



Meeting Agenda

Design Review Committee

Site Visit

Thursday, November 14, 2024

3:00 PM

251 2nd Ave. S.

Notice is hereby given that a Special Called meeting of the Design Review Committee will be held on the date, time, and location listed above. The purpose of the site visit will be to conduct a design review workshop. The Design Review Committee makes recommendations to the Historic Zoning Commission.

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 an agenda item, the Chair will hold your comment until the public comment period associated with the item. As provided by law, the 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/Staff 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@franklintn.gov before noon on the day of 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.

NEW BUSINESS

1. Discussion Of Site Alterations At 251 2nd Ave. S.; Brandon Priddy, Applicant.

ADJOURN

Anyone needing accommodations due to disabilities please contact the ADA Coordinator at 615-791-3277 at least 24 hours prior to the meeting.

906

DRC Site Visit at 251 Second Ave : Nov. 13, 2024

prepared by Brandon Priddy, 906 Studio Architects

Items of Discussion:

1. How do we apply the removal standards (nothing 50 yrs or older) to structures like the current jujitsu studio where there's a history of a building there but nothing visible remains
2. How can we approach removal of the single story areas on the back end of the project where we are unsure of their construction date but the materials don't necessarily lend themselves to restoration and the areas themselves are on the back of the building and have little visibility from the main streets
3. How can removal be acceptable within the context of telling the larger story of the property and also meeting planning guidelines - for example re-creating a gap that existed between the Ice House and Flour (later chicken) plant.

The following pages provide some historical information for the site as well as a few exhibits to diagram different areas.





