

RESOLUTION 2015-100

TO BE ENTITLED: "A RESOLUTION APPROVING A DEVELOPMENT PLAN REVISION FOR MCKAYS MILL PUD SUBDIVISION, FOR THE PROPERTY LOCATED NORTH OF LIBERTY PIKE AND EAST OF OXFORD GLEN DRIVE, 2100 OXFORD GLEN DRIVE."

WHEREAS, the Planned Unit Development (PUD) process is a review procedure that is intended to encourage innovative land planning and design and avoid the monotony sometimes associated with large developments by:

- (a) Reducing or eliminating the inflexibility that sometimes results from strict application of zoning standards that were designed primarily for individual lots;
- (b) Allowing greater freedom in selecting the means to provide access, light, open space, and design amenities;
- (c) Encouraging a sensitive design that respects the surrounding established land use character and natural or man-made features of the site including, but not limited to, trees, historic features, streams, hillsides, and floodplains;
- (d) Promoting quality design and environmentally sensitive development by allowing development to take advantage of special site characteristics, locations, and land uses; and
- (e) Allowing deviations from certain zoning standards that would otherwise apply if not contrary to the general spirit and intent of this ordinance; and

WHEREAS, the PUD process requires the approval of a Development Plan that is reviewed and approved by BOMA, after a public hearing and a recommendation by the Franklin Municipal Planning Commission (FMPC); and

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

SECTION I. That the legal description of the property included in the revision to the approved Development Plan, as amended, is as follows:

PREMISES CONSIDERED	
Map-Parcel	Acres
080-00111	1.10
Total	1.10

Land in Williamson County, Tennessee being known as Lot 2004 of the Plan of McKay's Mill P.U.D. Subdivision, Section 23, Revision I, Resubdivision of Lots 2000-2004, of record in Plat Book P44, Page 110, Register's Office for said County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to Barclay McKay Partners, LLC, a Florida limited liability company, by Deed from Jones Land Company, LLC, a Tennessee limited liability company, of record in Book 2976, Page 579, Register's Office for Williamson County, Tennessee.

This improved commercial property is also known as 2100 Oxford Glen Drive, Franklin, Tennessee 37067.

SECTION II: That the attached Location Map and Development Plan, as amended, shall serve the purpose of further delimiting the geographical boundaries as described by this Resolution.

SECTION III: That the applicable overall entitlements for the McKay's Mill PUD Subdivision, Revision 5, are as follows:

Entitlements	McKay's Mill PUD Subdivision
Base Zone District	Neighborhood Commercial (NC)
Character Area Overlay	SWCO-6
Development Standard	Conventional
Other Zoning Overlays	None
Number of Nonresidential Square Footage	8,757
Development Plan Revision Number	5

SECTION IV: That the Development Plan, the exhibits accompanying the Development Plan, and all conditions and restrictions placed upon the Development Plan by the Franklin Municipal Planning Commission and this Board shall be made a part of this Resolution as though copied verbatim herein, and that a permanent record of the Development Plan, the exhibits accompanying the Development Plan, and all such conditions and restrictions shall be kept in the Franklin Planning and Sustainability Department.

SECTION V. That this Resolution shall take effect from and after its passage on its first and final reading, the health, safety, and welfare of the citizens requiring it.

ERIC S. STUCKEY
City Administrator

DR. KEN MOORE
Mayor

Approved as to form by:

Shauna R. Billingsley
City Attorney

PREAPPLICATION CONFERENCE:

10/29/2015

BOMA/FMPC JOINT CONCEPTUAL WORKSHOP:

10/22/2015

NEIGHBORHOOD MEETING:

10/29/2015

PLANNING COMMISSION RECOMMENDED APPROVAL:

PUBLIC HEARING AND BOMA APPROVAL:
