAR
FOUND 1/2 IRWC ANDERSON
FOUND 1/2 IRWC 148
FOUND 1/2 IRWC
FOUND MAG
FOUND 1/2 IRWC 148
306 MAG NAIL
804 MAG NAIL
106 NAIL
303 NAIL
301 MAG
201 MAG
102 5/8 IRWC BWS
POINT OF ACCESS
EMERGENCY SHUT-OFF
(3)-VENT PIPES
TANK
FUEL PUMP
PAY STATION
FUEL PUMP TP
ONE STORY BUILDING 3500 SQFT (+/-) FFE=691.0 BLDG HGT=13'(+/-)
EXISTING 1-STORY BLDG FFE=689.0 (+/-) BLDG HGT=11'(+/-)
CANOPY
EXISTING GRAVEL
EXISTING ASPHALT
GAS LINE MARKER
POSSIBLE BLIND JUNCTION
CATCH BASIN TC:689.31 IE (N)(15"CMP):687.43 IE (S)(15"CMP):687.38
CATCH BASIN TC:688.68 IE (N)(18"CMP):686.92 IE (S)(18"CMP):686.82
CATCH BASIN TC:688.24 IE (12"CMP):686.30
CATCH BASIN TC:688.77 IE (NE)(12"CMP):686.32 IE (NW)(18"CMP):686.42 IE (S)(24"RCP):686.32
SMH-11002 (BRICK) TC:689.20 IE (N)(8"CLAY):683.15 IE (S)(8"CLAY):682.93
CATCH BASIN TC:688.79 IE:686.48 (DEBRIS)
CATCH BASIN TC:688.67 IE:686.43 (DEBRIS)
CATCH BASIN TC:688.51 IE:685.95 (DEBRIS)
CATCH BASIN TC:688.48 IE (N)(12"):684.81 IE (S)(18"RCP):684.72
CATCH BASIN TC:687.45 IE (W)(24"CMP):683.88
SMH-10993 (BRICK) TC:689.00 IE (N)(8"CLAY):681.67 IE (S)(8"CLAY):681.69 IE (E)(8"CLAY):681.40
CATCH BASIN TC:688.48 IE (N)(12"):684.81 IE (S)(18"RCP):684.72
CATCH BASIN TC: 689.82 IE (12" CMP): 687.67
CATCH BASIN TC: 689.84 IE (18" CMP): 689.73 (DEBRIS)
CATCH BASIN TC: 689.22 IE: 687.22 (DEBRIS)
CATCH BASIN TC: 689.32 IE: 686.55 (DEBRIS)
12" CMP IE: 688.56
24" CMP IE: 684.37
24" RCP IE:684.76
18" RCP IE:685.37
18" RCP IE: 685.71
18" RCP IE: 700.64
18" RCP IE: 696.88
24"RCP IE: 686.07
EXISTING WATERLINE SHOWN PER P.B. 26, PG. 1 R.O.W.C., TN
EXISTING WATERLINE SHOWN PER P.B. 26, PG. 1 R.O.W.C., TN
POINT OF ACCESS
GAS LINE MARKER
24" CMP IE: 684.37
6" RECLAIMED WATER LINE
6" RECLAIMED WATER LINE
20' ACCESS
24' ST
12' ST
8" SAN
8" SAN
12" W
12" W
OH-E
OH-E
FO
UG-T
G
6" RD
24" W
24" W
12" W
12" W
8" W
8" W
TO 45
TO 45
TP
TP
TP

SITE DATA

CITY OF FRANKLIN PROJECT NUMBER	7081
MAP 0780, PARCEL 01900, 02000, & 02100	
ADDRESS	1540 COLUMBIA AVENUE
CITY	FRANKLIN
COUNTY	WILLIAMSON
STATE	TENNESSEE
DISTRICT	9TH
EXISTING ZONING -	PD (PLANNED DISTRICT)
CHARACTER AREA OVERLAY	SOCO - 1 & CFCO - 7
OTHER APPLICABLE OVERLAYS	CAO - 3
APPLICABLE DEVELOPMENT STANDARD	TRADITIONAL (SOME OF THE PROPERTY FALLS WITHIN CONVENTIONAL)
ACREAGE OF SITE	4.74 ACRES
SQUARE FOOTAGE OF SITE	206,340
MINIMUM REQUIRED SETBACK LINES	
- YARD FRONTING ON ANY STREET	30'
- SIDE YARD	15'
- REAR YARD	25'
PROPOSED USE	CONVENIENCE STORE
PROPOSED GROSS BUILDING S.F.	4,800 S.F.
OCCUPANCY TYPE	IBC "MERCANTILE"
CONSTRUCTION TYPE	TYPE IV-B
PROPOSED BUILDING HEIGHT	21'-0"
PROPOSED CANOPY HEIGHT	18'-6"
PARKING REQUIRED	CONVENIENCE = 3.33 x 4.8 (4,800 SF) = 16 SPACES DRIVE THRU = 0.67 x 20 SEATS INDOOR = 14 SPACES
PARKING REQUIRED	30 SPACES
PARKING PROVIDED	30 SPACES (INCLUDES 2 ACCESSIBLE SPACES)
FORMAL OPEN SPACE	
REQUIRED (5% OF 2.68 ACRES):	0.13 ACRES (5,663 S.F.)
PROVIDED:	7,000 S.F.
EXISTING TREE CANOPY COVERAGE:	30,400 S.F. (26 % OF SITE)
CANOPY COVERAGE PRESERVATION	
REQUIRED (24% OF 30,400 S.F.):	7,300 S.F.
PROVIDED:	7,600 S.F.

FLOOD NOTE: THE PROJECT DOES NOT LIE IN THE 100 YEAR FLOODPLAIN AS PER CURRENT FEMA FIRM PANEL 47187C0192F & 47187C0211F, DATED SEPTEMBER 29, 2006.

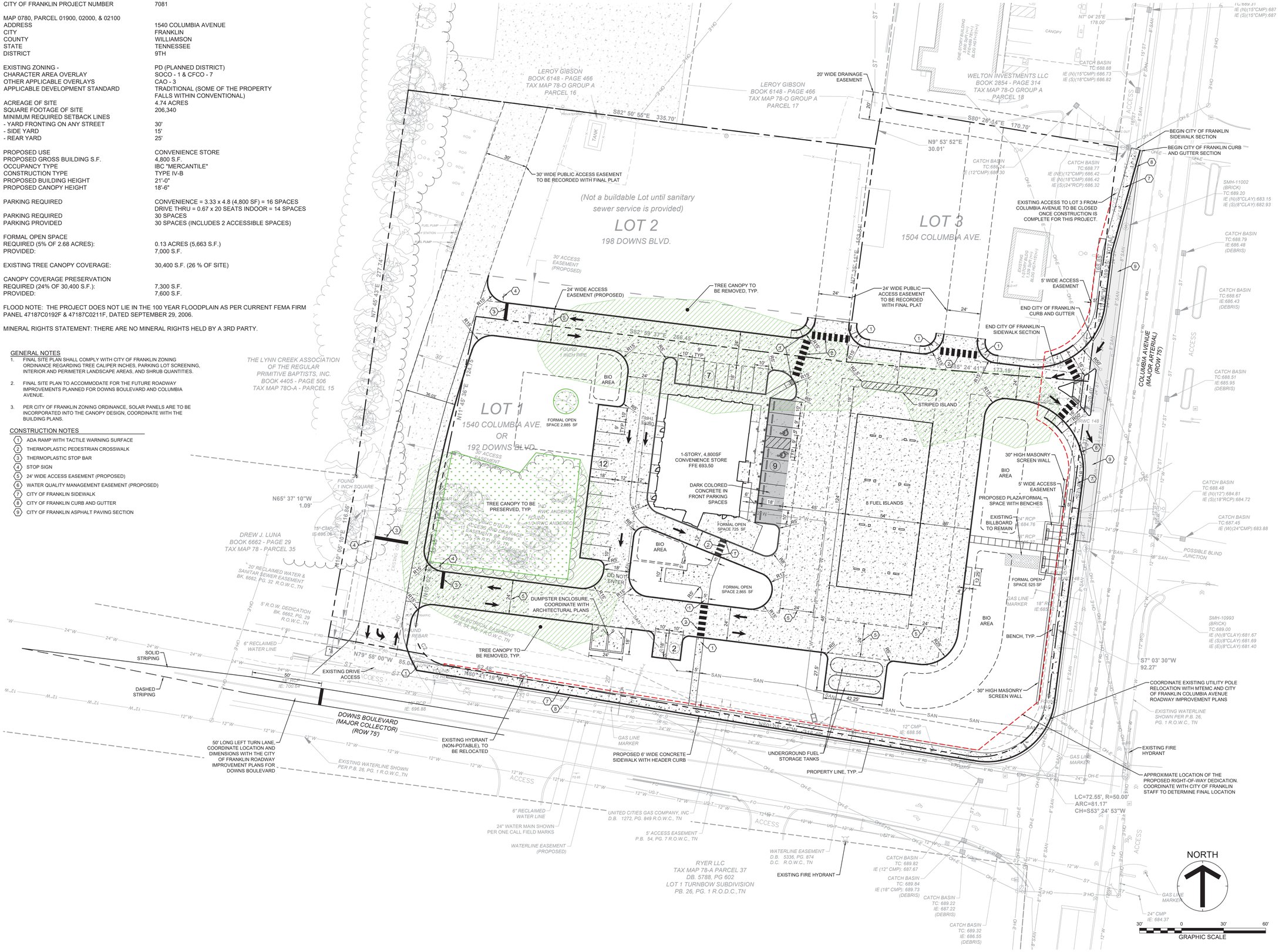
MINERAL RIGHTS STATEMENT: THERE ARE NO MINERAL RIGHTS HELD BY A 3RD PARTY.

GENERAL NOTES

1. FINAL SITE PLAN SHALL COMPLY WITH CITY OF FRANKLIN ZONING ORDINANCE REGARDING TREE CALIPER INCHES, PARKING LOT SCREENING, INTERIOR AND PERIMETER LANDSCAPE AREAS, AND SHRUB QUANTITIES.
2. FINAL SITE PLAN TO ACCOMMODATE FOR THE FUTURE ROADWAY IMPROVEMENTS PLANNED FOR DOWNS BOULEVARD AND COLUMBIA AVENUE.
3. PER CITY OF FRANKLIN ZONING ORDINANCE, SOLAR PANELS ARE TO BE INCORPORATED INTO THE CANOPY DESIGN, COORDINATE WITH THE BUILDING PLANS.

CONSTRUCTION NOTES

1. ADA RAMP WITH TACTILE WARNING SURFACE
2. THERMOPLASTIC PEDESTRIAN CROSSWALK
3. THERMOPLASTIC STOP BAR
4. STOP SIGN
5. 24' WIDE ACCESS EASEMENT (PROPOSED)
6. WATER QUALITY MANAGEMENT EASEMENT (PROPOSED)
7. CITY OF FRANKLIN SIDEWALK
8. CITY OF FRANKLIN CURB AND GUTTER
9. CITY OF FRANKLIN ASPHALT PAVING SECTION



Gresham Smith

Gresham Smith and Partners

222 Second Avenue South
Suite 1400
Nashville, TN 37201

615.770.8100

PUD DEVELOPMENT PLAN FOR
DOWNS BOULEVARD PROPERTIES PUD
SUBDIVISION, DEVELOPMENT PLAN
(TWICE DAILY CONVENIENCE STORE)
CITY OF FRANKLIN PROJECT NO. 7081

twicedaily
TWICE DAILY'S STORE #8816
1540 COLUMBIA AVENUE
FRANKLIN, TENNESSEE

JUBAL R. PARRIS
REGISTERED ENGINEER
AGRICULTURE
No. 117058
STATE OF TENNESSEE
10/03/19

Revision

No.	Date	Description

SITE LAYOUT PLAN

C2.0

29956.06
10.03.2019

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PROJECT DESCRIPTION
THE PROPOSED TWICE DAILY CONVENIENCE STORE IS LOCATED AT THE INTERSECTION OF COLUMBIA AVENUE AND DOWNS BOULEVARD IN THE CITY OF FRANKLIN, TENNESSEE. THE SITE HAS BEEN DESIGNED TO ACCOMMODATE THE CITY OF FRANKLIN POST DEVELOPMENT REQUIREMENTS FOR STORMWATER QUALITY.