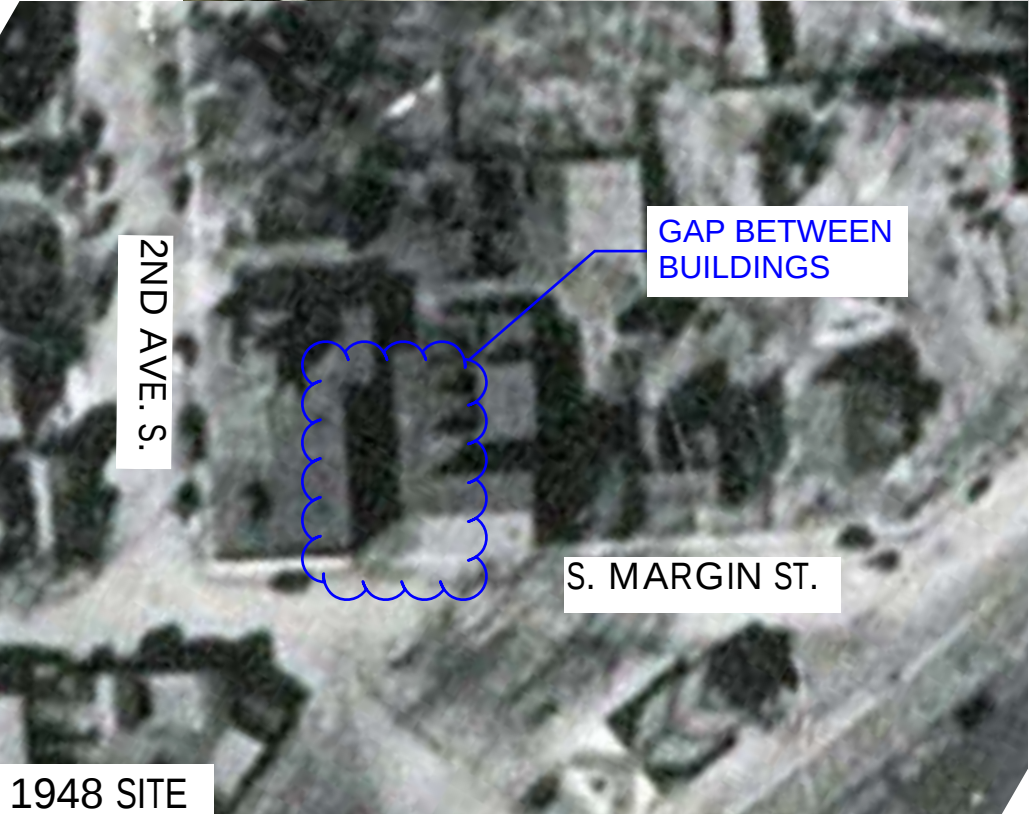
SE VIEW - PRESENT DAY



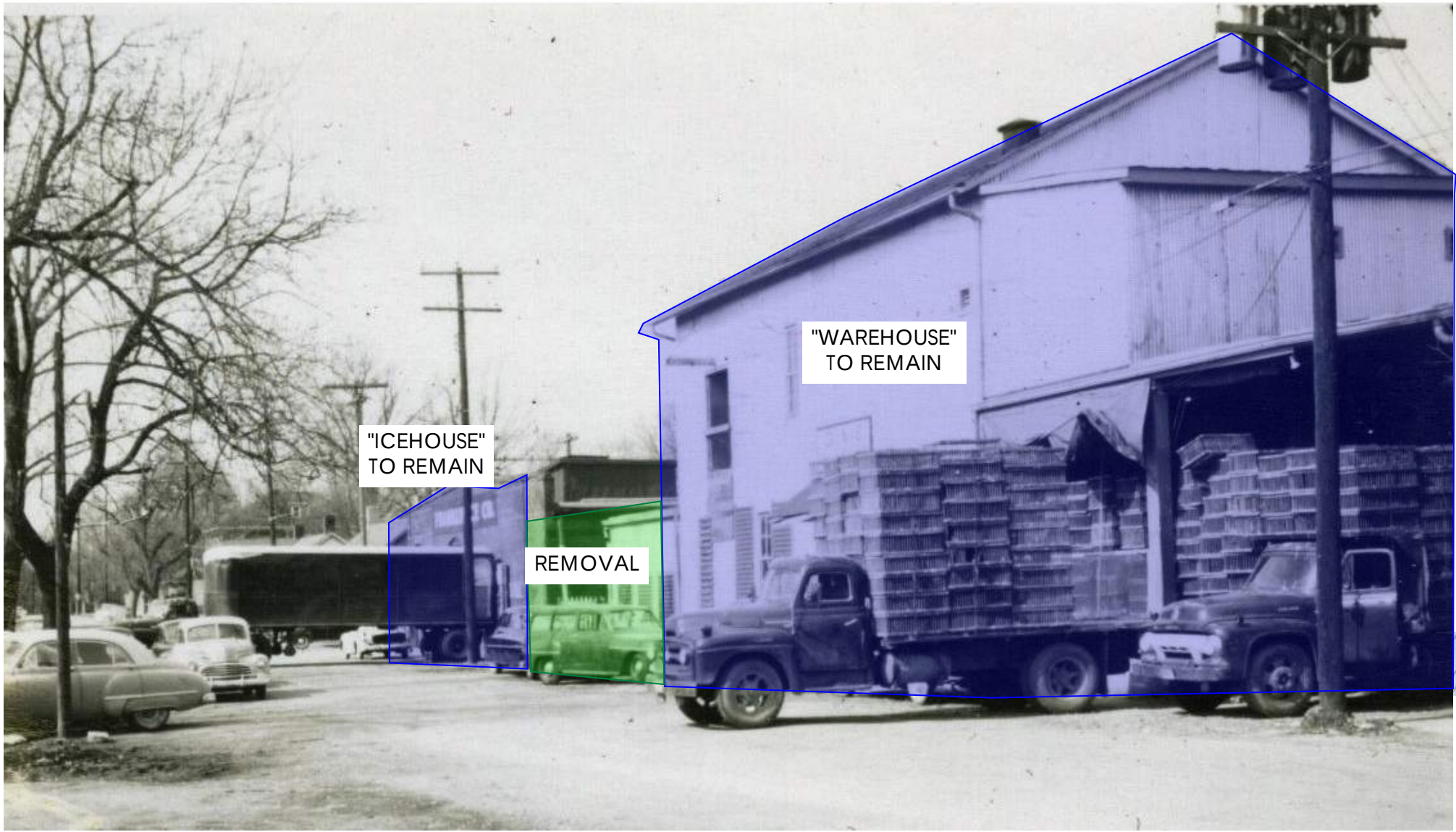
SE VIEW - HISTORIC

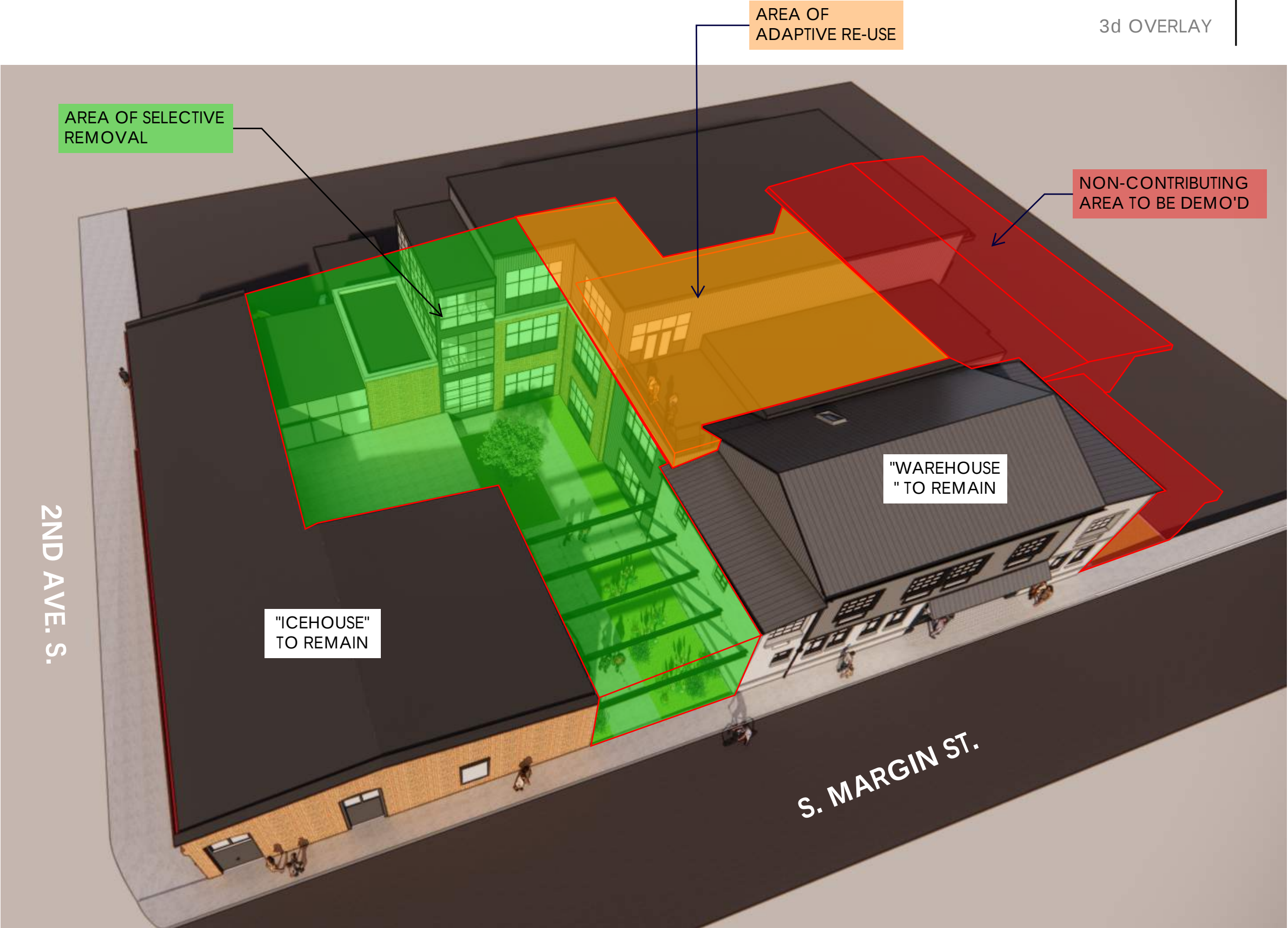


PRESENT DAY SITE



1948 SITE





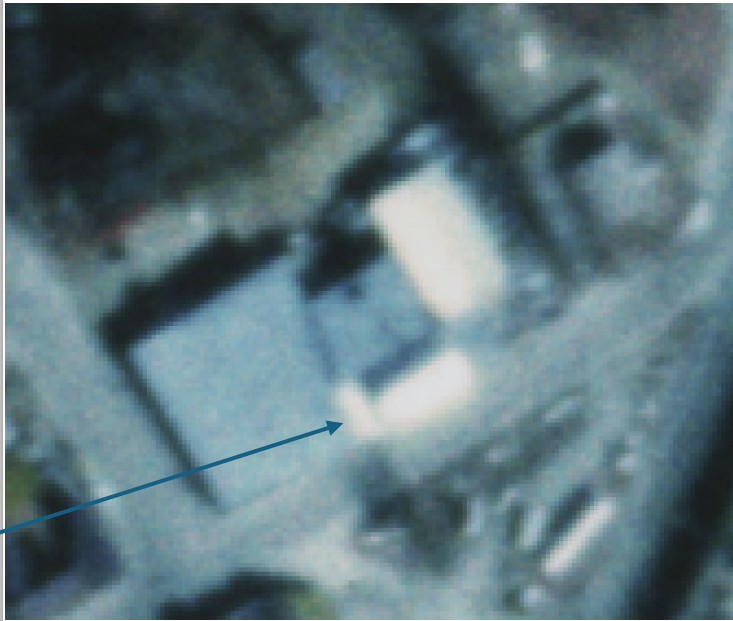
AERIAL VIEW - 2ND AVE. S. AND S. MARGIN ST.

1974



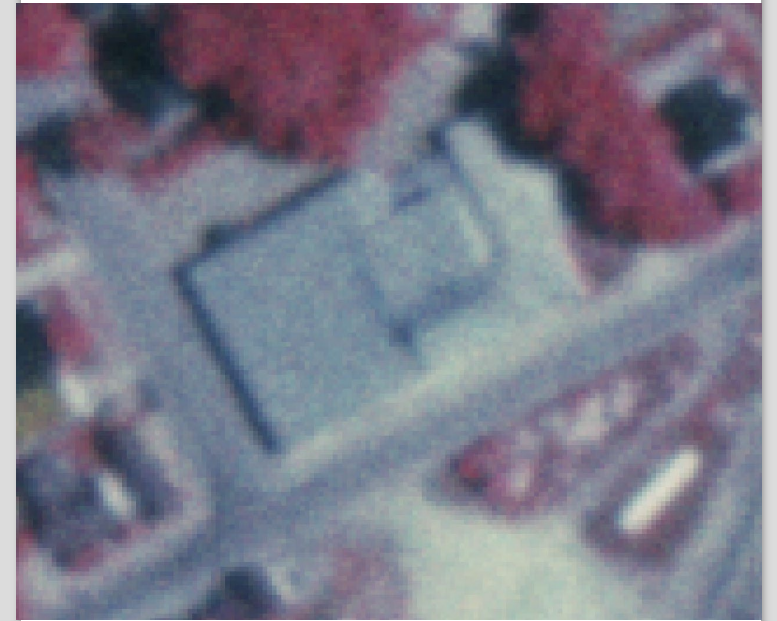
Shed roof southwest of the old mill building is visible in 1974 and 1980.

1980



Aerial photos suggest that the over roof connecting the icehouse to the shed roof of the old mill building is post 1980.

1984



By 1984, the shed roof appears to be a part of the icehouse roof structure.

1928 Sanborn Map Overlaid with 1963 aerial photo.

The composite image page left illustrates the developing footprint of the Dixie Poultry Processors from 1928 – 1963. Notice the flour mill's footprint with northeast facing shed roof. The circa 1902 D. Farr Flour Mill building remained part of the structure.



Both the Sanborn map and aerial photo are at the same scale.