

CONDITIONS OF APPROVAL:

Open Issues: 6 These issues are currently being filtered

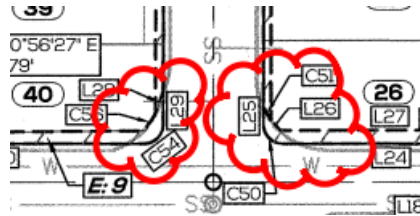
Engineering - Final Plat Checklist

General Issues

1. C. Final Plat

joe.marlo@franklintn.gov The plat is still incorrect.

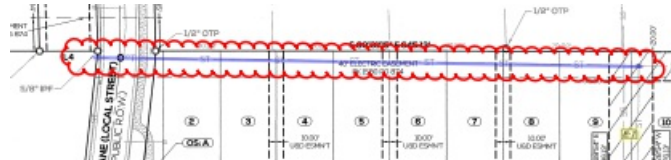
The applicant shall revise the plat to match the site plan and show the clouded areas as access easements.



2. Easements

joe.marlo@franklintn.gov The following is a new comment based on new information shown on the submittal.

Applicant shall provide a 20-foot drainage easement for the new storm sewer clouded below.



[Edited By Joe Marlo]

Performance Agreement and Surety

General Issues

3. Engineering Sureties

kevin.long@franklintn.gov Any unposted sureties associated with this development from site plan(s) 6303 shall be transferred to this final plat as a condition of approval. No action is necessary from applicant.

(Previous comment restated for informational purposes only, no response necessary.)

Planning

General Issues

4. Development Report

brad.baumgartner@franklintn.gov Comment shall stay open until fulfilled. Applicant shall note that the plat cannot be approved until Development Plan has been approved at One Stop.

5. Setbacks

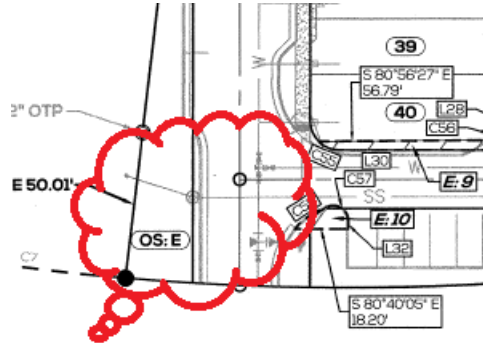
brad.baumgartner@franklinton.gov Applicant shall revise townhome setback note to also include note regarding interior townhome units setback from adjacent units.

Water/Sewer

15-095 SPT Avondale Cottages - Final Plat.pdf

6. Utility easement

ben.mcneil@franklinton.gov The proposed service location to the neighboring body shop must have a minimum of 20' sanitary sewer easement for maintenance.



The sanitary sewer easement for the service to the body shop must be a minimum of 20' easement for maintenance.

[Edited By Ben Mcneil]