

**KNOXVILLE/KNOX COUNTY METROPOLITAN PLANNING COMMISSION
 CITY OF KNOXVILLE CLOSURE OF PUBLIC RIGHT-OF-WAY**

▶ **FILE #:** 7-A-14-AC (REVISED) **AGENDA ITEM #:** 8
 POSTPONEMENT(S): 7/10/14 **AGENDA DATE:** 8/14/2014

▶ **APPLICANT:** HAND PARTNERSHIP, L.P.

TAX ID NUMBER: 81 G B 010-016 & 01001
 JURISDICTION: Council District 5
 SECTOR PLAN: Central City
 GROWTH POLICY PLAN: Urban Growth Area (Inside City Limits)
 ZONING: R-2 (General Residential) / IH-1 (Infill Housing Overlay)
 WATERSHED: Second Creek

▶ **RIGHT-OF-WAY TO BE CLOSED:** Unnamed alley
 ▶ **LOCATION:** Between Metler Street and western boundary of parcel 081GB016

IS ALLEY:
 (1) IN USE?: No
 (2) IMPROVED (paved)?: No

▶ **APPLICANT'S REASON FOR CLOSURE:** Consolidate property for business expansion

DEPARTMENT-UTILITY REPORTS: No objections from any departments or utilities have been received by staff as of the date of this report.

STAFF RECOMMENDATION:

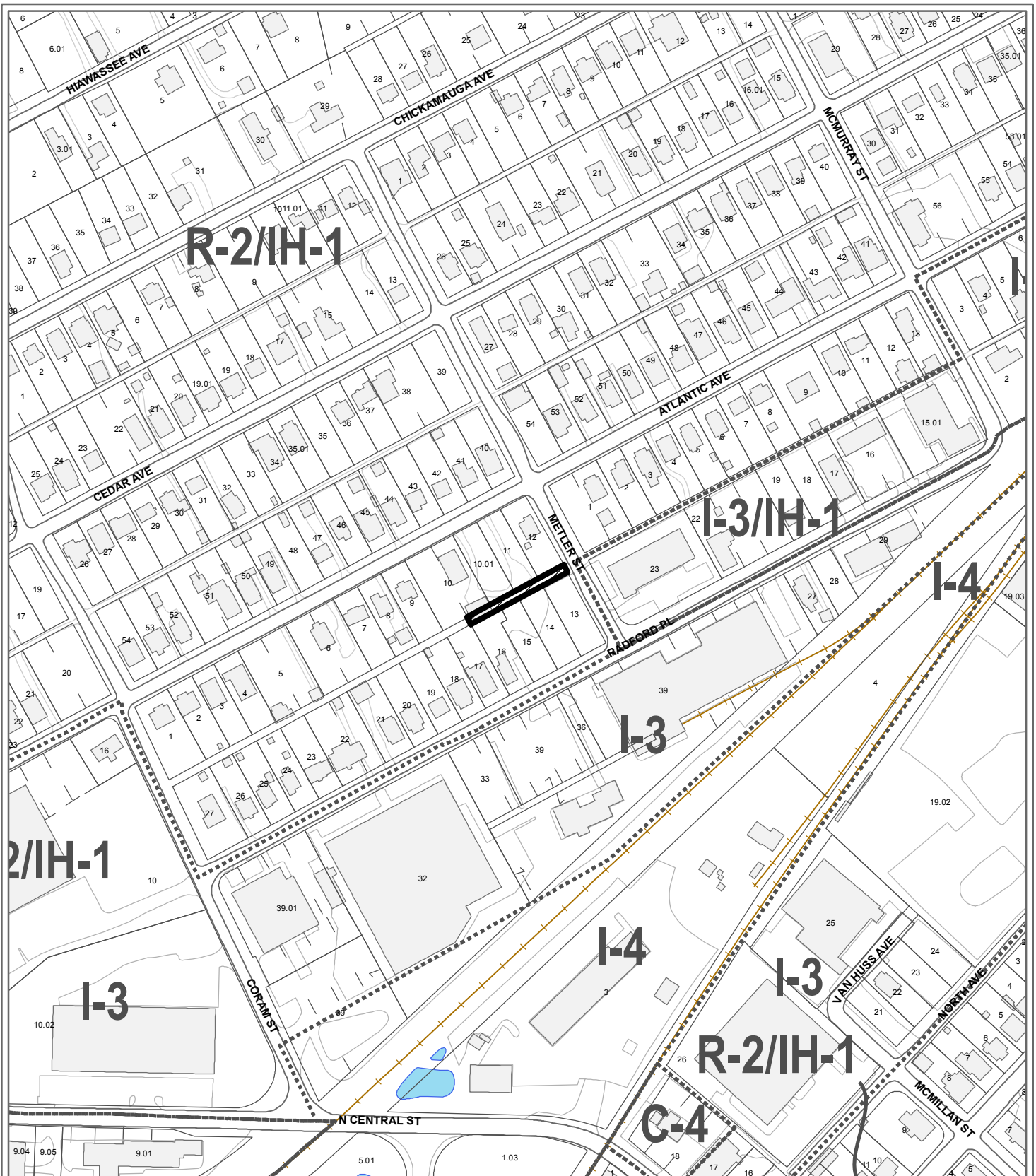
▶ **RECOMMEND** that City Council **APPROVE** the closure of a portion of the unnamed alley, as requested, subject to any required easements.

This street is unimproved and is not needed for access to any parcels. Once closed, the right-of-way will be consolidated with the surrounding parcels for redevelopment. The applicant owns all of the adjacent properties.

COMMENTS:

The applicant reports that this closure is needed in order to consolidate parcels for future business expansion from the south.

