

9-C-13-SC-cor-ATI

METROPOLITAN PLANNING COMMISSION

REQUEST FOR INFORMATION

RIGHT-OF-WAY CLOSURE



TO: Knoxville Utilities Board
Danny Beeler, Fire Marshal
Steve Borden, Regional Director, TN Dept. of Transportation
James R. Hagerman, P.E., Director of Engineering (via email)
Brent Johnson, Chief, Engineering Planning, Stormwater Engineering (via email)
Steve J. King, P.E., Deputy Director of Engineering (via email)
Sonny Partin, Plans Reviewer, Fire Dept.
Walter Primm, A T & T
Ben Davidson, Department of Engineering (via email)

FROM: Mike Brusseau, MPC

DATE: August 6, 2013

SUBJECT: Pellissippi State Community College requested closure of portion of Knott Avenue from Division Street to Lot 4. Council District 6, Central City Sector.
- 9-C-13-SC

Please give us the following information in writing regarding this proposed closure if your agency has an objection, or any conditions you wish considered with this request:

1. Is there any present or anticipated future need for this street/alley which in your opinion would warrant retaining it for public use?
2. What present use does it serve?
3. What future use is anticipated?
4. Do you oppose closing (vacating) it?
5. If closed (vacated), would easements meet your needs?
6. If easement will meet needs, please state easements required.

This request will be considered by the Metropolitan Planning Commission on September 12, 2013. A map showing the street or alley in question is attached for your information.

PLEASE NOTE: Failure to reply to our office by September 3, 2013, will be considered as no objection by your agency.

Attachment: Application

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
865 • 215 • 2500
F A X • 215 • 2068
www.knoxmpc.org

RIGHT-OF-WAY CLOSURE

Name of Applicant: Pellissippi State Community College

Date Filed: 7-8-13 Fee Paid: \$750 File Number: 8-C-13-SC

Map Number: 108 Zoning District: 103 City County Sector: Central City

Jurisdiction: City 6 Councilmanic District

INFORMATION:

Name of Right-of-Way: Knott Ave.

Type of Right-of-Way: Street Alley

Location of Right-of-Way: Near parcel 108AA001

BETWEEN (City Block or Lot where appropriate) Division St.

AND (City Block or Lot where appropriate) Lot 4

Right-of-Way is: In Use Yes No Improved (example: paved) Yes No

Reason for Closure: To increase the safety of traffic circulation for PSCC students parking on either side of Knott Ave.

TO BE CLOSED: Approximately one-half of Knott Ave.

From: (Street, Alley, Other)
Division St.

To: (Street, Alley, Other)
Lot 4

ALL CORRESPONDENCE RELATING TO THIS APPLICATION SHOULD BE SENT TO:

Fred H. Martin, Pellissippi State CC, Knoxville, TN 37933-0990 865-539-7161 865-694-6640

Name: (Print) Address City State Zip Phone Fax
10915 Hardin Valley Rd.

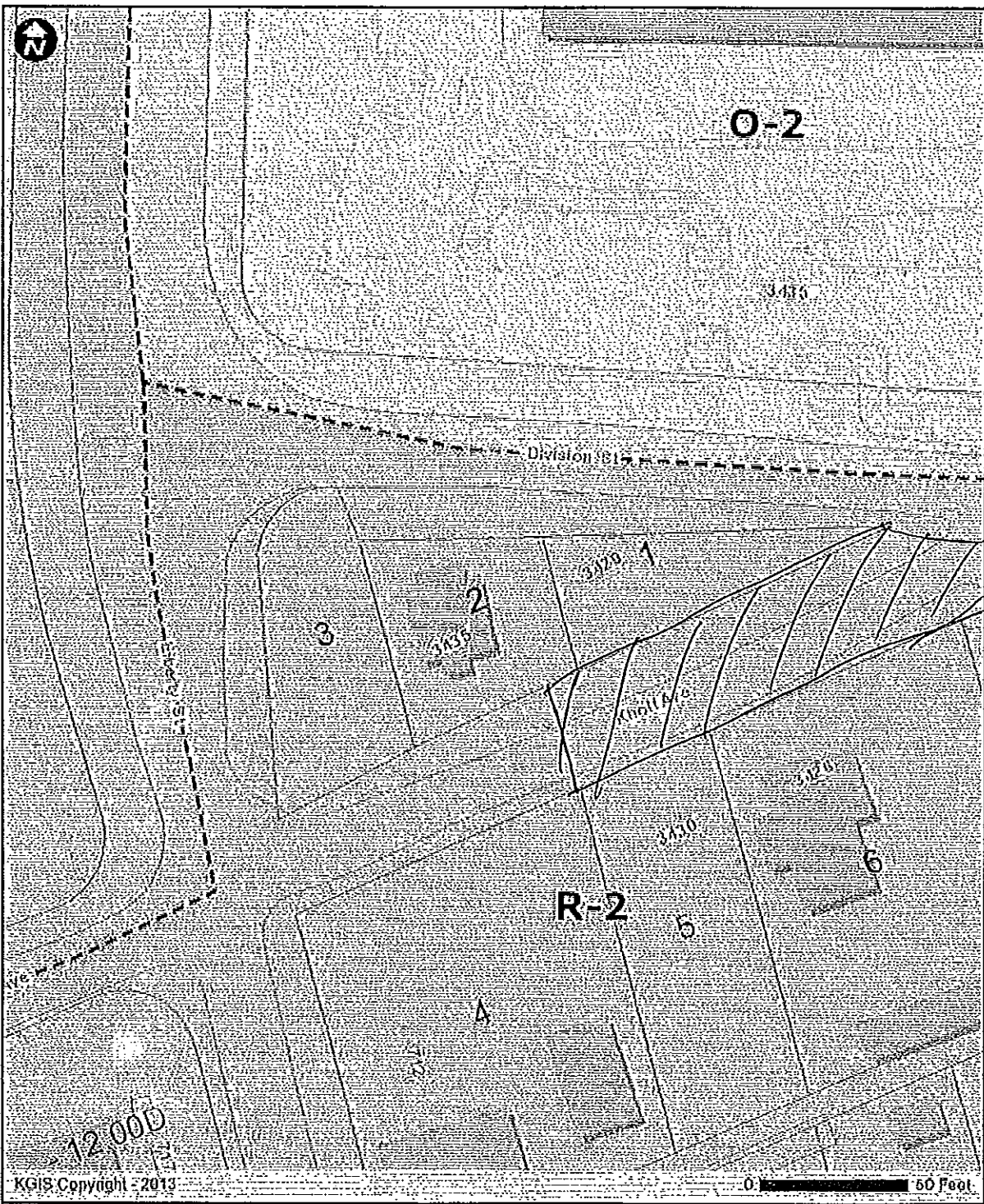
AUTHORIZATION OF APPLICATION:

I hereby certify that I am the authorized applicant, or representing the applicant and ALL property owners involved in this request or holders of option on same.

Signature: Fred H. Martin

Fred H. Martin See above
Name: (Print) Address City State Zip Phone Fax

APPLICATION ACCEPTED BY: Brussean



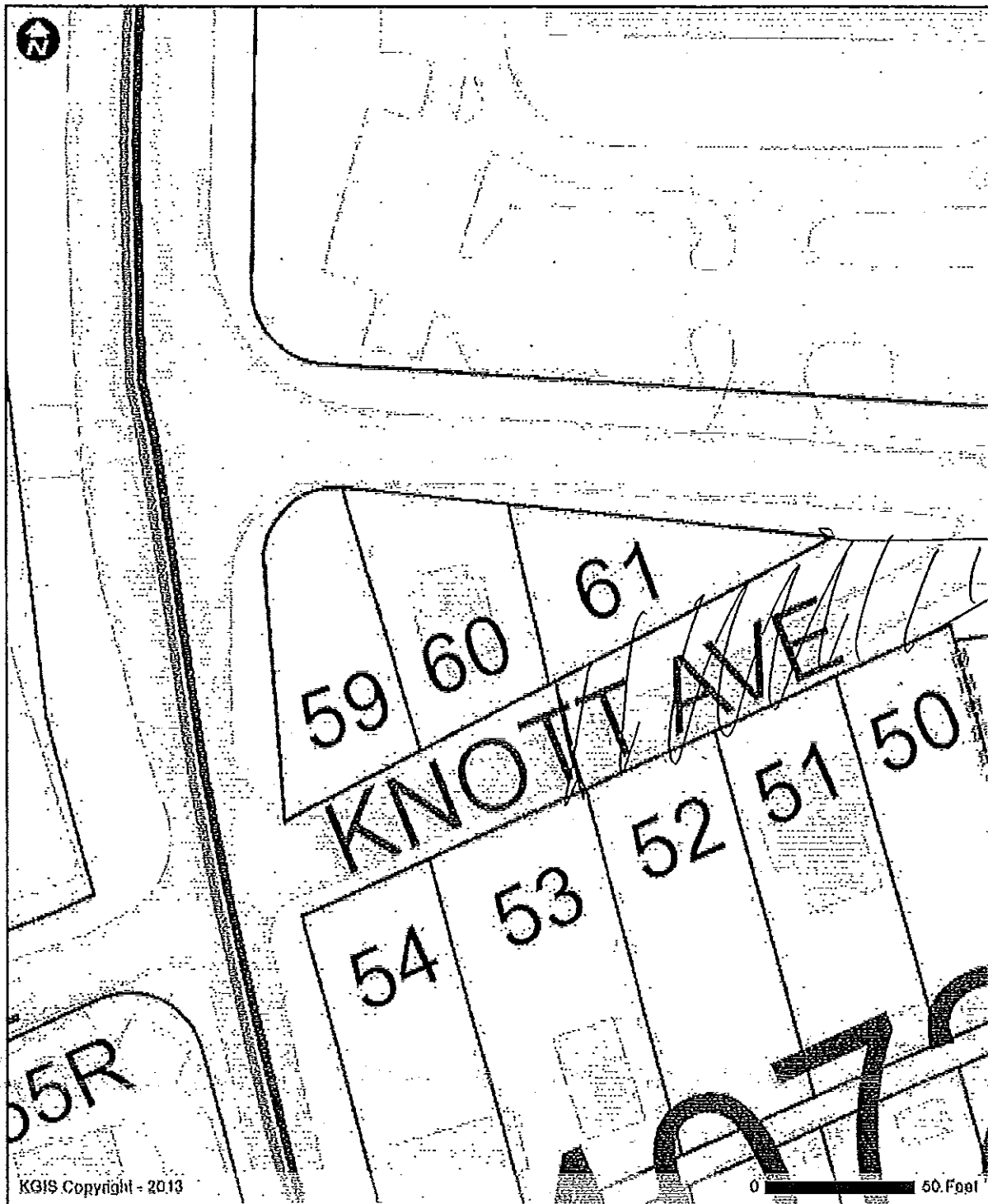
KGIS Copyright - 2013

0 50 Feet

KGIS - 606 Main St - Suite 150 - Knoxville, TN 37902 - www.kgis.org

Printed: 8/5/2013 at 12:34 PM

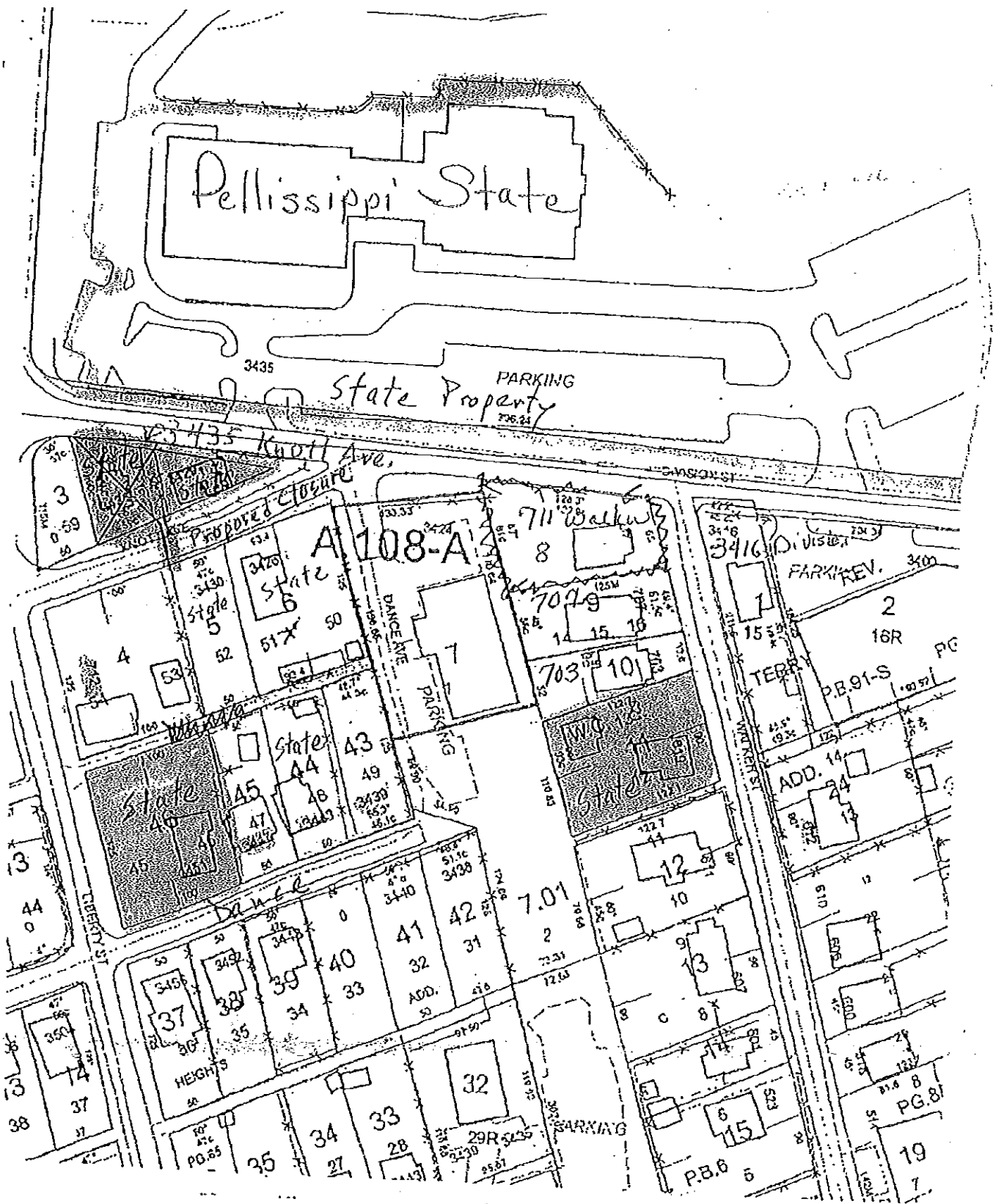
Disclaimer: KGIS makes no representation or warranty as to the accuracy of this map and its information nor to its fitness for use. Any user of this map product accepts the same AS IS, WITH ALL FAULTS, and assumes all responsibility for the use thereof, and further covenants and agrees to hold KGIS harmless from any and all damage, loss, or liability arising from any use of this map product.



KGIS - 606 Main St - Suite 150 - Knoxville, TN 37902 - www.kgis.org

Printed: 8/5/2013 at 12:37 PM

Disclaimer: KGIS makes no representation or warranty as to the accuracy of this map and its information nor to its fitness for use. Any user of this map product accepts the same AS IS, WITH ALL FAULTS, and assumes all responsibility for the use thereof, and further covenants and agrees to hold KGIS harmless from any and all damage, loss, or liability arising from any use of this map product.



3435 Knott Avenue



3451 Dance Avenue



619 Walker Street



3429 Knott Avenue - Purchased in May 2009

3430 & 3426 Knott Avenue - acquired in September 2009

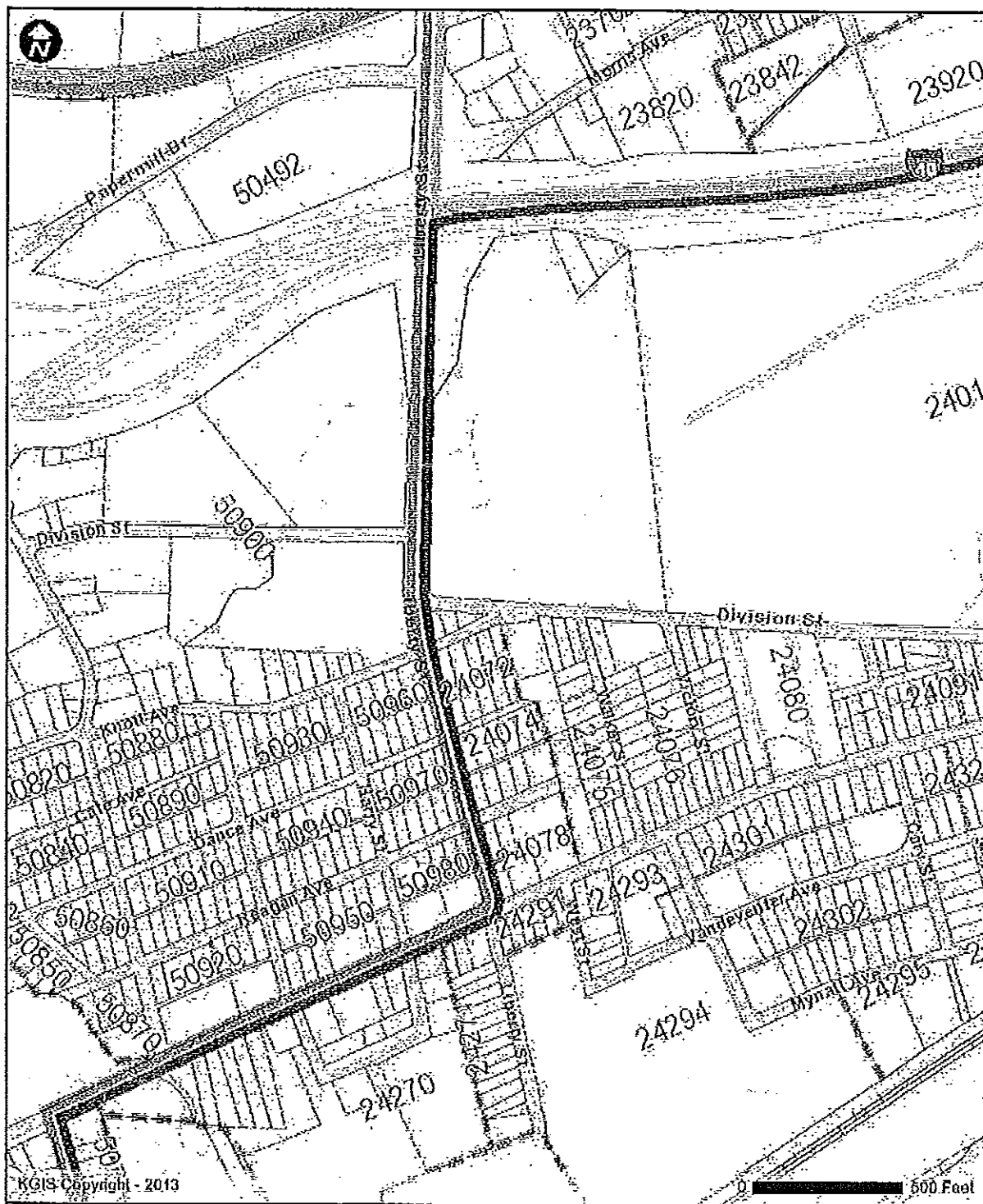
- 711 Walker St. Purchased 12/2008
- 707 Walker St. Purchased 10/2009
- 703 Walker St. Purchased 08/2010
- 3416 Division Purchased 09/2010



KGIS - 606 Main St - Suite 150 - Knoxville, TN 37902 - www.kgis.org

Printed: 8/5/2013 at 12:32 PM

Disclaimer: KGIS makes no representation or warranty as to the accuracy of this map and its information nor to its fitness for use. Any user of this map product accepts the same AS IS, WITH ALL FAULTS, and assumes all responsibility for the use thereof, and further covenants and agrees to hold KGIS harmless from any and all damage, loss, or liability arising from any use of this map product.



KGIS Copyright - 2013

500 Feet

KGIS - 608 Main St - Suite 150 - Knoxville, TN 37902 - www.kgis.org Printed: 8/5/2013 at 12:33 PM

Disclaimer: KGIS makes no representation or warranty as to the accuracy of this map and its information nor to its fitness for use. Any user of this map product accepts the same AS IS, WITH ALL FAULTS, and assumes all responsibility for the use thereof, and further covenants and agrees to hold KGIS harmless from any and all damage, loss, or liability arising from any use of this map product.

July 29, 2013

Knoxville-Knox County Metropolitan Planning Commission
Attn. Mike Brusseau
Suite 403
City County Building
400 Main St.
Knoxville, TN 37902

Dear Mike,

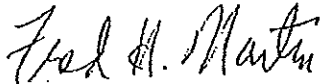
We have discussed by phone PSCC's request to close part of Knott Ave. at our Division St. campus. The college has acquired several parcels of property at that campus to provide additional student parking. Closing part of Knott Ave. would enhance the safety of student traffic circulation in that area.

At your suggestion, I also have talked with Ben Davidson with City Engineering. He suggested that we only request closing the street from Division St. to the point that Lot 4 at 712 Liberty St. begins, even though that property does not access to/from Knott Ave.

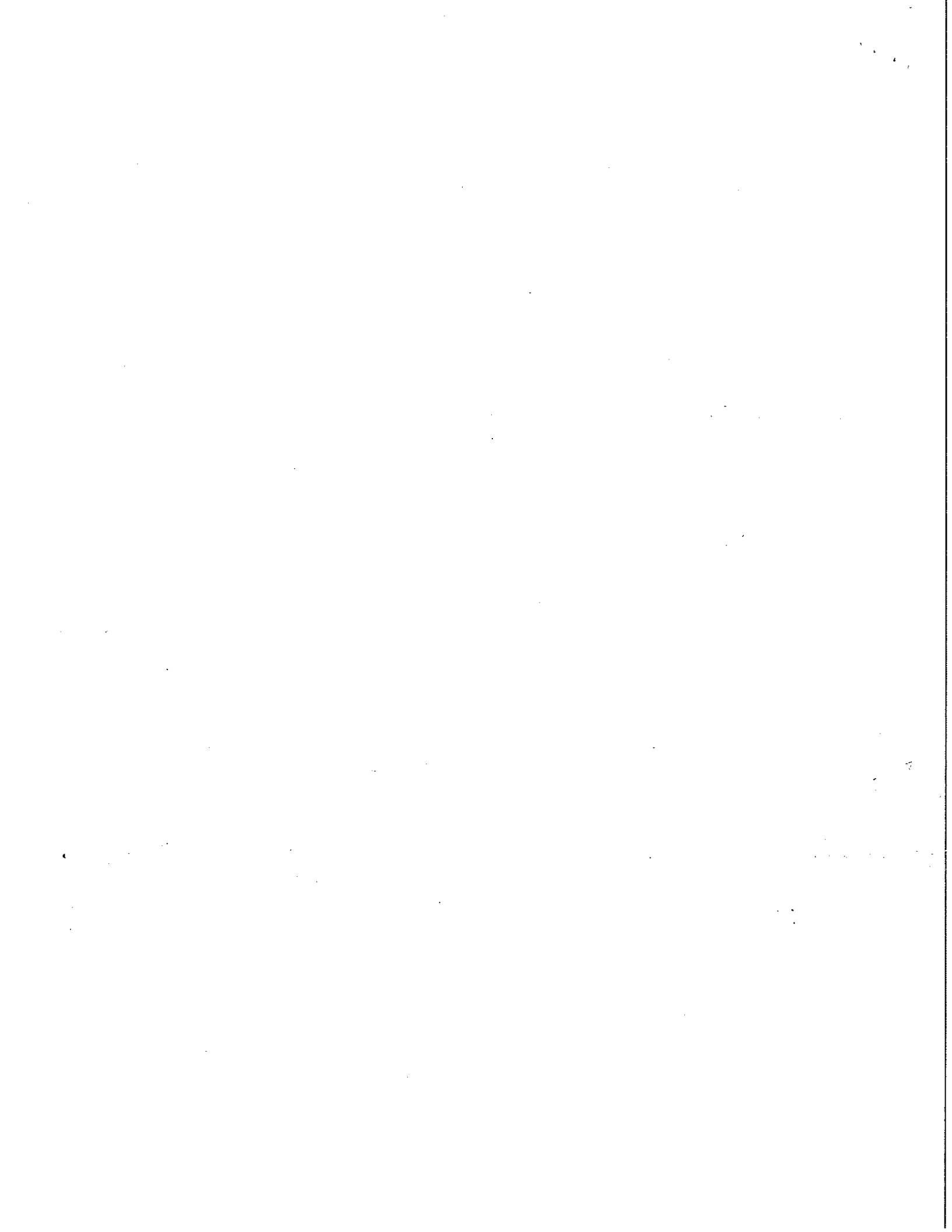
I have been in contact with Sara McBride, the owner of 712 Liberty St. and thought she would not object to the partial street closure. However, when she returned the form to me, she indicated disagreement with the closure. Perhaps she is just concerned that we have been acquiring property around her (she lives at 3447 Dance Ave.)

Our application and fee for Right-of-Way Closure is enclosed.

Please call me at 539-7161 with any questions. Thanks.



Fred H. Martin
Facilities Planning Consultant



9-C-13-SC-cor-cityeng

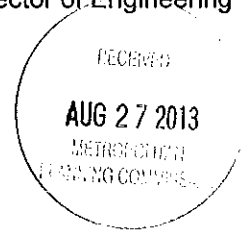


CITY OF KNOXVILLE

Engineering
James R. Hagerman, P.E.
Director of Engineering

August 27, 2013

Mr. Mike Brusseau, AICP, Senior Planner
Knoxville-Knox County Metropolitan Planning Commission
City-County Building, Suite 403
Knoxville, Tennessee 37902



SUBJECT: Closure of a portion of Knott Ave from Division St to Tax Map 108, Insert A, Group A, Parcel 004
MPC File # 9-C-13-SC; City Block 24072

Mr. Brusseau:

The City Engineering Department has no objections to close the above described right-of-way areas provided the following conditions, subject to City Engineering approval, are met:

1. Should this right-of-way be closed, the City will reserve easements for all drainage facilities and utilities, if any, located in or within five (5) feet of the property described herein.

Sincerely,

Benjamin D. Davidson

Benjamin D. Davidson, PLS, Technical Services Administrator, Department of Engineering
Ph: 865-215-2148

C: Brentley J. Johnson, P.E., R.L.S., Engineering Planning Chief
Christopher S. Howley, P.E., Plans Review and Development Inspections



Fire Prevention Bureau

City of Knoxville
400 Main Street, Suite 539
Knoxville, TN 37902

9-C-13-SC-COR-
FireDept

Memorandum

Date: August 12, 2013
To: Mike Brusseau
From: Sonny Partin, Deputy Fire Marshal
Subject: Request for Information on Right of Way Closures, Fire Department Review

Road Name	Review Status	Comments
1. Knott Ave.	Approved	None
2. Curie Place	Approved	None
3. Eighteenth Street	Approved	None

9-C-13-SC-cor-KUB



Knoxville Utilities Board

August 8, 2013



Mr. Mike Brusseau
Knoxville-Knox County
Metropolitan Planning Commission
Suite 403, City-County Building
Knoxville, Tennessee 37902

Dear Mr. Brusseau:

**Re: Right-of-Way Closure Request 9-C-13-SC
Block No. N/A
CLT No. 108
Parcel No. 1**

We have reviewed our records and find that we have existing utility facilities located within the subject right-of-way. The approximate location of these facilities is indicated on the enclosed prints. However, KUB does not release and hereby retains all easements and rights for existing utility facilities, whether or not shown on these prints.

Should this right-of-way be closed, KUB will require the following permanent easement for its utility facility.

Electric – 10 feet on each side of the centerline of the electric line, 20 feet total width
Gas – 7.5 feet on each side of the centerline of the gas line, 15 feet total width
Sewer – 7.5 feet on each side of the centerline of the wastewater line, 15 feet total width
Water – 7.5 feet on each side of the centerline of the water line, 15 feet total width

So long as these conditions are met, KUB has no objection to the closure of this right-of-way. If you have any questions regarding this matter, please call me at (865) 558-2291.

