HISTORIC FRANKLIN TENNESSEE

City of Franklin

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

Meeting Minutes

Franklin Municipal Planning Commission

Monday, December 2, 2024 | **5:00 PM** | **Boardroom**

Notice is hereby given that a Special 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.franklintn.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*

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

Mrs. Billingsley asked for a motion to elect a Chair for the December 3, 2024, meeting. A motion was made by Commissioner Harrison, seconded by Commissioner McLemore, to elect Commissioner Mann as Chair. The motion carried 5-0.

Chair Mann called the meeting to order at 5:09 PM.

Commissioners Present: Jimmy Franks, Scott Harrison, Nick Mann, Alma McLemore, and Alderman Ann Petersen

Commissioners Absent: Marcia Allen, Roger Lindsey, Michael Orr, and Jennifer Williamson

Staff Present: Shauna Billingsley, Amy Diaz-Barriga, Kelly Dannenfelser, and Tia Holden

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.)

Chair Mann asked for citizen comments. There were none.

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.

ANNOUNCEMENTS

Chair Mann asked if Staff had any announcements. There were none.

ZONING ORDINANCE TEXT AMENDMENTS

1. Consideration Of Ordinance 2024-34, As Amended, An Ordinance To Amend The Franklin Zoning Ordinance Text As Part Of A Five-Year Update And Amend The Zoning Maps Of The City Of Franklin, Tennessee To Establish And Rezone Property Into The New Regional Commerce 4 District (RC4) And Adopt The Federal Emergency Management Agency (FEMA) Floodplain Insurance Rate Maps (FIRMS) Updated Maps Into The Floodway District (FWO) And The Floodway Fringe Overlay District (FFO).

Sponsors: Vernon Gerth, Emily Wright, Kelly Dannenfelser

Attachments:
1. ORD_2024-34_AmendZOAsAmended_Combined_LawApproved02
2. ORD_2024-34_AmendZO_Combined_LawApproved

Staff Presentation: Kelly Dannenfelser. This item was recently recommended by the FMPC to BOMA for approval. At First Reading on November 12, the BOMA passed an amendment to allow sports fields in the Floodway Overlay District (FWO) with fencing outside of the ten-year flood zone. State law requires that any changes to the Zoning Ordinance first receive a recommendation by the FMPC, so this amendment is returning to the FMPC for a recommendation on the amendment. A special FMPC meeting was called due to the timeline required by FEMA for adoption of the updated FIRMS.

Recommendation: Staff recommends that the Franklin Municipal Planning Commission recommend approval of Ordinance 2024-34, as amended, to the Board of Mayor and Aldermen.

Motion

A motion was made by Commissioner McLemore, seconded by Commissioner Harrison, to recommend approval of Ordinance 2024-34 as amended, to the Board of Mayor and Alderman. The motion carried 5-0.

NON-AGENDA ITEMS

Chair Mann asked if there were any non-agenda items to be presented. There were none.

ANY OTHER BUSINESS

Chair Mann asked if there was any further business. There was none.

ADJOURN

A motion was made by Commissioner Harrison, seconded by Commissioner McLemore, to Adjourn. The motion carried 5-0.

There being no further business, the meeting adjourned at 5:14 PM.

Chair

12/12/24
Date