



HISTORIC  
FRANKLIN  
TENNESSEE

ITEM #14  
BOMA  
07/23/13

April 22, 2012

TO: Board of Mayor and Aldermen

FROM: Paul P. Holzen, Interim Director of Engineering  
Eric S. Stuckey, City Administrator *E.S.*

SUBJECT: Consideration to Deny Sanitary Sewer Availability Request for the Ingraham Property Map 08 Parcel 04401

### **Purpose**

The purpose of this memorandum is to forward to the Board of Mayor and Aldermen (BOMA) a request for Sanitary Sewer availability for the property identified as Williamson County Tax Map 080, Parcel 04401.

### **Background**

A request for Sanitary Sewer Availability for the Ingraham property known as Map 080, Parcel 04401 was submitted on 5/2/2013. The request is for 146 SFUE through 3/4" domestic water meters. The property is located adjacent to the city limits and within the Urban Growth Boundary. This property is located in the Mayes Creek Drainage Basin and should flow south to the Goose Creek Pump Station or the future South WWTP. The developer is requesting to pump this additional flow from Mayes Creek to the Spencer Creek Basin. Our Consultant recently updated the Spencer Creek Drainage Basin Sanitary Sewer Study in September of 2012. As a part of this study staff evaluated proposed development within the basin and our interceptor capacity to convey the peak daily flows. This study determined that certain segments of the 24-inch South Prong Interceptor require upgrades to handling the anticipated peak flows from the basin. The preliminary cost estimate associated with this upgrade was estimated at \$2,520,915 (Construction and Engineering). On 4/23/2013 BOMA approved the design of the South Prong Sanitary Sewer Collector Upgrade in the amount of \$337,095 to accommodate development in the McEwen/Carothers Corridor. At this point staff will no longer approve or allow additional sanitary sewer flow to pump into the Spencer Creek Basin beyond what was planned for as part of the basin update.

### **Financial Impact**

None.

### **Recommendation**

Staff recommends that this availability request be denied unless the development funds the cost associated with extending Mayes Creek Interceptor to the property.



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## Request for Water and/or Sewer Availability & Associated Costs

Please fill in the following information & return this form with the site plan per directions below. Incomplete forms will result in the request being returned until all of the information is included. Refer to the attached memo for fees and additional information.

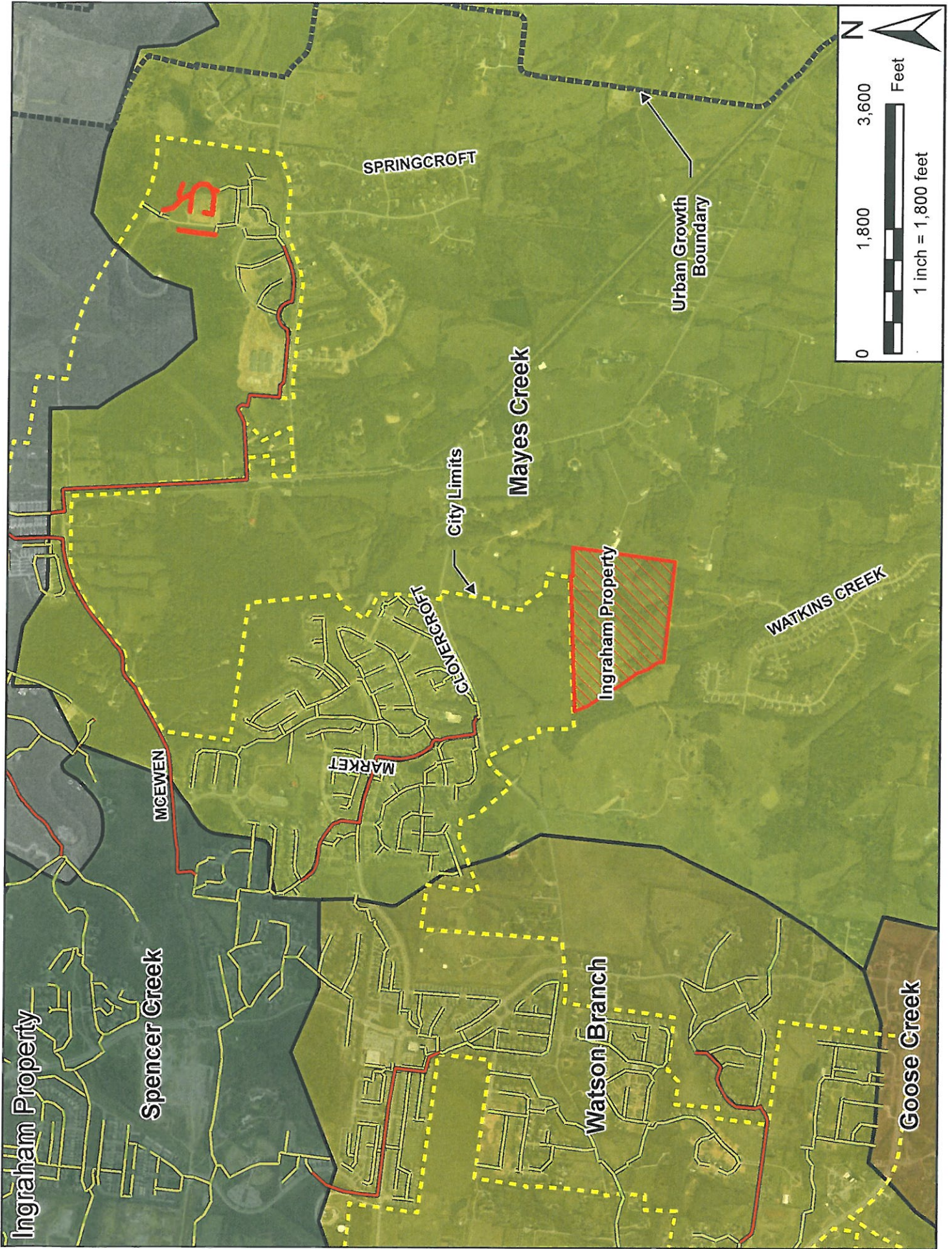
Type of Availability Requested:	<input type="checkbox"/> Water Only <input checked="" type="checkbox"/> Sewer Only <input type="checkbox"/> Water & Sewer
Project Name	Ingraham Property
Subdivision, Section, Lot #	
Map & Parcel #	
Property Address	
Existing Zoning	AG
City Project # (If Applicable)	
Anticipated sewage flows in Single Family Unit Equivalents (SFUEs). 1 SFUE = 350 GPD.	146
Anticipated Water Meter Size	3/4"
Applicant's Name & Company	Michael Ray Fisher & Arnold, Inc.
Applicant's Address	1420 Donelson Pike Site A-12 Nashville, TN 37217
Applicant's Email	mray@fisherarnold.com
Applicant's Phone #	615-360-8440 (o) 615-440-7956 (c)

\* MUST submit a preliminary plan with site map, including existing water and sewer lines near the site.

**Apply to:**

Katie Rubush, P.E. – Engineer II  
City of Franklin Engineering Department  
109 3<sup>rd</sup> Ave South  
Franklin, TN 37065

Date Submitted: 5/2/13





**DEVELOPMENT PROGRAM**  
 TOTAL AREA: +/-61.9 AC  
 TOTAL LOTS: 146  
 20 - 46' x 122' LOTS  
 126 - 67' x 130' LOTS  
 OPEN SPACE: +/-16.3 AC



April 11, 2013



**INGRAHAM PROPERTY**  
 PORTION OF MAP 80, PARCEL 44.01



# Ingraham Property

Franklin, Tennessee

Amelia Park

## Ingraham Property

(20) 46' Single Family (Alley)