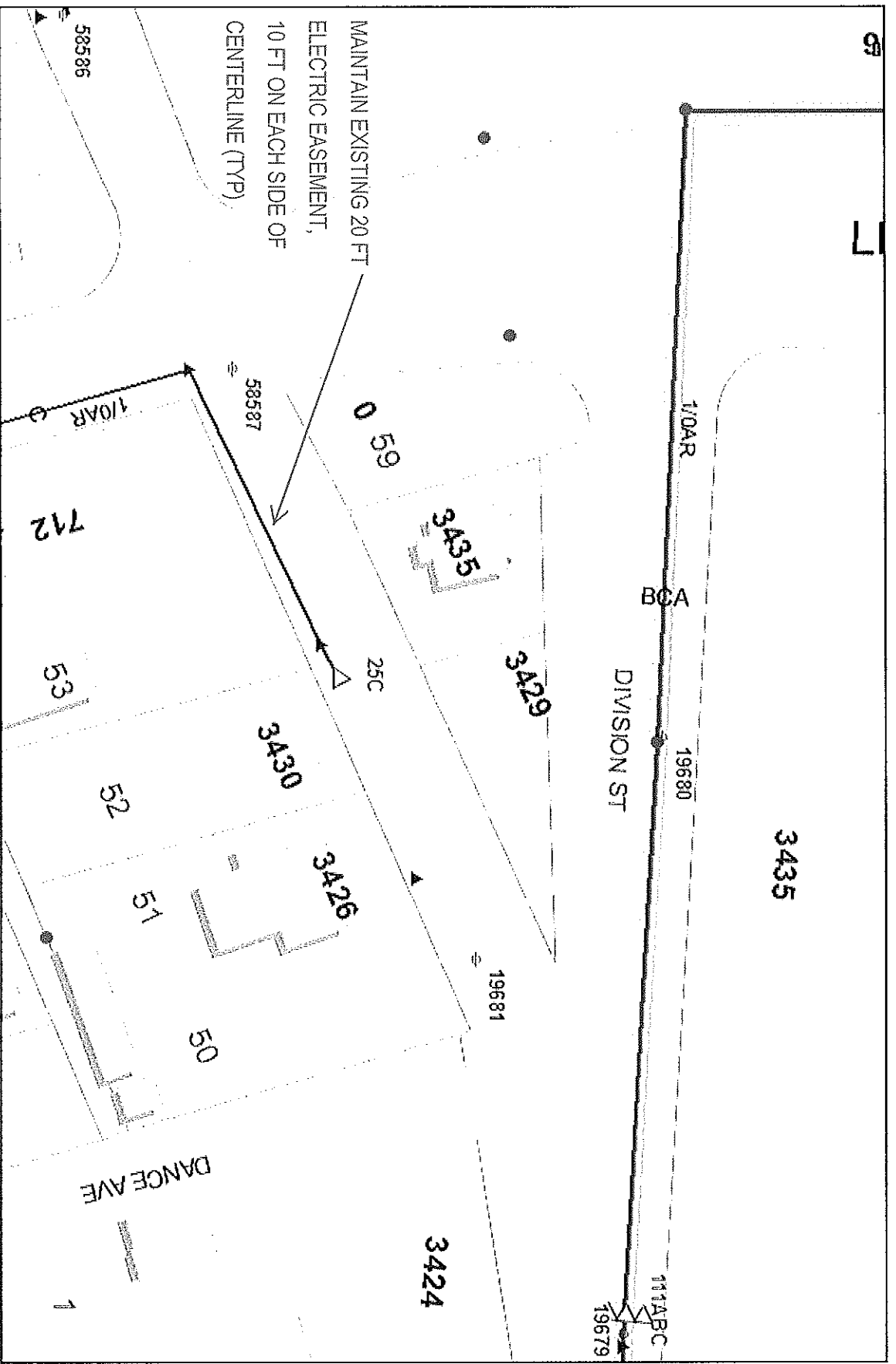
Sincerely,

A handwritten signature in black ink that reads 'Greg L. Patterson'.

Greg L. Patterson, P.E.
Engineering

GLP/ggt

Enclosure



Knowlton Utilities Board

File No. 9-C-13-SC

Knott Ave (Electric)

