



# City of Franklin

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

## Meeting Minutes

### Work Session

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Tuesday, August 8, 2017

5:00 PM

Board Room

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#### Call to Order

**Present** 8 - Mayor Dr. Ken Moore, Alderman Ald. Ann Petersen, Alderman Ald. Beverly Burger, Alderman Ald. Clyde Barnhill, Alderman Ald. Margaret Martin, Alderman Ald. Michael Skinner, Alderman Vice Mayor Pearl Bransford, and Vice Mayor Ald. Brandy Blanton

**Absent** 1 - Alderman Ald. Dana McLendon

#### Citizen Comments

#### WORKSESSION DISCUSSION ITEMS

1. [17-0651](#) Consideration of Event Permit for Pumpkinfest Sponsored by the Heritage Foundation in Downtown Franklin on October 28, 2017.

**Sponsors:** Deb Faulkner

**Attachments:** [Pumpkinfest 2017 REVISED App](#)

**This Event Permit was referred as a Consent Item to the Board of Mayor & Aldermen meeting on 8/22/2017.**

2. [17-0652](#) Consideration of Event Permit for Franklin 4 the Cure benefitting the Westhaven Foundation in Westhaven on September 9, 2017

**Sponsors:** Deb Faulkner

**Attachments:** [Franklin 4 the Cure 2017 REVISED App](#)

**This Event Permit was referred as a Consent Item to the Board of Mayor & Aldermen meeting on 8/22/2017.**

3. [17-0628](#) Consideration of Liquor License for Westside Wines, LLC, d/b/a Westside Wine and Spirits, (Colin R. Ward, Managing Agent) 188 Front Street, Suite 108, Franklin, TN 37064.)

**Sponsors:** Lanaii Benne

**Attachments:** [2017 Certificate Colin Ward.pdf](#)

**This Liquor License was referred as a Consent Item to the Board of Mayor & Aldermen meeting on 8/22/2017.**

4. [17-0657](#) Periodic Review and Update of City Strategic Plan, Franklin Forward

**Sponsors:** Eric Stuckey and Michael Walters Young

**Attachments:** [FranklinForward Strategic Plan Review - August 2017 - MWY](#)  
[FranklinForwardProgressReports](#)  
[StrategicPlan2014](#)

**This Presentation was continued to the Work Session meeting on 8/22/2017.**

5. [17-0190](#) Consideration of Letters of Interest for City-owned Property Located along the Harpeth River, by Mack Hatcher Parkway and Spencer Creek (3/14/17 Work Session and 7/12/17 Special Work Session)

**Sponsors:** Emily Hunter and Kelly Dannenfelser

**Attachments:** [12 Point Proposal Comparison-Discovery Center BOMA Presentation.pdf](#)  
[Discovery Center Letter of Interest to City of Franklin](#)  
[Discovery Center BOMA Worksession 3.10.2017.pdf](#)  
[Final Cheekwood Presentation 07-12-17.pdf](#)  
[Cheekwood Golf Club Cover Letter](#)  
[Cheekwood Golf Club Letter of Interest](#)  
[Cheekwood BOMA Work Session 3.10.2017.pdf](#)  
[Cheekwood Golf support.docx](#)  
[07-12-17 Worksession - Cheekwood Letter.pdf](#)  
[HousCom Power Point Presentation 7-12-17.pdf](#)  
[1.0 Hamlet SpCrk Proposal HousCom Narrative 5.19.17.pdf](#)  
[1.1 Hamlet SpCrk Proposal HousCom Drawings color11x17.pdf](#)  
[Housing Commission Letter of Interest](#)  
[Housing Commission Addendum](#)  
[MH - Concept 1.0 - Existing Conditions Exhibit.pdf](#)  
[MH - Concept 3.0 - Flood Plain Cut Fill Plan.pdf](#)  
[Land Valuation - Mack Hatcher & Spencer Creek](#)  
[Map - Land Valuation - Mack Hatcher & Spencer Creek - based on 2016 Asse...](#)  
[Financial Analysis - MHSC - 07272017.pdf](#)

