

**First Reading: January 4, 2022**  
**Second Reading: January 11, 2022**

MR-2021-0155  
ASA Engineering  
c/o Allen Jones for 26 Partners, LLC  
c/o Eric Cummings  
District 7

ORDINANCE NO. 13768

AN ORDINANCE CLOSING AND ABANDONING A PORTION OF A RIGHT-OF-WAY LOCATED AT THE CORNER OF W. 26<sup>TH</sup> STREET AT COWART STREET, AS DETAILED ON THE ATTACHED MAP, SUBJECT TO CERTAIN CONDITIONS.

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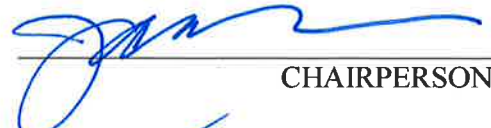
SECTION 1. BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That a portion of a right-of-way located at the corner of W. 26<sup>th</sup> Street at Cowart Street, as detailed on the attached map, be and is hereby closed and abandoned:

Abandonment of a portion of the 2600 block of the Williams Street right-of-way beginning 72.97 feet from the southwest corner of Tax Map 155C-C-001 thence 1.86 feet north, thence northeast 7.02 feet to a point, thence northeast 8.15 feet to a point, thence east some 15 feet to a point, thence southwest along a curve 30.83 feet to a point being the point of beginning. Tax Map Number 155C-C-001.

SECTION 2. BE IT FURTHER ORDAINED, That this Ordinance shall be approved subject to 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.

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

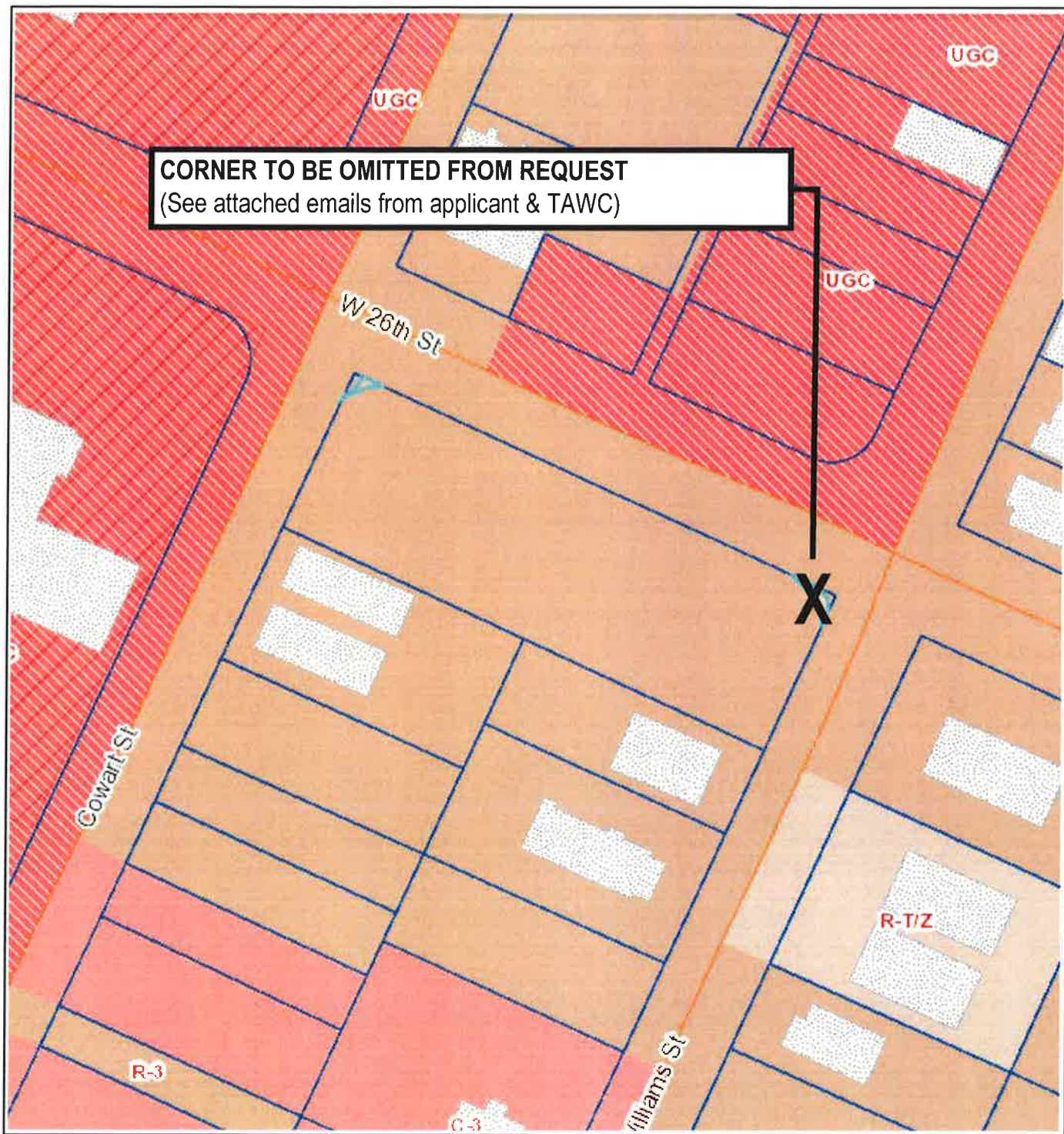
Passed on second and final reading: January 11, 2022

  
\_\_\_\_\_  
CHAIRPERSON  
APPROVED:  DISAPPROVED:

  
\_\_\_\_\_  
MAYOR

/mem

# MR 2021-0155 Abandonment



PLANNING COMMISSION RECOMMENDATION  
FOR CASE NO. MR-2021-0155: Approve.



Brandon Sutton <bsutton@chattanooga.gov>

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## MR 2021-0155 // 2603 Williams St

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**Eric Cummings** <eric.cummings@me.com>

Mon, Nov 29, 2021 at 4:18 PM

To: Brandon Sutton <bsutton@chattanooga.gov>

Cc: Micah Duffey <mduffey@asaengineeringinc.com>, Jay Caughman <jaycaughman@comcast.net>, Allen Jones <ajones@asaengineeringinc.com>

Hey Brandon,

Hope you had a good holiday.

Okay, I think we are ready to forward with the submission for only the corner of Cowart and 26th street. As we suspected, any attempt to alter the corner of Williams and 26th is just going to be too difficult (and risky).

Let me know what you need from me to proceed.

Thanks again all of your help on this.

EC

[Quoted text hidden]

**From:** Tyler K Cross <[Tyler.Cross@amwater.com](mailto:Tyler.Cross@amwater.com)>  
**Subject:** RE: MR 2021-0155 // 2603 Williams St  
**Date:** December 1, 2021 at 1:31:34 PM EST  
**To:** Eric Cummings <[eric.cummings@me.com](mailto:eric.cummings@me.com)>

Eric, we are good with the proposal to only move forward on the abandonment of the corner at Cowart/26<sup>th</sup> and to disregard the abandonment at the corner of Williams/26<sup>th</sup>.

Let me know if this will work for you or if you need anything else from me.

**Tyler K Cross, P.E.**  
Engineer  
Tennessee American Water Company  
1500 Riverside Drive, Chattanooga TN 37403  
O: 423-771-4704  
Email: [tyler.cross@amwater.com](mailto:tyler.cross@amwater.com)

**From:** Eric Cummings <[eric.cummings@me.com](mailto:eric.cummings@me.com)>  
**Sent:** Tuesday, November 30, 2021 2:46 PM  
**To:** Tyler K Cross <[Tyler.Cross@amwater.com](mailto:Tyler.Cross@amwater.com)>  
**Subject:** Fwd: MR 2021-0155 // 2603 Williams St

**EXTERNAL EMAIL:** The Actual Sender of this email is [eric.cummings@me.com](mailto:eric.cummings@me.com) "Think before you click!".

Hey Tyler,

Thanks for all your help in organizing the site visit last month. After some more discussion with Ray Eslinger and his team, we have concluded that its best to leave the property line at the corner of 26th street and Williams alone and only pursue the small abandonment at the corner of Cowart and 26th street.

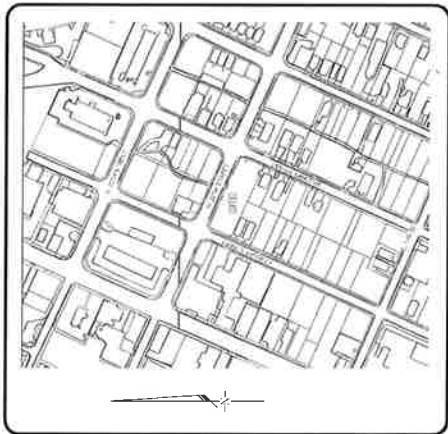
Brandon (Sutton) has requested that that we get an okay from TAWC for that corner in order avoid any confusion when this comes up in Council. (see below)

Can you provide him with that?

Let me know if there is anything else I need to do.