(126) 67' Single Family

146 Total

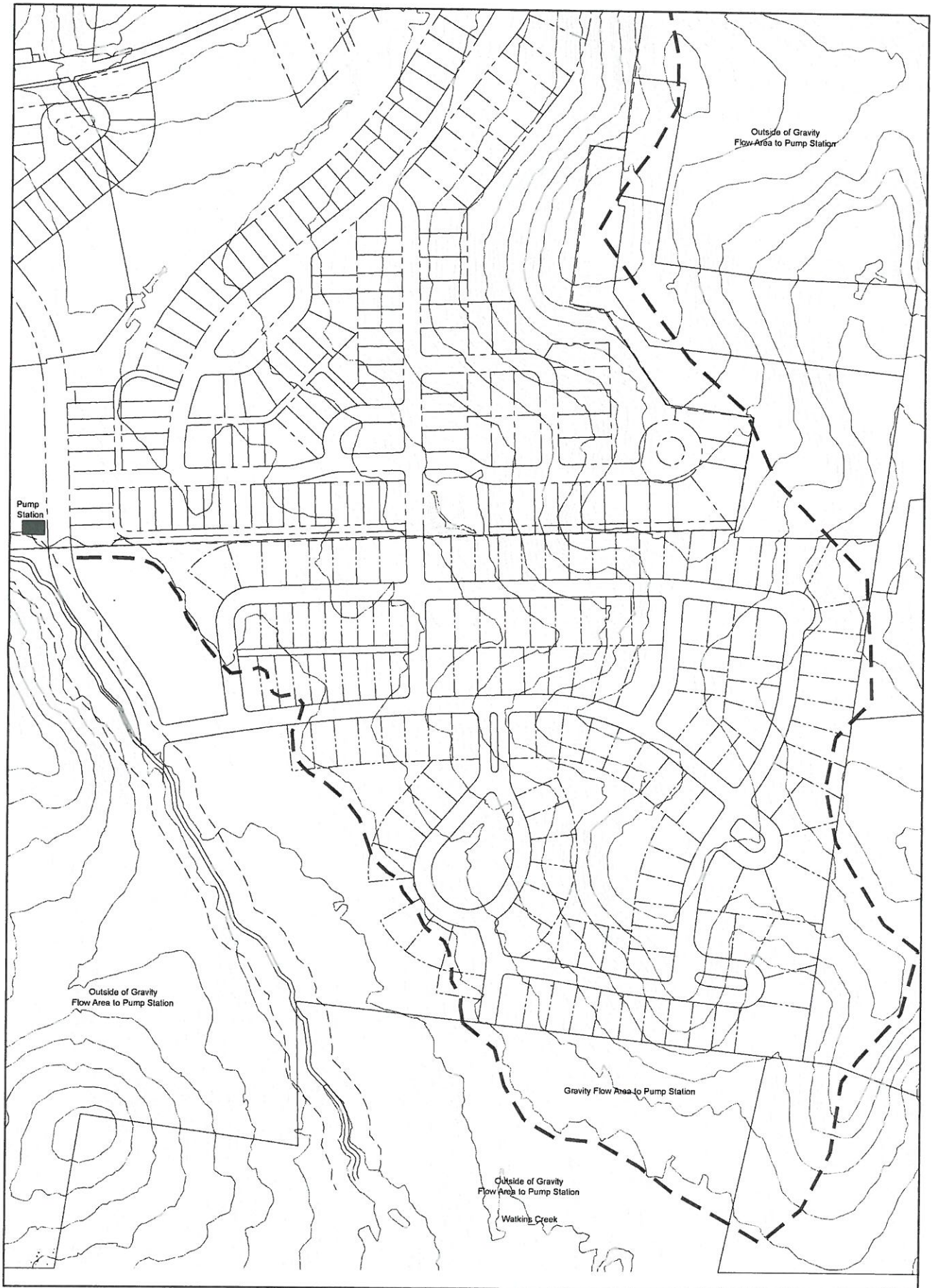
Watkins Creek



NORTH

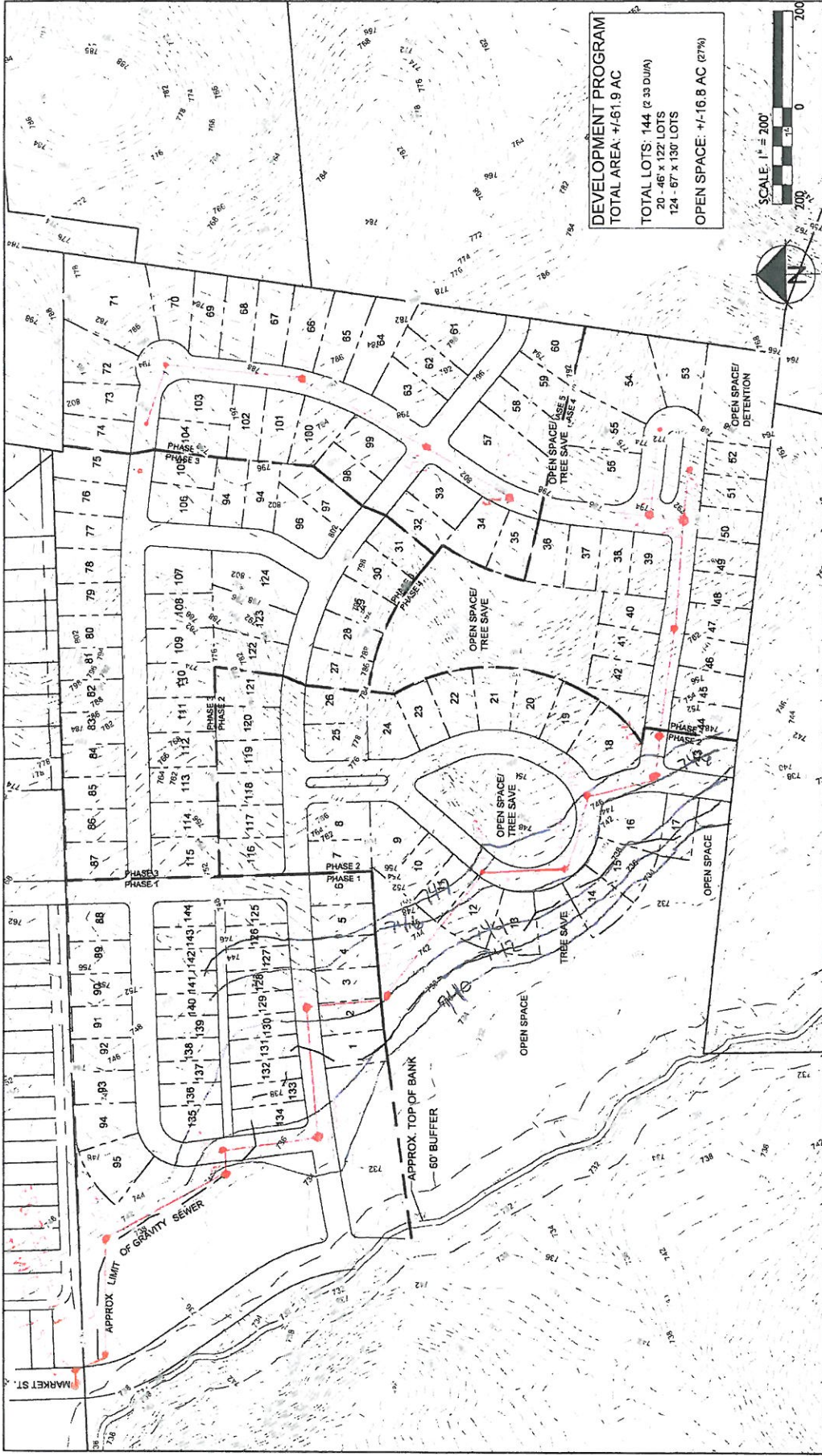
APRIL 12, 2013





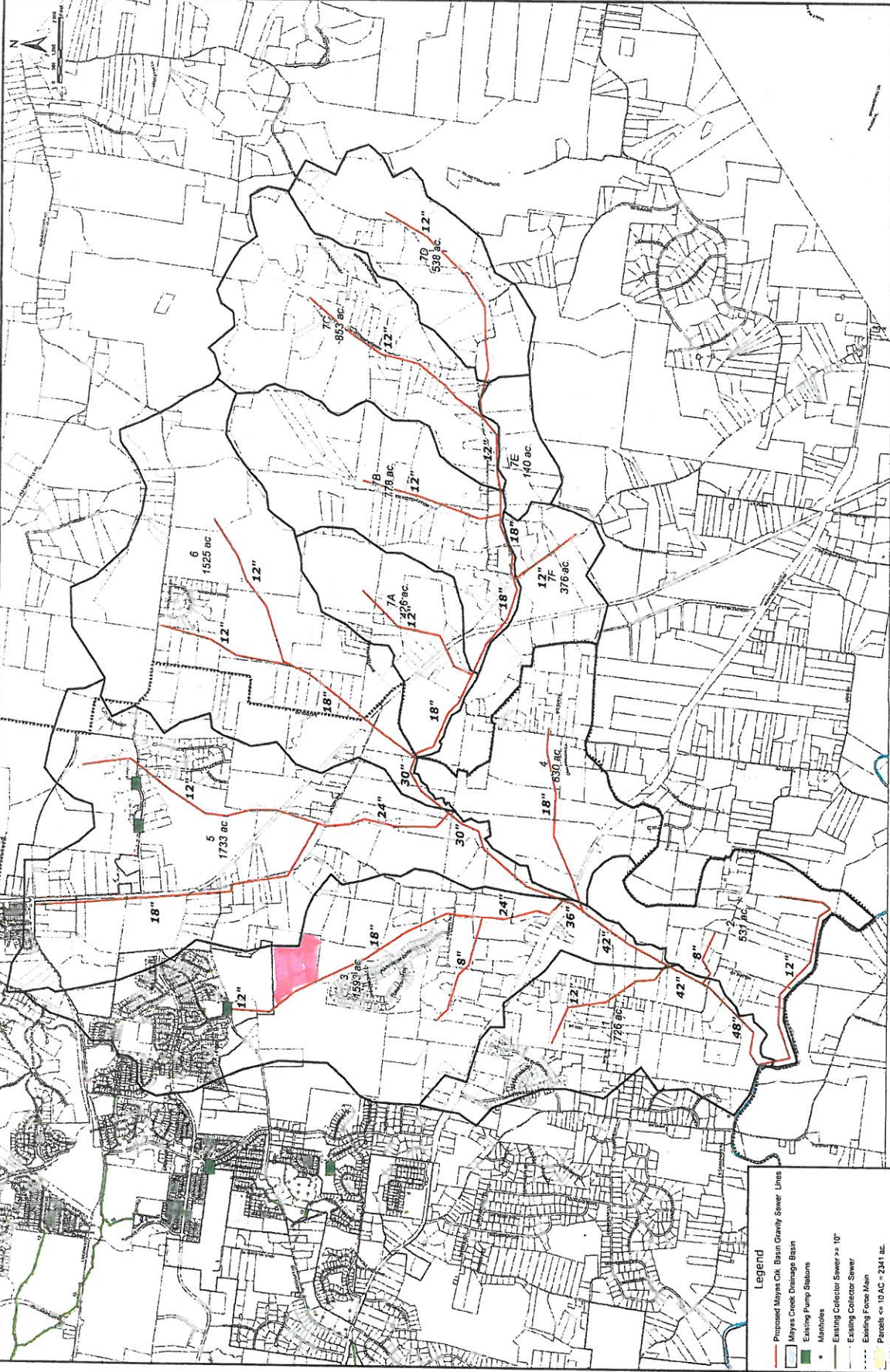
# Sewer Basin Study



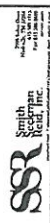


**DEVELOPMENT PROGRAM**  
 TOTAL AREA: +/- 61.9 AC  
 TOTAL LOTS: 144 (233 DU/A)  
 20 - 46' x 122' LOTS  
 124 - 67' x 130' LOTS  
 OPEN SPACE: +/- 16.8 AC (27%)

# Ingraham Property Concept Master Plan



City of Franklin, TN  
 Mayes Creek Drainage Basin  
 Exhibit B



- Legend**
- Proposed Mayes CK Basin Gravity Sewer Lines
  - Mayes Creek Drainage Basin
  - Existing Pump Stations
  - Manholes
  - Existing Collector Sewers >> 10"
  - Existing Collector Sewer
  - Existing Force Main
  - Parcels <= 10 AC = 2,341 AC
  - Parcels
  - Franklin City Limits
  - Franklin UGR
  - Harpeth River
  - Streams