

**First Reading: March 20, 2018**  
**Second Reading: March 27, 2018**

MR-2018-019  
International Board of Jewish Missions, Inc.  
c/o Edward Frampton  
District 3  
Version 2

ORDINANCE NO. 13291

AN ORDINANCE CLOSING AND ABANDONING A PORTION OF THE 5100 BLOCK OF GENESIS LANE TO ALLOW FOR CREATION OF GREEN SPACE AND PARKING, AS DETAILED ON THE ATTACHED MAP, SUBJECT TO CERTAIN CONDITIONS.

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SECTION 1. BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That a portion of the 5100 block of Genesis Lane to allow for creation of green space and parking, as detailed on the attached map, be and is hereby closed and abandoned:

Abandonment of an unopened portion of the 5100 block of Genesis Lane beginning at the south line of an a private drive located on the west line of the 5100 block of Genesis Lane thence south some 141.36 feet along said west line to a dead-end. Said portion of said lane separates Lot 4, Final Plat North Park Office Centre, Plat Book 53, Page 211, ROHC, from Lot 7, Final Plat of Northpark Retail Center, Plat Book 99, Page 188, ROHC. Tax Map 110I-J-017.01 and 021.06.

SECTION 2. BE IT FURTHER ORDAINED, That this abandonment shall be subject to the following conditions:

- 1) The applicant shall obtain necessary permits and approvals from the City of Chattanooga Land Development Office as required for any subsequent construction work. Council action for this item does not constitute a permit for construction work.

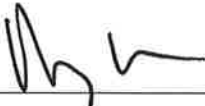
- 2) Subject to the retention of full-width utility easement(s) as required by said utilities, including, but not limited to AT&T, City of Chattanooga Public Works, and EPB, as attached and in the location specified on the utility cards attached with this Ordinance.
- 3) This abandonment is contingent upon the applicant dedicating a portion of the southwest corner of the property owned by the applicant (Tax Map No. 110I-J-021.06) as right-of-way to maintain access to adjacent property (Tax Map No. 110I-J-017.01) as shown on the attached exhibit and deeding the right-of-way to the City of Chattanooga within one hundred eighty (180) days after the approval of this abandonment. Otherwise, the subject right-of-way shall revert back to a public right-of-way.
- 4) All non-permanent encroachments shall be relocated from the existing and proposed right-of-way before the City approves the final plat that dedicates the subject right-of-way and deeds it for public use. Relocation of encroachments must be borne by their respective owners.
- 5) All remaining structural encroachments should be permitted by the City via Temporary Use or Indemnity and Hold Harmless Agreement until such time as the street is extended through the dedicated right-of-way.

SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two (2) weeks from and after its passage.

Passed on second and final reading: March 27, 2018

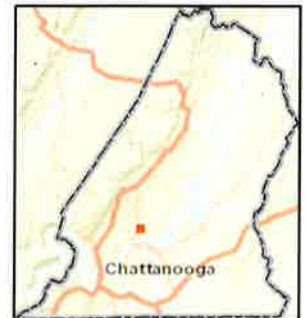
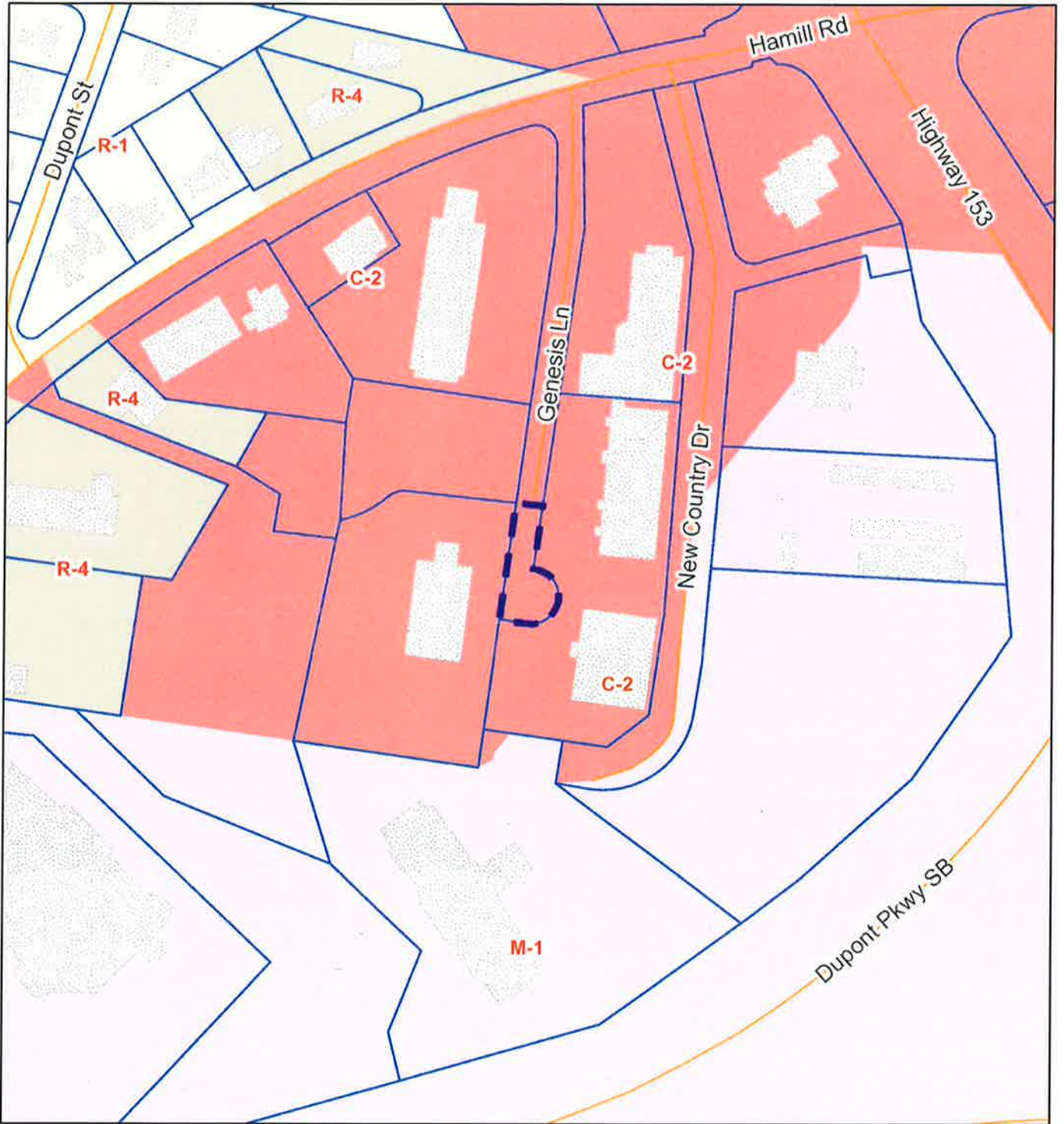
  
\_\_\_\_\_  
VICE-CHAIRMAN

APPROVED:  DISAPPROVED:

  
\_\_\_\_\_  
MAYOR

/mem

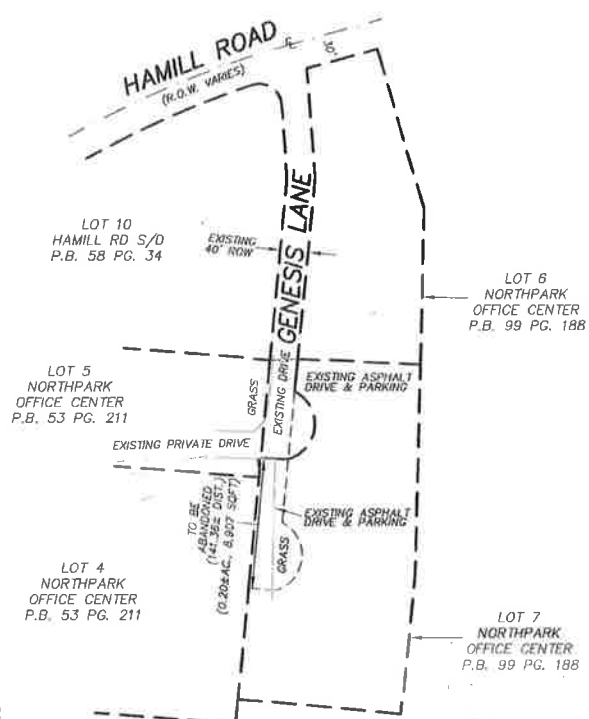
# MR 2018-0019 Abandonment





# MR 2018-0019 Abandonment





Surveyors Certification.

I hereby certify that I have surveyed the property shown hereon that this survey is correct to the best of my knowledge and belief and that it is a category "T" survey and that the ratio of precision of the unadjusted survey is 1:10000+ as shown hereon. This survey meets the current TN Minimum Standards of Practice. (This survey is null and void unless stamped in red ink)

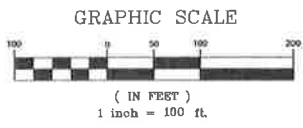
David Mathews PLS#747

General Notes:

1. Tax Map: 1101 J 021.06
2. This Survey was performed without the benefit of a Title Commitment.
3. This survey is nontransferable without written permission from the surveyor.
4. Subject to restrictions and easements not referenced by current Deed of record.
5. Any locations of underground utilities if shown hereon are based on aboveground structures and record drawings provided the surveyor. Locations of underground utilities/ structures may vary from locations shown hereon. Additional buried utilities/ structures may be encountered. No excavations were made during the progress of this survey to locate buried utilities/ structures. For information regarding these utilities, please contact the appropriate agencies.
6. Street Address: 5106 Genesis Lane
7. All corners are Iron Pins Set unless otherwise noted.

BOUNDARY SURVEY

<b>PARCEL R.O.W. ABANDONED</b>		
LOT 7 PLAT BOOK 99, PAGE 188		
CHATTANOOGA, HAMILTON COUNTY, TENNESSEE		
Date: 11-27-2017	Drawn: MCOLLIER	Job#: 17-016
Scale: 1" = 100'	Checked: DLM	
<b>DAVID MATHEWS SURVEYING</b>		
1820 HAMILL ROAD HIXSON, TENNESSEE 37343 423-870-4200		17-03018F



NOV 27 2017

256-0019

DAVID MATHEWS SURVEYING, INC. 1820 HAMILL ROAD, HIXSON, TN 37343 (615) 423-8700

Chattanooga Gas Co. - Marcus Smith

### Abandonment / Closure Cards

Case No.	Closure O.K.	
	Yes	No
2018-0006	✓	
2018-0019	✓	

\* Comments forthcoming

Electric Power Board - Billy McGhee

### Abandonment / Closure Cards

Case No.	Closure O.K.	
	Yes	No
2018-0006	✓	
2018-0019		✓

\* Comments forthcoming

Tennessee American - Meagan Catalina

### Abandonment / Closure Cards

Case No.	Closure O.K.	
	Yes	No
MR 2018-0006	X	
MR 2018-0019 - out of service area		

\* Comments forthcoming

Comcast Cable - James Patterson

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	Yes	No
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2018-0019	X	

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City Chatt. Engineer - Bill Payne / Bonnie Mumpower

12/8/17

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RETAIN TO SAN SEWER EASEMENT		

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City Chatt. Transportation - Brandon Sutton

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* Conditional to the dedication of ROW to facilitate a new turnaround at the dead end. Pavement of ROW for cut-deck to match City standards.		

