



## Legislation Text

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**File #:** 19-0383, **Version:** 1

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**DATE:** April 17, 2019

**TO:** Franklin Municipal Planning Commission

**FROM:** Christopher Andrews, Principal Planner  
Amy Diaz-Barriga, Current Planning Supervisor  
Emily Hunter, Director of Planning and Sustainability

### **Subject**

Westhaven PUD Subdivision, Final Plat, Section 25, Revision 4, Revising Plat Notes On A Plat Which Previously Created 20 Townhouse Lots, Three Lots Dedicated To Utilities, Drainage, And Access, And One Open-Space Lot, On 15.59 Acres, Located North Of Front Street And East Of Westhaven Boulevard. (CONSENT AGENDA)

### **Project Information**

**COF Project Number:** 6955

**Applicant:** Joseph Colvin, JMC Professional Surveying and Mapping, LLC

**Owner:** Tim Downey, Westhaven Partners, LLC

### **Background/Staff Comments**

The applicant is seeking approval of a revision to a final plat for 20 townhouse lots, three lots dedicated to utilities, drainage, and access, and one open space lot in the Westhaven PUD Subdivision. A final plat for the site was approved by the FMPC in December 2018. The subject plat seeks to revise plat notes. No additional lots are being created with this submittal.

### **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.