

CASE SUMMARY

APPLICATION TYPE: ROW CLOSURE



File Number: 2-A-20-AC Related File Number:
Application Filed: 12/10/2019 Date of Revision:
Applicant: CENTRAL STREET HOLDINGS

PROPERTY INFORMATION

General Location:
Other Parcel Info.:
Tax ID Number: 81 N/A Jurisdiction: City
Size of Tract:
Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:
Surrounding Land Use:
Proposed Use: Density:
Sector Plan: Central City Sector Plan Designation:
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context:

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

Street: Unnamed alley off of N. Central St. between E. Woodland Ave. and E. Scott Ave.
Location: Between N. Central St. and rear lot line of 1406 N. Central St. (parcel 081KF042)
Proposed Street Name:
Department-Utility Report: No departments or utilities have any comments, though the City's Engineering Department, KUB, and AT&T have requested to retain any easements that may be in place.
Reason: Alley not in use; topography would not make use a viable option

ZONING INFORMATION (where applicable)

Current Zoning: N/A (ROW area); C-G-2 (General Commercial) is the adjacent zone
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.: Alley not in use; topography would not make use a viable option

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Michelle Portier

Staff Recomm. (Abbr.): Approve closure of the unnamed alley from N. Central Avenue to the rear lot line of 1406 N. Central St., subject to any required easements, since it does not provide access to any lots and staff has received no objections.

Staff Recomm. (Full):

Comments:

1. The alley runs parallel to and between E. Scott and E. Woodland Avenues, then turns north at the lot line of parcel 081 F K 042 and connects with E. Woodland Avenue, so the portion of the alley requested for closure does not provide access to any properties.
2. Staff has received no objections, but the following departments and organizations had these comments:
 - 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 there are any current facilities located in or within five (5) feet of the property described herein. 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 find that we have existing utility facilities located within the subject right-of-way. The approximate locations of these facilities are indicated on the enclosed prints (see supplemental documentation). 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 easements for its utility facilities: Electric - 10 feet on each side of the centerline of the electric line, 20 feet total width.
 - AT&T does not wish to relinquish any ROW or utility easements at this time.
 - The City's Fire Department, TDOT, and KUB had no comments.

Action: Approved

Meeting Date: 2/13/2020

Details of Action:

Summary of Action: The Planning Commission approved closure of the unnamed alley from N. Central Avenue to the rear lot line of 1406 N. Central St., subject to any required easements, since it does not provide access to any lots and staff has received no objections.

Date of Approval: 2/13/2020

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: 3/10/2020

Date of Legislative Action, Second Reading: 3/24/2020

Ordinance Number:

Other Ordinance Number References: O-47-2020

Disposition of Case: Approved

If "Other":

Amendments:

Date of Legislative Appeal:

Disposition of Case, Second Reading: Approved

If "Other":

Amendments:

Effective Date of Ordinance: