

**RESOLUTION 2017-48
ORDINANCE 2017-32**

TO BE ENTITLED: "A RESOLUTION AND ORDINANCE TO ANNEX THREE PROPERTIES ADJACENT TO AND INCLUDING 4360 LONG LANE, CONSISTING OF 17.59 ACRES, PROPERTY LOCATED SOUTH OF CAROTHERS PARKWAY AND NORTH OF LONG LANE AND ADJOINING THE CITY LIMITS WITHIN THE SOUTHEAST PART OF THE FRANKLIN URBAN GROWTH BOUNDARY (UGB)."

WHEREAS, Barry Moss ("Owner") of property located at 4360 Long Lane, Parcel 180.01, 180.02, 180.03 ("Properties") petitioned the Board of Mayor and Aldermen (BOMA) of the City of Franklin, Tennessee ("City"), to annex 17.59 acres adjoining the City limits and located within the Franklin Urban Growth Boundary (UGB); and

WHEREAS, the Franklin Municipal Planning Commission (FMPC) has reviewed and recommended Approval of the proposed annexation and Plan of Services for the annexation area; and

WHEREAS, a public hearing was held following public notice as required by *Tennessee Code Annotated* Title 6, Chapter 51, as amended; and

WHEREAS, the BOMA has adopted a Plan of Services for the annexation area as described in Resolution 2017-48; and

WHEREAS, the BOMA has determined that it is in the best interest of its existing residents to annex the Property described herein and that failure to annex said property will inhibit the prosperity of the City and endanger the health, safety and welfare of its inhabitants.

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

SECTION I. That the following described Property shall be, and is hereby, annexed in and to the corporate limits of the City of Franklin, Tennessee:

PREMISES CONSIDERED

Map-Parcel	Acres
106---18001	15.39
106---18002	1.83
106---18003	0.36
Total	17.59

Parcel 180.01
05-08-17

Map 106, Parcel No. 180.01
William B. Moss

Beginning at a point, said point being located at the southernmost point of this tract, and indicated as POB #1 on the attached exhibit, and proceeding as follows:

Thence, continuing N00°44'01"E, a distance of 487.57 feet to a point;
thence, N06°24'59"W, a distance of 53.10 feet to a point;
thence, N18°30'59"W, a distance of 54.91 feet to a point;
thence, N31°34'59"W, a distance of 52.76 feet to a point;
thence, N47°30'05"W, a distance of 47.36 feet to a point;
thence, N54°14'14"E, a distance of 41.07 feet to a point;
thence, S82°08'44"E, a distance of 301.11 feet to a point;
thence, N77°53'16"E, a distance of 12.98 feet to a point;
thence, N38°52'16"E, a distance of 14.25 feet to a point;
thence, N19°32'36"E, a distance of 251.97 feet to a point;
thence, N46°19'26"E, a distance of 649.66 feet to a point;
thence, N72°13'16"E, a distance of 606.76 feet to a point;
thence, S06°40'15"W, a distance of 219.78 feet to a point;
thence, S46°17'35"W, a distance of 1,908.98 feet to the POINT OF BEGINNING.

Containing 670,540.05 square feet or 15.3935 acres, more or less.

The aforementioned property is on a parcel of land owned by William B. Moss, as shown on Tax Map No. 106, Parcel No. 180.01 and recorded in Deed Book 5465, Page 77 with the Williamson County Register of Deeds.

Parcel 180.02
05-08-17

Map 106, Parcel No. 180.02
Barry and Dawn Moss

Beginning at a point, said point being located at the southernmost point of this tract, and indicated as POB #2 on the attached exhibit, and proceeding as follows;

Thence, continuing, N63°33'31"W, a distance of 66.51 feet to a point;
thence, N38°09'46"E, a distance of 285.99 feet to a point;
thence, S72°27'33"E, a distance of 198.22 feet to a point;
thence continue easterly along said line, a distance of 110.67 feet;
thence, S19°32'16"W, a distance of 174.77 feet to a point;
thence, S38°52'16"W, a distance of 14.25 feet to a point;
thence, S77°53'16"W, a distance of 12.98 feet to a point;
thence, N82°08'44"W, a distance of 301.11 feet to a point;
thence, S54°14'14"W, a distance of 41.07 feet to the POINT OF BEGINNING.

