



Legislation Text

File #: 19-1214, **Version:** 1

DATE: December 4, 2019

TO: Franklin Municipal Planning Commission

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

Subject

Consideration Of Resolution 2019-121, A Resolution To Annex Two Properties At Or Near 1445 Lewisburg Pike, Consisting Of 74.95 Acres, Property Located East Of Lewisburg Pike And North And South Of Stream Valley Boulevard And Within The Southern Part Of The Franklin Urban Growth Boundary (UGB) (Meadows And Villages At Southbrooke PUD). (FMPC 12/12/19, 8-0; WS 1/14/20; BOMA 1/14/20, 8-0; 2/11/20, 8-0) THIRD AND FINAL READING

Project Information

Applicant: Greg Gamble, Gamble Design Collaborative
Owner: Marvin Pratt

Background/Staff Comments

The site proposed to be annexed is approximately 75 acres and adjacent to the City of Franklin's southwestern boundary. The properties are both north and south of the Stream Valley Subdivision. The property is within the City's Urban Growth Boundary (UGB) and designated in Envision Franklin as appropriate for Conservation Subdivision and Single-Family Residential uses. A separate Zoning request, Development Plan, and Plan of Services accompany this annexation request. The associated development proposed in this location is the Meadows and Villages at Southbrooke PUD Subdivision.

Project Considerations

Project Considerations are not conditions of this approval, but are intended to highlight issues that should be considered in the overall site design or may be required when more detailed plans are submitted for review. These items are not meant to be exhaustive and all City requirements and ordinances must be met with each plan submittal.

A development plan and associated zoning accompany this annexation request, per the City of Franklin Zoning Ordinance. Should the development plan and zoning not be approved as requested, an appropriate Zoning District should be applied to these properties. Agricultural (AG) or Estate Residential (ER) would be the appropriate districts, in the event that the development plan is not approved.

Recommendation

Recommend approval to the Board of Mayor and Aldermen.