

# NEIGHBORHOOD MEETING NOTICE

June 27, 2023

Hello! You are receiving this letter to provide public notice of an upcoming Neighborhood Meeting for a proposed development on the property located at 120 Aldersgate Way, Franklin, TN. The meeting will be held on July 6th at 5:00 PM via the Microsoft teams link provided in this enclosure.

## **Project Description:**

The proposed development is an EMS station for Williamson County that is to be located on the corner of the property belonging to Franklin First United Methodist Church. The building includes bunk space for emergency response staff as well as an apparatus bay which will hold 2 Ambulances. Ambulances will be dispatched from the EMS station directly onto Aldersgate way then turn onto Mack Hatcher Parkway and navigate to their response sites from this location, providing emergency medical services to central Franklin residents.

## **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) and may also be reviewed by the Board of Mayor and Aldermen (BOMA). Both the FMPC and BOMA meetings 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 – 5:10 pm informal discussion; time to ask quick questions or take a closer look at the plan

5:10 – 5:25 pm formal presentation by the applicant to discuss the main points of the plan

5:25 – 6:00 pm question and answer time; citizens will ask questions at a podium so all in attendance can hear 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:

[Emane Menad, Barge Civil Associates]

Email: [emenad@bcacivil.com](mailto:emenad@bcacivil.com) Phone: (615)-324-4235

**Meeting Date: 07/06/2023 Time: 5:00 pm**

**Location: (link on next page)**

Official Microsoft Teams Link for the City of Franklin Neighborhood Meeting to discuss the proposed Williamson County EMS to be built at First Franklin United Methodist Church. Scheduled for Thursday, July 6th, 2023 at 5:00 PM:

[https://teams.microsoft.com/l/meetup-join/19%3ameeting\\_MTY0OGNmOTktZmU2Mi00ODBILWJjMWQtZjE4YzY4Njg5MTQ3%40thread.v2/0?context=%7b%22Tid%22%3a%22327a0302-b48e-4f35-93ac-ce4d3d94df67%22%2c%22Oid%22%3a%22c7f08975-5ba5-460b-a580-49a33de9f5cc%22%7d](https://teams.microsoft.com/l/meetup-join/19%3ameeting_MTY0OGNmOTktZmU2Mi00ODBILWJjMWQtZjE4YzY4Njg5MTQ3%40thread.v2/0?context=%7b%22Tid%22%3a%22327a0302-b48e-4f35-93ac-ce4d3d94df67%22%2c%22Oid%22%3a%22c7f08975-5ba5-460b-a580-49a33de9f5cc%22%7d)

alternatively,

**Join on your computer, mobile, or room device via Microsoft Teams app or by web at**  
<https://www.microsoft.com/en-us/microsoft-teams/join-a-meeting>.

