

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

▶ **FILE #:** 11-A-15-AC

AGENDA ITEM #: 7

AGENDA DATE: 11/12/2015

▶ **APPLICANT:** JEFF CARR

TAX ID NUMBER: 94 L L 001

[View map on KGIS](#)

JURISDICTION: Council District 1

SECTOR PLAN: Central City

GROWTH POLICY PLAN: Urban Growth Area (Inside City Limits)

ZONING: C-3 (General Commercial)

WATERSHED: Second Creek

▶ **RIGHT-OF-WAY TO BE CLOSED:** Unnamed alley

▶ **LOCATION:** Between Forest Avenue and easternmost corner of parcel 094LL001

IS ALLEY:

(1) IN USE?: No

(2) IMPROVED (paved)?: No

▶ **APPLICANT'S REASON FOR CLOSURE:** Redevelopment of adjacent parcels

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

STAFF RECOMMENDATION:

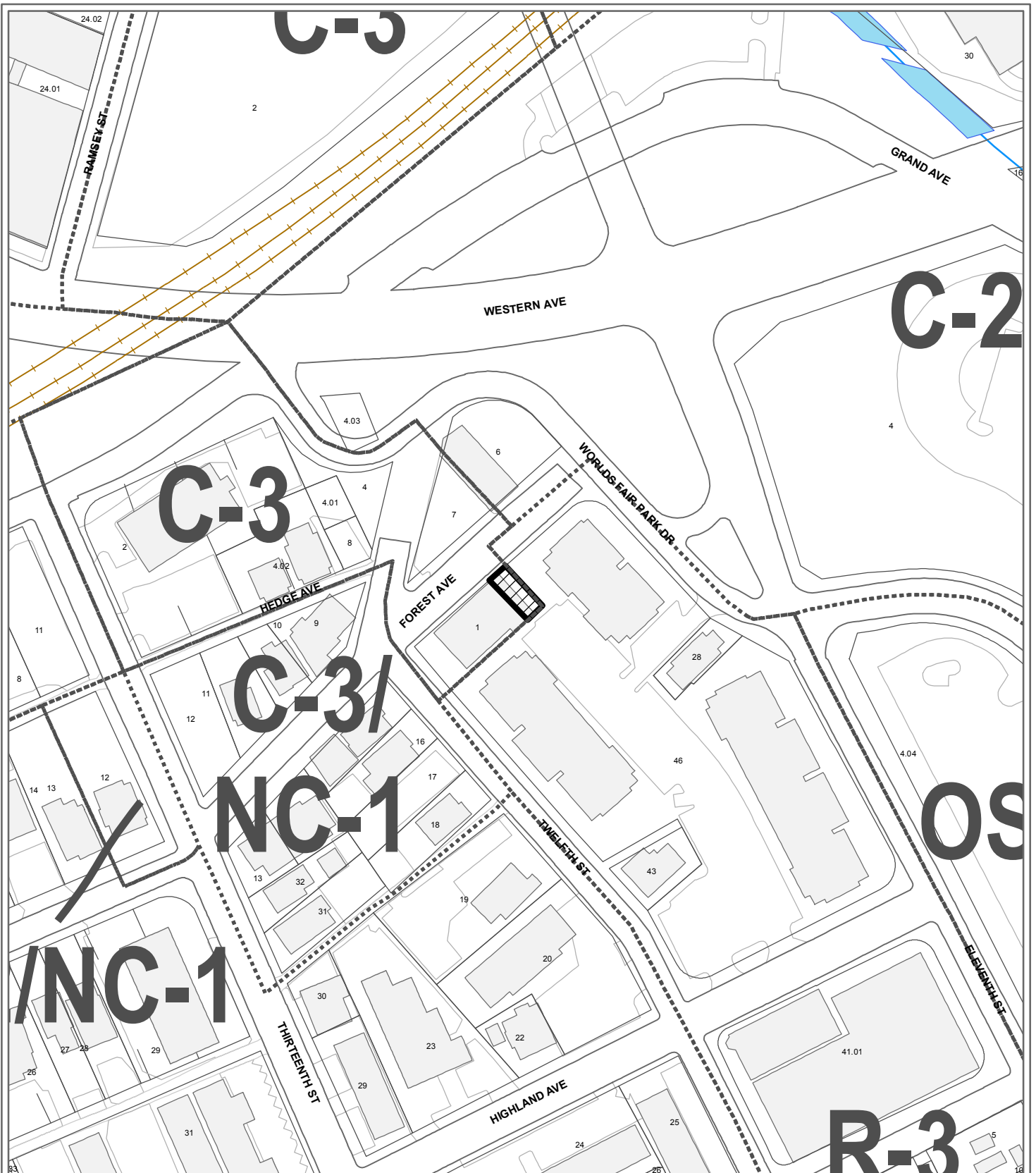
▶ **RECOMMEND** that City Council **APPROVE** the closure of a portion of the unnamed alley as requested, subject to any required easements:

This paper alley is covered partially with a structure and partially with private parking. It is not needed for access to any parcels.

COMMENTS:

Once closed, the right-of-way will be consolidated with surrounding parcels for future redevelopment. The applicant owns the adjacent property to the west. The owner of adjacent parcel 46, developed with apartments, has also signed the canvassing form, indicating agreement with the proposed closure. Having not received any objections to the closure, MPC staff recommends approval, as requested.

If approved, this item will be forwarded to for action on . If denied, MPC's action is final, unless the action to deny is appealed to . The date of the appeal hearing will depend on when the appeal application is filed. Appellants have to appeal an MPC decision in the City.



**11-A-15-AC
CLOSURE OF PUBLIC RIGHT OF WAY**

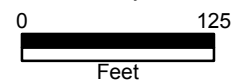
Name of Street or Alley: Unnamed alley
 To be closed from: Forest Avenue
 To be closed to: Easternmost corner of parcel 094LL001

Original Print Date: 10/27/2015 Revised:
 Metropolitan Planning Commission * City / County Building * Knoxville, TN 37902

Petitioner: Carr, Jeff

Map No: 94

Jurisdiction: City



11-A-15-AC Cox City Eng



CITY OF KNOXVILLE

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



October 29, 2015

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

SUBJECT: Closure of an unnamed alley off Forest Ave
MPC File # 11-A-15-AC; City Block 10146; Tax I.D. 094LL001

Mr. Brusseau:

The City Engineering Department has no objections to close the above reference 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,

Benjamin D. Davidson

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



Knoxville Utilities Board



October 19, 2015

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 11-A-15-AC
Block No. 10146
CLT No. 94
Parcel No. 4,6,7,8**

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.

- 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

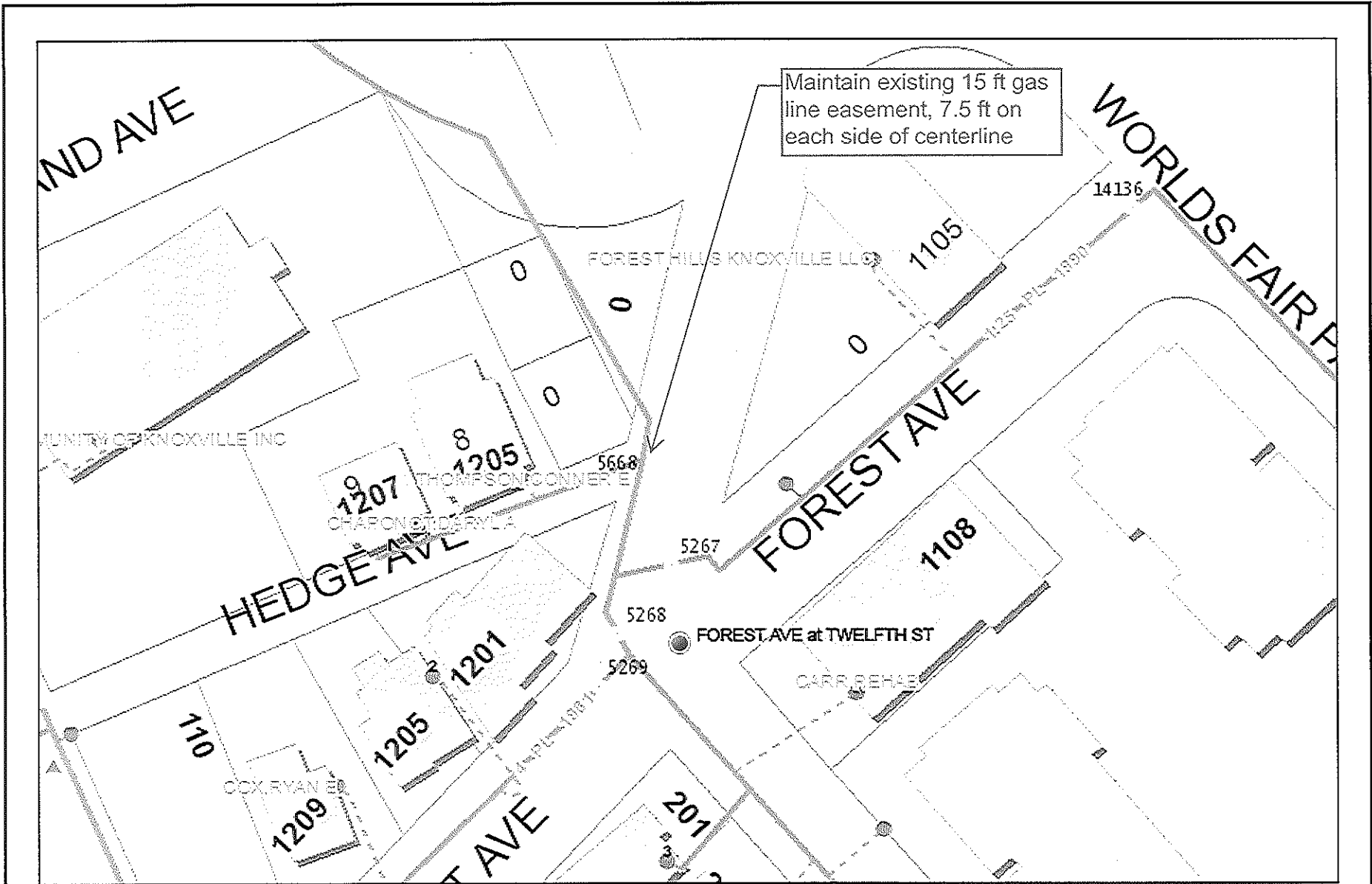
So long as these conditions are met, KUB has no objection to the closure of this right-of-way. If you have any questions regarding this matter, please call me at (865) 558-2291.

Sincerely,

Greg L. Patterson, P.E.
Engineering

GLP/ggt

Enclosure



Knoxville Utilities Board

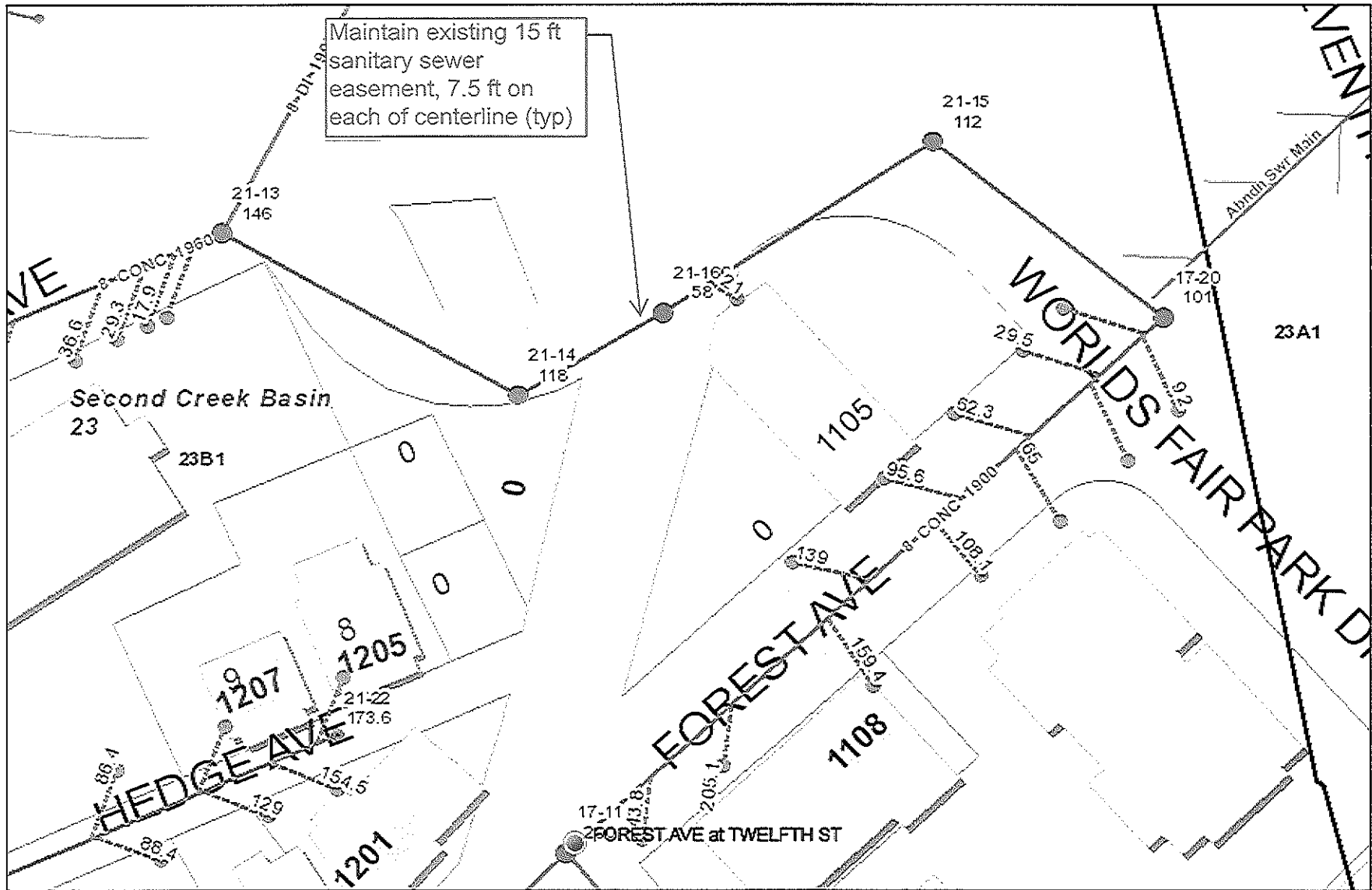
File No. 11-A-15-AC Unnamed Alley (Gas)

CLT MAP #94 CITY BLOCK #10146 PARCEL(S) #4, 6, 7, 8

Printed: 10/18/2015 15:25 PM



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File No. 11-A-15-AC Unnamed Alley (Sewer)

Printed: 10/18/2015 14:32 PM

CLT MAP #94

CITY BLOCK #10146

PARCEL(S) #4, 6, 7, 8



Knoxville Utilities Board

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