**This Presentation was acknowledged**

6. [17-0523](#) \*Consideration Of Ordinance 2017-23, To Be Entitled: "An Ordinance To Amend Chapters 2 And 3 And 8 Of The Zoning Ordinance Of The City Of Franklin, Tennessee, To Allow Limited Development In The Floodway Fringe Overlay District (FFO) Within Certain Central Franklin Character Area Overlay Districts (CFCO-1 And CFCO-2)." Establishing a Public Hearing Date of September 12, 2017. (06/22/17 FMPC 8-1, Referred from 7/11/17 WS) FIRST OF THREE READINGS
- Sponsors:** Emily Hunter and Kelly Dannenfelser
- Attachments:** [CFCO-1 and 2 Amendment August 8 2017 BOMA Work Session](#)  
[Revised 2017-23 ORD Amend CFCO-2 and 3 standards 1.Law Approved \(2\)](#)  
[CFCO Map](#)  
[Envision Franklin Amendment Approved 062217](#)  
[Floodplain - BWSC Maps-small](#)
- This Ordinance was acknowledged**
7. [17-0642](#) \*Consideration of Resolution 2017-57, A Resolution to Approve Private Chapter 22 of the Tennessee General Assembly, Modifying the City of Franklin Charter Relative to Annexation or Deannexation of Property.
- Sponsors:** Shauna Billingsley and Kristen Corn
- Attachments:** [2017-57 RES Approve Private Act 22.Law Approved](#)  
[2017 Priv Acts 22](#)  
[Res 2016-84.AMEND CHARTER- ORD-RES ADOPTION ANNEX OR DEANNEX](#)
- This Resolution was acknowledged**
8. [17-0673](#) \*Consideration of Request from Pilgrimage Music and Cultural Festival to Increase Number of Approved Attendees from 25,000 per day to 27,500 per day.
- Sponsors:** Lisa Clayton
- Attachments:** [Permit Allowance Letter 7.13.17](#)
- This Event Permit was acknowledged**
9. [17-0674](#) Consideration of Ordinance 2017-38, an amendment to Chapter 5 of the municipal code allowing for long term agreements for special events.
- Sponsors:** Lisa Clayton, Shauna Billingsley and Monique McCullough
- Attachments:** [Ord 2017-38 - Amend chapter 5 time of filing application LA.PDF](#)
- This Ordinance was referred as a Consent Item to the Board of Mayor & Aldermen meeting on 8/22/2017.**

10. [17-0654](#) Acknowledgement of Amendment 1 to COF Contract No. 2012-0021 Renewal of Lease Agreement with the Tennessee Recreation & Parks Association (TRPA) at Jim Warren Park.

**Sponsors:** Eric Stuckey, Mark Hilty and Lisa Clayton

**Attachments:** [2012-0021 Amendment 1 Jim Warren Park with Attachments.Law Approved 2.pdf](#)  
[Lease Renewal 2012-0021 Jim Warren Park with Attachments](#)

**This Contract/Agreement was referred as a Consent Item to the Board of Mayor & Aldermen meeting on 8/22/2017.**

11. [17-0684](#) \*Consideration of Resolution 2017-58, A Resolution Authorizing the City Administrator to Make Certain Changes to the Crescent Lockwood Parkland Dedication and Acquisition Agreement, COF No. 2016-0098.

**Sponsors:** Eric Stuckey

**Attachments:** [2017-58 Authorize City Admin changes to Crescent Lockwood Parkland agmt.Law Approved.pdf](#)  
[2016-0098 Parkland Acquisition Agreement fully executed copy 062217.pdf](#)  
[Robinson Lake Preliminary Dam Assessment \(DRAFT\) - CDM Smith 6-23-17.pdf](#)  
[Robinson Lake Soundings Report 8-1-17.pdf](#)

**This Resolution was acknowledged**

12. [17-0614](#) \*Consideration Of Ordinance 2017-36, To Be Entitled: "An Ordinance To Zone 1.46 Acres Into The Historic Preservation Overlay (HPO) For the Property Located South Of Old Peytonsville Road And East Of Hughes Lane, 244 Old Peytonsville Road." Establishing a Public Hearing Date of September 12, 2017. (07/27/17 FMPC 8-0) FIRST OF THREE READINGS

**Sponsors:** Emily Hunter and Amy Diaz-Barriga

**Attachments:** [MAP 6463 Berry Farms Town Ctr PUD Sub, HPO Rezoning, Sec 7, Lot 7110](#)  
[ORD 2017-36 Berry Farms HPO Rezoning Sec 7, Lot 7110 with Map.Law Approved](#)  
[6463 2017-07-06 Lot 7110 Rezoning Resubmittal](#)

**This Ordinance was acknowledged**

13. [17-0629](#) \*Consideration Of Ordinance 2017-37, To Be Entitled: "An Ordinance To Rezone 6.38 Acres From Specific Development- Residential (SD-R 0.0) District To Specific Development- Residential (SD-R 10.0) District For The Property Located South Of Boyd Mill Avenue And West Of Shawnee Drive, 1101 Shawnee Drive." Establishing a Public Hearing Date of August 22, 2017. (07/27/17 FMPC 9-0) FIRST OF THREE READINGS

**Sponsors:** Emily Hunter, Amy Diaz-Barriga and Brad Baumgartner

**Attachments:** [Ord 2017-37 Chickasaw, Rezoning Map](#)  
[Ord 2017-37 Chickasaw Rezoning with Map.Law Approved](#)  
[20170630 Rezoning Resubmittal 6475 1716-07](#)

**This Ordinance was acknowledged**

14. [17-0630](#) Consideration Of Resolution 2017-53, To Be Entitled: "A Resolution Approving A Development Plan For Chickasaw PUD Subdivision, For The Property Located South Of Boyd Mill Avenue And West Of Shawnee Drive, 1101 Shawnee Drive."; Establishing a Public Hearing Date of August 22, 2017. (07/27/17 FMPC 9-0)

**Sponsors:** Emily Hunter, Amy Diaz-Barriga and Brad Baumgartner

**Attachments:** [Res 2017-53 Chickasaw PUD Subd. Dev Plan Map](#)  
[Res 2017-53 Chickasaw DP with Map.Law Approved](#)  
[Chickasaw Conditions of Approval 02](#)  
[Chickasaw Layout](#)  
[Chickasaw Architecture](#)  
[Chickasaw DP Plan](#)

**This Resolution was referred as a Public Hearing Item to the Board of Mayor & Aldermen meeting on 8/22/2017.**

15. [17-0619](#) Consideration of Resolution 2017-54, To Be Entitled: “A Resolution Approving A PUD Development Plan For Williamson County Medical Center, For The Property Located North Of Murfreesboro Road And West Of Carothers Parkway, 4321 Carothers Parkway”; Establishing a Public Hearing Date of September 12, 2017. (07/27/17 FMPC 9-0)

**Sponsors:** Emily Hunter, Amy Diaz-Barriga and Josh King

**Attachments:** [MAP\\_WMC.pdf](#)  
[2017-54 RES Williamson Medical with Map.Law Approved.pdf](#)  
[WilliamsonMedical\\_COA](#)  
[WMC Elevations.pdf](#)  
[Layout\\_WMC.pdf](#)  
[WMCDevPlan.pdf](#)

**This Resolution was referred as a Public Hearing Item to the Board of Mayor & Aldermen meeting on 9/12/2017.**

16. [17-0637](#) Consideration of Resolution 2017-13, To Be Entitled: “A Resolution Adopting A Plan Of Services For The Annexation Of Portions Of Bushnell And Bates Properties, By The City Of Franklin, Tennessee” Establishing a Public Hearing Date of September 12, 2017. (07/27/17 FMPC 9-0)

**Sponsors:** Franklin Municipal Planning Commission and Josh King

**Attachments:** [BushnellFarm AnnexMap.pdf](#)  
[2017-13 RES Revised Plan of Services Bushnell and Bates with Map.Law Approved \(2\).pdf](#)

**This Resolution was referred as a Public Hearing Item to the Board of Mayor & Aldermen meeting on 9/12/2017.**

17. [17-0601](#) \*Consideration Of Resolution 2017-50 / Ordinance 2017-34, To Be Entitled, “A Resolution And Ordinance To Annex Portions Of The Bushnell And Bates Properties, Consisting Of 9.75 Acres, Property Located South Of Goose Creek Bypass And East Of Lewisburg Pike, And Adjoining The City Limits Within The Southern Part Of The Franklin Urban Growth Boundary (UGB).” Establishing a Public Hearing Date of September 12, 2017. (07/27/17 FMPC 9-0) FIRST OF THREE READINGS