Thanks again,

Eric Cummings  
c.423.316.4954



VICINITY MAP  
1"=200'

**SITE DATA:**

Parcel: 05 PARTNERS LLC (c/o ERIC CUMMINGS)  
 Street Address: 2653 WILKINS ST.  
 Tax Map: 155C C 001  
 Lot Size: 0.56± AC.

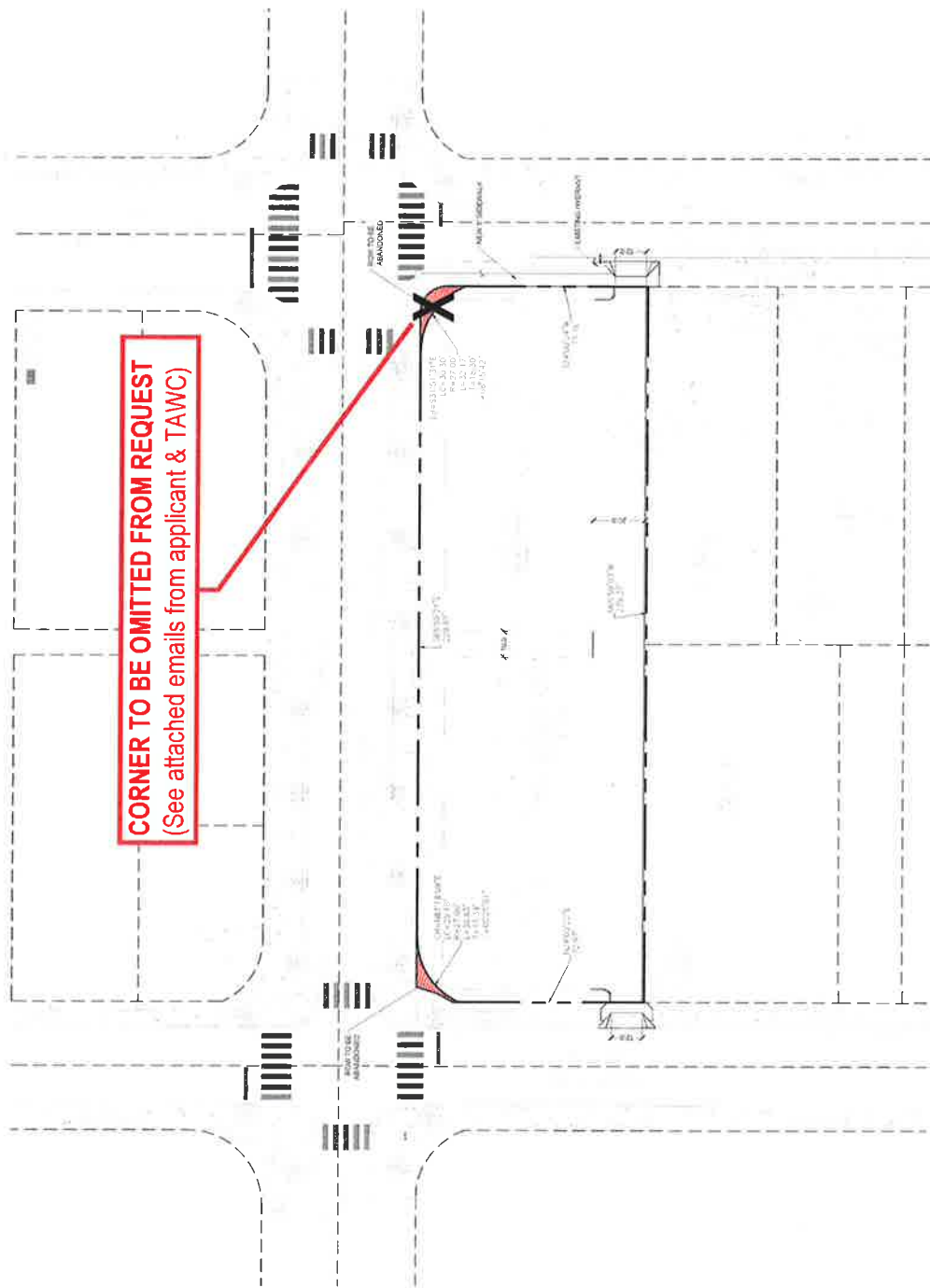
Current Zone: R-3  
 Proposed Zone: LGC  
 Proposed Use: 12 Townhomes  
 Proposed Density: 21.4 Units/Acre  
 Parking Surface: 0 Spaces  
 Garage: 24 Spaces  
 Parking Total: 24 Spaces

**PUBLIC MEETINGS**

DATE	MEETING	TIME	LOCATION
08-12-21	Planning Commission	1:00 pm	402 County Courthouse 835 Georgia Ave. 1000 Lindsay St.
10-12-21	City Council Meeting	6:00 pm	