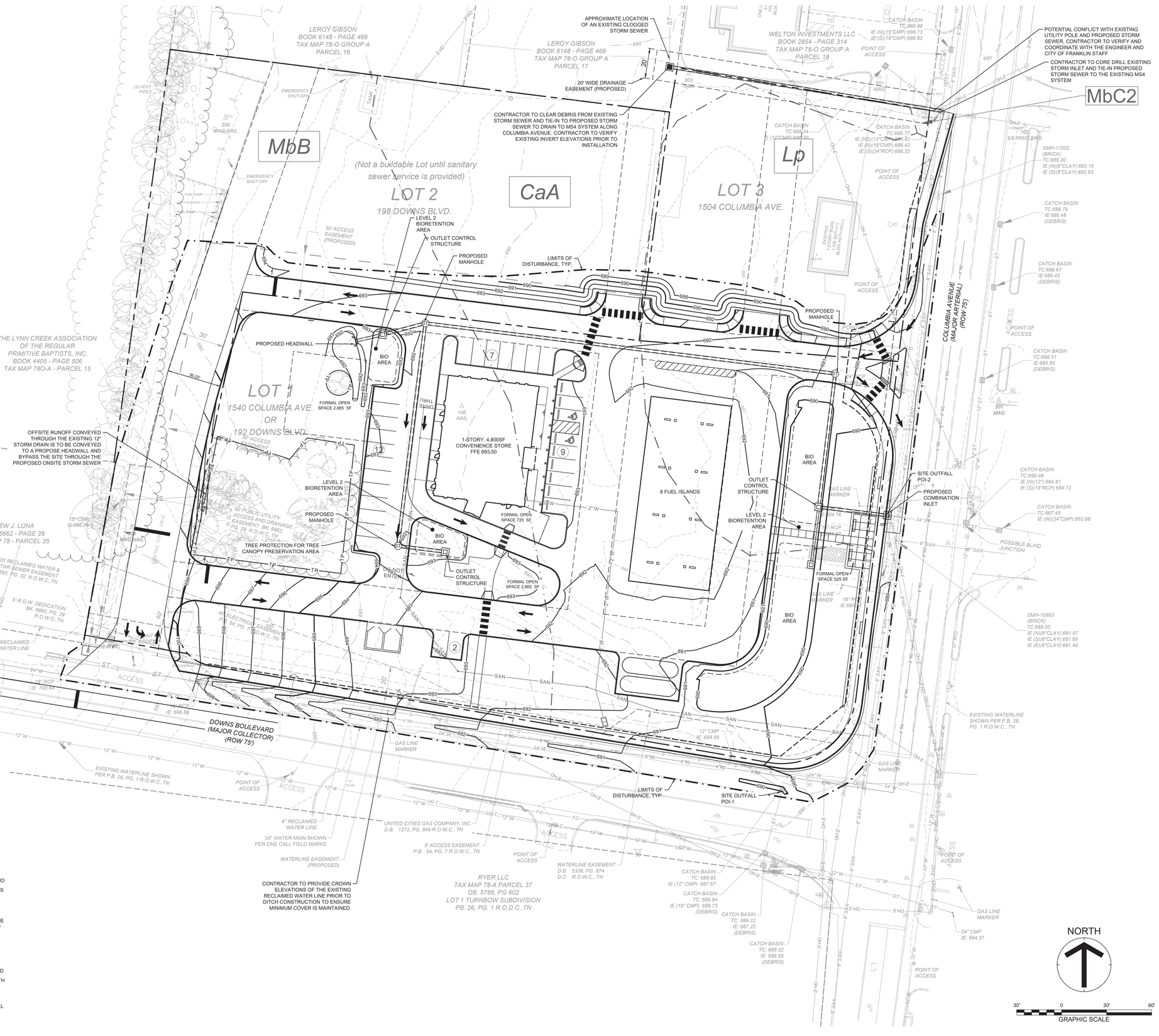
WATER QUALITY
WATER QUALITY REQUIREMENTS FOR THIS DEVELOPMENT HAVE BEEN MET WITH THE USE OF LEVEL II BIORETENTION PONDS. A LARGE PORTION OF THE SITE WILL SURFACE DRAIN TO THE BIORETENTION PONDS WHERE IT WILL BE TREATED FOR WATER QUALITY AND DISCHARGE VIA PROPOSED STORM SEWER TO TIE-IN TO EXISTING STORM SEWER INFRASTRUCTURE ALONG COLUMBIA AVENUE. EACH BIORETENTION POND WILL INCLUDE A FOREBAY AREA DESIGNED FOR THE CONTRIBUTING DRAINAGE AREA. THE REMAINDER OF THE SITE THAT BYPASSES THE BIORETENTION PONDS WILL BE COLLECTED BY THE LOCAL MS4 SYSTEM.

SENSITIVE AREAS
THERE ARE NO SENSITIVE AREAS.

STORMWATER DETENTION
UTILIZING THE CITY OF FRANKLIN LOW IMPACT DEVELOPMENT (LID) TOOL, THE BIORETENTION POND AREAS PROVIDED WILL BE SUFFICIENT ENOUGH THAT NO ADDITIONAL STORMWATER DETENTION IS REQUIRED.

CITY OF FRANKLIN GRADING AND DRAINAGE GENERAL NOTES

1. GRADING PERMIT IS REQUIRED FOR ANY PROJECT DISTURBING MORE THAN 10,000 S.F., ADDING MORE THAN 5,000 S.F. OF IMPERVIOUS SURFACE OR FOR ANY SITE GRADING REQUIRING STOCKPILING OF MATERIAL.
2. THE DEVELOPER SHALL PROVIDE THE NECESSARY LABOR AND SUPERVISION REQUIRED TO SUPPORT FIELD TESTING BY THE INDEPENDENT TESTING FIRM AND INSPECTIONS BY CITY OFFICIALS AT NO COST TO THE CITY. TEST REPORTS OF FIELD TESTING IF APPLICABLE SHALL BE SUBMITTED DIRECTLY TO THE STREET DEPARTMENT. DEFECTS DISCLOSED BY TESTS SHALL BE RECTIFIED.
3. AN AUTHORIZED REPRESENTATIVE OF THE CITY SHALL MAKE A FINAL INSPECTION OF THE PROJECT AFTER COMPLETION TO DETERMINE ACCEPTABILITY OF THE WORK AND FOR RELEASE OF PERFORMANCE BONDS IF REQUIRED. BEFORE THIS FINAL INSPECTION CAN BE MADE, THE ENGINEER RESPONSIBLE FOR THE PROJECT SHALL CERTIFY IN WRITING TO THE CITY ENGINEER THAT THE WORK HAS BEEN COMPLETED IN ACCORDANCE WITH APPROVED PLANS AND SPECIFICATIONS.
4. DRAINAGE FACILITIES INCLUDING, BUT NOT LIMITED TO, CULVERTS, DETENTION BASINS AND DITCHES, AS WELL AS THE ROADWAY SUB-GRADE, BASE STONE AND BINDER & SURFACE COARSE SHALL BE INSPECTED, TESTED AND GIVEN APPROVAL AT EACH STAGE OF INSTALLATION PRIOR TO PROCEEDING TO THE NEXT STAGE OF CONSTRUCTION. FINAL CONSTRUCTION INSPECTION FOR APPROVAL AND ACCEPTANCE OF STREETS AND DRAINAGE SYSTEMS WILL NOT BE GRANTED UNTIL ALL WORK HAS BEEN COMPLETED IN ACCORDANCE WITH THE APPROVED PLANS.
5. LOCATING AND COORDINATION FOR THE RELOCATION OF EXISTING UTILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR. TENNESSEE'S ONE-CALL AND THE CITY OF FRANKLIN UTILITY LOCATION SERVICE SHALL BE UTILIZED IN ADDITION TO COORDINATION WITH LOCAL UTILITY OWNERS. THE CONTRACTOR SHALL AT ALL TIMES PROTECT EXISTING UTILITIES AND WILL BE RESPONSIBLE FOR COSTS DUE TO DAMAGE CAUSED TO ANY UTILITY LINES.
6. WHERE BEDROCK IS ENCOUNTERED DURING THE EXCAVATION OF THE BIORETENTION, AN ADDITIONAL 2 FEET OF BEDROCK SHALL BE REMOVED BELOW THE BOTTOM ELEVATION OF THE BMP SHOWN ON THE PLANS AND THE ADDITIONAL EXCAVATION BACKFILLED WITH CLEAN #57 STONE.
7. ENTIRE BIORETENTION AREA TO BE WRAPPED IN AN IMPERMEABLE LINER DUE TO POTENTIAL FUEL RUNOFF.



CITY OF FRANKLIN GRADING AND DRAINAGE DATA CHART

SITE AREA: 116,614 S.F. = 2.68 AC.
IMPERVIOUS AREA: 0 S.F. = 0.00 AC
DISTURBED AREA = 165,654 S.F. = 3.80 AC.
RV VALUE: 0.160 (FROM LID SPREADSHEET)
PEAK FLOW RUNOFF
2 YEAR: 1.502 CFS
5 YEAR: 2.881 CFS
10 YEAR: 4.128 CFS
25 YEAR: 6.043 CFS
50 YEAR: 7.683 CFS
100 YEAR: 9.506 CFS

CITY OF FRANKLIN GRADING AND DRAINAGE NOTES

1. GRADING PERMIT IS REQUIRED FOR ANY PROJECT DISTURBING MORE THAN 10,000 SF. ADDING MORE THAN 5,000 SF OF IMPERVIOUS SURFACE OR FOR ANY SITE GRADING REQUIRING STOCKPILING OF MATERIAL.
2. THE DEVELOPER SHALL PROVIDE THE NECESSARY LABOR AND SUPERVISION REQUIRED TO SUPPORT FIELD TESTING BY THE INDEPENDENT TESTING FIRM AND INSPECTIONS BY CITY OFFICIALS AT NO COST TO THE CITY. TEST REPORTS OF FIELD TESTING IF APPLICABLE SHALL BE SUBMITTED DIRECTLY TO THE STREET DEPARTMENT. DEFECTS DISCLOSED BY TESTS SHALL BE RECTIFIED.
3. AN AUTHORIZED REPRESENTATIVE OF THE CITY SHALL MAKE A FINAL INSPECTION OF THE PROJECT AFTER COMPLETION TO DETERMINE ACCEPTABILITY OF THE WORK AND FOR RELEASE OF PERFORMANCE BONDS IF REQUIRED. BEFORE THIS FINAL INSPECTION CAN BE MADE, THE ENGINEER RESPONSIBLE FOR THE PROJECT SHALL CERTIFY IN WRITING TO THE CITY ENGINEER THAT THE WORK HAS BEEN COMPLETED IN ACCORDANCE WITH APPROVED PLANS AND SPECIFICATIONS.
4. DRAINAGE FACILITIES INCLUDING, BUT NOT LIMITED TO, CULVERTS, DETENTION BASINS AND DITCHES, AS WELL AS THE ROADWAY SUB-GRADE, BASE STONE AND BINDER & SURFACE COARSE SHALL BE INSPECTED, TESTED AND GIVEN APPROVAL AT EACH STAGE OF INSTALLATION PRIOR TO PROCEEDING TO THE NEXT STAGE OF CONSTRUCTION. FINAL CONSTRUCTION INSPECTION FOR APPROVAL AND ACCEPTANCE OF STREETS AND DRAINAGE SYSTEMS WILL NOT BE GRANTED UNTIL ALL WORK HAS BEEN COMPLETED IN ACCORDANCE WITH THE APPROVED PLANS.
5. LOCATING AND COORDINATION FOR THE RELOCATION OF EXISTING UTILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR. TENNESSEE'S ONE-CALL AND THE CITY OF FRANKLIN UTILITY LOCATION SERVICE SHALL BE UTILIZED IN ADDITION TO COORDINATION WITH LOCAL UTILITY OWNERS. THE CONTRACTOR SHALL AT ALL TIMES PROTECT EXISTING UTILITIES AND WILL BE RESPONSIBLE FOR COSTS DUE TO DAMAGE CAUSED TO ANY UTILITY LINES.

NORTH

30' 0 30' 60'
GRAPHIC SCALE

Gresham Smith
222 Second Avenue South
Suite 1400
Nashville, TN 37201
615.770.8100

PUD DEVELOPMENT PLAN FOR
DOWNS BOULEVARD PROPERTIES PUD
SUBDIVISION, DEVELOPMENT PLAN
(TWICE DAILY CONVENIENCE STORE)
CITY OF FRANKLIN PROJECT NO. 7081

twicedaily
TWICE DAILY'S STORE #8816
1540 COLUMBIA AVENUE
FRANKLIN, TENNESSEE

JUDAH R. PARRIS
REGISTERED ENGINEER
AGRICULTURE
No. 117091
STATE OF TENNESSEE
10/03/19

Revision

No.	Date	Description

GRADING AND DRAINAGE PLAN

C3.0

29956.06
10.03.2019

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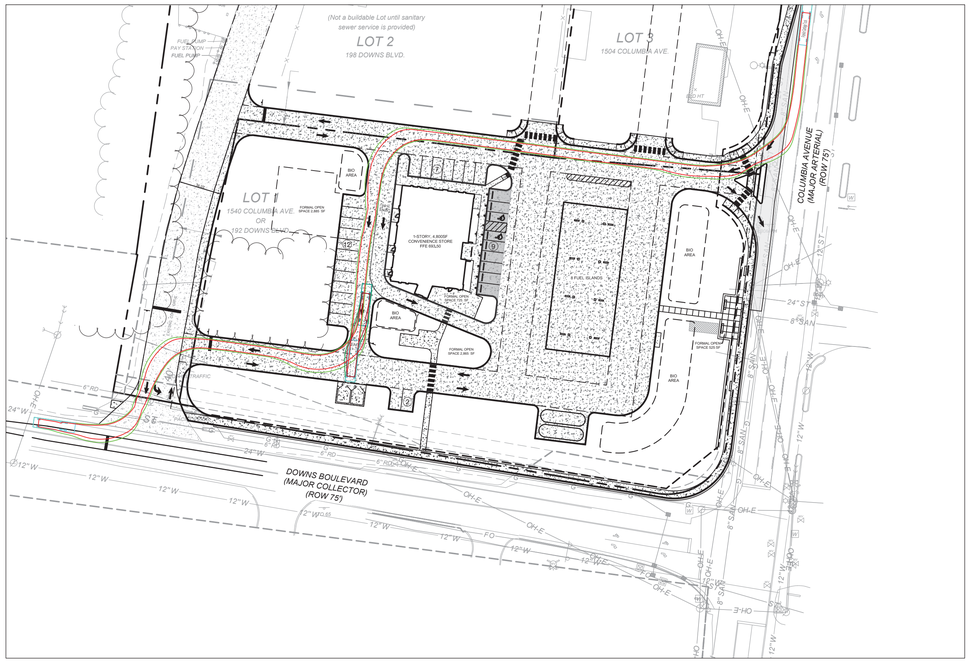
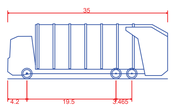
CITY OF FRANKLIN REFUSE VEHICLE TRACKING





Franklin Garbage Truck	
Overall Length	35.000ft
Overall Width	8.100ft
Overall Body Height	12.027ft
Min Body Ground Clearance	0.716ft
Track Width	6.600ft
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	46.000ft

IMPACT STATEMENTS - R.O.W. & ACCESS

1. BASED ON TRIP GENERATION FROM THE ITE TRIP GENERATION MANUAL, 10TH EDITION - VOLUME 2: DATA - PART 3 (LAND USES 800-999), THE FOLLOWING TOTAL DAILY TRIP COUNT IS ANTICIPATED FOR THIS DEVELOPMENT;

TOTAL STORE GROSS S.F.	4,800 S.F.
TOTAL FUEL POSITIONS	16
CONVENIENCE STORE WITH GASOLINE SALES	624.20 TRIPS PER 1,000 GROSS S.F. 624.20 TRIPS x (4,800 S.F. / 1,000 S.F.) = 2,997 TRIPS
FUEL STATIONS	322.50 TRIPS PER FUELING POSITION 322.50 TRIPS x 16 POSITIONS = 5,160 TRIPS
TOTAL DAILY TRIP COUNT	5,160 TRIPS

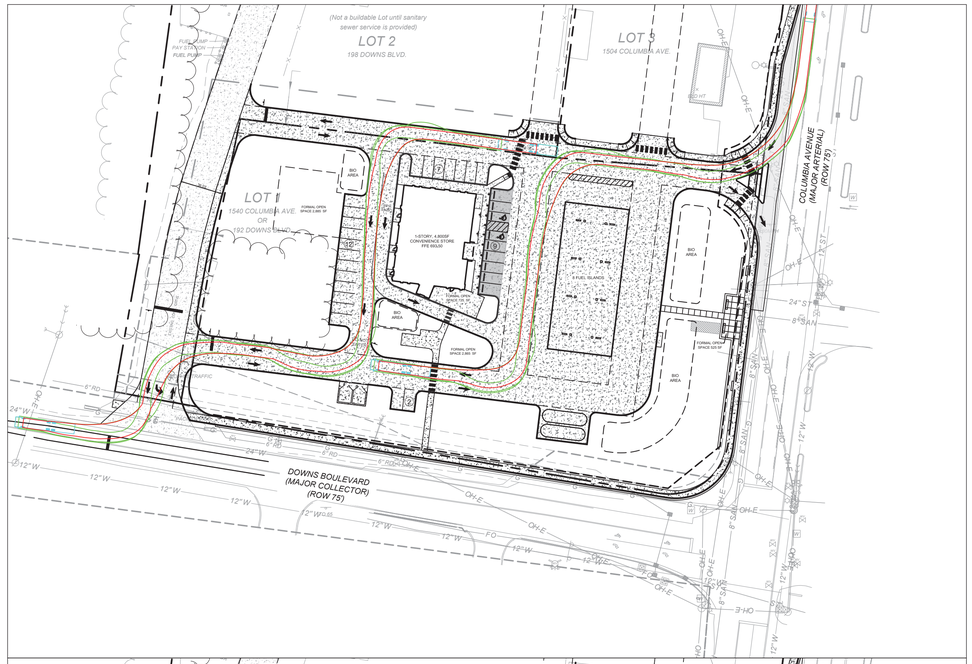
CITY OF FRANKLIN R.O.W. & ACCESS GENERAL NOTES

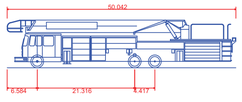
1. PRIOR TO BEGINNING ANY CONSTRUCTION, THE DEVELOPER AND/OR CONTRACTOR, SHALL OBTAIN ALL NECESSARY PERMITS AS REQUIRED BY LAW. SUCH PERMITS MAY INCLUDE, BUT ARE NOT LIMITED TO, THOSE REQUIRED BY STATE OF TENNESSEE, WILLIAMSON COUNTY AND OTHER CITY OF FRANKLIN AGENCIES.
2. ALL OFF-SITE WORK WITHIN THE PUBLIC RIGHT-OFWAY SHALL REQUIRE AN APPROVED TRAFFIC CONTROL PLAN WHICH COMPLIES WITH THE MUTCD. NO OFF-SITE EXCAVATION MAY BE UNDERTAKEN IN ANY STREET, ROAD, ALLEY OR RIGHT-OF-WAY OF ANY UTILITY OR TEMPORARY CONSTRUCTION EASEMENT OF THE CITY OF FRANKLIN BY ANY ENTITY UNLESS 72-HOUR NOTICE HAS BEEN GIVEN TO THE CITY OF FRANKLIN TRAFFIC OPERATIONS CENTER. THE CONTRACTOR SHALL HAVE AN APPROVED TRAFFIC CONTROL PLAN ONSITE DURING CONSTRUCTION.
3. CONSTRUCTION MATERIALS SHALL BE FULLY TESTED IN ACCORDANCE WITH THE DESIGNATIONS AND REQUIREMENTS WITHIN THE REFERENCED "TDOT STANDARD SPECIFICATIONS" SECTIONS, UNLESS OTHERWISE NOTED WITHIN THE "STANDARD SPECIFICATIONS" SECTION OF THE CITY OF FRANKLIN TRANSPORTATION & STREET TECHNICAL STANDARDS.
4. AN AUTHORIZED REPRESENTATIVE OF THE CITY SHALL MAKE A FINAL INSPECTION OF THE PROJECT AFTER COMPLETION TO DETERMINE ACCEPTABILITY OF THE WORK AND FOR RELEASE OF PERFORMANCE BONDS IF REQUIRED. BEFORE THIS FINAL INSPECTION CAN BE MADE, THE ENGINEER RESPONSIBLE FOR THE PROJECT SHALL CERTIFY IN WRITING TO THE CITY ENGINEER THAT THE WORK HAS BEEN COMPLETED IN ACCORDANCE WITH APPROVED PLANS AND SPECIFICATIONS.
5. LOCATING AND COORDINATION FOR THE RELOCATION OF EXISTING UTILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR. TENNESSEE'S ONE-CALL AND THE CITY OF FRANKLIN UTILITY LOCATION SERVICE SHALL BE UTILIZED IN ADDITION TO COORDINATION WITH LOCAL UTILITY OWNERS. THE CONTRACTOR SHALL AT ALL TIMES PROTECT EXISTING UTILITIES AND WILL BE RESPONSIBLE FOR COSTS DUE TO DAMAGE CAUSED TO ANY UTILITY LINES.
6. ALL TEMPORARY STRIPING SHALL CONFORM TO "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION," PUBLISHED BY TDOT. THE LATEST REVISION EXCEPT AS HEREIN AMENDED. WHEN APPROVED, TEMPORARY STRIPING SHALL BE REQUIRED PRIOR TO THE OPENING OF A STREET FOR TRAVEL WHERE PAVEMENT AND/OR PERMANENT STRIPING CANNOT BE COMPLETED DUE TO WEATHER AND/OR TIME CONSTRAINTS.
7. THERMOPLASTIC PAVEMENT MARKINGS SHOULD BE USED ON ALL PUBLIC AND PRIVATE CITY STREET PROJECTS. THERMOPLASTIC TRAFFIC STRIPING AND PAVEMENT MARKINGS SHALL CONFORM TO SECTION 716.03 "THERMOPLASTIC PAVEMENT MARKINGS", OF THE TENNESSEE DEPARTMENT OF TRANSPORTATION SPECIFICATIONS (TDOT), AND TO THE CITY OF FRANKLIN TRANSPORTATION & STREET TECHNICAL STANDARDS.

NORTH

60' 0 60' 120'
GRAPHIC SCALE

CITY OF FRANKLIN FIRE APPARATUS VEHICLE TRACKING





Tower 2 Fire Truck	
Overall Length	50.042ft
Overall Width	8.330ft
Overall Body Height	10.432ft
Min Body Ground Clearance	0.862ft
Track Width	8.000ft
Lock-to-lock time	6.00s
Wall to Wall Turning Radius	42.000ft

NORTH

60' 0 60' 120'
GRAPHIC SCALE

Gresham Smith

222 Second Avenue South
Suite 1400
Nashville, TN 37201

615.770.8100

PUD DEVELOPMENT PLAN FOR

DOWNS BOULEVARD PROPERTIES PUD
SUBDIVISION, DEVELOPMENT PLAN
(TWICE DAILY CONVENIENCE STORE)

CITY OF FRANKLIN PROJECT NO. 7081

twicedaily

TWICE DAILY'S STORE #8816
1540 COLUMBIA AVENUE
FRANKLIN, TENNESSEE

JUBA R. PARRISH
REGISTERED ENGINEER
AGREEMENT NO. 110053
STATE OF TENNESSEE
10/03/19

Revision

No.	Date	Description

R.O.W. AND ACCESS PLAN

C4.0

29956.06
10.03.2019

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WATER AND SEWER DATA CHART
FACILITY TYPE: CONVENIENCE STORE / SERVICE STATION
UNIT FLOW IN GPD: 1,000 GPD PER FUEL ISLAND
NUMBER OF UNITS: 8
TOTAL FLOD IN GPD: 1,000 GPD x 8 UNITS = 8,000 GPD

UTILITY CONTACTS

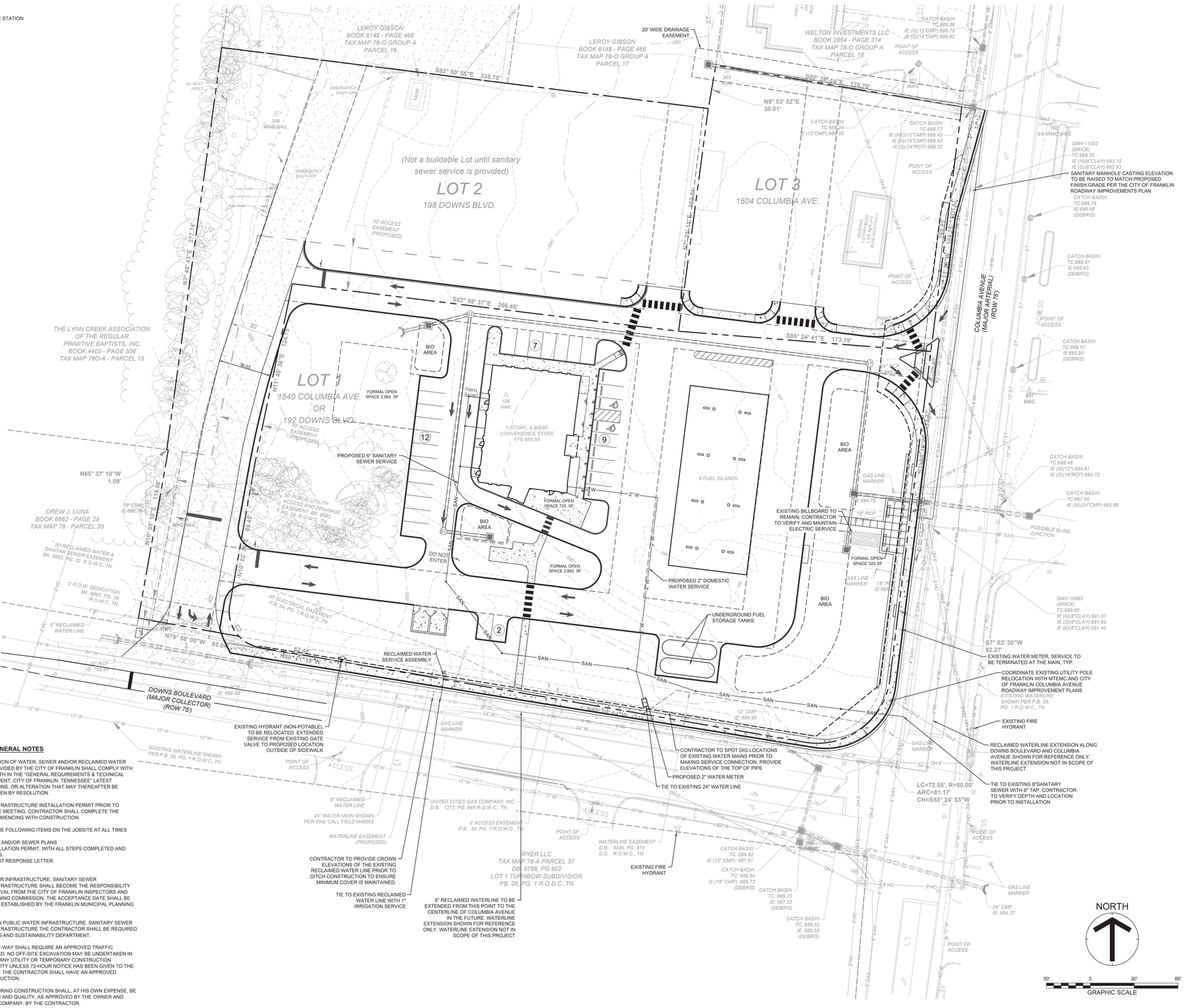
WATER AND SEWER
CITY OF FRANKLIN WATER MANAGEMENT DEPT.
124 LUMBER DRIVE
FRANKLIN, TN 37064
ATTN: UTILITY INSPECTOR
615-794-4554

ELECTRIC SERVICE
MIDDLE TN ELECTRIC MEMBERSHIP CORP.
2156 EDWARD CURD LANE
FRANKLIN, TN 37067
ATTN: BOBBY O'NEAL
bobby.o'neal@mtemc.com
615-595-4583

GAS SERVICE
PIEDMONT GAS
83 CENTURY BLVD.
NASHVILLE, TN 37214
ATTN: CRAIG OWEN
craig.owen@piedmontg.com
615-872-2403

COMMUNICATION/DATA SERVICE
AT&T
333 COMMERCE STREET, ROOM 23C10
NASHVILLE, TN 37201
ATTN: JASON ARMES
ja8744@att.com
615-585-3878

COMCAST CABLE
660 MAINSTREAM DRIVE
NASHVILLE, TN 37228
ATTN: RUSTY HOLLOWAY
rusty_holloway@comcast.com
615-244-7462 ext.1115471



UTILITY TERMINATION NOTE
CONTRACTOR TO VERIFY AND COORDINATE THE LOCATION OF THE EXISTING WATER AND SANITARY SEWER SERVICE LOCATIONS WITH THE ENGINEER PRIOR TO UTILITY CONSTRUCTION. UNUSED SERVICES ARE TO BE TERMINATED AT THE MAIN.

CITY OF FRANKLIN WATER AND SEWER GENERAL NOTES

1. ALL PERSONS WHO UNDERTAKE THE CONSTRUCTION OF WATER, SEWER AND/OR RECLAIMED WATER LINES LOCATED IN, OR AFFECTING SERVICES PROVIDED BY THE CITY OF FRANKLIN SHALL COMPLY WITH THE REQUIREMENTS AND REGULATIONS SET FORTH IN THE "GENERAL REQUIREMENTS & TECHNICAL SPECIFICATIONS, WATER MANAGEMENT DEPARTMENT, CITY OF FRANKLIN, TENNESSEE" LATEST EDITION, ALONG WITH ANY AMENDMENTS, ADDITIONS, OR ALTERATION THAT MAY THEREAFTER BE ADOPTED BY THE BOARD OF MAYOR AND ALDERMEN BY RESOLUTION.
2. CONTRACTOR SHALL OBTAIN WATER & SEWER INFRASTRUCTURE INSTALLATION PERMIT PRIOR TO SCHEDULING REQUIRED PRE-CONSTRUCTION SITE MEETING. CONTRACTOR SHALL COMPLETE THE PRECONSTRUCTION SITE MEETING PRIOR TO COMMENCING WITH CONSTRUCTION.
3. CONTRACTOR SHALL OBTAIN AND KEEP ALL OF THE FOLLOWING ITEMS ON THE JOBSITE AT ALL TIMES DURING CONSTRUCTION:
   a. APPROVED, STAMPED AND SIGNED WATER AND/OR SEWER PLANS
   b. WATER & SEWER INFRASTRUCTURE INSTALLATION PERMIT, WITH ALL STEPS COMPLETED AND SIGNED BY APPROPRIATE CITY EMPLOYEES.
   c. COPY OF APPROVED AVAILABILITY REQUEST RESPONSE LETTER.
   d. A COPY OF ALL APPROVED CUT SHEETS.
4. ACCEPTANCE OF CITY OF FRANKLIN PUBLIC WATER INFRASTRUCTURE, SANITARY SEWER INFRASTRUCTURE AND/OR RECLAIMED WATER INFRASTRUCTURE SHALL BECOME THE RESPONSIBILITY OF THE CITY OF FRANKLIN, TN FOLLOWING APPROVAL FROM THE CITY OF FRANKLIN INSPECTORS AND ACCEPTANCE BY THE FRANKLIN MUNICIPAL PLANNING COMMISSION. THE ACCEPTANCE DATE SHALL BE BASED ON THE DAY MAINTENANCE SURETIES ARE ESTABLISHED BY THE FRANKLIN MUNICIPAL PLANNING COMMISSION.
5. PRIOR TO THE ACCEPTANCE OF CITY OF FRANKLIN PUBLIC WATER INFRASTRUCTURE, SANITARY SEWER INFRASTRUCTURE AND/OR RECLAIMED WATER INFRASTRUCTURE THE CONTRACTOR SHALL BE REQUIRED TO SUBMIT AS-BUILT DRAWINGS TO THE PLANNING AND SUSTAINABILITY DEPARTMENT.
6. ALL OFF-SITE WORK WITHIN THE PUBLIC RIGHT-OF-WAY SHALL REQUIRE AN APPROVED TRAFFIC CONTROL PLAN WHICH COMPLIES WITH THE MUTCD. NO OFF-SITE EXCAVATION MAY BE UNDERTAKEN IN ANY STREET, ROAD, ALLEY OR RIGHT-OF-WAY OF ANY UTILITY OR TEMPORARY CONSTRUCTION EASEMENT OF THE CITY OF FRANKLIN BY ANY ENTITY UNLESS 72-HOUR NOTICE HAS BEEN GIVEN TO THE CITY OF FRANKLIN TRAFFIC OPERATIONS CENTER. THE CONTRACTOR SHALL HAVE AN APPROVED TRAFFIC CONTROL PLAN ONSITE DURING CONSTRUCTION.
7. ANY DAMAGES CAUSED TO EXISTING UTILITIES DURING CONSTRUCTION SHALL, AT HIS OWN EXPENSE, BE REPLACED OR REPAIRED TO ORIGINAL CONDITION AND QUALITY, AS APPROVED BY THE OWNER AND REPRESENTATIVE OF THE APPROPRIATE UTILITY COMPANY, BY THE CONTRACTOR.

Gresham Smith
GreshamSmith.com
222 Second Avenue South
Suite 1400
Nashville, TN 37201
615.770.8100

PUD DEVELOPMENT PLAN FOR
DOWNS BOULEVARD PROPERTIES PUD
SUBDIVISION, DEVELOPMENT PLAN
(TWICE DAILY CONVENIENCE STORE)
CITY OF FRANKLIN PROJECT NO. 7081

twicedaily
TWICE DAILY'S STORE #8816
1540 COLUMBIA AVENUE
FRANKLIN, TENNESSEE

JUBAL R. PARRIS
REGISTERED ENGINEER
AGRICULTURE
10/03/19
STATE OF TENNESSEE

Revision

No.	Date	Description

UTILITY PLAN

C5.0

29956.06
10.03.2019

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TREE PRESERVATION AREAS

BENCHES

LOT 1
1540 COLUMBIA AVE.
OR
192 DOWNS BLVD.

1-STORY, 4,800SF
CONVENIENCE STORE
FFE 693.50

8 FUEL ISLANDS

COLUMBIA AVENUE
(MAJOR ARTERIAL)

DOWNS BOULEVARD
(MAJOR COLLECTOR)

S82° 59' 37"E 266.45'

S85° 24' 41"E 173.19'

N10° 05' 40"E 116.86'

N10° 02' 40"E 116.86'

N79° 58' 00"W 85.00'

N80° 01' 19"W 446.00'

S7° 03' 30"W
92.27'

LC=72.55', R=50.00'
ARC=81.17'
CH=S53° 24' 53"W

POINT OF ACCESS

EXISTING WATERLINE
SHOWN PER P.B. 26
PG. 1 R.O.W.C., TN

LEGEND

- CANOPY TREE (LACEBARK ELM, FRUITLESS SWEETGUM, SWAMP WHITE OAK, RED MAPLE)
- DECIDUOUS CONIFER (CANOPY) TREE (BALDCYPRESS, DAWN REDWOOD)
- EVERGREEN (CANOPY) TREE (GREEN GIANT ARBORVITAE, CRYPTOMERIA)
- UNDERSTORY TREE (HORNBEAM, HOLLY, REDBUD, CRAPEMYRTLE)
- SHRUB MASSING (HOLLY, SWEETSPIRE, VIBURNUM, JUNIPER, ABELIA)
- GROUNDCOVER (LIRIOPE, SWITCHGRASS, SOFT RUSH, SWAMP MILKWEED)

NOTE
ACTUAL PLANT MATERIAL QUANTITIES AND SIZES SHALL BE DETERMINED BY THE FINAL SITE PLAN.

Gresham Smith

GreshamSmith.com

222 Second Avenue South
Suite 1400
Nashville, TN 37201

615.770.8100

SITE DEVELOPMENT PLANS FOR
TWICE DAILY CONVENIENCE STORE
COLUMBIA AVENUE AT DOWNS BOULEVARD

CITY OF FRANKLIN PROJECT NO. _____

twicedaily

TWICE DAILY'S STORE #8816
1536 COLUMBIA AVENUE
FRANKLIN, TENNESSEE

PRELIMINARY
NOT FOR
CONSTRUCTION

Revision		
No.	Date	Description

LANDSCAPE CONCEPT PLAN

L2.0

29956.06
03.07.2019

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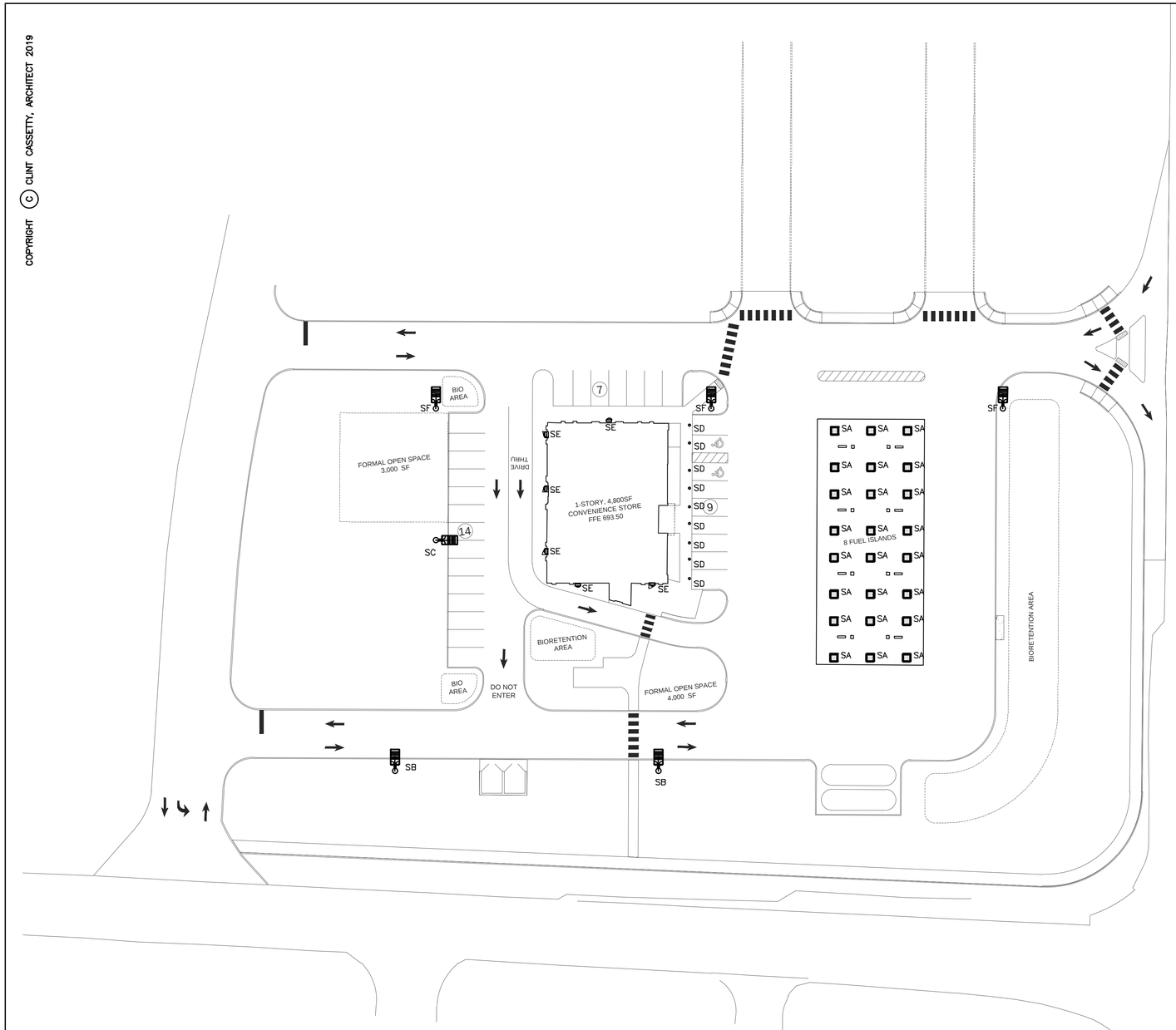

SITE LIGHTING PLAN
SCALE: 1" = 30'-0"

FIXTURE SCHEDULE						
TYPE	MANUFACTURER	CATALOG #	LAMPS	VOLTAGE	MOUNTING	TYPE/REMARKS
SA	LSI	CRUS-SC-LED-HO-CW-50	(1) 132.4 WATT LED	120	SURFACE	CANOPY LIGHT
SB	LSI	XGBM-FT-LED-HO-CW-UE-BRZ-SINGLE-24'	(1) 300 WATT LED	120	POLE	MOUNT AT 24'
SC	LSI	XGBM-3-LED-HO-CW-UE-BRZ-SINGLE-24'	(1) 300 WATT LED	120	POLE	MOUNT AT 24'
SD	LSI	XBVR-ID-LED-24-400-CW-UE	(1) 38 WATT LED	120	GROUND	LED BOLLARD
SE	LSI	XPWS3-FT-LED-48-450-CW-UE	(1) 70 WATT LED	120	WALL	LED WALL MOUNT
SF	LSI	XGBM-3-LED-LW-CW-UE-BRZ-SINGLE-24'	(1) 140 WATT LED	120	POLE	MOUNT AT 24'

FIXTURE TYPE 'SB', 'SC', & 'SF'

LED AREA LIGHTS - (XGBM)

Shown with optional decal striping

DOE LIGHTING FACTS
Department of Energy has verified representative product test data and results in accordance with its Lighting Facts Program. Visit www.lightingfacts.com for specific catalog strings.

LIGHT OUTPUT - XGBM

		Lumens (Nominal) Type 3	Type 5	Type FT	Type FTA	Watts (Nominal)
Cool White	LW	14080	13840	15020	16560	140
	SS	20180	18040	20700	23030	187
	HO	26750	25460	29070	31810	300
Neutral White	LW	11450	11290	12220	13470	136
	SS	16360	15170	17230	18750	188
	HO	22240	20550	23510	25410	288

LED Chips are frequently updated therefore values may increase.

This product, or selected versions of this product, meet the standards listed below. Please consult factory for your specific requirements.

RoHS COMPLIANT · FC · ARBA Rating Compliant · cULus LISTED wet location · IP67 · DLC

Fixtures comply with ANSI C136.31-2010 American National Standard for Roadway Lighting Equipment - Luminaire Vibration 3G requirements.

US patent D574994 & 7,828,456 and MX patent 29631 and US & Int'l. patents pending

SMARTTEC™ THERMAL CONTROL - LSI drivers feature integral sensor which reduces drive current when ambient temperatures exceed rated temperature.

OCCUPANCY SENSING (IMS) – Optional integral passive infrared motion sensor activates switching of luminaire light levels. High level light is activated and increased to full bright in 1-2 seconds upon detection of motion. Low light level (30% maximum drive current) is activated when target zone is absent of motion activity for ~2 minutes and ramps down (10-15 seconds) to low level to allow eyes time to adjust. Sensor is located on the front of optical assembly and rotates with the optic. Sensor optic has a detection cone of approximately 45˚. Examples of detection – occurs 30' out from a 30' mounting height pole; occurs 20' out from a 20' mounting height pole.

ENERGY SAVING CONTROL OPTIONS – DIM – 0-10 volt dimming enabled with controls by others. BLS – Bi-level switching responds to external line voltage signal from separate 120-277V controller or sensor (by others), with low light level decreased to 30% maximum drive current.

LEDS - Select high-brightness LEDs in Cool White (5000K) or Neutral White (4000K) color temperature, 70 CRI.

DISTRIBUTION/PERFORMANCE - Types 3, 5, FT and FTA available - field rotatable reflectors.

HOUSING - Square, die-formed aluminum. Fully enclosed weather-tight housing contains factory prewired drivers and field connections.

TOP-ACCESS COVER - Gasketed, tethered top-access cover provides ease of installation and allows for easy driver access. Four captive stainless-steel fasteners secure the top-access cover to the housing.

OPTICAL UNIT - Clear tempered optical grade flat glass lens sealed to aluminum housing creates an IP67 rated, sealed optical unit (includes pressure stabilizing breather). Optical unit can be easily field rotated in 90o increments. Directional arrow on optics allows alignment without the unit being energized.

MOUNTING - 2-1/2" x 5-3/8" x 12" extruded aluminum arm mounting bracket shipped standard. Use with 5" traditional drilling pattern. Round Pole Plate (RPP2) required for mounting to 3"– 5" round poles. (See Accessory Ordering Information chart.)

ELECTRICAL - Two-stage surge protection (including separate surge protection built into electronic driver) meets IEEE C62.41.2-2002, Location Category C. Available with universal voltage power supply 120-277VAC (UE - 50/60Hz input), and 347-480VAC.

DRIVERS - Available in Low Watt (LW), Super Saver (SS) and High Output (HO) drive currents (Drive currents are factory programmed). Components are fully encased in potting material for moisture resistance. Driver complies with FCC 47 CFR part 15 RFI/EMI standard.

OPERATING TEMPERATURE - -40°C to +50°C (-40°F to +122°F).

FINISH - Fixtures are finished with LSI's DuraGrip® polyester powder coat finishing process. The DuraGrip finish withstands extreme weather changes without cracking or peeling.

DECAL STRIPING - LSI offers optional color-coordinated decals in 9 standard colors to accent the fixture. Decals are guaranteed for five years against peeling, cracking, or fading.

WARRANTY - LSI LED fixtures carry a limited 5-year warranty.

PHOTOMETRICS - Please visit our web site at www.lsi-industries.com for detailed photometric data.

SHIPPING WEIGHT (IN CARTON) - Fixture - 44.5 lbs (20 kg) Arm - 5 lbs. (2kg) arm

LISTING - UL listed to U.S. and Canadian safety standards. Suitable for wet locations. For a list of the specific products in this series that are DLC listed, please consult the LED Lighting section of our website or the Design Lights website at www.designlights.org.

Project Name _____ Fixture Type _____ Catalog # _____

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LED AREA LIGHTS - (XGBM)

LUMINAIRE ORDERING INFORMATION

TYPICAL ORDER EXAMPLE: **XGBM 5 LED HO CW UE WHT PCM**

Prefix	Distribution	Light Source	Drive Current	Color Temperature	Input Voltage	Finish	Optional Controls	Optional Sensor/Options
XGBM² - LED Greenbriar	FT - Forward Throw FTA - Forward Throw Automotive 3 - Type III 5 - Type V	LED	LW - Low Watt SS - Super Saver HO - High Output	CW - Cool White (5000K) NW - Neutral White (4000K)	UE - Universal Voltage (120-277) 347-480	BLK - Black BRZ - Bronze GPT - Graphite MSV - Metallic Silver PLP - Platinum Plus SVG - Satin Verde Green WHT - White **Optional Color Decals** 45 – Light Gold 20 – Charcoal Metallic 55 – Black 94 – Blue Metallic 59 – Dark Green 31 – Dark Red 21 – Tomato Red 90 – White 700 – Aztec Silver Metallic	**Wireless Control System²,³** (blank) - None PCM - Platinum Control System PCMH - Host/Satellite Platinum Control System GCM - Gold Control System GCMH - Host/Satellite Gold Control System DIM - 0-10 volt dimming (required for satellite fixtures) ALSC - AirLink Synapse Control System ALSCH - AirLink Synapse Control System - Host/Satellite **Stand-Alone Control** (blank) – None DIM – 0-10 volt dimming⁴ (from external signal) BLS – Bi-level Switching⁵ (from external signal – required 120-277V controls system voltage)	**Sensor** IMS - Integral MotionSensor⁶ PC1120 - 120V Button-Type Photocell PC2208 - 208V Button-Type Photocell PC2240 - 240V Button-Type Photocell PC277 - 277V Button-Type Photocell PC347 - 347V Button-Type Photocell **Options** BBK - 8" Bracket (S and D180 only) TB - Terminal Block

LUMINAIRE EPA CHART¹ - XGBM

	8" Bracket	12" Bracket
Single	2.3	2.4
D180°	4.7	4.8
D90°	12" Bracket Required	4.7
T90°		7.2
TN120°		7.3
Q90°		8.8

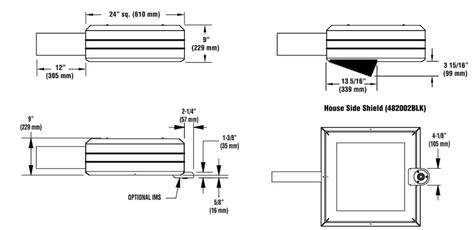
Note: House Side Shield adds to fixture EPA. Consult Factory.

ACCESSORY ORDERING INFORMATION² (Accessories are field installed)

Description	Order Number	Description	Order Number
XGBM-HSS House Side Shield (Black only)	482002 BLK⁷	DFK208, 240 Double Fusing (208V, 240V)	DFK208,240⁷
RPP2 - Round Pole Plate	162914BLK	DFK480 Double Fusing (480V)	DFK480⁷
BKS-BO-WM-* -CLR - Wall Mount Plate	122111CLR	FK347 Single Fusing (347V)	FK347⁷
BKA-BO-RA-8-CLR - Radius Arm	169010CLR	PMOS120 - 120V Pole-Mount Occupancy Sensor	518030CLR⁹
BKU-BO-S-19-CLR - Uptoswap Bracket for round or square poles	144191CLR	PMOS208/240 - 208, 240V Pole-Mount Occupancy Sensor	534239CLR⁹
FK120 Single Fusing (120V)	FK120⁷	PMOS277 - 277V Pole-Mount Occupancy Sensor	518029CLR⁹
FK277 Single Fusing (277V)	FK277⁷	PMOS480 - 480V Pole-Mount Occupancy Sensor	534240CLR⁹

FOOTNOTES:
1- Use with 5" traditional drilling pattern.
2- For wireless controls information and accessories, see Controls section.
3- Requires a SiteManager and override switch. Not compatible with BLS or IMS option.
4- Not compatible with IMS or BLS option.
5- Not compatible with wireless controls system, DIM or IMS option.
6- Not compatible with wireless controls system, DIM or BLS option.
7- House Side Shields add to fixture EPA. Consult factory.
8- Fusing must be located in the hand hole of pole.
9- To be used with any of the PCM/GCM wireless controls systems in the fixture. Consult factory.
10- Photocell must be ordered separately. 7 pin standard. See Accessories.

DIMENSIONS



Project Name _____ Fixture Type _____ Catalog # _____

10/16/17
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A NEW FACILITY FOR THE
TWICE DAILY
8816
DOWNS BLVD.
& COLUMBIA PIKE
FRANKLIN, TN
TN 37064

CASSETTY
ARCHITECTURE
901 West Main Street
Hendersonville, TN 37075
(615) 822-5711
FAX 824-9089
www.cassettyarchitecture.com

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Fax (615) 313-3612 1-800-779-7921

twicedaily™

ORIG. ISSUE DATE:
PUD Submittal
09/06/19
PROJECT NUMBER
5116

SITE LIGHTING PLAN
ES1.1

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FIXTURE TYPE 'SA'

LED SURFACE MOUNT - LEGACY™ (CRUS SM)

US & Int'l. patents pending.

HOUSING - One-piece, die-formed, aluminum housing with powder coated finish. One conduit knockout and four mounting holes. 2x2 housing is formed from zinc-coated steel.

LEDS - Features an array of select, mid-power, high brightness, high efficiency LED chips; 5000K color temperature, 70 CRI.

DRIVE CURRENT - Choice of Very Low Wattage (VLW), Low Wattage (LW), Super Saver (SS), High Output (HO) or Very High Output (VHO).

OPTICS / DISTRIBUTION - Symmetrical, which directs light through a glass lens to provide a uniform distribution of light to vertical and horizontal surfaces.

OPTICAL UNIT - Features an ultra-slim 7/8" profile die cast housing, with a standard flat clear or diffused glass lens. Unit is water-resistant, sealed to an IP67 rating. Integral designed heat sink does not trap dirt and grime, ensuring cool running performance over the life of the fixture.

PRESSURE STABILIZING VENT - Luminaire assembly incorporates a pressure stabilizing vent breather to prevent seal fatigue and failure.

DRIVER- State-of-the-art driver technology superior energy-efficiency and optimum light output. Driver components are fully encased in potting for moisture resistance. Complies with IEC and FCC standards. 0-10 V dimming supplied standard with all drive currents.

ADAPTOR PANEL - Die formed galvanized steel, with powder coat finish.

OPERATING TEMPERATURE - -40°C to 50°C (-40°F to +122°F)

ELECTRICAL - Universal voltage power supply, 120-277 VAC, 50/60 HZ input. Drivers feature two-stage surge protection (including separate surge protection built into electronic driver) meets IEEE C62.41.2-2002, Scenario 1, Location Category C.

FINISH - Standard color is white and is finished with LSI's DuraGrip polyester powder coat process. DuraGrip withstands extreme weather changes without cracking or peeling.

INSTALLATION - Pre-assembled optical unit and mounting panel attaches to fixture housing via 4 fasteners. Driver is pre-mounted to back of optical assembly.

SHIPPING WEIGHT - 35 pounds.

EXPECTED LIFE - Minimum 60,000 to 100,000 hours depending upon the ambient temperature of the installation location. See LSI web site for specific guidance.

WARRANTY - Limited 5-year warranty.

PHOTOMETRICS - Applications layouts are available upon request. Contact LSI Petroleum Lighting or petroleum.apps@lsi-industries.com

LISTING - UL listed to UL 1598, UL 8750 and other U.S. and International safety standards. Suitable for wet locations. For a list of the specific products in this series that are DLC listed, please consult the LED Lighting section of our website or the Design Lights website at www.designlights.org.

This product, or selected versions of this product, meet the standards listed below. Please consult factory for your specific requirements.

IP67

Project Name _____ Fixture Type _____ 6/6/17
Catalog # _____ © 2017 LSI INDUSTRIES INC.

LED SURFACE MOUNT - LEGACY™ (CRUS SM)

LUMINAIRE ORDERING INFORMATION

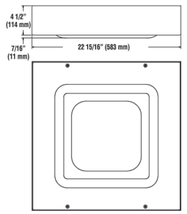
TYPICAL ORDER EXAMPLE: **CRUS SM SC LED VHO 50 UE WHT**

Prefix	Distribution	Light Source	Drive Current	Color Temperature	Input Voltage	Finish	Options
CRUS SM (Surface Mount)	SC - Standard Symmetric	LED	VLW - Very Low Watt LW - Low Watt SS - Super Saver HO - High Output VHO - Very High Output	50 - 5000K	UE - Universal Voltage (120-277V) 347-480 Volt	WHT - White BRZ - Bronze BLK - Black	DFL - Diffused Lens

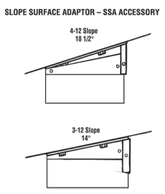
ACCESSORY ORDERING INFORMATION

Description	Order Number
SSA Slope Surface Adaptor	52152 CLR
2x2 Shallow Housing Only	540376
10' Toggle Cable Hanger	TCH10

DIMENSIONS



SLOPE SURFACE ADAPTOR – SSA ACCESSORY



TOGGLE CABLE HANGER

LIGHT OUTPUT - CRUS SM

		Lumens		Watts	LPW	
		SC	AC	SC/AC	SC	AC
Cool White	VLW - Very Low Watt	9055	7832	61	148	125
	LW - Low Watt	10525	8884	74	142	120
	SS - Super Saver	13674	11595	98	140	118
	HO - High Output	18633	15145	132	141	115
	VHO - Very High Output	22418	17262	159	141	109

Project Name _____ Fixture Type _____ 6/6/17
Catalog # _____ © 2017 LSI INDUSTRIES INC.

FIXTURE TYPE 'SE'

LED PATRIOT® WALL SCONCE (XPWS3)

US patent 7828456, 8002429 and CAN 2736757 & 2736757 and MX patent 29631 and ISRL 49679 and AUS 2008312668 and US & Int'l. patents pending

DOE LIGHTING FACTS
Department of Energy has verified representative product test data and results in accordance with its Lighting Facts Program. Visit www.lightingfacts.com for specific catalog strings.

LIGHT OUTPUT - XPWS3

			Distribution/Lumens (Nominal)			
Millilamps		# of LEDs	Type FT	Type WT	Type WW	Watts
Cool White - 5000K - 70 CRI	350 mA	28	3100	3000	3200	34
		48	5100	5100	5200	55
	450 mA	28	3700	3600	3800	44
		48	6200	6100	6300	72
Neutral White - 4000K - 70 CRI	350 mA	28	2900	2900	3100	34
		48	4900	4800	4900	55
	450 mA	28	3500	3500	3700	44
		48	5800	5700	5800	72

LED Chips are frequently updated therefore values may increase.

Also available in traditional light sources

This product, or selected versions of this product, meet the standards listed below. Please consult factory for your specific requirements.

IP65

SMARTTEC™ - LSI drivers feature integral sensor which reduces drive current, when ambient temperatures exceed rated temperature

ENERGY SAVING CONTROL OPTIONS - DIM- 0-10 volt dimming enabled with controls by others.

OPTIONAL INTEGRAL MOTION SENSOR - Passive infrared motion sensor activates switching of luminaire light levels. High level light is activated when passersby enter target zone and increased to full bright in 1-2 seconds. Low light level (30% of maximum drive current) is activated when target zone is absent of motion activity for 5 minutes and is gradually ramped down (10 seconds) to low level. Sensor detection range 110° horizontal x 93° vertical x 10 meters maximum distance.

EXPECTED LIFE - Minimum 60,000 hours to 100,000 hours depending upon the ambient temperature of the installation location. See LSI web site for specific guidance.

LEDS - Available with 28 or 48 select high-brightness LEDs in Cool White (5000K) or Neutral White (4000K) color temperature, 70 CRI.

OPTICS/DISTRIBUTIONS - Ultra-high efficiency reflectors provide three distributions. Choose from Wide Throw (WT), Forward Throw (FT) or Wall Wash (WW).

HOUSING - One-piece die-cast aluminum housing is smoothly contoured rectangular shape. Mounting hardware is stainless steel or electro-zinc plated steel. Housing and optical unit are sealed with extruded silicone gasket; supply conductors with molded EPDM bushing.

OPTICAL UNIT - Clear tempered optical-grade flat glass lens sealed to the aluminum optic housing creates an IP65 rated unit. Pressure stabilizing breather allows super-tight protection while preventing cycling from building up internal pressures and vacuums that can stress optical unit seals.

WALL MOUNTING - Galvanized-steel universal wall mounting plate easily mounts directly to 4" octagonal or square junction box. EPDM gasket is supplied to be installed between mounting plate and junction box, sealing junction box from entrance of water. Universal plate permits fixture to be mounted in uplighting (indoor only) or downlighting position.

POLE MOUNTING - XPMA (for square) or XPMAR (for round) allows mounting to poles in single and D180 configurations. Use with 3" reduced drilling pattern.

ELECTRICAL - Two-stage surge protection (including separate surge protection built into electronic driver) meets IEEE C62.41.2-2002, Location Category C. Available with universal voltage power supply 120-277VAC (50/60Hz input) or 347-480VAC.

DRIVER - Available in 350mA and 450mA drive currents (Drive currents are factory programmed). Components are fully encased in potting material for IP65 moisture resistance. Driver complies with IEC and FCC standards. Driver can be easily accessed.

EMERGENCY OPTIONS - Optional integral emergency battery-back-up options are available. BB option operates in 0°C to 60°C ambient temperature and CWBB operates in -20°C to 60°C ambient temperature. When primary AC power failure occurs, both options operate 10 LEDs for minimum of 90 minutes.

OPERATING TEMPERATURE - -40°C to +50°C (-40°F to +122°F)

FINISH - Fixtures are finished with LSI's DuraGrip® polyester powder coat finishing process. The DuraGrip finish withstands extreme weather changes without cracking or peeling.

WARRANTY - LSI LED fixtures carry a limited 5-year warranty.

PHOTOMETRICS - Please visit our web site at www.lsi-industries.com for detailed photometric data.

SHIPPING WEIGHT (in carton) - 30 lbs./13.6Kg

LISTING - ETL listed to ANSI/UL1598, UL8750 and other U.S. and international safety standards. Suitable for wet locations in downlight position. Optional Class 1 Division 2 (groups A, B, C &D) hazardous location rating is available (Select HL option). For a list of the specific products in this series that are DLC listed, please consult the LED Lighting section of our website or the Design Lights website at www.designlights.org.

Project Name _____ Fixture Type _____ 07/28/16
Catalog # _____ © 2016 LSI INDUSTRIES INC.

LED PATRIOT® WALL SCONCE (XPWS3)

LUMINAIRE ORDERING INFORMATION

TYPICAL ORDER EXAMPLE: **XPWS3 FT LED 48 450 CW UE WHT BB**

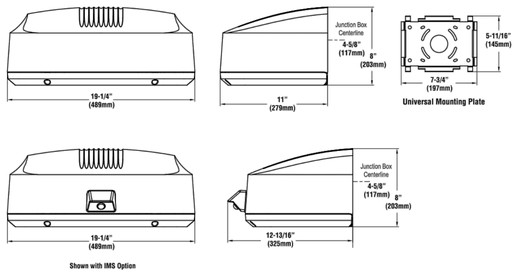
Prefix	Distribution	Light Source	# of LEDs	Drive Current	Color Temperature	Input Voltage	Finish	Optional Controls	Optional Sensor/Options
XPWS3 - LED Patriot Wall Sconce	WT - Wide Throw FT - Forward Throw WW - Wall Wash	LED	28 48	350 - 350mA 450 - 450mA	CW - Cool White (5000K) NW - Neutral White (4000K)	UE - Universal Voltage (120-277) 347-480	BLK - Black BRZ - Bronze GPT - Graphite MSV - Metallic Silver PLP - Platinum Plus SVG - Satin Verde Green WHT - White	**Wireless Control System[1,2]** (blank) - None PCM - Platinum Control System PCMH - Host/Satellite Platinum Control System GCM - Gold Control System GCMH - Host/Satellite Gold Control System DIM - 0-10 volt dimming (required for satellite fixtures) **Stand-Alone Control** (blank) - None DIM - 0-10 volt dimming[3] (from external signal)	**Sensor** IMS - Integral Motion Sensor[4] PC120 - 120V Button-Type Photocell[5] PC208 - 208V Button-Type Photocell[5] PC240 - 240V Button-Type Photocell[5] PC277 - 277V Button-Type Photocell[5] PC347 - 347V Button-Type Photocell[5] **Options** BB - Battery Back-up[6] CWBB - Cold Weather Battery Back-up[6] EMR2 - Two Emergency 12V Circuit Provisions with (2) 35 Watt Halogen Lamps[7] HL - Class 1, Division 2 Hazardous Location Rating, ETL Listed to UL844[8] XPMA - Pole Mounting Adaptor w/ Fixture Back Plate for Use with Square Poles[9,10] XPMAR4 - Pole Mounting Adaptor w/ Fixture Back Plate for Use with 4" O.D. Round Poles[9] XPMARS - Pole Mounting Adaptor w/ Fixture Back Plate for Use with 5" O.D. Round Poles[9]

ACCESSORY ORDERING INFORMATION[1] (Accessories are field installed)

Description	Order Number	Description	Order Number
XPWS3 Polycarbonate Shield	244657	DFK208, 240 - Double Fusing	DFK208,240[10]
XPWS3 SW BLK - Surface Wiring Box Box (Available in black only)	356915BLK	DFK480 - Double Fusing	DFK480[10]
FK120 - Single Fusing	FK120[10]	FK347 - Single Fusing	FK347[10]
FK277 - Single Fusing	FK277[10]		

FOOTNOTES:
1- For wireless controls information and accessories, see Controls section.
2- Requires a SiteManager and override switch. Not compatible with battery back-up, IMS, EMR2 or HL Option.
3- Not compatible with IMS option.
4- Not compatible with wireless controls system or DIM .
5- Not compatible with ERM2 or HL option.
6- Available with UE voltage only. Not compatible with wireless controls system, EMR2 or HL option.
7- Utilizes G24 sockets. 12 volt separate circuits required. Not available with wireless controls system, battery back-up, photocell, HL, XPMA or XPMAR option.
8- Not available with wireless controls system, battery back-up, photocell or EMR2 option.
9- Not available with EMR2 option. Designed for 3" reduced drilling pattern. For 5 or D180 mounting configuration only.
10- Fusing to be installed in a compatible junction box supplied by contractor.

DIMENSIONS



Shown with IMS Option

Project Name _____ Fixture Type _____ 07/28/16
Catalog # _____ © 2016 LSI INDUSTRIES INC.

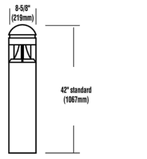
FIXTURE TYPE 'SD'

LED BOLLARD LIGHT (XBVRD)

U.S. and international patents pending

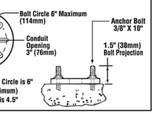
DOE LIGHTING FACTS
Department of Energy has verified representative product test data and results in accordance with its Lighting Facts Program. Visit www.lightingfacts.com for specific catalog strings.

DIMENSIONS



BASE DETAIL

Note: Base plate dimensions may change without notice. Do not use for setting anchor bolts. Consult factory for base plate templates.



Also available in traditional light sources

LENS/GASKET - One-piece, clear acrylic lens enclosure fully gasketed at top and bottom edge.

ANCHOR BOLTS - Requires four heavy-duty 3/8" x 10" galvanized steel anchor bolts.

ELECTRICAL - Universal voltage power supply (120-277 VAC, 50/60 Hz). 347-480V also available - 400mA is standard. Surge protector meets IEEE C62.41.2-2002, Scenario 1 Location Category C.

DRIVER - State-of-the-art driver technology designed specifically LSI LED light sources provides unsurpassed system efficiency. Driver complies with IEC and FCC standards.

OPERATING TEMPERATURE - -40°C to +50°C (-40°F to +122°F).

FINISH - Fixtures are finished with LSI's DuraGrip® polyester powder coat finishing process. The DuraGrip finish withstands extreme weather changes without cracking or peeling.

DECAL STRIPING - Color-coordinated decal is available in 9 standard decal colors or by custom order from a selection of hundreds. Decal is guaranteed for five years against peeling, cracking, or fading.

WARRANTY - LSI LED fixtures carry a limited 5-year warranty.

PHOTOMETRICS - Please visit our web site at www.lsi-industries.com for detailed photometric data.

LISTING - Listed to U.S. and Canadian safety standards. Suitable for wet locations. DLC - not all possible distributions are DLC approved. Please refer to LSI or DLC web site for specific listings. For a list of the specific products in this series that are DLC listed, please consult the LED Lighting section of our website or the Design Lights website at www.designlights.org.

This product, or selected versions of this product, meet the standards listed below. Please consult factory for your specific requirements.

LIGHT OUTPUT - XBVR

Description	# of LEDS	Output Lumens	Watts
Cool White XBVR ID	24	1338	38
Neutral White XBVR ID	24	1224	38
Warm White XBVR ID	24	856	38

LED Chips are frequently updated therefore values may increase.

Project Name _____ Fixture Type _____ 10/20/16
Catalog # _____ © 2016 LSI INDUSTRIES INC.

LED BOLLARD LIGHT (XBVRD)

PRODUCT ORDERING INFORMATION

TYPICAL ORDER EXAMPLE: **XBVRF ID LED 24 400 CW UE BRZ 45**

Prefix	Distribution	Light Source	# of LEDS	Drive Current	Color Temp	Line Voltage	Finish	Options
XBVRF - Flat-Top XBVRD - Round-Top	ID - Indirect	LED - Light Emitting Diode	24	400	CW - Cool White (5000K) NW - Neutral White (4000K) WW - Warm White (3500K)	UE - Universal Electronic (120-277V 50/60Hz) 347 - 347 volt 480 - 480 volt	BRZ - Bronze BLK - Black PLP - Platinum Plus BUF - Buff WHT - White GPT - Graphite SVG - Satin Verde Green MSV - Metallic Silver	H - XX (Specify Height) [1] PC120 - Button-type Photocell PC208, 240,277 - Button-type Photocell PC347 - Button-type Photocell GFR - GFI Duplex Receptacle LAB - Less Anchor Bolts RN - Roughneck Heavy Duty Mounting Plate **Color Decals** 45 - Light Gold 20 - Charcoal Metallic 55 - Black 84 - Blue Black 59 - Dark Green 51 - Dark Red 21 - Tornado Red 50 - White 700 - Aztec Silver Metallic

1 - Taller or shorter heights available in 6" increments. Minimum height is 30". Maximum height is 60".

ACCESSORY ORDERING INFORMATION (Accessories are field installed)

Description	Order Number
ABKIT - Anchor Bolt Kit (BVR) 3/8" x 10" - Galvanized	285560
HSS - Round House Side Shield	122510

BUG CHARTS

XBVR- TYPE ID

Drive Current	Color Temp.*	Lumens	Watts	LER	BUG Rating
400	CW	1338	38	35	B1-U2-G1
	NW	1224	38	32	B1-U2-G1
	WW	856	38	23	B1-U1-G1

* Color Temperature: WW-3500K, NW-4000K, CW-5000K

Project Name _____ Fixture Type _____ 10/20/16
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A NEW FACILITY FOR THE
TWICE DAILY
8816
DOWNS BLVD.
& COLUMBIA PIKE
FRANKLIN, TN
TN 37064

CASSETTY
ARCHITECTURE

ANTHONY DALE GIBSON
REGISTERED ENGINEER
No. 104971
COMMERCE
STATE OF TENNESSEE

CASSETTY
ARCHITECTURE
901 West Main Street
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TriStar Services, LLC
1740 Ed Temple Blvd. Nashville, TN 37208 Phone (615) 313-3600
Fax (615) 313-3612 1-800-779-7921

twicedaily™

ORIG. ISSUE DATE:
PUD Submittal
09/06/19
PROJECT NUMBER
5116

SITE LIGHTING
CUT SHEETS
ES1.2

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2 WEST FACING ELEVATION - FRONT

1/4" = 1'

0 1 2 4 FEET

1 EAST FACING ELEVATION - FRONT

1/4" = 1'

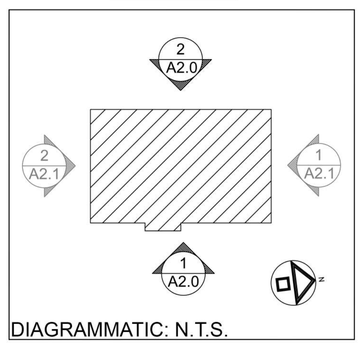
0 1 2 4 FEET

See sheet A2.1
for material legend

GENERAL SIGN NOTES

1. COORDINATE WITH OWNER AND SIGN VENDOR FOR ALL FINAL SIZES FOR BUILDING MOUNTED SIGNS. VERIFY RECESS HEIGHT, WIDTH, AND DEPTH WITH SIGN MANUFACTURER.

KEY PLAN



DIAGRAMMATIC: N.T.S.

A NEW
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FOR THE

TWICE DAILY
8816

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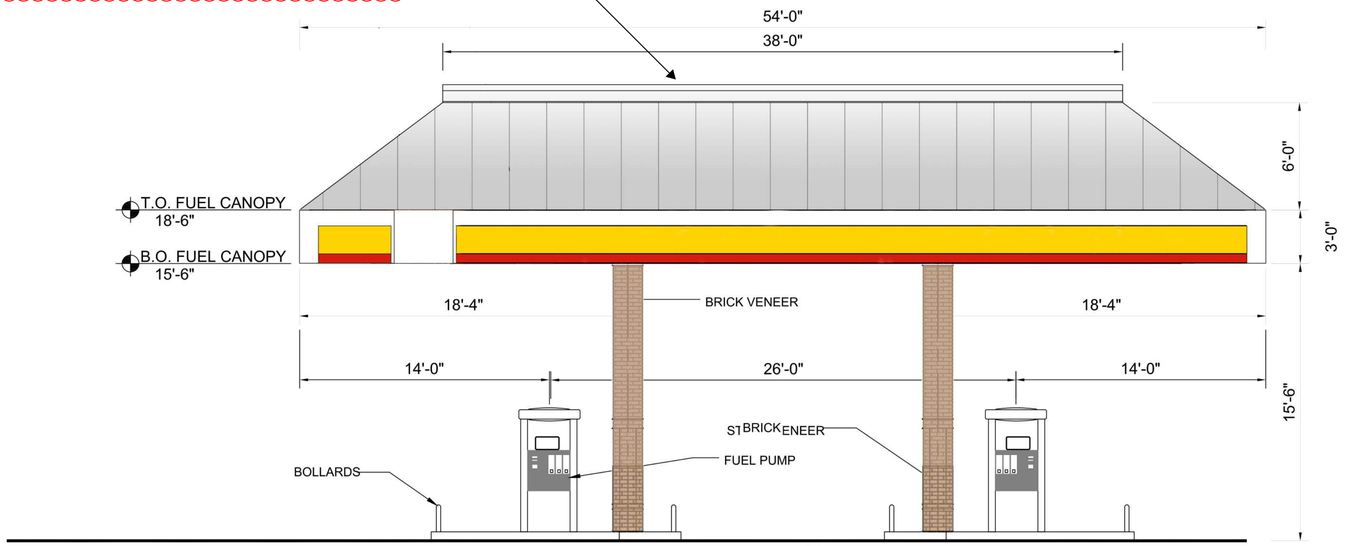
ORIG. ISSUE DATE:

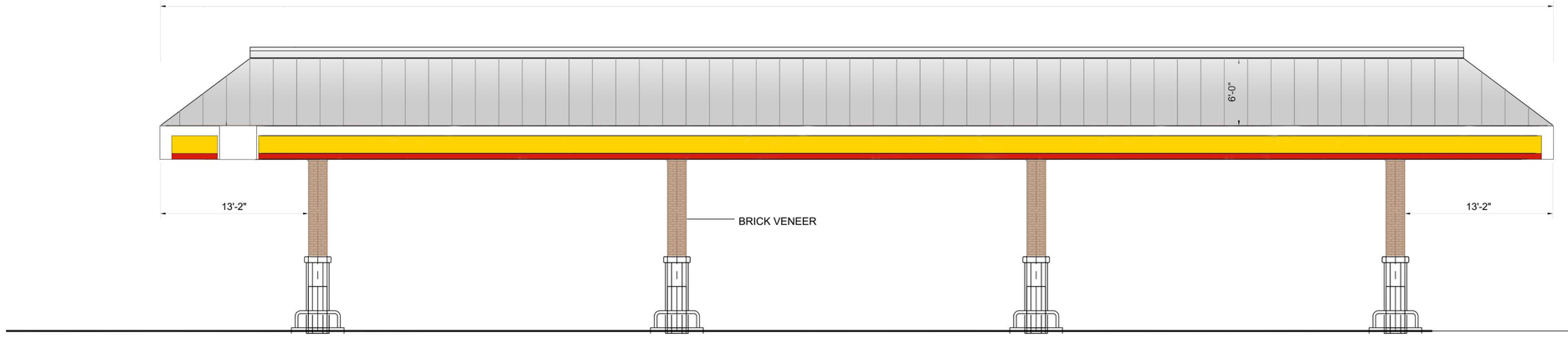
PROJECT NUMBER
5116

EXTERIOR
ELEVATIONS
A2.0

SOLAR PANELS TO BE INCORPORATED INTO THE FUEL CANOPY DESIGN TO COMPLY WITH THE ZONING ORDINANCE.



2 ELEVATION - SIDE



1 ELEVATION - FRONT

A NEW FACILITY FOR THE

TWICE DAILY # 8816

DOWNS BLVD. & COLUMBIA PIKE FRANKLIN, TN TN 37064

CASSETTY ARCHITECTURE

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5116

FUEL PUMP CANOPY EXTERIOR ELEVATIONS

A2.2

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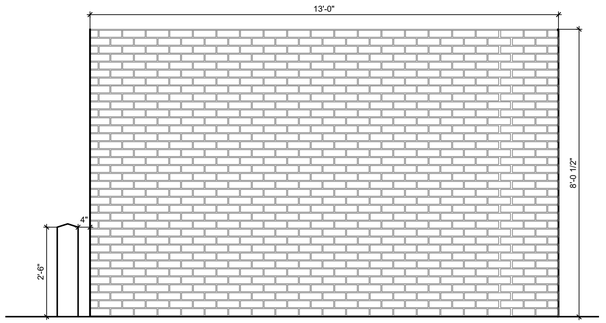
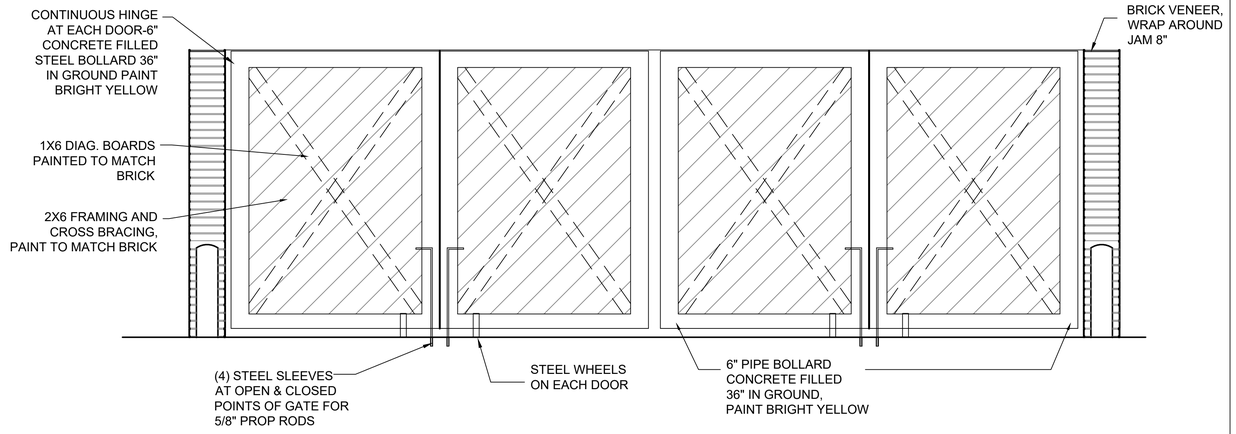


4 DUMPSTER SIDE ELEVATION

1/2" = 1'

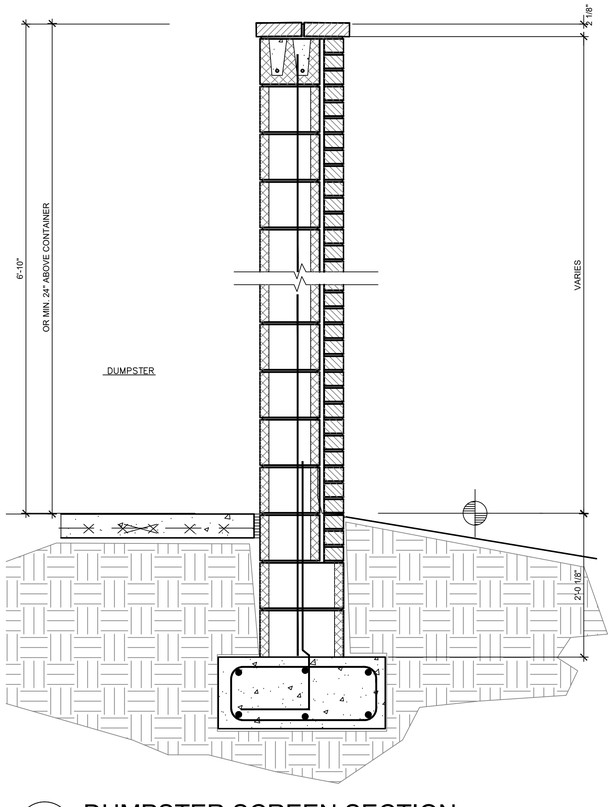
0 2 FEET



2 DUMPSTER ENCLOSURE ELEVATION

1/2" = 1'

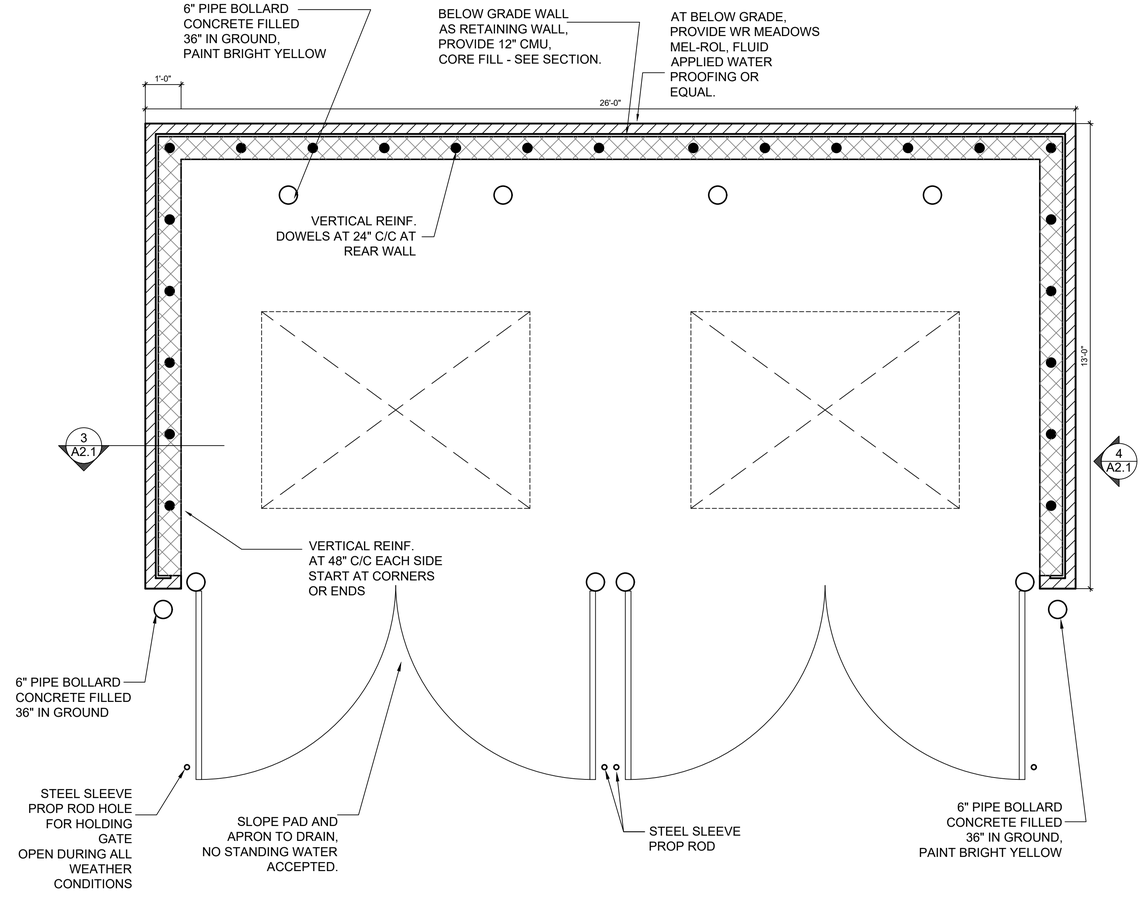
0 2 FEET



3 DUMPSTER SCREEN SECTION

1"=1'-0"

0 4 8 12 INCHES



1 DUMPSTER ENCLOSURE PLAN

1/2" = 1'

0 2 FEET

A NEW FACILITY FOR THE

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ORIG. ISSUE DATE:

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5116

DUMPSTER ELEVATIONS

A2.1

CONTRACT BETWEEN THE CITY OF FRANKLIN AND HARD BARGAIN ASSOCIATION FOR THE RECEIPT OF COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS AS REIMBURSEMENT FOR COSTS ASSOCIATED WITH CONSTRUCTION OF SINGLE-FAMILY HOMES THAT BENEFIT LOW TO MODERATE INCOME RESIDENTS
(COF Contract No. 2020-0044)

This Contract is by and between the City of Franklin, (hereinafter "CITY") and Hard Bargain Association (hereinafter called "ORGANIZATION").

WITNESSETH:

WHEREAS, CITY is eligible for entitlement funds through the federal Community Development Block Grant ("CDBG") program; and

WHEREAS, CITY has identified a need to fund a Community Based Development Organization (CBDO) Program; and

WHEREAS, ORGANIZATION is experienced in developing Affordable Housing projects, as defined by the United States Department of Housing and Urban Development (HUD) and has met the certification requirements of becoming a CBDO.

NOW, THEREFORE, in consideration of the mutual promises as contained herein, the parties hereto have agreed and hereby enter into this Contract according to the provisions as set forth herein.

