

MINUTES OF THE SPECIAL WORK SESSION (CIP)
BOARD OF MAYOR AND ALDERMEN
FRANKLIN, TENNESSEE
CITY HALL BOARDROOM
TUESDAY, MARCH 5, 2019 @ 3:00 P.M.

Board Members

Mayor Ken Moore	P		
Vice Mayor Clyde Barnhill	P	Alderman Dana McLendon	A
Alderman Brandy Blanton	P	Alderman Margaret Martin	P
Alderman Pearl Bransford	P	Alderman Ann Petersen	P
Alderman Beverly Burger	P	Alderman Scott Speedy	P

Department Directors/Staff

Eric Stuckey, City Administrator	P	Emily Hunter, Planning/Sustainability Director	P
Vernon Gerth, ACA Community/Economic Dev.	P	Kevin Townsel, HR Director	P
Mark Hilty, ACA Public Works	P	Mike Lowe, Comptroller	P
Kristine Tallent, ACA/CFO	P	Michael Walters Young, Budget & Analytic Mgr.	P
Jordon Shaw, IT Director	P	Jonathan Marston, Assistant Director Engineering	P
Lisa Clayton, Parks Director	P	Lanaii Benne, Assistant City Recorder	P
Michelle Hatcher, Water Management Director	P	Linda Fulwider, Board Recording Secretary	P
Paul Holzen, Engineering Director	P		

Call to Order

Dr. Ken Moore, Mayor, called the Special CIP Work Session to order at 3:00 p.m.

Citizen Comment:

- Deborah Cox, 82 Lancaster Drive: Regarding raising of homes. She wanted to let BOMA know there is a misconception about what flood insurance covers; very little. It just gets the home back to sanitary living. Mold prevention is not covered, and the cost is \$15,000. They had a certificate from the Army Corps of Engineers when they moved in. So, what has changed? More building is being done on the fringes of the river. Who is responsible for that? The first time they had water close to their house was during the big flood in 2010.

SPECIAL WORK SESSION DISCUSSION ITEMS (CIP)

1. 19-0224 Presentation & Discussion on Projects for the FY 2019-2028 Capital Investment Program (CIP).

Eric Stuckey, City Administrator

Johnathan Marston explained the process used for the weighted and non-weighted ranking.

BOMA Top 10 Weighted and Non-Weighted Projects

	Project	Estimated Cost	Staff Rank	Weighted	Non-Weighted
ST16017	Long Ln & Old Peytonsville Rd Connector (Collector Svc Area 2)	\$ 22,288,800	★★★	1	1
SW16003	100 Block Battle Ave Drainage Improvements	\$ 1,850,000	★★	2	4
PK16013	Greenway & Bridge (Harlinsdale to Chestnut Bend)	\$ 3,032,960	★★★★	3	7
ST19004	McEwen Interchange Modifications	\$ 1,000,000	★★★★	4	17
PK16020	Bicentennial Park	Total Cost \$ 4,220,000	★★★★		
	(Pavilion Area & Parking)	\$ 1,905,000	★★★★	5	2
ST16030	Lewisburg Avenue Sidewalk Improvements	\$ 1,162,260	★★★★	6	10
FM16001	New City Hall	\$ 24,100,000	★★	7	12
FM19001	5 th Avenue Parking Lot	\$ 500,000	★★★★	8	5
ST16011	Mallory Ln/N Royal Oaks & Liberty Intersection Improvements	\$8,564,235	★★★★	9	6
PK16009	Liberty Park Improvements	\$ 5,400,000	★★★	10	19
ST16014	Franklin Road & Mallory Station Road Improvements	\$ 6,740,000	★★★★	11	3
ST16006	Jordan Rd (Aspen Grove Dr.-Mallory Ln (Collector Service Area 4)	\$ 4,670,480	★★★★	13	9
PK16016	Lockwood Glen – Park	\$ 5,530,000	★★★★	26	8

- Long Lane Connector clearly a number one priority.

