

## CONDITIONS OF APPROVAL:

Open Issues: 5 These issues are currently being filtered

## Engineering - Final Plat Checklist

## General Issues

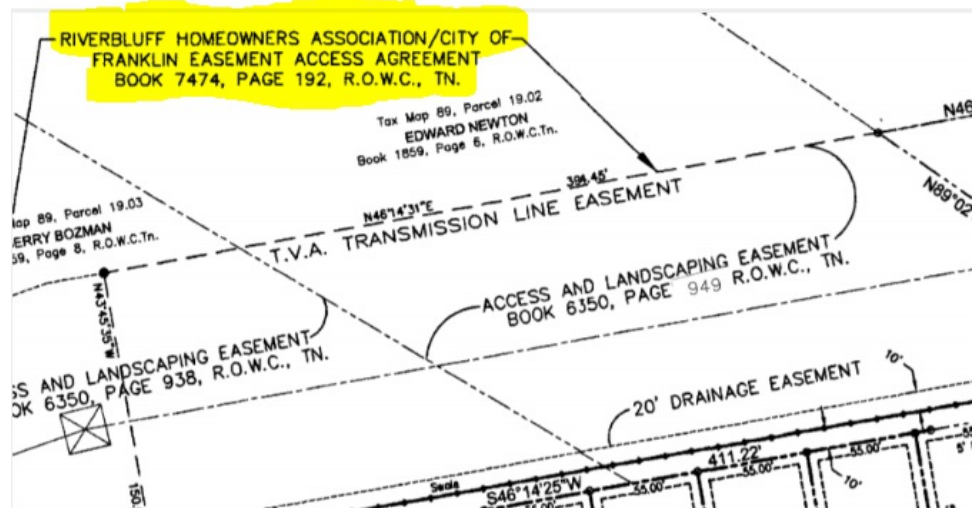
## 2. C. Final Plat

[lance.fittro@franklin.tn.gov](mailto:lance.fittro@franklin.tn.gov) The previous comment, "Provide reference to the quitclaim deed for the open space lot which was formerly a portion of Nature's Landing PUD Subdivision, including the various private easements and maintenance responsibility established with the quitclaim deed." has not been addressed.

Applicant shall provide reference on the plat (recorded book and page number) to the quitclaim deed for the transfer of the Open Space Lot 133, along with the various private easements and maintenance responsibility established with the quitclaim deed.

## 4. C. Final Plat

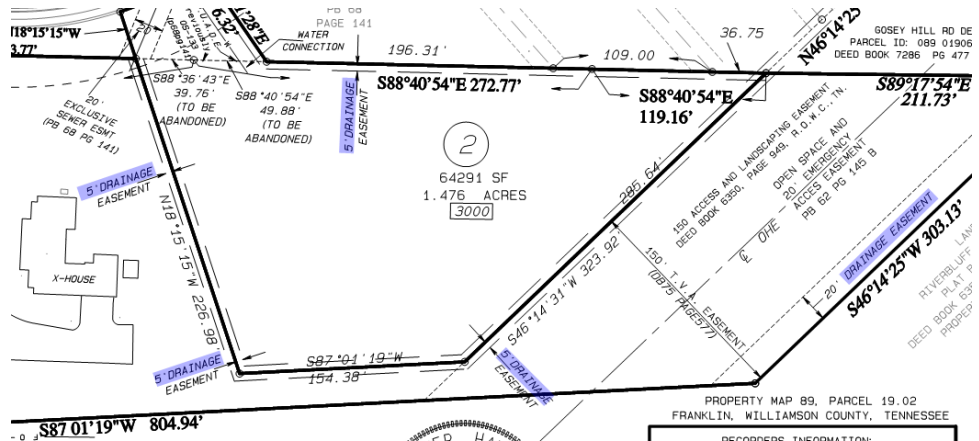
[lance.fittro@franklin.tn.gov](mailto:lance.fittro@franklin.tn.gov) Thank you for adding the Access and Landscaping Easement (Book 6350 Page 949) to the plat. Please also provide reference to the Riverbluff Homeowners Association/City of Franklin Easement Access Agreement (Book 7474 Page 192) highlighted below:



## 6. C. Final Plat

[lance.fittro@franklintn.gov](mailto:lance.fittro@franklintn.gov)

Thank you for adding drainage easements at the requested locations. Please add the word "Public" to each easement call-out so that each is noted as a "Public Drainage Easement."



## Performance Agreement and Surety

### General Issues

#### 9. Engineering Sureties

[kevin.long@franklintn.gov](mailto:kevin.long@franklintn.gov)

No sureties are associated with this Final Plat.

*(This comment serves only as a reminder to staff. No action is necessary from the applicant, and **this comment does not hinder approval.**)*

## Planning

### General Issues

#### 10. quit claim deed: record number

[amy.diaz-barriga@franklintn.gov](mailto:amy.diaz-barriga@franklintn.gov)

Prior to One-Stop submittal, the applicant must record the quit claim deed and update the owner's signature block to include reference to this new ownership document.

[Edited By Amy Diaz-Barriga]