

CASE SUMMARY

APPLICATION TYPE: ROW CLOSURE



File Number: 5-A-21-AC **Related File Number:**
Application Filed: 3/11/2021 **Date of Revision:**
Applicant: GREATER FIRST CHURCH OF GOD IN CHRIST

PROPERTY INFORMATION

General Location:
Other Parcel Info.:
Tax ID Number: 94 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: N/A (within City limits)
Neighborhood Context:

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

Street: unnamed alley
Location: Between Hart Ave. (previously closed private right-of-way) and southwest corner of parcel 094OC028
Proposed Street Name:
Department-Utility Report: The City's Engineering Department and KUB have requested to retain any easements that may be in place.
Reason: Property owner owns all surrounding property. Alley is landlocked and is not needed. All Alleys and roads that previously connected to this alley have been closed. Property owner is trying to clean up the title so there is not an alley running through the middle of the property.

ZONING INFORMATION (where applicable)

Current Zoning: N/A
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.: Property owner owns all surrounding property. Alley is landlocked and is not needed. All Alleys and roads that previously connected to this alley have been closed. Property owner is trying to clean up the title so there is not an alley running through the middle of the property.

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Michelle Portier

Staff Recomm. (Abbr.): Approve closure of the unnamed alley that runs from Hart Avenue to the southwest corner of parcel 094OC028, 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 was never developed, so this is a right-of-way that does not provide access to any parcels.
2. This request is to close an "L" shaped alley located mid-block between Twenty-third Street and Alcoa Highway.
3. A previous right-of-way closure was granted for the eastern side of the alley (Ordinance O-366-91).
4. Staff has received no objections, but the following departments and organizations had these comments:
 - a. 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.
 - b. The City's Fire Department had no comments.
 - c. TDOT had no Comments.
 - d. 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-ways and we have no objection to the requested closures. However, KUB does not release and hereby retains all easements and rights for existing facilities, whether or not identified in our research.
 - e. AT&T did submit any comments.

Action: Approved

Meeting Date: 5/13/2021

Details of Action:

Summary of Action: Approve closure of the unnamed alley that runs from Hart Avenue to the southwest corner of parcel 094OC028, subject to any required easements, since it does not provide access to any lots and staff has received no objections.

Date of Approval: 5/13/2021

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: 6/15/2021

Date of Legislative Action, Second Reading:

Ordinance Number: O-75-2021

Other Ordinance Number References:

Disposition of Case: Approved (Emergency)

If "Other":

Amendments:

Date of Legislative Appeal:

Disposition of Case, Second Reading:

If "Other":

Amendments:

Effective Date of Ordinance: