



Meeting Agenda

Franklin Municipal Planning Commission

Thursday, September 23,
2021

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 come to 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.

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@franklinton.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 in the Boardroom. Speakers will be asked to fill out a speaker card prior to the meeting starting. Speakers may sit in the Boardroom, or wait in the lobby.

CALL TO ORDER

APPROVAL OF MINUTES

1. Consideration Of Approval Of the August 26, 2021 FMPC Minutes.

CITIZEN COMMENTS ON ITEMS NOT ON THE AGENDA

Open for Franklin citizens to be heard on items not included on this Agenda. As provided by law, the Planning Commission shall make no decisions or consideration of action of citizen comments, except to refer the matter to the Planning Director for administrative consideration, or to schedule the matter for Planning Commission consideration at a later date. Those citizens addressing the Planning Commission are required to

complete a Public Comment Card in order for their name and address to be included within the official record.

ANNOUNCEMENTS

The rezoning and development plan for Emeline Acres PUD Subdivision have been voluntarily deferred from this FMPC agenda. These items will send a new public notice, as required, when it is again placed on an FMPC agenda.

VOTE TO PLACE NON-AGENDA ITEMS ON THE AGENDA

The non-agenda process, by design, is reserved for rare instances, and only minor requests shall be considered. Non-agenda items shall be considered only upon the unanimous approval of all of the Planning Commission members.

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.

2. Consideration Of Approval Of Items 3-6 On The Consent Agenda.

SITE PLAN SURETIES

3. Franklin Park PUD Subdivision, Site Plan (Apartments); Accept The Landscaping Improvements, Release The Performance Agreement And Establish A Maintenance Agreement To September 22, 2022. (CONSENT AGENDA)

Sponsors: Amy Diaz-Barriga

4. Rizer Point PUD Subdivision, Site Plan, Section 1; Extend The Performance Agreement For Landscaping Improvements To September 22, 2022. (CONSENT AGENDA)

Sponsors: Amy Diaz-Barriga

SITE PLANS, PRELIMINARY PLATS, AND FINAL PLATS

5. South Park Subdivision, Site Plan, Lot 17, Creating 33,500 Square Feet Of Institutional Space, On 4.57 Acres, Located At 143 Southeast Parkway. (CONSENT AGENDA)

Sponsors: Emily Wright, Amy Diaz-Barriga, Joseph Bryan

6. Villages at Southbrooke PUD Subdivision, Final Plat, Section 1, Creating 38 Single-Family And Attached Residential Lots, And 5 Open Space Lots, On 41.92 Acres, Located East of Lewisburg Pike and South Of Stream Valley Boulevard. (CONSENT AGENDA)

Sponsors: Emily Wright, Amy Diaz-Barriga, Joseph Bryan

ZONING ORDINANCE TEXT AMENDMENTS

7. Consideration Of Ordinance 2021-21, An Ordinance To Amend The Franklin Zoning Ordinance And Zoning Map As Part Of An Annual Update.

Sponsors: Emily Wright, Kelly Dannenfelser

8. Consideration Of Resolution 2021-140, A Resolution By The Franklin Municipal Planning Commission To Amend The Franklin Subdivision Regulations.

Sponsors: Emily Wright, Kelly Dannenfelser, Victoria Hensley

NON-AGENDA ITEMS

ANY OTHER BUSINESS

ADJOURN