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Reed on 12-7-17

Hamilton County WUTA - Mark Harrison

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\* Comments forthcoming

St. of TN Transportation - Ray Rucker

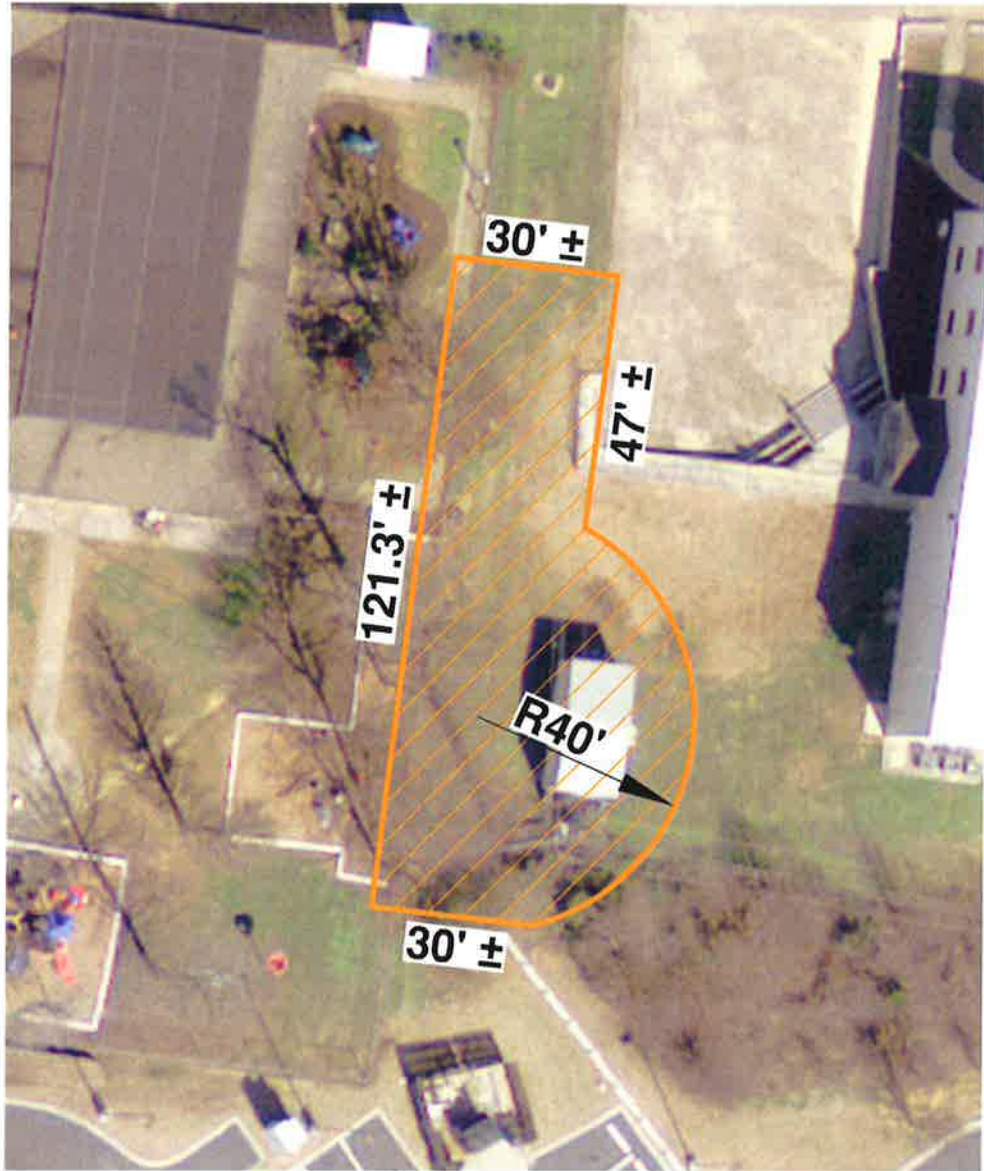
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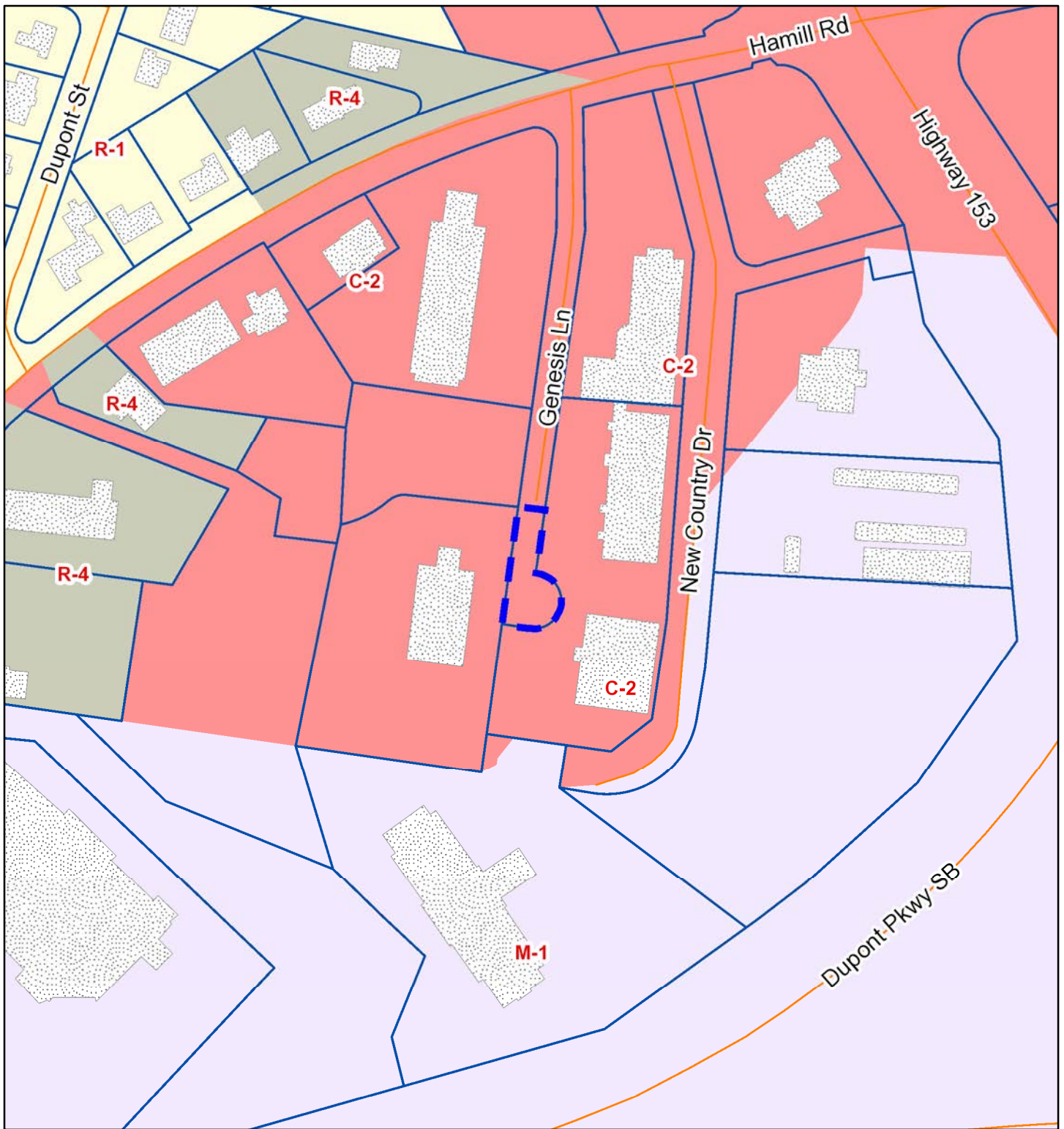






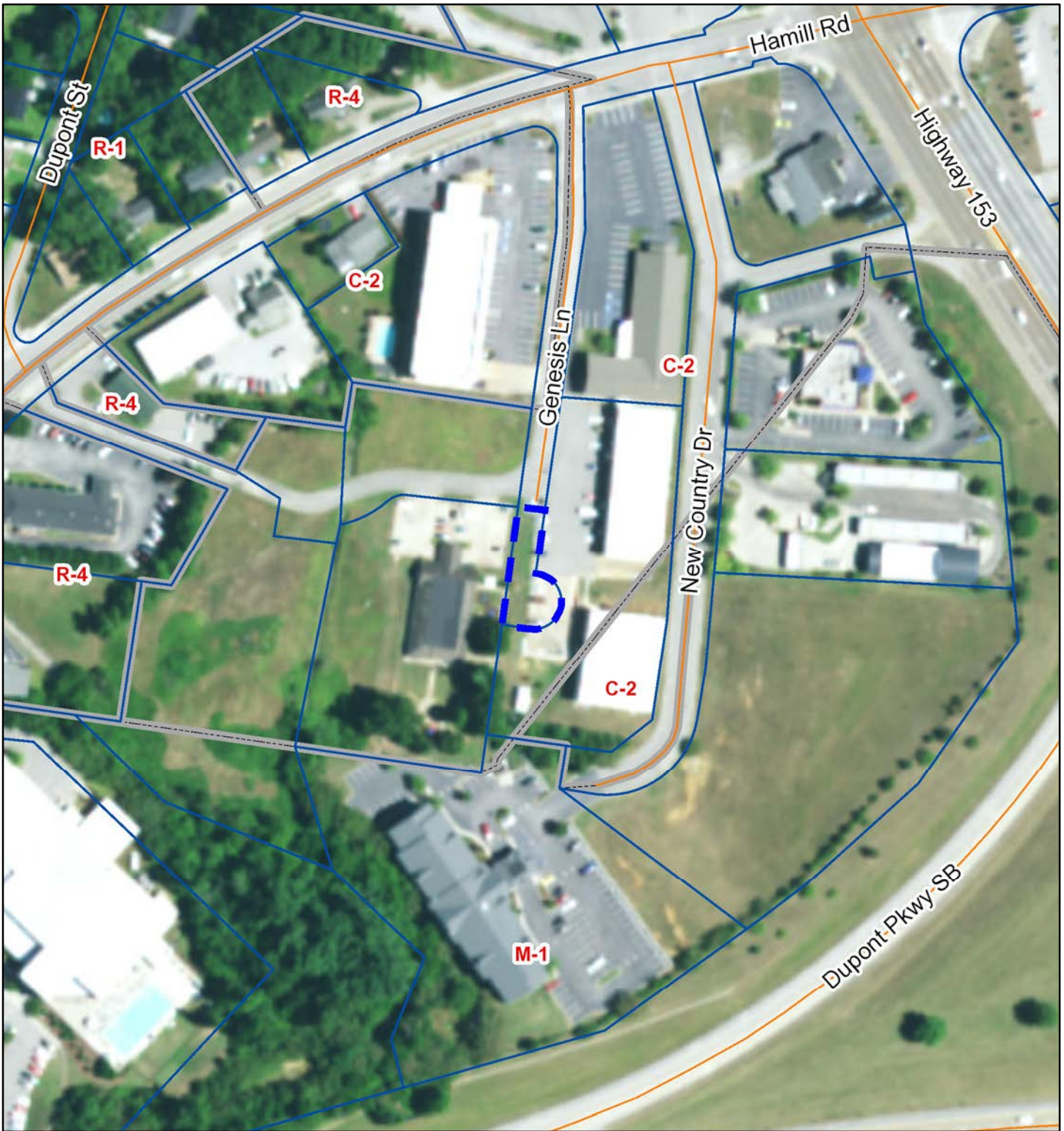


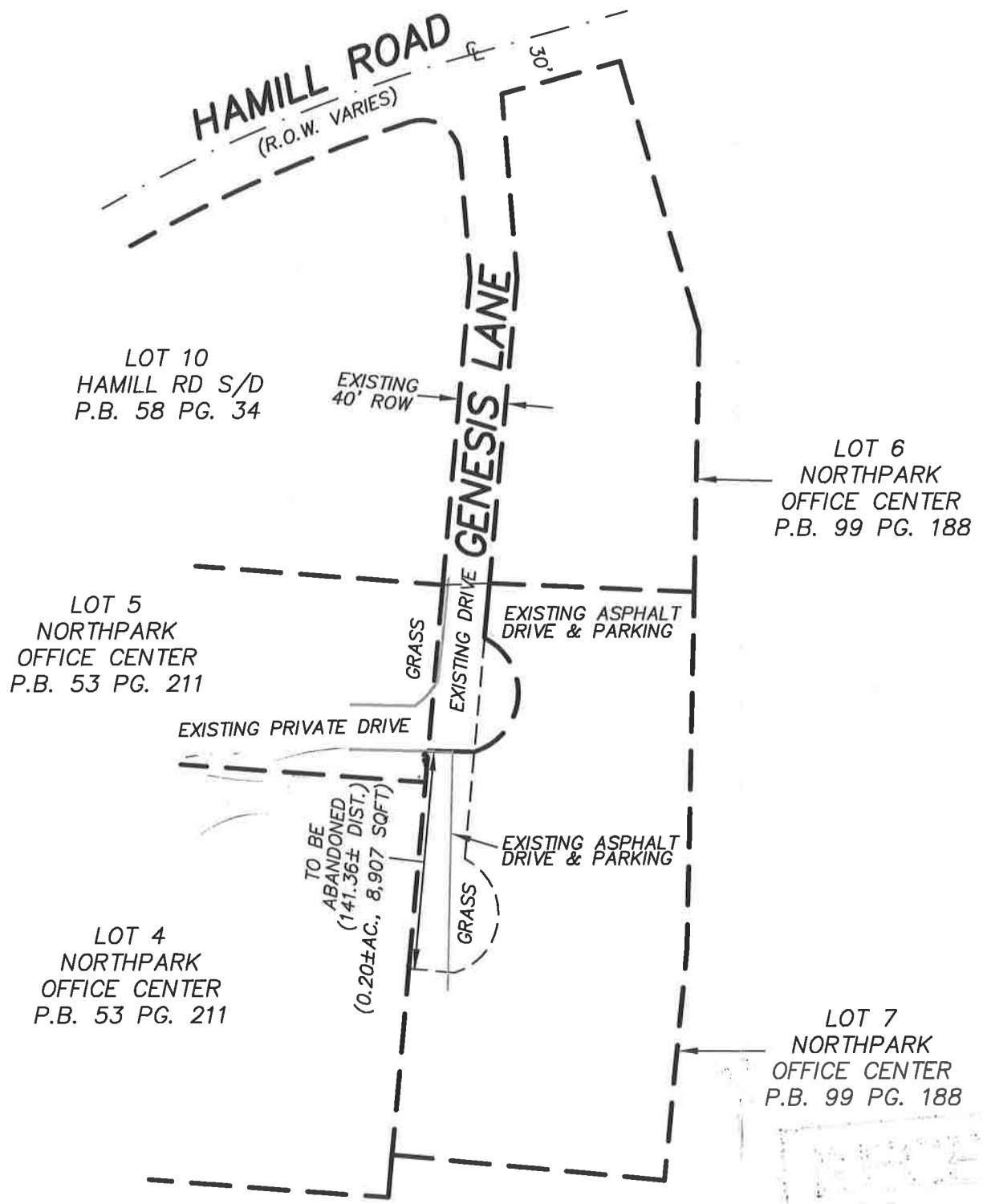
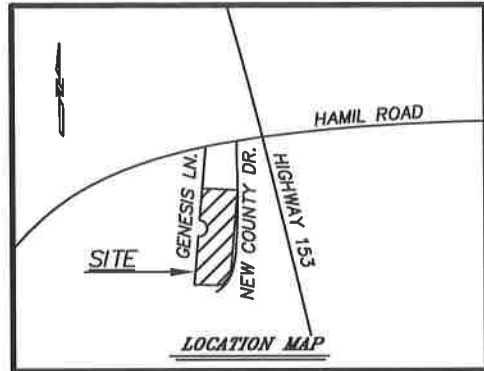
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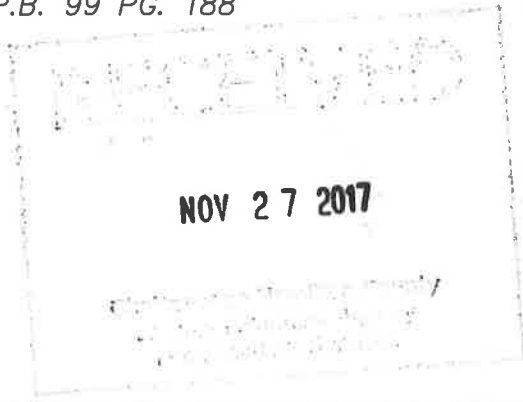
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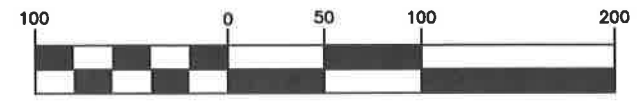
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1820 HAMIL ROAD HIXSON, TENNESSEE. 37343 423-870-4208		



2018-0019

GRAPHIC SCALE



( IN FEET )  
1 inch = 100 ft.

\\sds\work\land\Projects\NEWELL\_1820 SURVEYS\DWG\PLAT LOT 7 NORTH PARK OFFICE CENTER.dwg 3/17/2017 10:09 AM EST



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2018-0019	X	

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81112  
12/5/17

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Rec'd on 12-7-17

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\* Comments forthcoming



Genesis Lane  
(30' R/W)


NEW (PT)


30' PRIVATE DRAINAGE  
EASEMENT - PB 84-121

30' PUBLIC SANITARY  
SEWER EASEMENT  
PB 84-121

LOT 7  
1.27± Ac

New Country Drive  
(Private)

PROPOSED R/W ABANDONMENT  
0.03± AC (1,417± SF)  
(TYP. WHERE )

PROPOSED NEW R/W  
TO BE DEEDED TO CITY  
0.11± AC (4,979± SF)  
(TYP. WHERE )

30' POWER & COMM. EASEMENT  
(REVISED BY THIS PLAT.  
FORMERLY 10' WIDE PER PB 59-137)

LOT 4  
North Park Office Center  
PB 53-211

20' SANITARY SEWER  
EASEMENT - DB 5999-624

30' POWER & COMM. EASEMENT  
(REVISED BY THIS PLAT. FORMERLY 20'  
WIDE PER PB 59-137)

Sanitary Sewer  
Easement Corner 0.5'  
North of Lot Line

LOT 5  
North Park Retail Center  
PB 73-51

20' SANITARY SEWER  
EASEMENT - DB 5999-624

30' PRIVATE DRAINAGE  
EASEMENT - PB 84-121

S 86°12'14" E 131.90'

N 06°37'32" E 179.78'

(S 02°34'58" W P)  
S 03°05'37" W 233.70'

