



City of Franklin

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

Meeting Agenda

Historic Zoning Commission

Monday, August 11, 2025

5:00 PM

Eastern Flank Event Facility

MEETING LOCATION

Eastern Flank Event Facility
1368 Eastern Flank Circle

Notice is hereby given that a meeting of the Historic Zoning Commission will be held on the date and time listed above. 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. Accommodations have been made to ensure that the public is able to participate in the meeting. The public may participate in the following ways: • Watch the meeting on FranklinTV or the City of Franklin website. • Watch the live stream through the City of Franklin Facebook and YouTube accounts. • Email comments to planningintake@franklintn.gov to be provided in full to the Commission and included in the minutes, but not read aloud in their entirety during the meeting. Emailed comments are accepted until 12:00 PM (noon) on the day before the meeting. • Comment in-person at the meeting location. Speakers may sit in the meeting location.

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 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 the meeting 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.

APPROVAL OF MINUTES

1. Consideration Of Approval Of Minutes

ANNOUNCEMENTS

APPLICATIONS

2. Consideration Of Alterations (Principal) At 802 Fair St.; Bill Clark, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer, Elizabeth Bulay

3. Consideration Of Alteration (Principal Roof Material) At 1835 William Campbell Ct. (Magnolia Hall Lot 2); Jennifer Lombard, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer, Elizabeth Bulay

4. Consideration Of Signage And Lighting At 230 Franklin Rd. (Carousel Building); Raenah Anderson, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer, Elizabeth Bulay

5. Consideration Of Awning (Principal) At 900 Fair St.; Stephen Scott, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer, Elizabeth Bulay

6. Consideration Of Site Alterations At 1002 Fair St.; Jeff Fleishour, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer, Elizabeth Bulay

7. Consideration Of Alterations At 230 Franklin Rd. (The Factory Hotel); Benton Smothers, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer

8. Consideration Of Alterations (Principal) At 319 N. Margin St.; Wilson Stevenson, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer, Elizabeth Bulay

9. Consideration Of New Construction At 1845 William Campbell Ct. (Lot 7) At Magnolia Hall; Jennifer Lombard, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer

10. Consideration Of In-Kind Repairs and Alterations (Colt Barn and Hayes House Equipment Barn) At 331 Franklin Rd. (Harlinsdale Farm); Lisa Clayton, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer

11. Consideration of an Addition And Alterations (Principal) At 305 3rd Ave. S.; Brandon Priddy, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer

12. Consideration Of Demolition (Principal And Accessory) At 119 Church St.; John Ligon, Applicant.

Sponsors: Kelly Dannenfelser, Emily Huffer

13. Consideration Of An Addition (Principal) And Alterations And An Addition (Accessory) At 1008 Fair St.; Jacob Layne, Applicant.

Sponsors:

Kelly Dannenfelser, Emily Huffer, Elizabeth Bulay

14. Consideration Of Alterations At 109 3rd Ave. S. (City Hall And City Hall Park); Anna Ruth Kimbrough, Applicant.

Sponsors:

Kelly Dannenfelser, Emily Huffer

15. Consideration Of HPO Rezoning Recommendation Request for 171 Hillhaven Ln. And Parcel ID 063---02101; City of Franklin, Applicant.

Sponsors:

Kelly Dannenfelser, Emily Huffer

OTHER BUSINESS

RECEIPT OF ADMINISTRATIVE COA APPROVALS ON BEHALF OF THE HZC

16. Admin COA For Lighting at 129 2nd Ave. N.; Marla Albert, Applicant.
17. Admin COA For Signage (Reface) At 232 5th Ave. N.; Jason Collins, Applicant.
18. Admin COA For Signage (Projecting, Sandwich Board, And Window) At 430 Main St.; Cathey Jo Elwood, 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.