



## Legislation Text

---

**File #:** 19-0790, **Version:** 1

---

**DATE:** August 20, 2019

**TO:** Board of Mayor and Aldermen

**FROM:** Eric Stuckey, City Administrator  
Emily Hunter, Planning Director  
Amy Diaz-Barriga, Current Planning Supervisor

**SUBJECT:**

PUBLIC HEARING: Consideration Of Initiating The Annexation Process And Draft Plan Of Services, Resolution 2019-81, For The Annexation Of The Ingraham And Stovall Properties 4099 And 4101 Clovercroft Road, And 4324 And 4326 Murfreesboro Road. (WS 8/27/19; BOMA 9/24/19 deferred to 11/12/19; BOMA 11/12/19 deferred to 2/11/20)

**Purpose**

The purpose of this memo is to provide information to the Franklin Board of Mayor and Aldermen (BOMA) concerning an annexation request for the property located at 4099 and 4101 Clovercroft Road, and 4324 and 4326 Murfreesboro Road.

**Background**

The property being considered is contiguous to the City limits in the southeast corner of the property and is within the City's Urban Growth Boundary (UGB). Two of the parcels, 80---32.00 and 80---44.01, were previously considered by BOMA at the March 23, 2018 Meeting. At that time, BOMA voted to consider the initiation of annexation on the two parcels. This request combines those two previously considered parcels with three adjacent parcels, thereby extending the area considered from Clovercroft Road to Murfreesboro Road.

The subject property is within the Single-Family Residential Design Concept. Though no plans have yet been submitted to the City, the applicant has estimated that they will be proposing approximately 600 single-family detached units within their development, should the property be annexed. This type of land use would be generally supported by Envision Franklin, provided that they are in a layout and scale that is in Envision Franklin policies. Portions of the subject property are within the Hillside Overlay and Hillside Overlay Buffer and must plan to be part of preserved open space and community amenities.

Also, Connect Franklin identifies this property to include an extension of Market Street. Sewer capacity will be considered with proposed development, and any service provided to the property will need to follow the City's sewer basin studies for the area.

**Financial Impact**

There is no direct financial associated with this resolution.

**Recommendation**

Staff recommends approval of Resolution 2019-81, initiating the annexation process and draft plan of service.