Containing 79,697.38 square feet or 1.8296 acres, more or less.

The aforementioned property is on a parcel of land owned by Barry and Dawn Moss, as shown on Tax Map No. 106, Parcel No. 180.02 and recorded in Deed Book 6924, Page 295 with the Williamson County Register of Deeds.

Parcel 180.03
05-08-17

Map 106, Parcel No. 180.03
Barry Moss

Beginning at a point, said point being located at the southernmost point of this tract, and indicated as
POB #3 on the attached exhibit, and proceeding as follows;

Thence, continuing N72°27'33"W, a distance of 110.67 feet to a point;
thence, N59°54'52"E, a distance of 92.53 feet to a point;
thence, N50°38'40"E, a distance of 485.00 feet to a point;
thence, N48°21'33"E, a distance of 104.77 feet to a point;
thence, N46°27'58"E, a distance of 40.00 feet to a point;
thence continue northeasterly along said line, a distance of 53.60 feet;
thence, S46°19'26"W, a distance of 649.66 feet to a point;
thence, S19°33'22"W, a distance of 77.21 feet to the POINT OF BEGINNING.

Containing 16,063.05 square feet or 0.3688 acres, more or less.

The aforementioned property is on a parcel of land owned by Barry Moss, as shown on Tax Map No.
106, Parcel No. 180.03 and recorded in Deed Book 6599, Page 425 with the Williamson County Register
of Deeds

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

SECTION III: That the annexed Property shall become part of Aldermanic Ward 3.

SECTION IV. BE IT FINALLY RESOLVED AND ORDAINED by the Board of Mayor and Aldermen of the
City of Franklin, Tennessee, that this Resolution and 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

By: _____
Dr. Ken Moore
Mayor

Approved as to form by:

Shauna R. Billingsley
City Attorney

PLANNING COMMISSION RECOMMENDED:

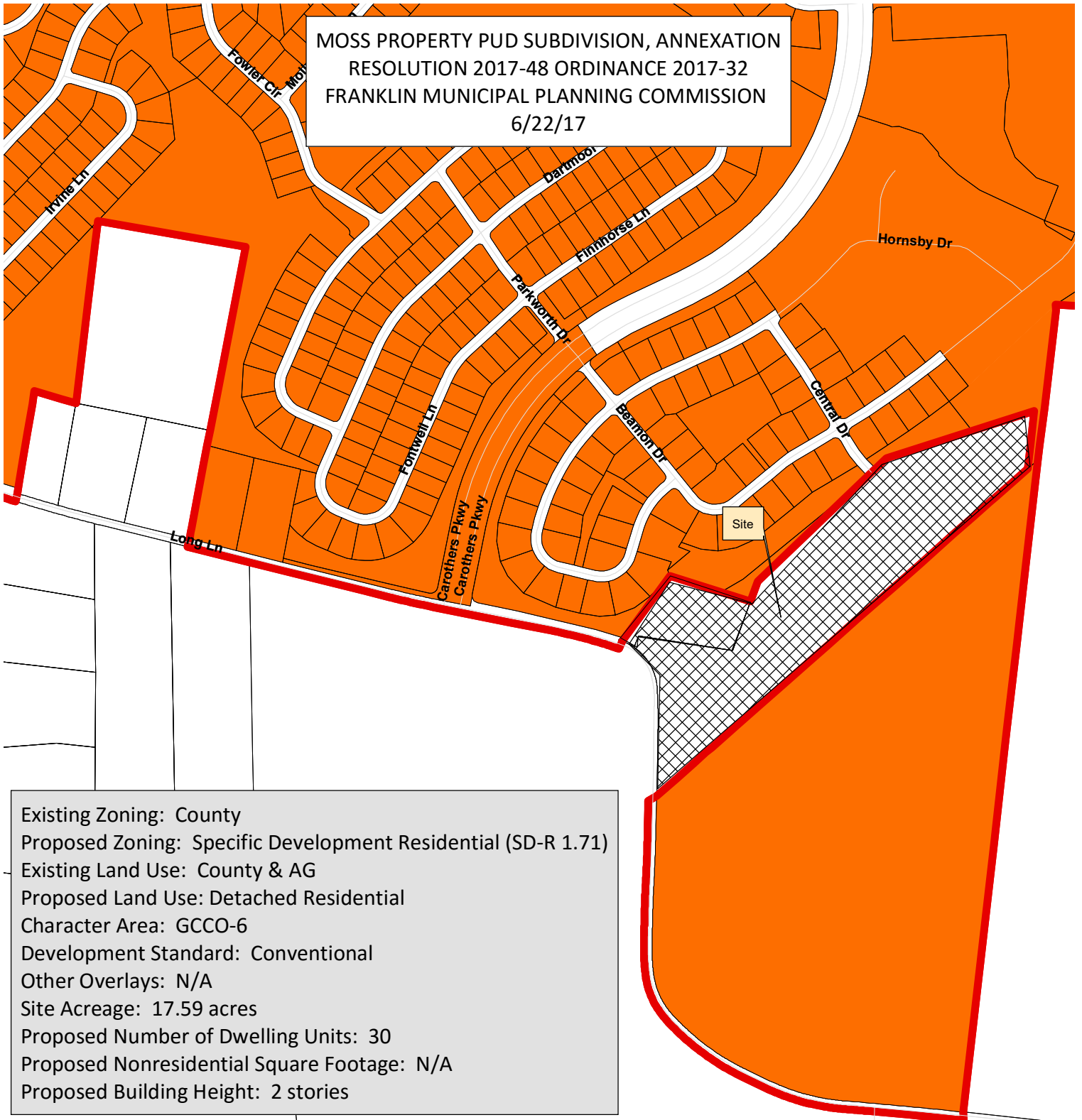
PASSED FIRST READING:

PUBLIC HEARING HELD:

PASSED SECOND READING:

PASSED THIRD READING:

MOSS PROPERTY PUD SUBDIVISION, ANNEXATION
 RESOLUTION 2017-48 ORDINANCE 2017-32
 FRANKLIN MUNICIPAL PLANNING COMMISSION
 6/22/17



Existing Zoning: County
 Proposed Zoning: Specific Development Residential (SD-R 1.71)
 Existing Land Use: County & AG
 Proposed Land Use: Detached Residential
 Character Area: GCCO-6
 Development Standard: Conventional
 Other Overlays: N/A
 Site Acreage: 17.59 acres
 Proposed Number of Dwelling Units: 30
 Proposed Nonresidential Square Footage: N/A
 Proposed Building Height: 2 stories

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|--|-------------------------------------|
| AG Agricultural District | SD-X Specific Development-Variety |
| ER Estate Residential | OR Office Residential District |
| R-1 Residential District | GO General Office District |
| R-2 Residential District | CC Central Commercial District |
| R-3 Residential District | NC Neighborhood Commercial District |
| R-6 Residential District | GC General Commercial District |
| RM-10 Attached 10 Residential District | LI Light Industrial District |
| RM-15 Attached 15 Residential District | HI Heavy Industrial District |
| RM-20 Attached 20 Residential District | CI Civic and Institutional District |
| SD-R Specific Development-Residential | |



0 200 400 800
 Feet

This map was created by the Franklin Planning Department.
 It was compiled from the most authentic information available.
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