

CONDITIONS OF APPROVAL:

Open Issues: 8 These issues are currently being filtered

Addressing

General Issues

27. new comment

lori.jarosz@franklintn.gov Applicant shall update the address for lot 903 is 4057 Rural Plains Circle.

Engineering - Final Plat Checklist

General Issues

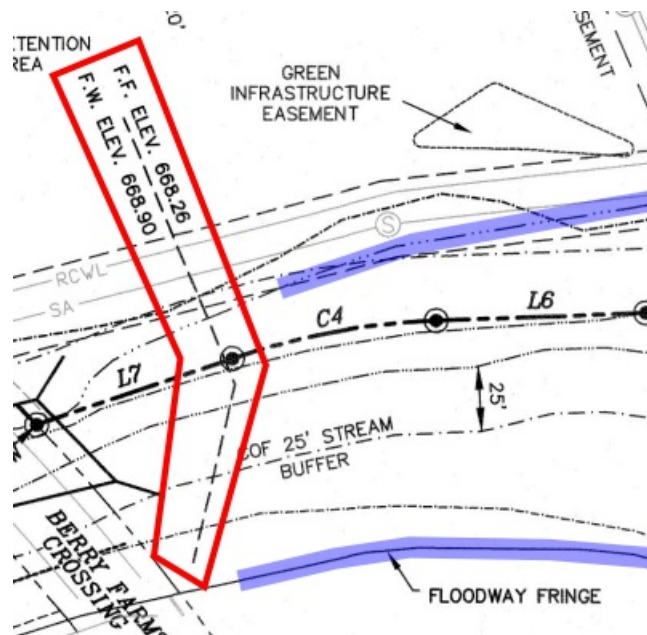
1. C. Final Plat

tomi@franklintn.gov The previous comment "The applicant shall show all drive aisle access easements on the lot such that one or more continuous paths are available between adjoining lots and/or public streets. This issue applies to the drive aisle between this lot and the adjacent lot to the north. The drive aisle is shared between the lots. For connectivity the shared drive aisle access must continue to an entrance to the public street." was not completely addressed. The Drive Aisle Access Easement must continue to an actual drive able access to the public street.

7. Flood Overlay

joe.marlo@franklintn.gov Floodway Overlays changed (thank you).

Applicant to match Floodway Fringe line type on each side of stream (see lines highlighted in blue below). Applicant to verify F.F. and F.W. elevations shown with current overlays, and delete if not applicable (boxed below in red).



15. C. Final Plat

joe.marlo@franklin.tn.gov Darkened grayscale does help, however there is still concern "shaded back" line work will become muddled during reproduction.

Applicant shall provide all "black" line work on the plat to facilitate reproduction from the recorded mylar. Grayscale, "screened," or "shaded back" line work becomes muddy and does not duplicate well when reproduced from mylar, which results in a lack of clarity and loss of information when the plat is reprinted.

Water/Sewer

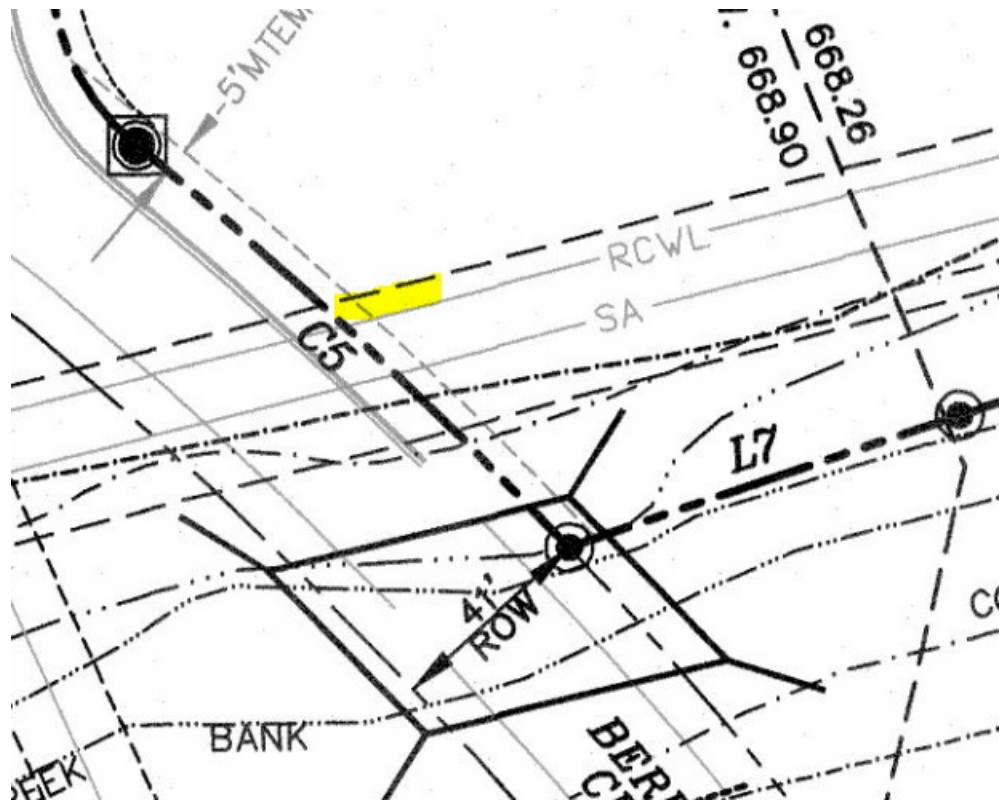
General Issues

18. Domestic water

ben.mcneil@franklintn.gov Applicant did not fully address issue, the waterline was added to match the approved site plan, but the 20' PUDE is not acceptable. All Franklin water, sanitary sewer and reclaim easements are to be labeled as exclusive. Applicant shall revise.

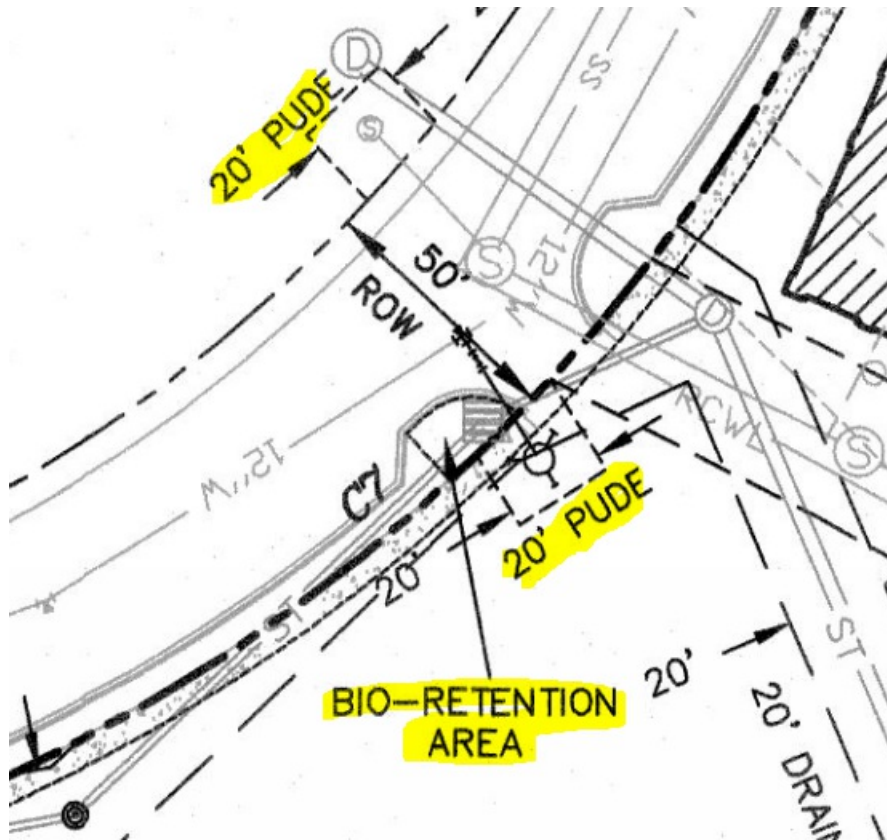
21. Reclaim Water

ben.mcneil@franklinton.gov Applicant failed to address issue, applicant shall show the existing reclaim water blow-off hydrant. The hydrant shall have the appropriate easement added. The hydrant is permeant and shall not be removed.



22. Domestic water

ben.mcneil@franklin.tn.gov Applicant failed to address issue, applicant shall ensure the storm and domestic water match the revisions made on site. My records indicate that the bio-retention was revised to allow for separation of the water. The field inspector has confirmed that a revision was completed in the field to ensure the bio-retention and easements are separate.



[Edited By Ben Mcneil]

23. Domestic water

ben.mcneil@franklin.tn.gov Applicant did not fully address the issue, applicant did add an easement, but the PUDE is not acceptable. All Franklin water, sanitary sewer and reclaim lines are to be shown in exclusive easements.