- ♦ Battle Avenue – looked at multiple options. Propose to dig a detention pond and add a pump later
- ♦ Harlinsdale Bridge may have private money. Contract to keep the trail open to the public because the trail is connected to the County. Alderman Martin said to make sure the bridge isn't being built for a private subdivision. Lisa Clayton responded that Williamson County has a contract with Chestnut Bend HOA. There are alternatives to connect the trail other than Chestnut Bend.
- ♦ McEwen Interchange Improvements – Not out to bid yet.
- ♦ Bicentennial Park – Project includes green space for parking. Parkland Impact Fees from Harpeth Square project.
- ♦ Lewisburg Avenue sidewalk across to Collins Farm to connect to Lewisburg. Additional costs.
- ♦ City Hall. Estimated cost of \$24 million. Have yet to get estimate from architect. A parking garage could be added to the project for an estimated total of \$32 million.
- ♦ 5th Avenue parking lot. Paving to make suitable parking for buses, downtown employee parking and shoppers.
- ♦ Mallory Lane/N Royal Oaks/Liberty Pike: Board funded. Looking at more alternatives to make sure the intersection is the right size.
- ♦ Liberty Park Improvements: Phase 2 adds amenities. \$5.4 million with \$3.6 million in impact fees. Finish some parking areas, pavilions, public restrooms. Would connect to mountain biking trails at Standard Cool Springs and Columbia State. Alderman Burger commented on McEwen to Wilson Pike at roundabout, ROW from old McEwen Drive and Avalon Square – should bring the trail there for access to the Park. Also, could parkland impact fees be used for a trail over Oxford Glen. Mr. Holzen said he would need to look at the plan. Only half of the ROW reverts to the City.
- ♦ Franklin Road/Mallory Station Road. Addition of right turn lane. Right turn lane off Franklin Road is being done.
- ♦ Jordan Road: Old design probably needs to be reviewed.
- ♦ Lockwood Glen Park is part of the new Southeast park. There is an 11-acre lake on the property and the dam needs attention. Master Plan completed several years ago. Recommend a redo. It may not cost \$5.5 million. The Discovery Center site is nearby within walking distance. Parkland Impact fees can be used.
- ♦ Mark Hilty said they expect to bring Robinson Lake forward within a month. The dam needs to be improved to make sure it is safe.

Some projects are not being included in the priority process due to prior approval by the Board via: Resolution, Road Impact Fee Offset.

Next Steps:

Staff to provide BOMA with draft funding plan. The funding plan will be based on the following:

- ♦ BOMA Priority Ranking
- ♦ Projects with active and potential grant opportunities and/or partnerships
- ♦ Projects with existing obligations
- ♦ Projects needed based on development demand
- ♦ Needed Infrastructure Projects
- ♦ Hone in on the projects reviewed today, method of payment.
- ♦ Highlight projects with leverage opportunities or timing issues such as the grant for the bridge at Harlinsdale, Carlisle Lane improvements, the home-raising project.
- ♦ Must decide how to fund the time constraint projects.
- ♦ Projects that could benefit from having design work that have significant grant opportunities.
- ♦ Next Phase McEwen V triggered by Brentwood. They are looking at when McEwen IV is done by Franklin. Share cost of moving gas lines with Brentwood 50/50.
- ♦ Financial capacity \$150 million dedicated to projects. Have a little more capacity to work with.
- ♦ Develop a good priority list and how it falls in categories such as pay as you go, etc.
- ♦ Alderman Martin: No one mentioned the West Main Street Bridge in the top 10. Do we not want the people to walk to town safely or do just not have the money? The bridge was wide enough before the bridge was redone and made narrower. We took that away from them. Some in that area do not have cars. Mr. Stuckey noted this is a borderline project.
- ♦ There are several Stormwater projects and not enough funds. Ones that cannot be funded through Stormwater could be funded elsewhere.
- ♦ Alderman Bransford: The loop road at Eastern Flank should be considered because of all the activity there. Another concern, the Main Street Sidewalk Repair. Mr. Stuckey said that is more a Streetscape Project.
- ♦ Alderman Blanton: Projects at Harlinsdale have received money through Friends of Franklin Parks and we should consider some of these being funded through them again.

- ♦ Alderman Barnhill: The drainage issue with flooding of homes, five or six didn't even list it. It has to be weighted because it was number one of some of the lists.
- ♦ Comments: Should the Board reprioritize, the home elevations, Stormwater Fund review and fee structures, history of Stormwater Fund and the number of staff added.

Other Business

None

Adjournment

Alderman Blanton moved to adjourn. Seconded by Alderman Speedy. Motion carried unanimously.

Work Session adjourned @ 4:16 p.m.

Dr. Ken Moore, Mayor

Minutes prepared by: Linda Fulwider, Board Recording Secretary, City Administrator's Office - 4/23/2019 12:01 PM