If approved, this item will be forwarded to Knoxville City Council for action on 9/16/2014 and 9/30/2014. If denied, MPC's action is final, unless the action to deny is appealed to Knoxville City Council. The date of the appeal hearing will depend on when the appeal application is filed. Appellants have 15 days to appeal an MPC decision in the City.



**7-A-14-AC
CLOSURE OF PUBLIC RIGHT OF WAY**

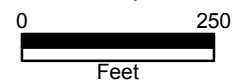
Name of Street or Alley: Unnamed alley
 To be closed from: Metler Street
 To be closed to: western boundary of parcel 081GB010

Original Print Date: 6/23/2014 Revised:
 Metropolitan Planning Commission * City / County Building * Knoxville, TN 37902

Petitioner: Hand Partnership, L.P.

Map No: 81

Jurisdiction: City



7-A-14-AC - cor - City Eng



CITY OF KNOXVILLE

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

June 27, 2014

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



SUBJECT: Closure of Unnamed Alley Off Metler St
MPC File # 7-A-14-AC

Mr. Brusseau:

The City Engineering Department has no objections to close the above described right-of-way area. However, 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,

A handwritten signature in cursive script that reads "Benjamin D. Davidson".

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



Knoxville Utilities Board



June 11, 2014

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 7-A-14-AC
Block No. 18801
CLT No. 81
Parcel No. 10**

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

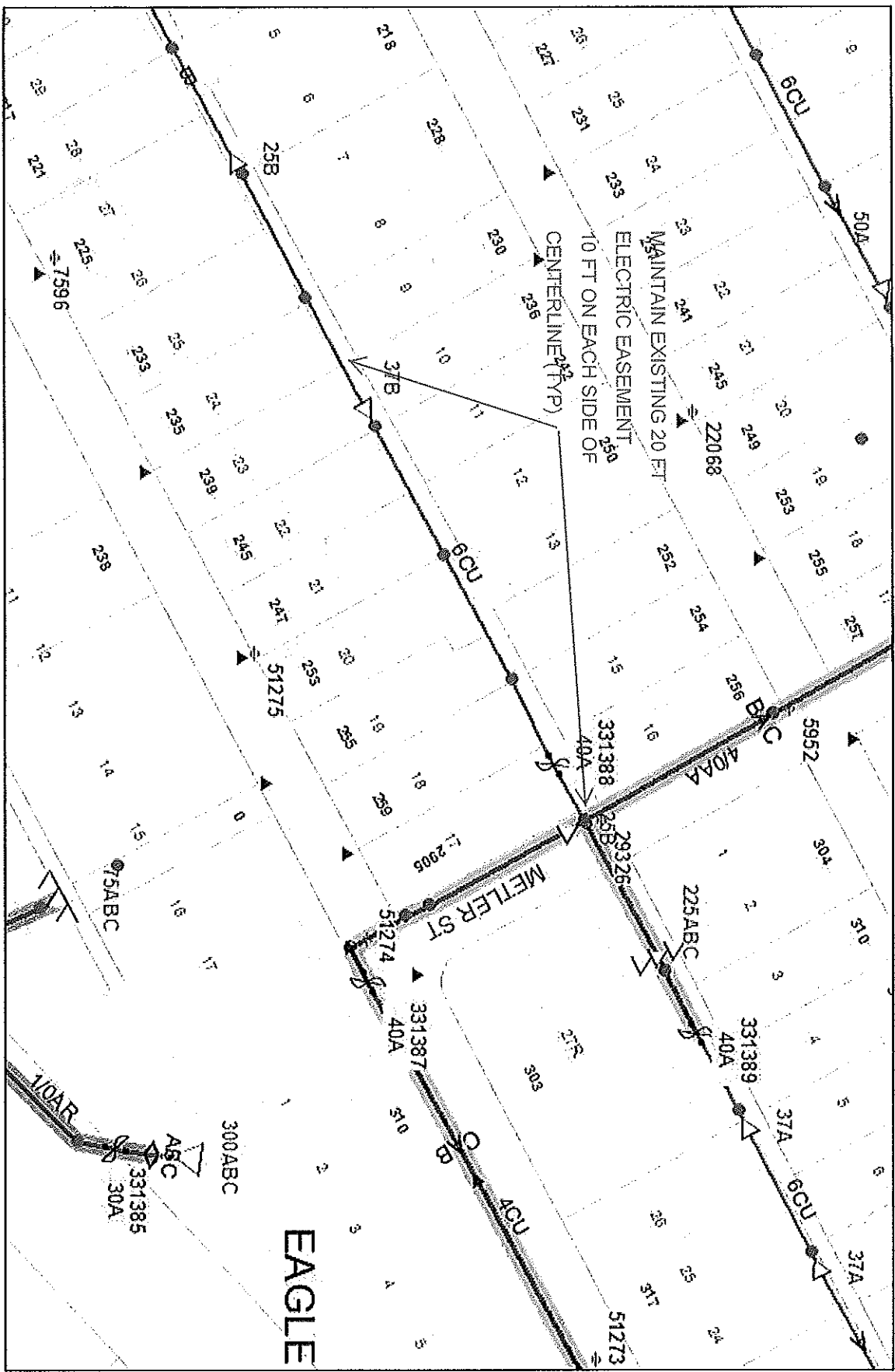
So long as these conditions are met, KUB has no objection to the closure of this right-of-way. If you have any questions regarding this matter, please call me at (865) 558-2291.

Sincerely,

Greg L. Patterson, P.E.
Engineering

GLP/ggt

Enclosure



File No. 7-A-14-AC **Unnamed Alley Closure (Electric)**

CITY BLOCK #18801 CLT MAP #81 WESTERN BOUNDARY OF PARCEL #10



Knowlton Utilities Board
 Product Warning: This map was produced from the Landcase 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.

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