SECTION 1 - SCOPE OF SERVICES

ORGANIZATION will carry out activities necessary for acquisition of vacant land, rehabilitation and resale, new construction, or conversion of a nonresidential to a residential structure for low to moderate income occupants in the City of Franklin. Low to moderate income is defined as households with incomes equal to or less that 80% of median family income for the Metropolitan Statistical Area.

When applicable, the work will also include testing, remediating, and clearing structures for lead-based paint hazards. All structures constructed pre-1978 must be tested and cleared for lead-based paint hazards. In the presence of lead-based paint hazards, contractors/workers are required to be certified in and use safe-work practices. **A United States Department of Housing and Urban Development (HUD) Environmental Review Report will be required.**

Incorporated into this contract is Exhibit A, the proposal by ORGANIZATION, which is attached hereto and made a part hereof.

SECTION 2 - RESPONSIBILITIES OF PARTIES

A. ORGANIZATION will perform the duties described above and take other actions necessary to accomplish the spirit of this Contract.

B. ORGANIZATION will submit regular reports (not less often than quarterly) as directed by CITY detailing the progress of their project.

C. At the request of CITY, ORGANIZATION will periodically send a representative to neighborhood or other public meetings to discuss and promote their project.

D. CITY will provide funding for the program from the Community Development Block Grant program as set forth in Section 3 of this contract.

SECTION 3 – COMPENSATION

ORGANIZATION will receive **Fifty Thousand and No/100 Dollars ($50,000.00)** for the services outlined above from the approved Community Development Block Grant program for eligible expenses.

SECTION 4 – TIME OF PERFORMANCE

Services shall start upon execution of this Contract and shall be completed within twenty-four (24) months of the execution of this Contract.

SECTION 5 - PAYMENT TERMS AND CONDITIONS

A. CITY shall reimburse ORGANIZATION for services rendered based on submittal of valid invoices for project costs with a description and documentation of work performed. CITY has the option of inspecting the completed work prior to making any payments.

B. Invoices may be submitted while the project is in progress as work is performed. CITY may choose to reimburse the organization for incremental expenses incurred as work is completed and inspected for satisfactory progress.

C. Final payment will be subject to receipt of a final report that is satisfactory to CITY.

SECTION 6 - NOTICES

All notices under this Contract shall be in writing and sent by certified mail to the address listed below for each party.

Kathleen L. Sauseda
City of Franklin – City Hall
109 3rd Avenue South
Franklin, TN 37064

Hard Bargain Association
P.O. Box 545
Franklin, TN 37065

SECTION 7 - PROGRAM PROCEEDS

ORGANIZATION is acting as a CBDO and not as a subrecipient under the terms of this agreement. Revenues generated by activities undertaken by ORGANIZATION with funds provided through this agreement are not considered to be program income. CITY does require ORGANIZATION to use program proceeds to continue ORGANIZATION'S mission of providing affordable housing. Toward that end, CITY requires ORGANIZATION to submit a written statement within thirty (30) days of receipt of any initial program proceeds outlining their intended future use.

SECTION 8 - REVERSION OF ASSETS.

Any real property under ORGANIZATION's control that was acquired or improved in whole or in part with program funds in excess of $25,000.00 shall be either: (i) used to meet one of the national objectives in 24 CFR 570.208 until five years after expiration of the agreement; or (ii) not used in accordance with the above paragraph (i) of this section, in which event ORGANIZATION shall pay to the City of Franklin an amount equal to the current market value of the property less any portion of the value attributable to expenditures of non-program funds for the acquisition of, or improvement to, the property.

SECTION 9 - STANDARD TERMS AND CONDITIONS

A. COMPLIANCE WITH FEDERAL LAWS/REGULATIONS

ORGANIZATION shall comply with all applicable Federal and State laws and regulations in the performance of this Contract, including, but not limited to Federal Code 2 CFR 200.318, 2 CFR 200.326, and 2 CFR 200.318 (c)(1).

B. ANTIDISCRIMINATION/AFFIRMATIVE ACTION AND EQUAL EMPLOYMENT OPPORTUNITY

No person on the grounds of handicap, age, race, color, religion, sex, national origin, disability, or marital/familial status or any other classification protected by Federal and/or State of Tennessee constitutional and/or statutory law-shall be excluded from participation in, or be denied benefits or, or be otherwise subjected to discrimination in the performance of this Contract.

C. AUDIT REQUIREMENTS

i. This Contract, as well as any sub-agreement made with other participating agencies, is subject to all administrative requirements in OMB Circulars A-110 and A-122.

ii. CITY hereby notifies ORGANIZATION that a single audit is required for non-profit agencies receiving $300,000.00 or more in federal funds in any single fiscal year. This requirement is in accordance with OMB Circulars A-110 and A-133. If required, a copy of the single audit report will be kept on file and made available to CITY staff during sub-recipient monitoring visits and appropriate officials as requested.

D. CONFLICT OF INTEREST

ORGANIZATION agrees to abide by the following requirements with respect to conflicts of interest, and covenants that it presently has no interest, direct or indirect, and shall not acquire any interest, direct or indirect, which would conflict in any manner or degree with the performance of services required under this Agreement. ORGANIZATION further covenants that in the performance of this Agreement no person having such an interest, direct or indirect, shall be employed or retained by ORGANIZATION hereunder. These conflict of interest provisions apply to any person who is an employee, agent, consultant, officer, or elected official or appointed official of ORGANIZATION or of any designated public agencies or sub-recipients that are receiving funds under this program.

E. PROCUREMENT STANDARDS AND METHODS

ORGANIZATION shall comply with CITY's current policy concerning the purchase of equipment and shall maintain inventory records of all non-expendable personal property as defined by such policy as may be procured with funds herein.

ORGANIZATION shall procure all materials, property, or services in accordance with the requirements of Attachment O of OMB Circular A-110, Procurement Standards.

F. VENUE

In the event of a dispute or litigation arising out of said Contract, it is understood and agreed and that this Contract was executed and performed in Williamson County, Tennessee, and as such, it is agreed by both parties that venue of said litigation, including an action for Declaratory Judgment, will be in Williamson County, Tennessee.

G. ASSIGNMENT

Neither CITY nor ORGANIZATION may assign its rights or delegate its responsibilities under this contract.

H. ENTIRE CONTRACT AND MODIFICATION

The Contract between the parties supersedes any prior or contemporaneous communications, representations or agreements between the parties, whether oral or written, regarding the subject matter of the entire Contract. The terms and conditions of this Contract may not be changed except by an amendment expressly referencing this Contract by section number and signed by an authorized representative of each party.

If seeking any addition or modification to the Contract, the parties agree to reference the specific paragraph number sought to be changed on any future document or purchase order issued in furtherance of the Contract, however, an omission of the reference to same shall not affect its applicability. In no event shall either party be bound by any terms contained in any purchase order, acknowledgement, or other writings unless: (a) such purchase order, acknowledgement, or other writings specifically refer to the Contract or to the specific clause they are intended to modify; (b) clearly indicate the intention of both parties to override and modify the Contract; and (c) such purchase order, acknowledgement, or other writings are signed, with specific material clauses separately initialed, by authorized representatives of both parties.

I. SEVERABILITY

If any provision of this Contract is held invalid, the remainder of the Contract shall not be affected thereby, and all other parts of this Contract shall nevertheless be in full force and effect.

J. TIME OF THE ESSENCE

The parties agree that TIME IS OF THE ESSENCE with respect to the parties' performance of all provisions of the Contract.

K. NO TAXES, NO INTEREST PAYMENTS

As a tax-exempt entity, CITY shall not be responsible for sales or use taxes incurred for products or services. CITY shall supply ORGANIZATION with its Sales and Use Tax Exemption Certificate upon ORGANIZATION's request. ORGANIZATION shall bear the burden of providing its suppliers with a copy of CITY's tax exemption certificate and shall assume all liability for such taxes, if any, that should be incurred. CITY does not agree to pay any interest for late payments, having agreed to pay in a timely manner.

L. WAIVER

Neither party's failure or delay to exercise any of its rights or powers under the Contract will constitute or be deemed a waiver or forfeiture of those rights or powers. For a waiver of a right or power to be effective, it must be in writing signed by the waiving party. An effective waiver of a right or power shall not be construed as either (a) a future or continuing waiver of that same right or power, or (b) the waiver of any other right or power.

M. TERMINATION

This Agreement may be terminated upon thirty (30) days written notice by either party.

Upon deliberate breach of the Contract by either party, the non-breaching party shall be entitled to terminate the Contract without notice, with all the remedies it would have in the event of termination and may also have such other remedies as it may be entitled to in law or in equity.

SECTION 10 – SIGNATURES

THE CITY OF FRANKLIN

By: _____ **Date:** _____
Dr. Ken Moore
Mayor

Attest:

_____ **Date:** _____
Eric S. Stuckey
City Administrator

Approved as to Form:

_____ **Date:** _____
William E. Squires
Assistant City Attorney

Hard Bargain Association:

By: _____ **Date:** 02/27/2020
Its:

Law Dept. approved 02.27.20

City of Franklin, Tennessee

Tabulation of Submittals*

Purchasing Office Solicitation No.:	**2020-016 (near-site clinic healthcare services)**
Notice to proposers published in the *Williamson Herald* on:	**1/9/20**
Number of potential proposers that were notified of / that submitted a proposal in response to this request for proposals:	**12 / 5**
Date and time proposal due and publicly opened:	**2/11/20 2:00 PM**
Present at opening of proposals:	**Nancy Becker and Steven Nix of Urgent Team; Tracy Harness and Sara E. Sylvis of the City of Franklin Human Resources Department; and Leslie Pewitt, Suzanne Ward and Brian Wilcox of the City of Franklin**
Target meeting of BOMA at which recommendation is scheduled to be considered:	**3/24/20**

Proposals received from:	**Does the proposal include all required documents?**	**Does the proposal take any exceptions to the City's procurement solicitation? / If so, how many?**	**Average points allocated by proposal evaluation team (out of a possible 100, utilizing evaluation criteria as listed in RFP):**	**Total annual estimated fee payable by City based on quoted pricing and estimated volumes:**	**Fees payable by member-user based on quoted unit pricing:**	**Payment terms:**	**Proposal is valid and may be accepted through:**
CareATC, Inc. 4500 S. 129th E. Ave., Suite 191 Tulsa, OK 74134 Steve Thomas Glenn Grove 407.491.4688 615.579.8025	No (Missing City's Standard Terms and Conditions with service provider's contact information inserted)	Yes / 2 (confidentiality and proprietary rights; termination)	83.80	$341,202.00	$40 per visit	net 30 days	5/31/2020
CareHere, LLC 5141 Virgina Way, Suite 350 Brentwood, TN 37027 Ben Baker, Chief Operating Officer 615.275.9676 bbaker@carehere.com	Yes	Yes / 3 (clinic proximity; termination; breach)	78.45	$464,132.00	to be determined by CareHere	net 30 days	6/30/2020
Employ Health 1300 Division Street, Suite 108 Nashville,TN 37203 Jade Preis, Managing Member 615.861.1666 jade@employhealth.com	No (Missing City's Affidavit of Drug-Free Workplace)	Proposal takes no exceptions	72.63	$367,751.00	$30 per visit; labs (not CLIA) to be billed individually by the lab	net 30 days	12/31/2020
Marathon Health, LLC 20 Winoooski Falls Way, Suite 400 Winooski, VT 05404 Jeff Shea, Executive Vice Presidcent, Sales 615.591.0198 jshea@marathon-health.com	Yes	Yes / 4 (pre-approval of subcontractors; indemnification; termination; term of award)	74.41	$487,144.00	to be determined by Marathon Health	net 30 days	5/31/2020
Urgent Team Management of Tennessee, LLC 30 Burton Hills Blvd., Suite 175 Nashville, TN 37215 Nancy Becker, Division Vice President 615.210.4541 Nbecker@urgentteam.com	Yes	Proposal takes no exceptions	91.43	$345,515.00	$20 per visit; labs (not CLIA) to be billed at BCBST reimbursement rate	net 30 days	8/31/2020

*Shaded submittal is the submittal scored highest by the discussion panel

From: Amy Diaz-Barriga
To: Emily Hunter
Subject: Fwd: Twice Daily Development Plan Deferral Request (COF 7081)
Date: Thursday, December 12, 2019 4:07:49 PM

Sent from my iPhone

Begin forwarded message:

From: "Spalding, Mark" <mark.spalding@greshamsmith.com>
Date: December 12, 2019 at 3:58:18 PM CST
To: Joseph Bryan <joseph.bryan@franklintn.gov>, Amy Diaz-Barriga <amy.diaz-barriga@franklintn.gov>
Cc: Jimmy Wiseman <jimmy.wiseman@franklintn.gov>, "John Jewell, IV" <jiv@tristartn.com>, Marcus Hardison <mhardison@tristartn.com>, Randy Alexander <ralexander@tristartn.com>, "Parris, Jubal" <jubal.parris@greshamsmith.com>, "Tocci, Davide" <davide.tocci@greshamsmith.com>
Subject: Twice Daily Development Plan Deferral Request (COF 7081)

ATTENTION COF staff: This email originated from outside the City of Franklin. Please use discretion when clicking on attachments & links from unknown senders or suspicious emails.

Joey/Amy,

Based on a conversation I just had with Jimmy Wiseman, we are requesting deferral of Twice Daily Development Plan COF 7081 from the December 12 FMPC to the January 23 FMPC. There are a couple of conditions of approval that we need to discuss and agree to with staff and we are all hopeful to get it worked out in short order.

We understand that we will need to send out revised notices for a public hearing on January 23.

Please advise that you have received this request and let me know if you should you need anything else.

Thanks – Mark.

This E-mail, and any attachments thereto, is intended only for use by the addressee(s) named herein and may contain proprietary, legally privileged, confidential or copyrighted information belonging to the sender. If you are not the intended recipient of this E-mail, you are hereby notified that any use of, reliance on, disclosure, dissemination, distribution or copying of the contents of this email, and any attachments thereto, in whole or in part, is strictly prohibited. If you have received this E-mail in error, please immediately notify me by phone or by return E-mail and permanently delete the original and any copy of any E-mail and any printout thereof. Mail delivered by Gresham Smith mail system.