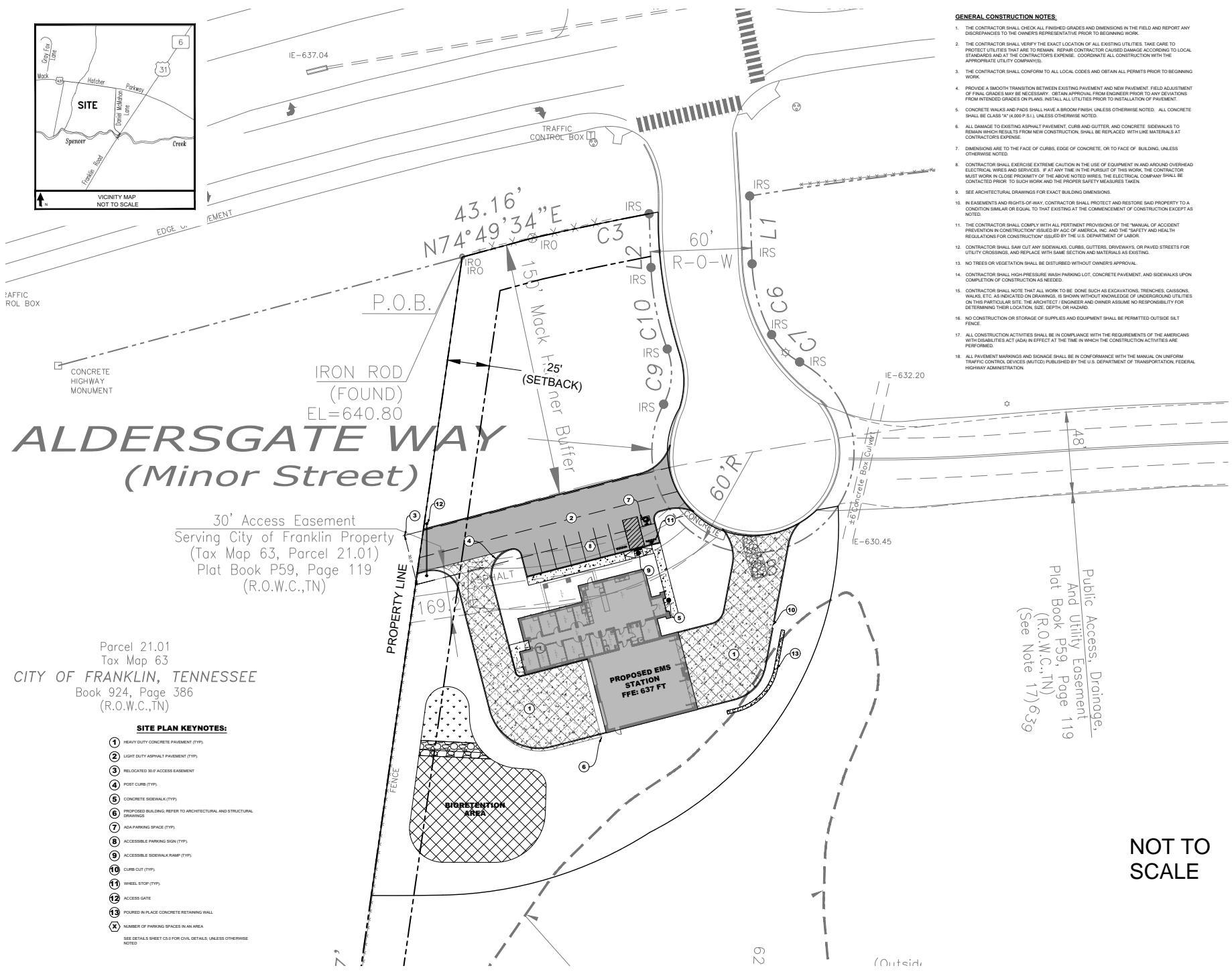
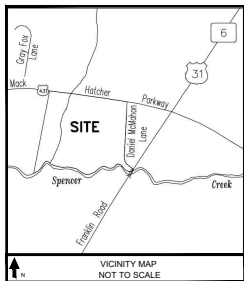
Meeting ID: 222 233 867 522

Passcode: pv6oKe

**Or call in (audio only)**

+1 629-236-4570,,340278321# United States, Nashville

Phone Conference ID: 340 278 321#



- GENERAL CONSTRUCTION NOTES:**
1. THE CONTRACTOR SHALL CHECK ALL FINISHED GRADES AND DIMENSIONS IN THE FIELD AND REPORT ANY DISCREPANCIES TO THE OWNER'S REPRESENTATIVE PRIOR TO BEGINNING WORK.
  2. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF ALL EXISTING UTILITIES. TAKE CARE TO PROTECT UTILITIES THAT ARE TO REMAIN. REPAIR CONTRACTOR CAUSED DAMAGE ACCORDING TO LOCAL STANDARDS AND AT THE CONTRACTOR'S EXPENSE. COORDINATE ALL CONSTRUCTION WITH THE APPROPRIATE UTILITY COMPANIES.
  3. THE CONTRACTOR SHALL CONFORM TO ALL LOCAL CODES AND OBTAIN ALL PERMITS PRIOR TO BEGINNING WORK.
  4. PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING PAVEMENT AND NEW PAVEMENT. FIELD ADJUSTMENT OF FINAL GRADES MAY BE NECESSARY. OBTAIN APPROVAL FROM ENGINEER PRIOR TO ANY DEVIATIONS FROM FINISHED GRADES OR PLANS. INSTALL ALL UTILITIES PRIOR TO INSTALLATION OF PAVEMENT.
  5. CONCRETE WALKS AND PADS SHALL HAVE A BROOM FINISH, UNLESS OTHERWISE NOTED. ALL CONCRETE SHALL BE CLASS 'A' (4,000 P.S.I.) UNLESS OTHERWISE NOTED.
  6. ALL DAMAGE TO EXISTING ASPHALT PAVEMENT, CURB AND GUTTER, AND CONCRETE SIDEWALKS TO REMAIN WHICH RESULTS FROM NEW CONSTRUCTION, SHALL BE REPLACED WITH LIKE MATERIALS AT CONTRACTOR'S EXPENSE.
  7. DIMENSIONS ARE TO THE FACE OF CURBS, EDGE OF CONCRETE, OR TO FACE OF BUILDING, UNLESS OTHERWISE NOTED.
  8. CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN THE USE OF EQUIPMENT IN AND AROUND OVERHEAD ELECTRICAL WIRES AND SERVICES. IF AT ANY TIME IN THE PURSUIT OF THIS WORK, THE CONTRACTOR MUST WORK IN CLOSE PROXIMITY OF THE ABOVE NOTED WIRES, THE ELECTRICAL COMPANY SHALL BE CONTACTED PRIOR TO SUCH WORK AND THE PROPER SAFETY MEASURES TAKEN.
  9. SEE ARCHITECTURAL DRAWINGS FOR EXACT BUILDING DIMENSIONS.
  10. IN EASEMENTS AND RIGHTS-OF-WAY, CONTRACTOR SHALL PROTECT AND RESTORE SAID PROPERTY TO A CONDITION SIMILAR OR EQUAL TO THAT EXISTING AT THE COMMENCEMENT OF CONSTRUCTION EXCEPT AS NOTED.
  11. THE CONTRACTOR SHALL COMPLY WITH ALL PERTINENT PROVISIONS OF THE "MANUAL OF ACCIDENT PREVENTION IN CONSTRUCTION" ISSUED BY AGC OF AMERICA, INC. AND THE "SAFETY AND HEALTH REGULATIONS FOR CONSTRUCTION" ISSUED BY THE U.S. DEPARTMENT OF LABOR.
  12. CONTRACTOR SHALL SAW CUT ANY SIDEWALKS, CURBS, GUTTERS, DRIVEWAYS, OR PAVED STREETS FOR UTILITY CROSSINGS, AND REPLACE WITH SAME SECTION AND MATERIALS AS EXISTING.
  13. NO TREES OR VEGETATION SHALL BE DISTURBED WITHOUT OWNER'S APPROVAL.
  14. CONTRACTOR SHALL HIGH-PRESSURE WASH PARKING LOT, CONCRETE PAVEMENT, AND SIDEWALKS UPON COMPLETION OF CONSTRUCTION AS NEEDED.
  15. CONTRACTOR SHALL NOTE THAT ALL WORK TO BE DONE SUCH AS EXCAVATIONS, TRENCHES, CAISSONS, WALKS, ETC. AS INDICATED ON DRAWINGS, IS SHOWN WITHOUT KNOWLEDGE OF UNDERGROUND UTILITIES ON THIS PARTICULAR SITE. THE ARCHITECT, ENGINEER AND OWNER ASSUME NO RESPONSIBILITY FOR DETERMINING THEIR LOCATION, SIZE, DEPTH, OR HAZARD.
  16. NO CONSTRUCTION OR STORAGE OF SUPPLIES AND EQUIPMENT SHALL BE PERMITTED OUTSIDE SILT FENCE.
  17. ALL CONSTRUCTION ACTIVITIES SHALL BE IN COMPLIANCE WITH THE REQUIREMENTS OF THE AMERICANS WITH DISABILITIES ACT (ADA) IN EFFECT AT THE TIME IN WHICH THE CONSTRUCTION ACTIVITIES ARE PERFORMED.
  18. ALL PAVEMENT MARKINGS AND SIGNAGE SHALL BE IN CONFORMANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) PUBLISHED BY THE U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL HIGHWAY ADMINISTRATION.

**TMPartners, PLLC**  
 211 Franklin Road  
 Suite 200  
 Brentwood, TN 37027-5593  
 615.377.9773 Office  
 615.370.4147 Fax  
 www.TMPartners.com  
 Architecture  
 Interiors  
 Planning

BCA BARCELONA  
 800.252.8055  
 1400 S. SHELBY BL. # 2121  
 HOUSTON, TX 77061-2121  
 1401 S. BRADLEY AVE.  
 HOUSTON, TX 77061-2121

NEIGHBORHOOD  
MEETING  
NOTICE

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CITY OF FRANKLIN  
WILLIAMSON COUNTY EMS  
1720 ALDERSGATE WAY  
WILLIAMSON COUNTY, TENNESSEE 37069

REVISIONS

DR. BY -  
 CK. BY -  
 PROJ. NO. -  
 DATE -

**SITE LAYOUT**

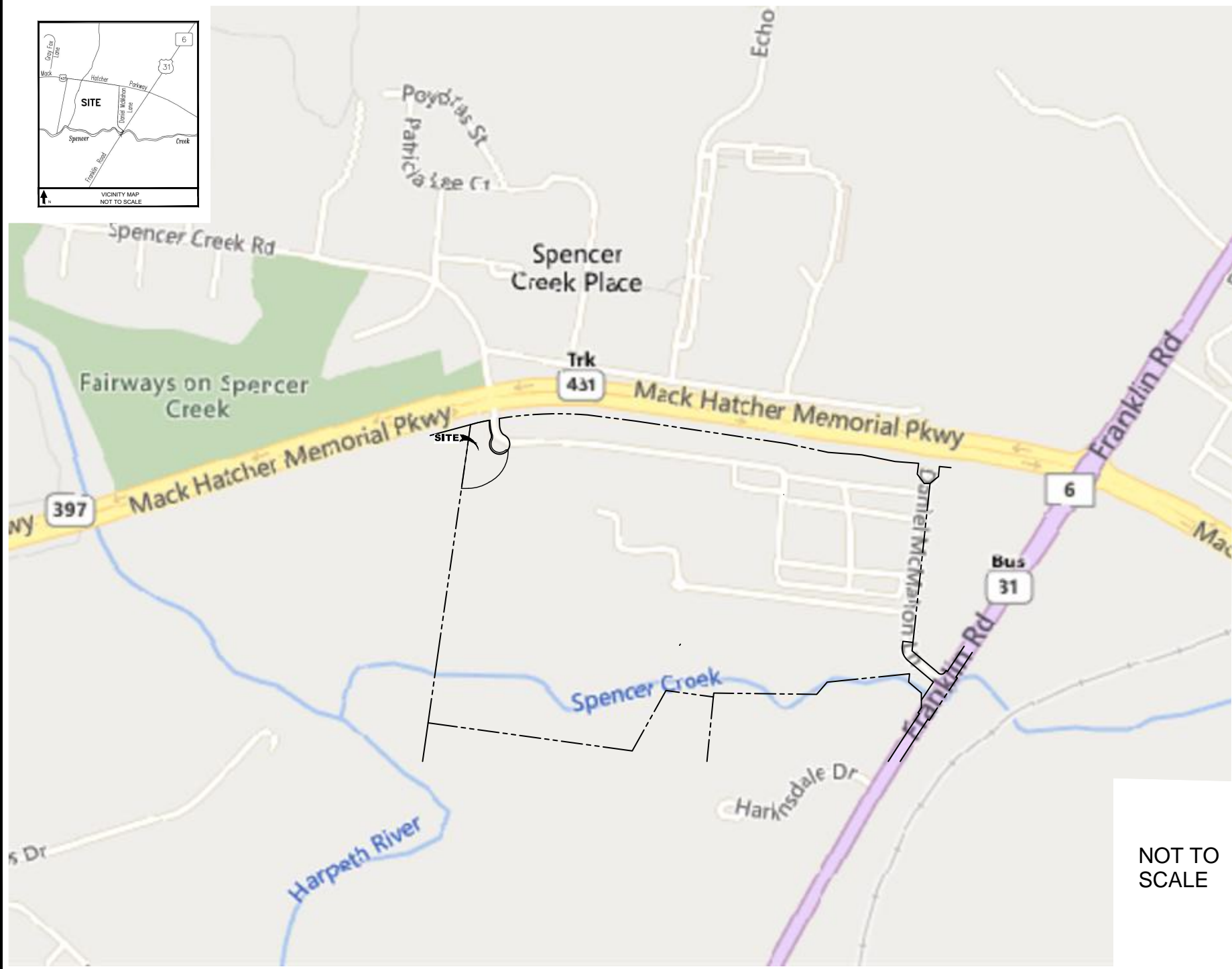
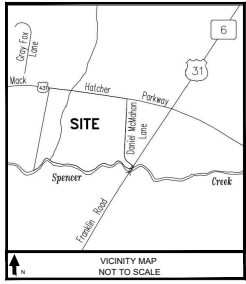
**C1.00**

# ALDERSGATE WAY (Minor Street)

Parcel 21.01  
Tax Map 63  
**CITY OF FRANKLIN, TENNESSEE**  
Book 924, Page 386  
(R.O.W.C.,TN)

- SITE PLAN KEYNOTES:**
- 1 HEAVY DUTY CONCRETE PAVEMENT (TYP)
  - 2 LIGHT DUTY ASPHALT PAVEMENT (TYP)
  - 3 RELOCATED 30' ACCESS EASEMENT
  - 4 POB CURB (TYP)
  - 5 CONCRETE SIDEWALK (TYP)
  - 6 PROPOSED BUILDING. REFER TO ARCHITECTURAL AND STRUCTURAL DRAWINGS
  - 7 ADA PARKING SPACE (TYP)
  - 8 ACCESSIBLE PARKING SIGN (TYP)
  - 9 ACCESSIBLE SIDEWALK RAMP (TYP)
  - 10 CURB CUT (TYP)
  - 11 WHEEL STOP (TYP)
  - 12 ACCESS GATE
  - 13 POURED IN PLACE CONCRETE RETAINING WALL
  - 14 NUMBER OF PARKING SPACES IN AN AREA
- SEE DETAILS SHEET C3.0 FOR CIVIL DETAILS, UNLESS OTHERWISE NOTED

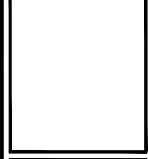
**NOT TO SCALE**



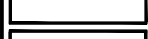
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 800 COMMERCE BLVD STE 270  
 WASHINGTON, TN 37399  
 615.941.1000  
 615.941.1001



**NEIGHBORHOOD MEETING NOTICE**



**CITY OF FRANKLIN  
 WILLIAMSON COUNTY EMS  
 1720 ALDERSGATE WAY  
 WILLIAMSON COUNTY, TENNESSEE 37069**

REVISIONS		

DR. BY :  
 CK. BY :  
 PROJ. NO. :  
 DATE :

**SITE LOCATION MAP  
 C0.00**

P:\2297 TMP\2297-28 Williamson\_Cty EMS Bldg\Drwg\Location Map\2297-28.dwg-30x42



EXTERIOR PERSPECTIVE  
WILLIAMSON COUNTY FIRE AND RESCUE  
EMS AT FFUMC  
06/01/2023  
Project No. A08221





HISTORIC  
FRANKLIN  
TENNESSEE

# Neighborhood Meeting Notice Application

*Department of Planning and Sustainability*

## APPLICANT INFORMATION:

<b>Name:</b>	Emane Menad		
<b>Organization:</b>	Barge Civil Associates		
<b>Phone:</b>	615-324-4235	<b>Fax:</b>	
<b>Email:</b>	emenad@bcacivil.com		
<b>Street:</b>	6606 Charlotte Pike, ste 210		
<b>State:</b>	Tennessee	<b>ZIP:</b>	37209

## PROJECT INFORMATION:

<b>Proposed Name of Project:</b>	City of Franklin Williamson County EMS	<b>Address or Parcel(s) of Property:</b>	120 Aldersgate Way Tax map 63 parcel 21.01
<b>Project Type:</b>	<input type="checkbox"/> Site Plan; Bed and Breakfast <input type="checkbox"/> Development Plan & Rezoning <input checked="" type="checkbox"/> Development Plan only <input type="checkbox"/> Envision Franklin Amendment		
<b>Describe proposed development: (proposed uses, square footages, dwelling unit count, etc.)</b>	Proposed development to consist of an EMS station totaling approximately 5,800 sf with 5 overnight bunks, kitchen space, bathrooms, office space, and apparatus bays for ambulances		
<b>Base Zoning District:</b>	CI Civic Institutional	<b>Proposed Base Zoning District (if applicable):</b>	N/A
<b>Any Existing Overlay Districts? HPO/FFO/FWO/HHO/CAO</b>	CFO, SCO, FFO	<b>Pre-application Meeting Date:</b>	07/05/2023

## NEIGHBORHOOD MEETING INFORMATION:

<b>Location of the Neighborhood Meeting (please check one):</b>	<input type="checkbox"/> City Hall 109 3 <sup>rd</sup> Avenue South Franklin, TN 37064	<input checked="" type="checkbox"/> Other (specify): Virtual Meeting Via Teams
<b>Date &amp; Time of the Neighborhood Meeting (1<sup>st</sup> and 2<sup>nd</sup> choices):</b>	1 <sup>st</sup> July 6th, 5:00 PM	2 <sup>nd</sup> July 5th, 6:00 PM
<b>Aldermanic Ward:</b> <input type="checkbox"/> Ward 1 <input checked="" type="checkbox"/> Ward 2 <input type="checkbox"/> Ward 3 <input type="checkbox"/> Ward 4	<b>City of Franklin Planner Contact:</b>  Joseph Bryan	