109 3rd Ave S
Franklin, TN 37064
(615)791-3217

Legislation Details (With Text)

File #:	19-0086	**Version:**	1	**Name:**	
Type:	Planning Item			**Status:**	Passed
File created:	1/14/2019			**In control:**	Franklin Municipal Planning Commission
On agenda:	1/24/2019			**Final action:**	1/24/2019
Title:	Stream Valley PUD Subdivision, Final Plat, Section 19, Creating One Attached Residential Lot For 240 Units And 17 Buildings On 22 Acres, Located At The Intersection Of Verbana Drive And Ledgebrook Drive Within The Stream Valley PUD Subdivision. (CONSENT AGENDA)				
Sponsors:	Franklin Municipal Planning Commission, Josh King				
Indexes:					
Code sections:					
Attachments:	1. MAP_SV_FP, 2. SV_FP_Sec19_Conditions of Approval_01.pdf, 3. STREAM-VALLEY-SECTION-19-COF-6878.pdf				

Date	Ver.	Action By	Action	Result
1/24/2019	1	Franklin Municipal Planning Commission	approved	Pass

DATE: January 16, 2019

TO: Franklin Municipal Planning Commission

FROM: Josh King, Principal Planner
Amy Diaz-Barriga, Current Planning Supervisor
Emily Hunter, Director of Planning and Sustainability

Subject

Stream Valley PUD Subdivision, Final Plat, Section 19, Creating One Attached Residential Lot For 240 Units And 17 Buildings On 22 Acres, Located At The Intersection Of Verbana Drive And Ledgebrook Drive Within The Stream Valley PUD Subdivision. (CONSENT AGENDA)

Project Information

COF Project Number: **6878**
Applicant: **Adam Crunk, Crunk Engineering**
Owner: **Tyler Ring, Stream Valley Franklin, LLC**

Background/Staff Comments

The applicant is requesting to plat one attached residential lot on 22 acres. A separate site plan was administratively approved on 1/16/2019 supporting a total of 240 attached residential units in 17 buildings. The plat also will serve to dedicate utility, green infrastructure, and other easements on this site.

Recommendation

Approval, with conditions.
See attached pages for a list of staff recommended conditions of approval.

PROCEDURAL REQUIREMENTS:

1. In addition to uploading the corrected plat to the online plan review website (https://franklin.contractorsplanroom.com/secure/), the applicant shall submit the Mylar, to the Department of Building and Neighborhood Services (Suite 110, Franklin City Hall). The mylar shall be 18 inches by 24 inches in size. The Certificates of Approval for the Subdivision Name and Street Names, Water System (if not COF Water), Survey, and Ownership shall be signed when the plat is resubmitted. The Mylar shall be submitted to BNS within five (5) business days of the corrected electronic plat being uploaded to the online plan review website (or vice versa) or the item shall be rejected as incomplete for City review. With the resubmittal, each condition of approval/open issue in the online plan review system shall contain a full response from the applicant as to the satisfaction or completion of that condition.
2. The city's project identification number shall be included on all correspondence with any city department relative to this project.
3. The applicant shall upload a .dwg copy of the final plat through the IDT system (link above) in Tennessee state plan coordinates, NAD 83, NAVD 88, zone 4100/5301 for incorporation of the plat into the Franklin GIS database.