

CONDITIONS OF APPROVAL:

Open Issues: 7 These issues are currently being filtered

Engineering - Site Plan Checklist

General Issues

14. D. Site Plan

joe.marlo@franklintn.gov *The comment is a reminder to COF Staff, but **does not hinder approval of the Site Plan.***

Easements shown on the Site Plan, including those for Green Infrastructure, are to be recorded by a revised final plat or by instrument prior to issuance of a Building Permit.

29. I. Grading Plan

lance.fittro@franklintn.gov The previous comment, "Applicant shall show existing storm infrastructure in Knoll Top Lane including storm pipe and structure information. The existing curb inlet located in the area of the proposed driveway access shall be relocated out of the travel lane to the radius return." has not been addressed as requested.

Prior to final approval of the Site Plan at One Stop, applicant shall show accurate surveyed locations and elevations of existing storm infrastructure in Knoll Top Lane. The existing curb inlet that is shown located in the area of the proposed driveway access shall be relocated out of the travel lane to the radius return.

General Issue

COF #6755-CSCC Garage-Resubmittal.pdf

30. MVUD Application

bnutt@mvud.org Developer must provide MVUD with application and application fee for water improvements and design.

MVUD does not approve water utility design shown on the current plans.

Performance Agreement and Surety

General Issues

21. Engineering Sureties

kevin.long@franklintn.gov

Applicant shall post sureties in the following amounts:	
I. City Water	\$ -
II. City Sewer	\$ -
III. Public Sidewalk	\$ 15,000
IV: City Streets	\$ -
V. Private Streets (includes shared access drives)	\$ 26,000
VI. Street Access	\$ 20,000
VII. Temporary Turnarounds	\$ -
VIII. Traffic Signals	\$ -
IX: ITS Elements	\$ -
X: Stormwater Drainage	\$ 10,000
XI: Green Infrastructure	\$ 25,000

*NOTE: Performance Calculations - Sureties are calculated from the Site Plan and approved during the Site Plan approval process. Sureties shall be posted prior to obtaining a building permit. Where a building permit is not expected, sureties shall be posted prior to obtaining a grading permit. If a Final Plat is approved at any time during the development process, all sureties will be transferred to said plat as a Condition of Approval. Sureties posted should include Public Infrastructure, Erosion Control, Street Access, and all necessary repairs for work completed within the public right-of-way. **Any driveway or related encroachment on City of Franklin right-of-way, including the modification, revision, or change in use of any existing driveway facilities, shall require a Street Access Surety.** A 10% contingency is applied to each surety category. EPSC is based on a flat \$7,500 per acre of disturbed area and is distributed proportionally across all surety categories.*

[Edited By Kevin Long]

31. Landscape

jason.arnold@franklintn.gov Landscape surety \$54,000

Stormwater

General Issues

1. SWPPP & NOI (NPDES)

Doug.Noonan@franklintn.gov Applicant shall provide a copy of the NOC once it is issued from TDEC.

26. Long Term Maintenance Plan

- jeff.willoughby@franklintn.gov
- Include impervious sqft on second page below stormwater system boxes
 - Identify storm sewer network on exhibit B and include storm sewer inspection form
 - Include any applicable landscape sheets for the bioretention area