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1320 West Main Street, Suite 400
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Planning Department
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WILLIAMSON COUNTY
GOVERNMENT



Zoning Inquiry#: 247754

Date: 12/19/2018

Staff Reviewer:

Applicant: [Chuck Simpson](#)

Applicant Phone: 6159739986

Applicant Email: clsimpson54@gmail.com

Zoning Inquiry Request: Property owner would like to know if this property is eligible for an additional site built home on the property, provided there are adequate soils for subsurface sewage system. Please confirm current zoning code for this parcel and setback requirements also. Thanks

Zoning Inquiry Response: The parcel in question, 5297 Old Harding Place, is a 23.31 acre parcel zoned RD-5 with one existing principal dwelling. Zoning would allow for one additional principal dwelling on this parcel. Any proposed additional dwellings would be subject to all septic, building codes, and engineering requirements that apply to all building permits. It is recommended to contact the Department of Sewage and Disposal Management directly (615)790-5751 to inquire about the septic availability on the property. Setbacks for the district (100' front; 25' side; 50' rear) would apply and the proposed second dwelling would need to sit, at minimum, 100' away from the existing principal dwelling.

It is worth noting that a portion of the property is located within the 100 year floodplain, which would be an unbuildable area. For your convenience, I have uploaded an aerial of your property with the floodplain layer turned on and attached it at the bottom of your project page for you to view.

Note: This document is in response to the inquiry noted above only and does not constitute approval of any kind to commence activity of any kind. Please contact our offices should you have any additional questions.

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