N 07°08'16" E 121.25'

(S 06°50'53" W 110.53' P)  
S 06°56'34" W 111.55'

N 83°27'43" W

N 83°21'52" W

(S 06°00' P)  
53.76'

(S 51°28'36" W P)  
(S 51°21'52" W P)

88.58'

50.00'

NEW 100118

NEW 100118

NEW 100118

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APPROX. ZONE LINE  
ZONED C-3  
BASE ACCO MAP

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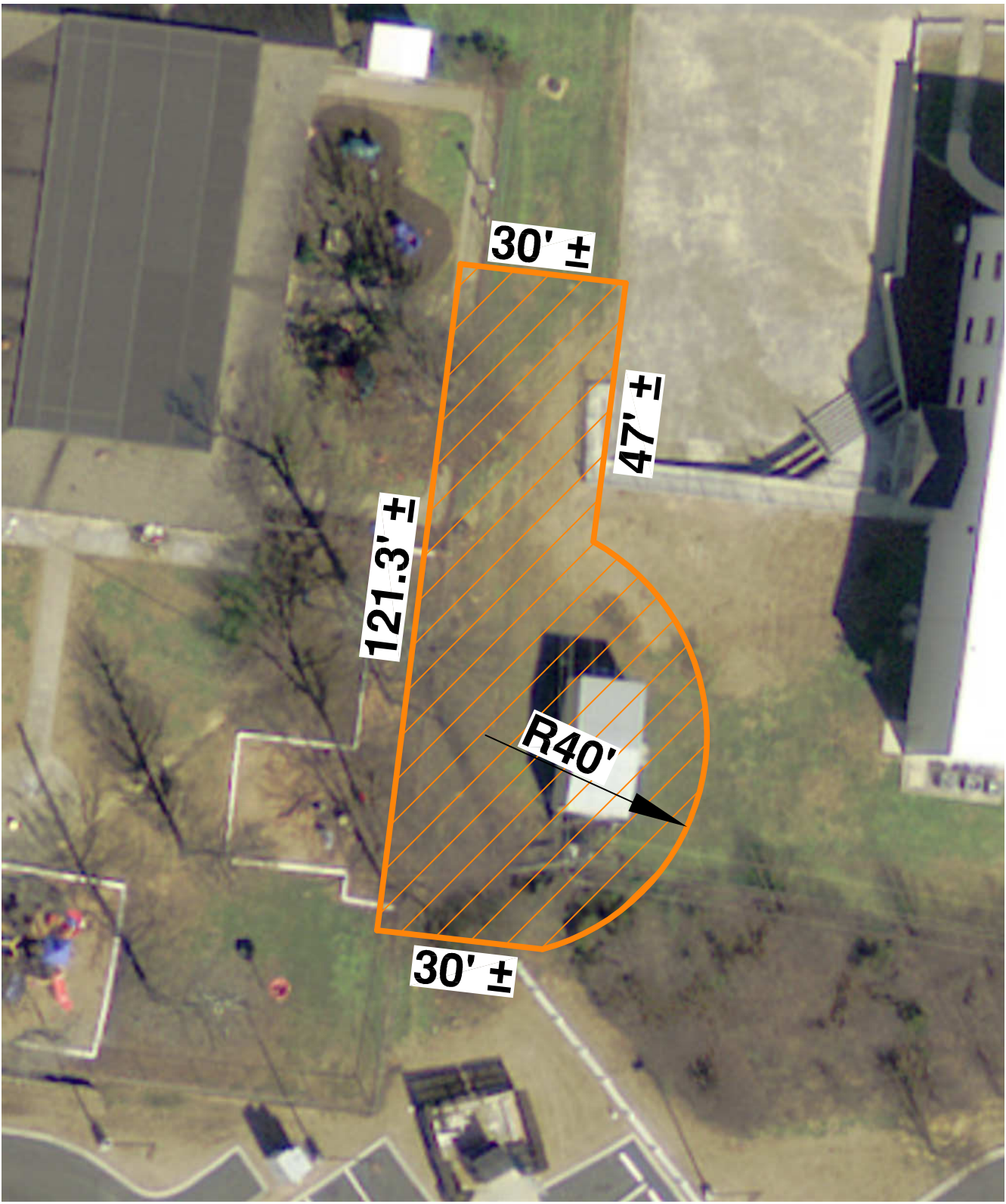
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30' ±

47' ±

121.3' ±

R40'

30' ±