

First Reading: November 17, 2020
Second Reading: November 24, 2020

MR-2020-0134
Campbell Lewis
SSP Lucey LLC
District 9

ORDINANCE NO. 13625

AN ORDINANCE CLOSING AND ABANDONING AN UNOPENED RIGHT-OF-WAY ALONG THE 1300 BLOCK OF VANCE AVENUE, AS DETAILED ON THE ATTACHED MAP, SUBJECT TO CERTAIN CONDITIONS.

SECTION 1. BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That an unopened right-of-way along the 1300 block of Vance Avenue, as detailed on the attached map, be and is hereby closed and abandoned:

Abandonment of the 1300 block of Vance Avenue beginning at the southwest corner of Tax Map No. 146J-D-011 thence 130 feet southeast to the southeast corner of Tax Map No. 146J-D-011. Said avenue separates Lot 1 and 2, Final Plat of the Troxler Subdivision on Greenwood Avenue, Plat Book 118, Page 30, ROHC, from Lot 19, Block 43, James Addition to Highland Park, Plat Book 3, Page 7, ROHC. Tax Map Nos. 146J-D-011 thru 013.

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. Please note Council action for this item does not constitute a permit for construction work nor does it constitute technical approval of the street concepts attached to this abandonment;
- 2) Subject to the owner/developer's dedication of new right-of-way and construction of a public street network meeting the intent of the attached, providing north-south connectivity from Bennett Avenue to Union Avenue and connectivity to S. Greenwood Avenue via Anderson Avenue improvements;

- 3) Subject to the creation of a ten (10') foot minimum width pedestrian access easement (alignment and width to be coordinated with Chattanooga Department of Transportation) connecting between S. Greenwood Avenue and the Lucey Quarter project as conceptually indicated on the attached exhibit (EX-5); and
- 4) Subject to the retention of utility easement(s) including, but not necessarily limited to, a twenty-five (25') foot power easement reserved for EPB along the northern half of the subject right-of-way to be abandoned, as attached and in the location specified on the utility cards attached with this Ordinance.

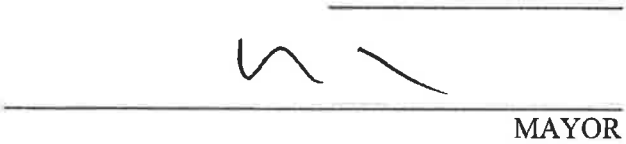
SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two (2) weeks from and after its passage.

Passed on second and final reading: November 24, 2020



CHAIRPERSON

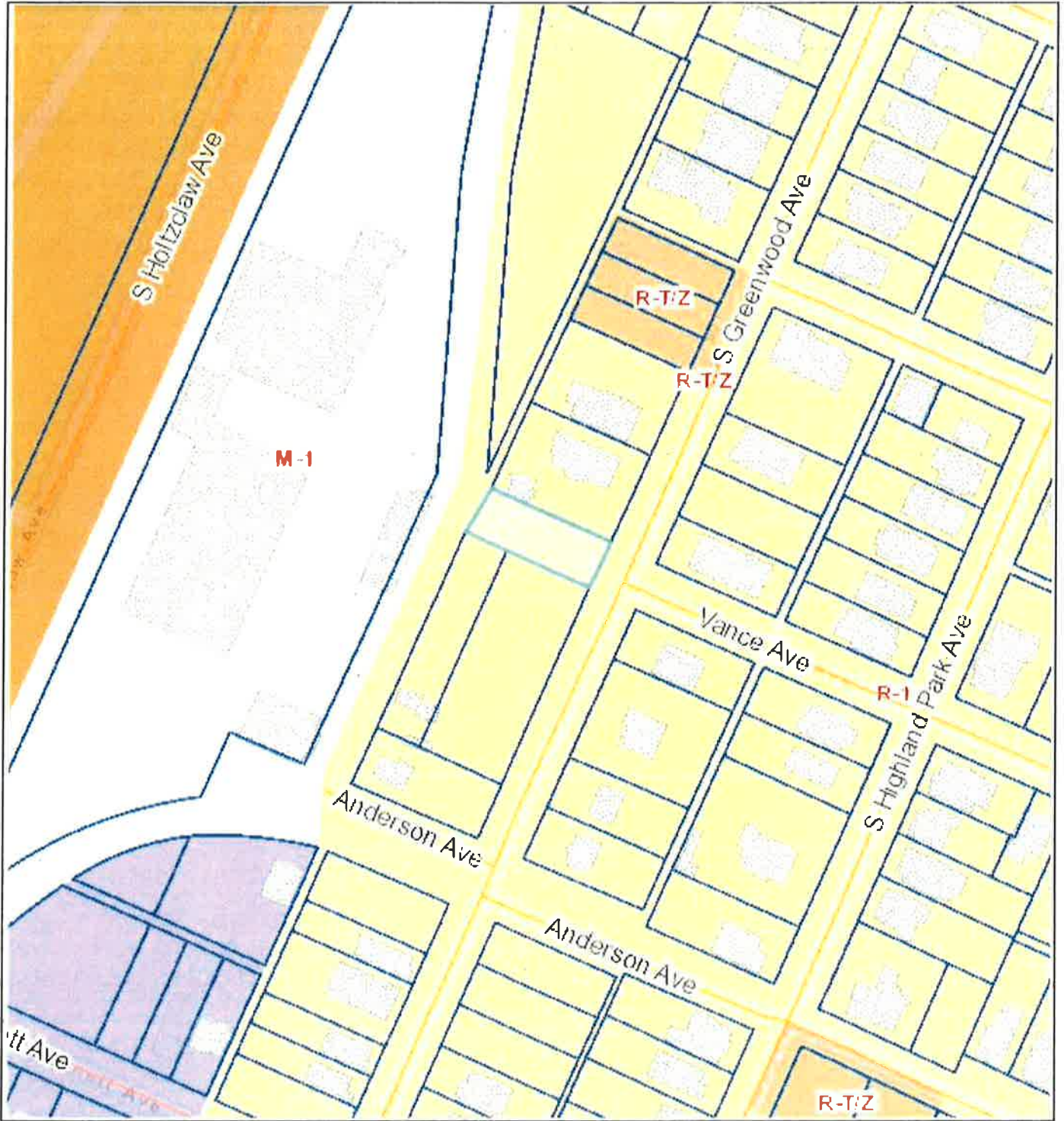
APPROVED: DISAPPROVED:



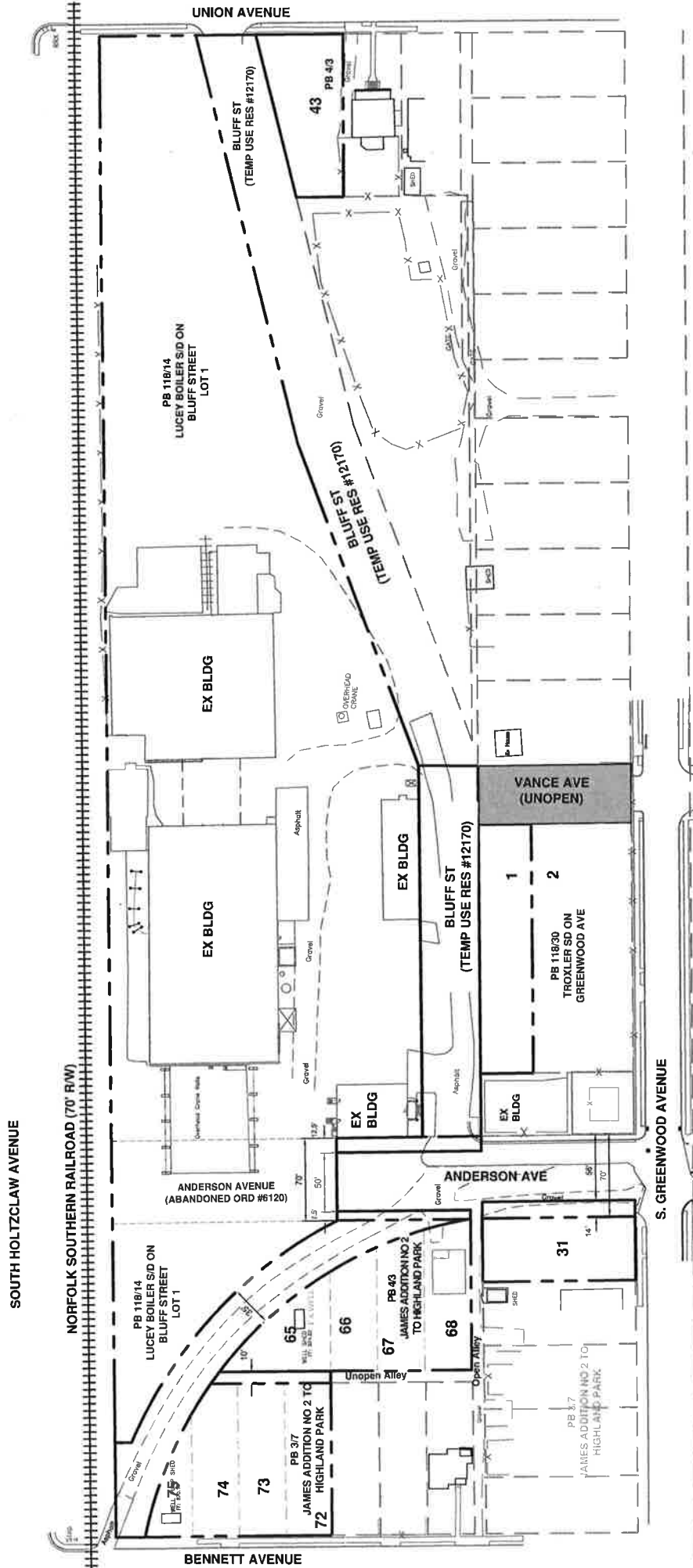
MAYOR

/mem

MR 2020-0134 Abandonment



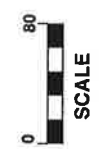
PLANNING COMMISSION RECOMMENDATION
FOR CASE NO. MR-2020-0134: Approve.

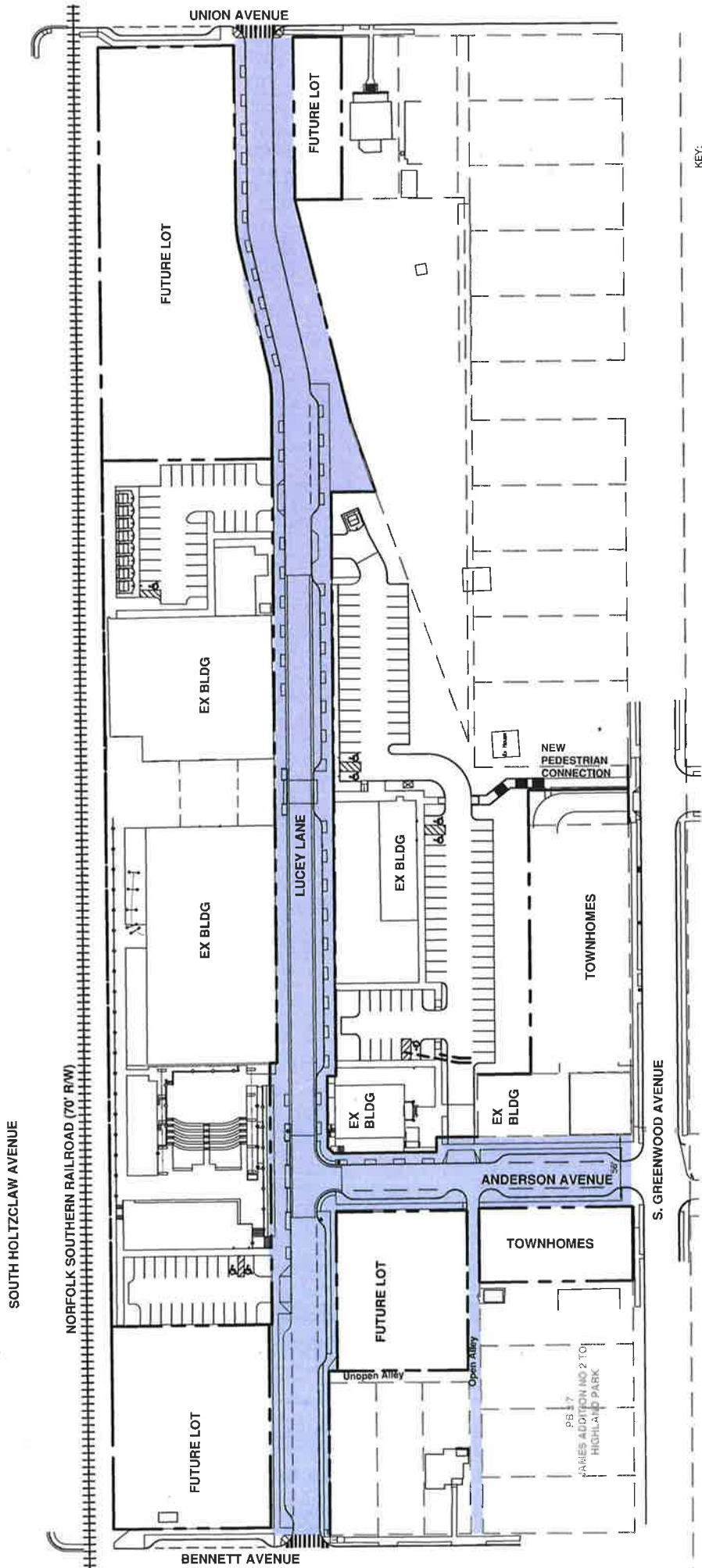


KEY: RW TO BE ABANDONED

VANCE AVENUE TO BE ABANDONED
 CASE 2020-0134
 EX-3
 10/20/20

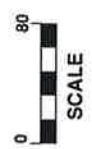
Mandatory Referral
Lucey Quarter Mixed-Use
 901 S. Holtzclaw Avenue
 Chattanooga, TN



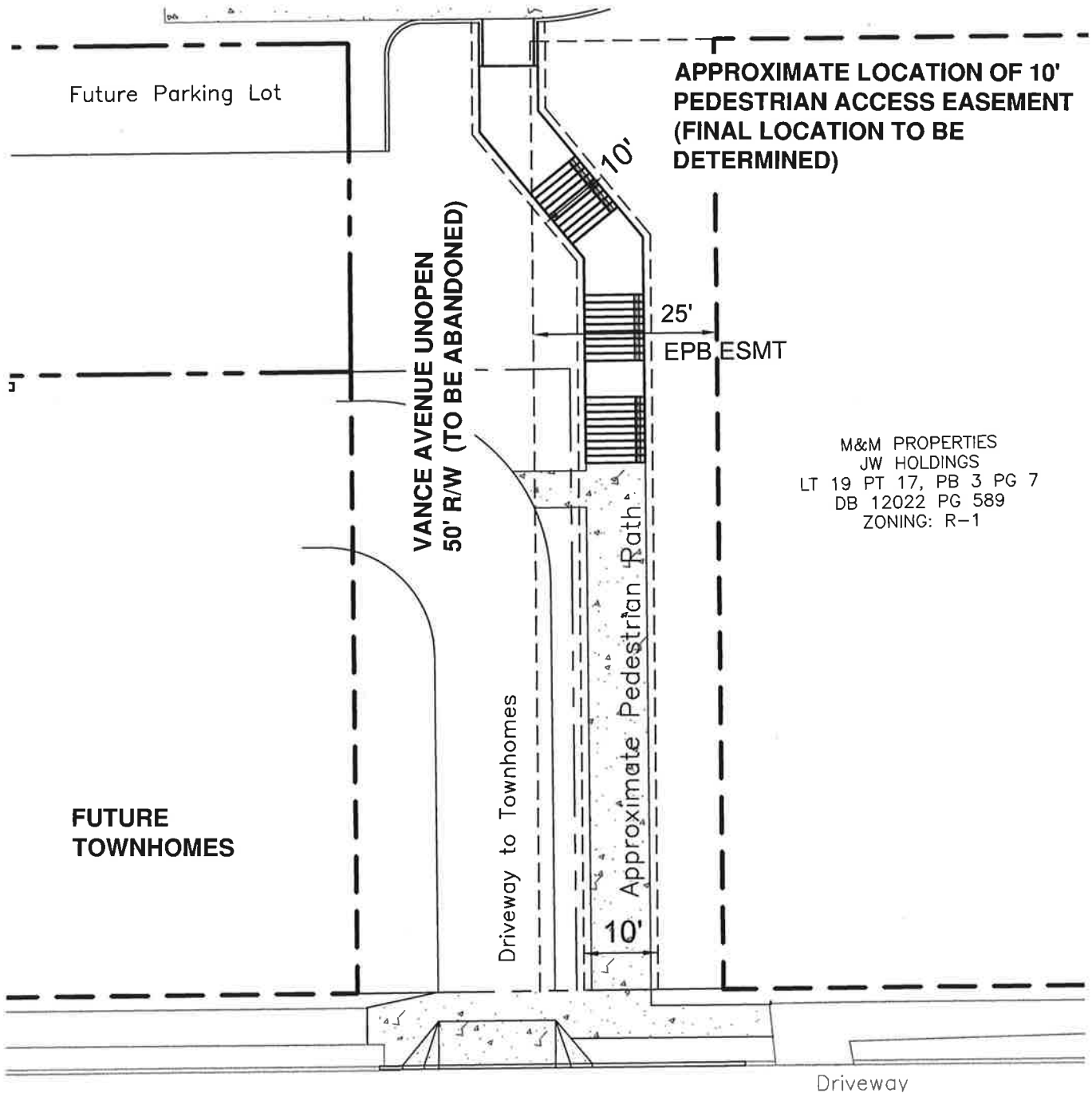


KEY:
 PROPOSED RW'S

Mandatory Referral
Lucey Quarter Mixed-Use
 901 S. Holtzclaw Avenue
 Chattanooga, TN
 NEW RIGHTS OF WAY
 EX-4
 11/02/20



LUCEY QUARTER PROJECT



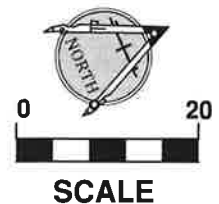
M&M PROPERTIES
JW HOLDINGS
LT 19 PT 17, PB 3 PG 7
DB 12022 PG 589
ZONING: R-1

S. GREENWOOD AVENUE



LUCEY QUARTER MIXED USE PROJECT

CHATTANOOGA, TENNESSEE



EX-5
Vance Avenue Proposed
Pedestrian Access Easement
11/02/20