CLT Map #108

Parcel #1

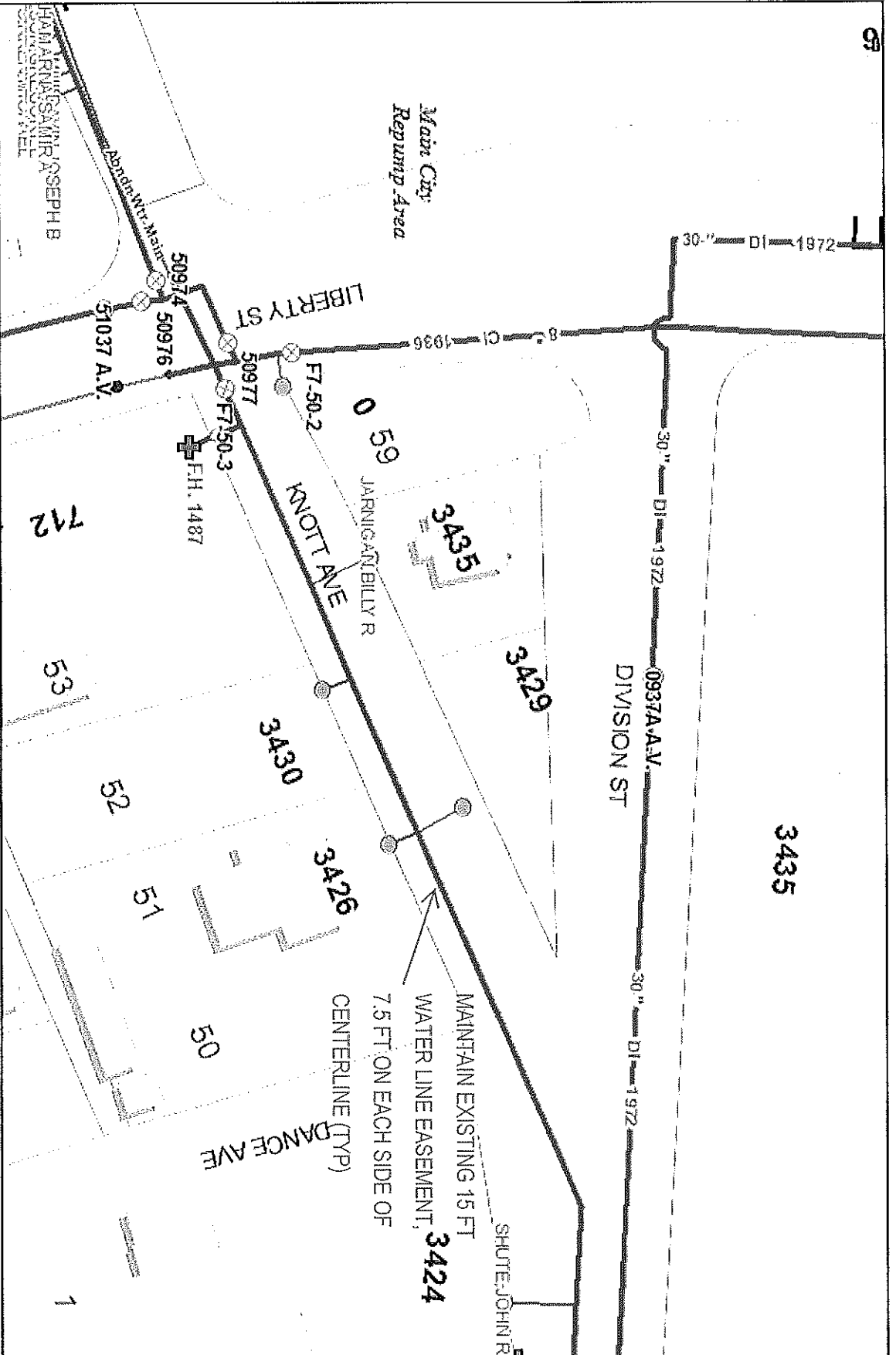
City Block #N/A

100 Feet



Printed: 08/08/2012 12:18 PM

Product Warning: This map was produced from the Landbase Information system maintained by KUB. This map should not be relied on for engineering, design, or surveying work or other similar type uses. The information on this map is dated and has no warranty of merchantability or warranty for fitness of use for a particular purpose, express or implied. This map is produced, printed, and distributed as is, with all faults.



File No. 9-C-13-SC Knott Ave (Water)

CLT Map #108 Parcel #1 City Block #N/A

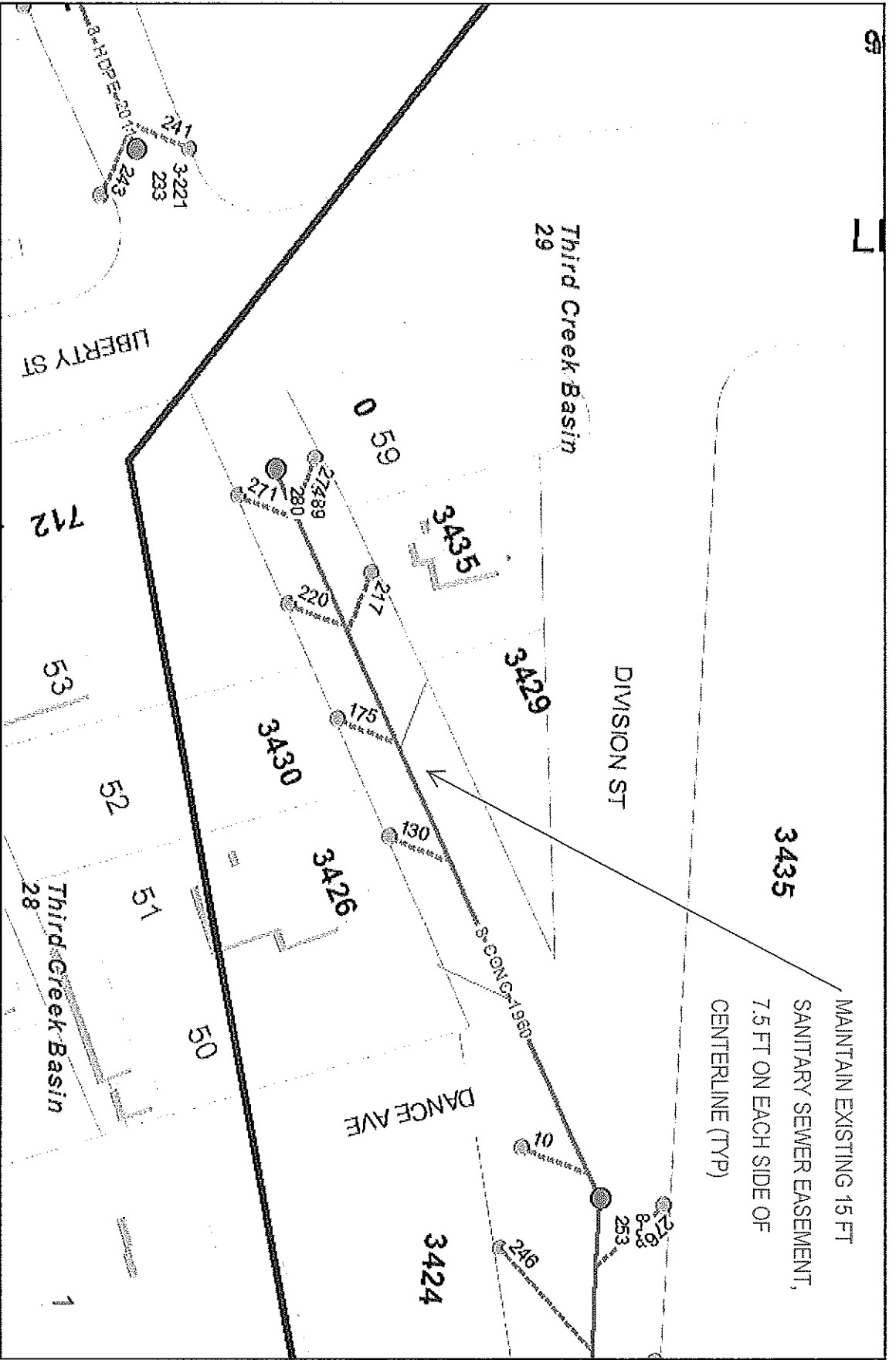


Knowable Utilities Board

Product Warning: This map was produced from the Landbase Information System maintained by KGIS. This map should not be relied on for engineering, design, or surveying work or other similar type uses. The information on this map is dated and has no warranty of merchantability or warranty for fitness of use for a particular purpose, express or implied. This map is produced, printed, and distributed as is, with all faults.



Printed: 03/08/2013 14:18 PM



MAINTAIN EXISTING 15 FT
 SANITARY SEWER EASEMENT,
 7.5 FT ON EACH SIDE OF
 CENTERLINE (TYP)

File No. 9-C-13-SC **Knott Ave** **(Sewer)**

CLT Map #108 Parcel #1 City Block #N/A



Knowable Utilities Board

Product Warning: This map was produced from the Landbase information system maintained by KUB. This map should not be relied on for engineering, design, or surveying work or other similar type uses. The information on this map is stated and has no warranty of merchantability or warranty for fitness of use for a particular purpose, express or implied. This map is produced, printed, and distributed as is, with all faults.



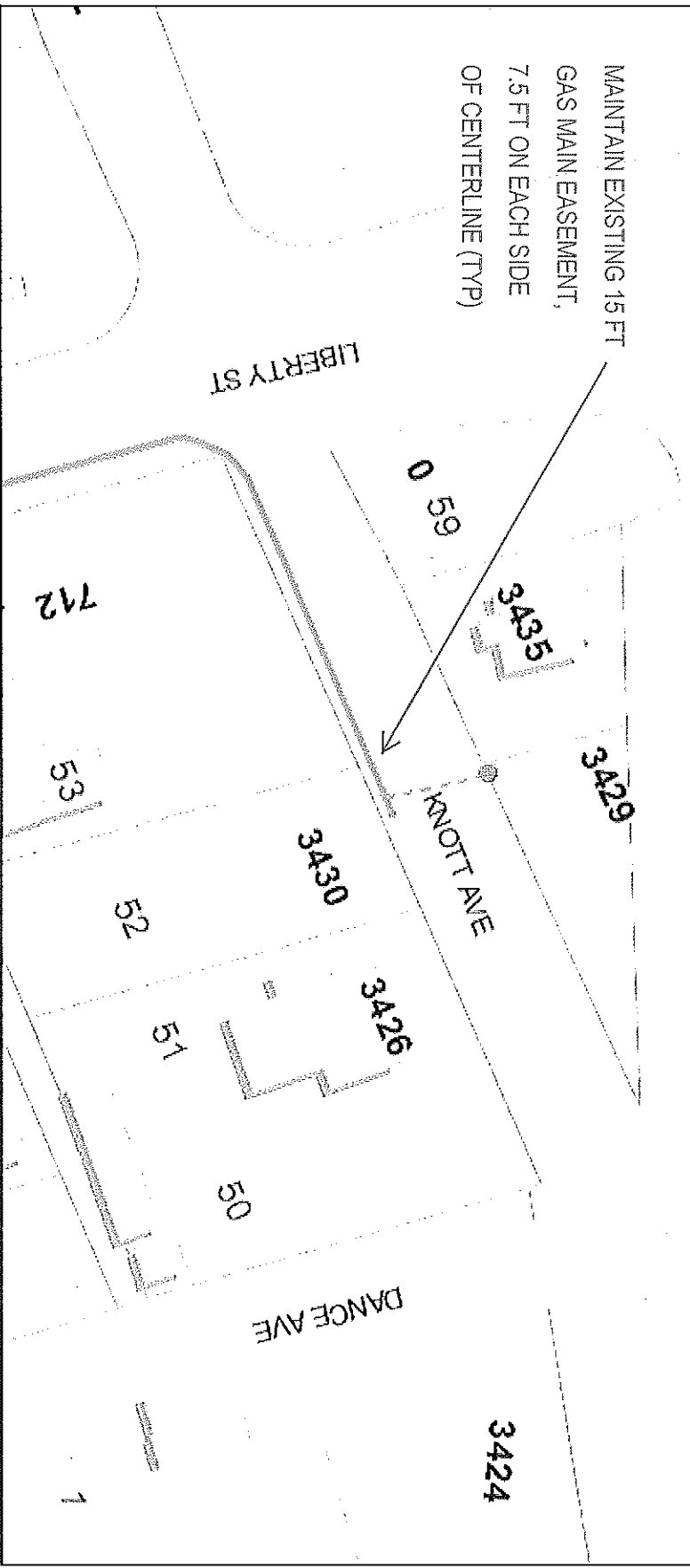
Printed: 03/08/2013 14:18 PM

6 1

3435

DIVISION ST

MAINTAIN EXISTING 15 FT
GAS MAIN EASEMENT,
7.5 FT ON EACH SIDE
OF CENTERLINE (TYP)



File No. 9-C-13-SC Knott Ave (Gas)

CLT Map #108 Parcel #1 City Block #N/A



Printed: 03/03/2012 14:15 PM



Knowable Utilities Board
 Product Warning: This map was produced from the Landbase Information System maintained by KGIS. This map should not be relied on for engineering, design, or surveying work or other similar type uses. The information on this map is dated and has no warranty of merchantability or warranty for fitness of use for a particular purpose, express or implied. This map is produced, printed, and distributed as is, with all faults.