



Meeting Agenda

Franklin Municipal Planning Commission

Thursday, September 26,
2024

7:00 PM

Board Room

Notice is hereby given that a meeting of the Franklin Municipal Planning Commission will be held on the date, time and at the location listed above. Additional information can be found at www.franklinton.gov/planning.

The typical process for discussing an item is as follows:

1. Staff Presentation
2. Public comments
3. Applicant presentation, and
4. Motion / discussion / vote

Applicants are encouraged to attend the meeting, even if they agree with the staff recommendation. The Planning Commission may defer or disapprove an application/request unless someone is present to represent it.

For accommodations due to disabilities or other special arrangements, please contact the Human Resources Department at (615) 791-3216, at least 24 hours prior to the meeting.

CALL TO ORDER

CITIZEN COMMENTS (Open for citizens to be heard on any issue or concern, including those related to items on the agenda. Please submit a Speaker Card at the beginning of the meeting if you would like to address the Commission. If you would like to speak on a non-consent agenda item, the Chair will hold your comment until the public comment period associated with the item. As provided by law, the Planning Commission shall make no decisions or consideration of action of citizen comments for items not on the agenda, except to refer the matter to the Planning Director for administrative consideration, or to a schedule the matter for consideration at a later date. Those addressing the Commission are requested to come to the microphone and identify themselves by name and address for the official record. The Chair may restrict the period for public comment, including the length of the public comment period, the number of individuals who can speak and the length of time each individual may speak. When time allows, the standard individual public comment time is two minutes.)

Comments on agenda items may be made in person at city hall or by emailing planningintake@franklinton.gov before noon on the day before the meeting. Emailed comments will be provided to the Commission and included in the minutes, but not read aloud in their entirety during the meeting.

APPROVAL OF MINUTES

1. Consideration Of Approval Of The August 22, 2024 FMPC Minutes

ANNOUNCEMENTS**ANNUAL CALENDAR**

2. Consideration Of Approval Of The 2025 FMPC Deadlines And Schedules Calendar

CONSENT AGENDA

The items under the consent agenda are deemed by the Planning Commission to be non-controversial and routine in nature and will be approved by one motion. The items on the consent agenda will not be individually discussed. Any member of the Planning Commission, City Staff, or the public desiring to discuss an item on the consent agenda may request that it be removed and placed on the regular agenda. It will then be considered in its printed order.

3. Consideration Of Approval Of Items 4-12 And 17-19 On The Consent Agenda

SITE PLAN SURETIES

4. Berry Farms Town Center PUD Subdivision, Final Plat, Section 1, Revision 2, Resub Of Lots 65 And 107; Extend The Performance Agreement For Drainage Improvement To January 23, 2025. (CONSENT AGENDA)

Sponsors:

Melodie Brady

5. Berry Farms Town Center PUD Subdivision, Site Plan, Section 4, Revision 1, Lot 195; Extend The Maintenance Agreement For Landscaping Improvement To September 25, 2025. (CONSENT AGENDA)

Sponsors:

Melodie Brady

6. Berry Farms Town Center PUD Subdivision, Site Plan, Section 9; Extend The Performance Agreement For Streets Improvement To September 25, 2025. (CONSENT AGENDA)

Sponsors:

Melodie Brady

7. Centennial Business Park Subdivision, Final Plat, Lot 9, Revision 8; Extend The Performance Agreement For Drainage, Green Infrastructure And Streets Private Improvements To September 25, 2025. (CONSENT AGENDA)

Sponsors:

Melodie Brady

8. Creekstone Commons PUD Subdivision, Final Plat, Section 1, Revision 2; Extend The Performance Agreement For Drainage Improvement To September 25, 2025. (CONSENT AGENDA)

Sponsors:

Melodie Brady

9. Lockwood Glen PUD Subdivision, Final Plat, Section 7; Extend The Performance Agreement For Green Infrastructure Improvement To September 25, 2025. (CONSENT AGENDA)

Sponsors:

Melodie Brady

10. Ovation Subdivision, Final Plat; Extend The Performance Agreement For Drainage, Sidewalks and Streets Improvements To September 25, 2025. (CONSENT AGENDA)

Sponsors:

Melodie Brady

11. Simmons Ridge PUD Subdivision, Final Plat, Section 1; Extend The Performance Agreement For Drainage Improvement To September 25, 2025. (CONSENT AGENDA)

Sponsors:

Melodie Brady

12. Simmons Ridge PUD Subdivision, Final Plat, Section 2; Extend The Performance Agreement For Green Infrastructure Improvement To September 25, 2025. (CONSENT AGENDA)

Sponsors:

Melodie Brady

VESTED RIGHTS/SITE PLAN EXTENSION

13. Consideration Of Resolution 2024-81, A Resolution Amending The Haven At Cool Springs PUD Subdivision To Extend The Vested Rights, For The Property Located North Of Cool Springs Boulevard And East Of Mack Hatcher Parkway, Located At 151 Cool Springs Boulevard

Sponsors:

Emily Wright, Amy Diaz-Barriga, Joseph Bryan

ENVISION FRANKLIN PLAN AMENDMENTS

14. PUBLIC HEARING: Consideration Of Resolution 2024-77, A Resolution To Adopt An Envision Franklin Plan Amendment For A Parcel Located At 1247 Hillview Ln, Known As Map 091 Parcel 09900 To Change The Design Concepts Map From Development Reserve To Village Green And Add A Special Consideration To The Village Green Design Concept

Sponsors:

Emily Wright, Kelly Dannenfelser, Andrew Orr, Eric Conner

15. PUBLIC HEARING: Consideration Of Resolution 2024-80, A Resolution To Adopt An Envision Franklin Plan Amendment For A Parcel Located At 354 Franklin Road, Known As Map 063 Parcel 02800 To Change The Design Concept From Rural Reserve To Village Green And Add A Special Consideration To The Village Green Design Concept

Sponsors:

Emily Wright, Kelly Dannenfelser, Andrew Orr

16. PUBLIC HEARING: Consideration Of Resolution 2024-78, A Resolution To Adopt An Envision Franklin Plan Amendment For A Parcel Located At 318 Franklin Road, Known As Map 063 Parcel 03300 To Add A Special Consideration To The Factory District Design Concept

Sponsors:

Emily Wright, Kelly Dannenfelser, Andrew Orr

SITE PLANS, PRELIMINARY PLATS, AND FINAL PLATS

17. Battle Ground Park Addition Subdivision, Final Plat, Revision 5, (Resubdivision Of Lots 11 And 12), Modifying Lot Lines And Creating 1 Single Family Residential Lot, On 1.04 Acres, Located At 1318 Academy Street. (CONSENT AGENDA)

Sponsors:

Emily Wright, Amy Diaz-Barriga, Joseph Bryan

18. Franklin Ridge Subdivision, Site Plan, Section 1, Creating 14 Single Family Residential Lots And 3 Open Space Lots, On 11.19 Acres, Located At 565 Jordan Road. (CONSENT AGENDA)

Sponsors:

Emily Wright, Amy Diaz-Barriga, Joseph Bryan

19. Westhaven PUD Subdivision, Final Plat, Section 65, Creating 39 Single Family Residential Lots, 2 Open Space Lots, And Dedicating Right-Of-Way On 11.947 Acres, Located At The Intersection Of Jewell Avenue And Championship Boulevard. (CONSENT AGENDA)

Sponsors:

Emily Wright, Amy Diaz-Barriga, Chelsea Randolph

ANY OTHER BUSINESS**ADJOURN**

