

CASE SUMMARY

APPLICATION TYPE: ROW CLOSURE



File Number: 12-A-22-SC **Related File Number:**
Application Filed: 10/20/2022 **Date of Revision:**
Applicant: HOUSE TO HOME RENOVATION AND CONSTRUCTION, LLC

PROPERTY INFORMATION

General Location:
Other Parcel Info.:
Tax ID Number: 109 N/A **Jurisdiction:** City
Size of Tract:
Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:
Surrounding Land Use:
Proposed Use: **Density:**
Sector Plan: South City **Sector Plan Designation:**
Growth Policy Plan: N/A (Within City Limits)
Neighborhood Context:

ADDRESS/RIGHT-OF-WAY INFORMATION (where applicable)

Street: Boggs Ave.
Location: Between Atchley Street and Sam Houston Street
Proposed Street Name:
Department-Utility Report: The City's Engineering Department, KUB and AT&T retain all rights and easements. TDOT and the City's Fire Department have no comments or objections.
Reason: The road was never improved or completed by the city. Upon inquiries to the Knoxville engineering and Knoxville Planning office, we were informed there are no plans to further develop the road. Closure of this road would help enhance the 2 adjacent lots and make 0 Boggs Ave. a buildable city lot which would further add to the City tax base.

ZONING INFORMATION (where applicable)

Current Zoning: RN-2 (Single-Family Residential Neighborhood), HP (Hillside Protection Overlay)
Former Zoning:
Requested Zoning:
Previous Requests:
Extension of Zone:
History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

No. of Lots Proposed:

No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.: The road was never improved or completed by the city. Upon inquiries to the Knoxville engineering and Knoxville Planning office, we were informed there are no plans to further develop the road. Closure of this road would help enhance the 2 adjacent lots and make 0 Boggs Ave. a buildable city lot which would further add to the City tax base.

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Liz Albertson

Staff Recomm. (Abbr.): Approve closure of portion of Boggs Avenue that runs between Atchley Street to Sam Houston Street subject to any required easements, and because staff has received no objections.

Staff Recomm. (Full):

Comments:

1. This request is to close a portion of Boggs Avenue from Atchley Street to Sam Houston Street.
2. The adjoining properties for the street closure are zoned residential, RN-2.
3. Staff has received no objections from the general public.
4. The following departments and organizations had these comments:
 - The City Engineering Department has no objections to close the above referenced right-of-way area. However, should this right-of-way be closed, the City will reserve easements for all drainage facilities and utilities, if there are any current facilities, located in or within five (5) feet of the property described herein. No easements are reserved if there are no current facilities within the closure area. If any existing facilities or utilities are found not feasible to the site development or use, they may be removed and relocated, subject to City Engineering and/or other applicable easement holder review and approval.
 - KUB: We have reviewed our records and, as far as we have been able to determine, KUB has no existing utility facilities located within the subject right-of-way and we have no objection to the requested closure. However, KUB does not release and hereby retains all easements and rights for existing facilities, whether or not identified in our research.
 - AT&T has no comments.
 - TDOT has no comments as this is not a state right-of-way.
 - The Fire Department has no comments.

Action: Approved

Meeting Date: 12/8/2022

Details of Action:

Summary of Action: Approve closure of portion of Boggs Avenue that runs between Atchley Street to Sam Houston Street subject to any required easements, and because staff has received no objections.

Date of Approval: 12/8/2022

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: **Action Appealed?:**

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knoxville City Council

Date of Legislative Action: 1/10/2023

Date of Legislative Action, Second Reading: 1/24/2023

Ordinance Number:

Other Ordinance Number References: O-23-2023

Disposition of Case: Approved

Disposition of Case, Second Reading: Approved

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: