



## Legislation Text

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**File #:** 18-0882, **Version:** 1

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**DATE:** October 17, 2018

**TO:** Franklin Municipal Planning Commission

**FROM:** Joey Bryan, Planner  
Amy Diaz-Barriga, Current Planning Supervisor  
Emily Hunter, Director of Planning and Sustainability

### **Subject**

Consideration Of Ordinance 2018-45, To Be Entitled: "An Ordinance To Rezone 0.22 Acres From R-6 To Office Residential (OR) For The Property Located North of E. Fowlkes St. And East Of Cummins St. At 517 Cummins St."

### **Project Information**

**COF Project Number:** 6798

**Applicant:** Brandon Bubis, Checkerboard Properties

**Owner:** Checkerboard Properties, Brandon Bubis, Rep.

### **Background/Staff Comments**

The purpose of this ordinance is to rezone 0.22 acres from the R-6 District to the Office Residential (OR) District at 517 Cummins St. The Envision Franklin Land Use Plan supports the rezoning request as the property sits within the Office Residential Design Concept. The property is located in the Office Residential Design Concept in Envision Franklin to allow for a transition from the commercial uses located across the street to the residential uses located along Evans. No corresponding development plan or site plan has been submitted at this time. Future development will require a residential building form to conform with the Office Residential Design Concept.

### **Recommendation**

**Recommend approval to the Board of Mayor and Aldermen.**

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

### **PROCEDURAL REQUIREMENTS:**

1. The city's project identification number shall be included on all correspondence with any city department relative to this project.