



Legislation Text

File #: 16-0883, **Version:** 1

DATE: 10/19/2016

TO: Franklin Municipal Planning Commission

FROM: Brad Baumgartner, Senior Planner
Emily Hunter, Director of Planning and Sustainability

Subject

7007 Moores Lane PUD Subdivision, Site Plan, Lot 1 (IMAC Center), An 11,000 Square-Foot Office Building On 1.12 Acres, Located At 7007 Moores Lane. (CONSENT AGENDA)

Project Information

COF Project Number: 6253
Applicant: Sean DeCoster, Civil Site Design Group
Owner: Elm Hill Development Corp.

Background/Staff Comments

The applicant has proposed a site plan to build an 11,000 square foot building on Lot 1 of the 7007 Moores Lane PUD Subdivision. The total site area is 1.12 acres. The development plan was approved in August of 2014 (COF# 4518).

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 three (3) paper copies and a .pdf file of the corrected plat, along with the Mylar, to the Department of Building and Neighborhood Services (Suite 110, Franklin City Hall). The Certificates of Approval for the Subdivision Name and Street Names, Water System (is 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.