**Sponsors:** Franklin Municipal Planning Commission, Emily Hunter, Amy Diaz-Barriga and Josh King

**Attachments:** [BushnellFarm AnnexMap.pdf](#)  
[REV 2017-50 RES and 2017-34 ORD Busnell Farm annexation with Map.Law Approved 3.pdf](#)

**This Resolution was acknowledged**

18. [17-0603](#) \*Consideration Of Ordinance 2017-35, To Be Entitled: "An Ordinance To Zone 9.75 Acres To Specific Development - Residential (SD-R 2.05) District, Goose Creek Character Area Overlay -5 (GCCO-5), And Conventional Standards, For The Property Located South Of Goose Creek Bypass And East Of Lewisburg Pike." Establishing a Public Hearing Date of September 12, 2017. (07/27/17 FMPC 9-0) FIRST OF THREE READINGS

**Sponsors:** Franklin Municipal Planning Commission, Emily Hunter, Amy Diaz-Barriga and Josh King

**Attachments:** [MAPBushnellRezone.pdf](#)

[Ord 2017-35 Bushnell Annexation Dev Plan with MapLAW APPROVED\(3\).pdf](#)  
[2017.07.06 - COF 6470 Bushnell Farm Rezoning.pdf](#)

**This Ordinance was acknowledged**

19. [17-0602](#) Consideration Of Resolution 2017-51, To Be Entitled: "A Resolution Approving A Development Plan For Bushnell Farm PUD Subdivision, For The Property Located South Of Goose Creek Bypass And East Of Lewisburg Pike."; Establishing a Public Hearing Date of September 12, 2017. (07/27/17 FMPC recommended approval but motion failed 3-6)

**Sponsors:** Franklin Municipal Planning Commission, Emily Hunter, Amy Diaz-Barriga and Josh King

**Attachments:** [MAPBushnelldevPlan.pdf](#)

[RES 2017-51\\_with map LAW APPROVED \(3\).pdf](#)  
[Bushnell Conditions of Approval 01.pdf](#)  
[2017.07.06 - COF 6471 Bushnell Farm Dev. Plan.pdf](#)  
[Layout Bushnell.pdf](#)  
[Elevations Bushnell.pdf](#)  
[2017.07.06 - COF 6471 Bushnell Farm Dev. Plan.pdf](#)  
[TIA Review BushnellFarm.pdf](#)  
[BigHouseConcept.pdf](#)

**This Resolution was referred as a Public Hearing Item to the Board of Mayor & Aldermen meeting on 9/12/2017.**

20. [17-0701](#) Consideration of COF Contract No. 2017-0190, Engagement Agreement with Bass, Berry, & Sims, PLC, for Outside Counsel Services for Southeast Interceptor Failure.

**Sponsors:** Shauna Billingsley

**Attachments:** [2017-0190 Engagement Letter Bass Berry Sims L. Wearen Hughes.pdf](#)  
[17-0701 Contract 2017-0190.pdf](#)

**This Contract/Agreement was referred as a Consent Item to the Board of Mayor & Aldermen meeting on 8/22/2017.**

21. [17-0685](#) Consideration of COF Contract No. 2017-0180, Engagement Agreement with Luna Law Group, PLLC, for Outside Counsel Services for National Pollutant Discharge Elimination System (NPDES) Permit Appeal.

**Sponsors:** Shauna Billingsley

**Attachments:** [2017-0180 Engagement Letter Luna Law Group, PLLC.pdf](#)

*This item was referred to the Consent agenda of August 22nd, 2017 Board of Mayor and Aldermen meeting.*

**This item was referred to the Consent agenda of August 22nd, 2017 Board of Mayor and Aldermen meeting.**

22. [17-0616](#) Discussion of Permitted Handgun Carry in City Facilities based on Recently Passed State Law

**Sponsors:** Ald. Dana McLendon

**Attachments:** [TCA 39-17-1306.pdf](#)  
[PC 467.pdf](#)

**This Report was deferred to the Work Session meeting on 9/12/2017.**

## Other Business

## Adjournment

Anyone requesting accommodations due to disabilities should contact ADA coordinator at 791-3277.