

NEIGHBORHOOD MEETING NOTICE

January 27, 2021

Hello! You are receiving this letter to provide public notice of an upcoming Neighborhood Meeting for a proposed Development Plan and Rezoning for the property located at Map 063, Parcels 2.00, 2.01 and 2.02 at 1155 and 1215 Hillsboro Road in Franklin, TN. This property includes Brownland Farm and a portion of the Christ Community Church of Franklin. The meeting will be held on Thursday, February 4, 2021 at 5:00 pm CST, and you are invited to join the virtual Zoom Neighborhood Meeting:

- Please register in advance to join this meeting:
- <https://us02web.zoom.us/join/zoom-join?secret=7L1wjkcnxYZNob-yDxS>
- After registering, you will receive a confirmation email containing information about joining the meeting.

Project Description:

This is a proposed Development Plan and Rezoning. Brownland Farms is proposed as a 233 acre, 485 lot development along Hillsboro Road at Monticello Road. Most of the development is on the west side of Hillsboro, but there is also a 21 acre park and 8 single family homes proposed east of Hillsboro Road. The west side of Hillsboro Road will include a variety of housing types including single family, townhomes and big house units that will be surrounded by over 100 acres of park area. This park area will have a large pond and several miles of walking trails that will be accessible to the public.

Why are you receiving this letter?

The proposed project is within 500' of your property.

What is the purpose of the meeting?

The purpose of the meeting is to make citizens aware of a potential new development within your immediate vicinity and allow you to engage with the applicant early in the review process. The meeting is meant to be informative and provide an opportunity to ask questions directly to the developers about the project. If the project continues with a formal application to the city, it will go through a Public Hearing process. Please be aware that Public Hearings do **not** involve a question and answer session.

Will the project be voted on at this meeting?

No. The neighborhood meeting is for informational purposes only. The project, should the applicant continue with a formal application, will be reviewed by the Franklin Municipal Planning Commission (FMPC) on Thursday, March 25, 2021 at 7:00pm in the Franklin City Hall Board Room. The FMPC meeting will be publicly noticed and will include time for citizens to speak to the project at formal Public Hearing sessions.

Format of the meeting:

5:00 – 5:05 pm	directions on how/when to comment; time to ask quick format questions
5:05 – 5:40 pm	formal presentation by the applicant to discuss the main points of the plan
5:40 – 6:00 pm	question and answer time; citizens will ask questions within the forum so all in attendance can hear and/or read each question

Can you see the proposed plans prior to the meeting?

Absolutely! There is a copy of the proposed plan included with this mailing. If you have any questions prior to the meeting, feel free to contact the applicant: Their contact information is:

Greg Gamble

Email: greg.gamble@gdc-tn.com

Gamble Design Collaborative

Phone: 615-975-5765

Can you watch the Neighborhood Meeting after 02/04/2021?

Absolutely! A recording of the meeting will be posted @:

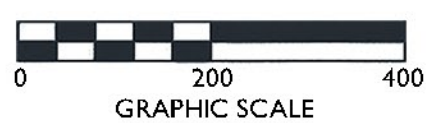
www.franklin.tn.gov/neighborhoodmeetings

Meeting Date: 02/04/2021 Time: 5:00 pm CST – Register in Advance @:

[https://us02web.zoom.us/meeting/register/tJAldu6grj8qHdNN-004DhPxNhhDBR5RPEEq](https://us02web.zoom.us/join/zoom-join?from=addon&url=https://us02web.zoom.us/join/zoom-join?from=addon&url=https://us02web.zoom.us/meeting/register/tJAldu6grj8qHdNN-004DhPxNhhDBR5RPEEq)

Or @:

www.franklin.tn.gov/neighborhoodmeetings



BROWNLAND FARM

CONCEPTUAL MASTER PLAN

January 25, 2021

