

**ORDINANCE 2015-78**

**TO BE ENTITLED: “AN ORDINANCE TO REZONE 0.45 ACRES FROM R-3 - DETACHED RESIDENTIAL 3 DISTRICT TO SD-R 1.2 SPECIFIC DEVELOPMENT RESIDENTIAL DISTRICT FOR THE PROPERTY LOCATED EAST OF COLUMBIA AVENUE AND NORTH OF GIST STREET, LOCATED AT 117 GIST STREET.”**

**WHEREAS**, the City of Franklin, Tennessee, encourages responsible growth and the sensible transition of land uses and densities; and

**WHEREAS**, the SD-R 1.2 – Specific Development - Residential District, provide zoning for land uses compatible with both the Franklin Land Use Plan and the surrounding development; and

**WHEREAS**, the BOMA adopted Resolution 2015-110, approving a Planned Unit Development (PUD) Development Plan as required by the Franklin Zoning Ordinance; and

**WHEREAS**, the zoning has been reviewed and approved by BOMA after a public hearing and a recommendation by the Franklin Municipal Planning Commission (FMPC).

**NOW THEREFORE BE IT ORDAINED BY THE BOARD OF MAYOR AND ALDERMAN OF THE CITY OF FRANKLIN, TENNESSEE, AS FOLLOWS:**

**SECTION I.** That the following described property shall be, and is hereby, rezoned from its present zoning classification of R-3 Detached Residential 3 District to SD-R 1.2 - Specific Development Residential District:

PREMISES CONSIDERED	
Map-Parcel	Acres
078K-B-01600	0.45
Total	0.45

Land in Williamson County, Tennessee, being Lot No. 1 on the Plan of Gist Street of record in Plat Book 18, Page 1, Register's Office for Williamson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Henry A. Kendall, an unmarried man, by Warranty Deed, from Jeffrey M. Tock and wife, Mary Ann Tock, dated July 31, 2007, of record in Book 4344, Page 98, Register's Office for Williamson County, Tennessee.

**SECTION II.** That the attached Location Map shall serve the purpose of further delimiting the geographical boundaries as described by this Ordinance.

**SECTION III.** BE IT FINALLY ORDAINED by the Board of Mayor and Aldermen of the City of Franklin, Tennessee, that this Ordinance shall take effect from and after its passage on third and final reading, the health, safety, and welfare of the citizens requiring it.

**ATTEST:**

**CITY OF FRANKLIN, TENNESSEE:**

By: \_\_\_\_\_

**Eric Stuckey**

City Administrator/Recorder

Approved as to form by:

By: \_\_\_\_\_

**Dr. Ken Moore**

Mayor

\_\_\_\_\_  
Shauna R. Billingsley  
City Attorney

PLANNING COMMISSION **DISAPPROVED:**

December 17, 2015

PASSED FIRST READING:

\_\_\_\_\_

PUBLIC HEARING HELD:

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PASSED SECOND READING:

\_\_\_\_\_

PASSED THIRD READING:

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