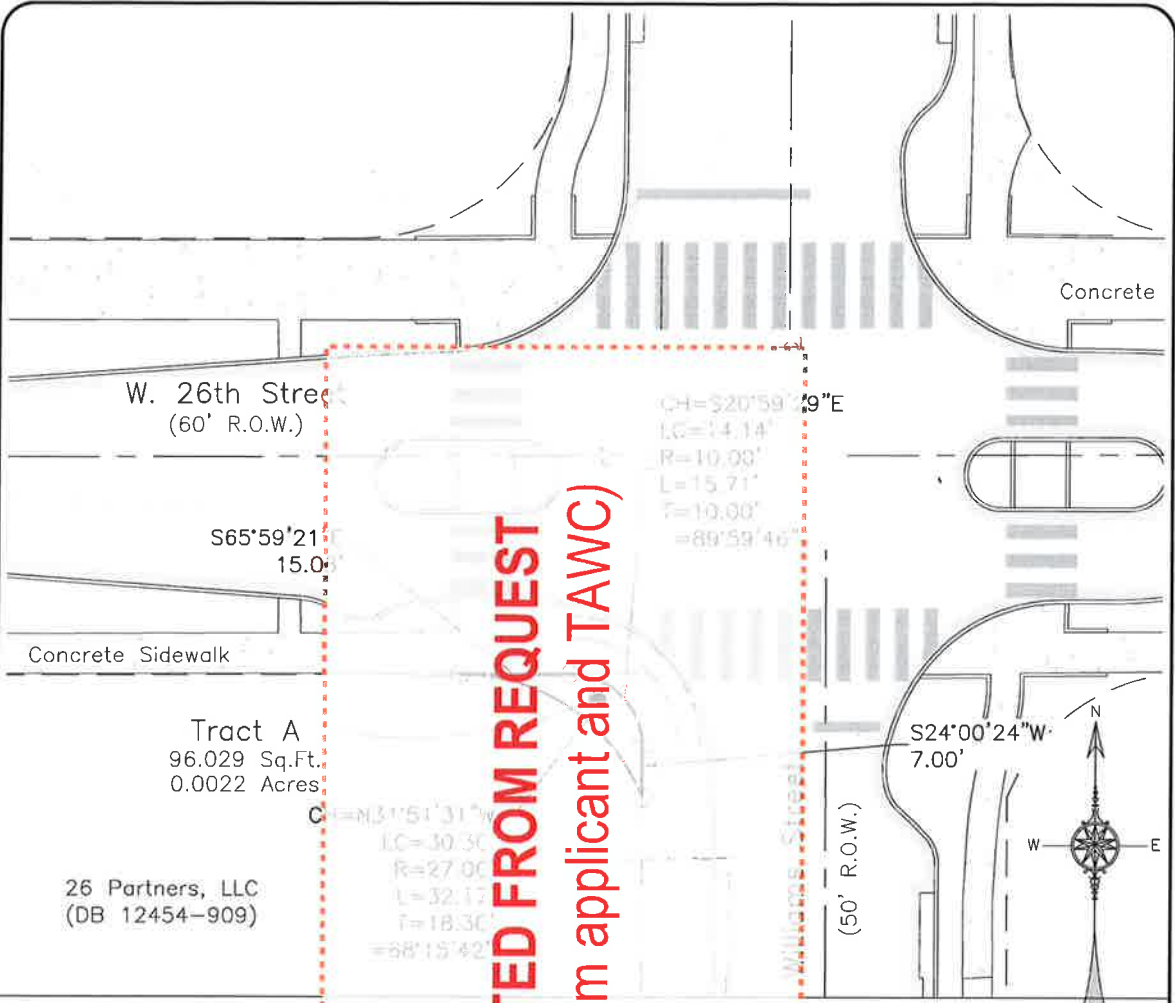
**Project Contact:**

Allen W. Jones, R/A  
 Asa Engineering & Consulting, Inc.  
 714 Cherry St.  
 Chattanooga, TN 37402  
[ajones@asaengineeringinc.com](mailto:ajones@asaengineeringinc.com)  
 423.805.3700



**CORNER TO BE OMITTED FROM REQUEST**  
 (See attached emails from applicant & TAWC)





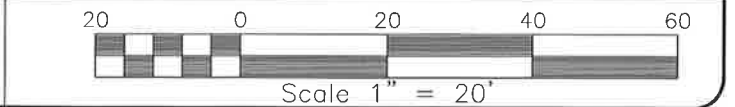
**CORNER TO BE OMITTED FROM REQUEST**  
 (See attached emails from applicant and TAWC)

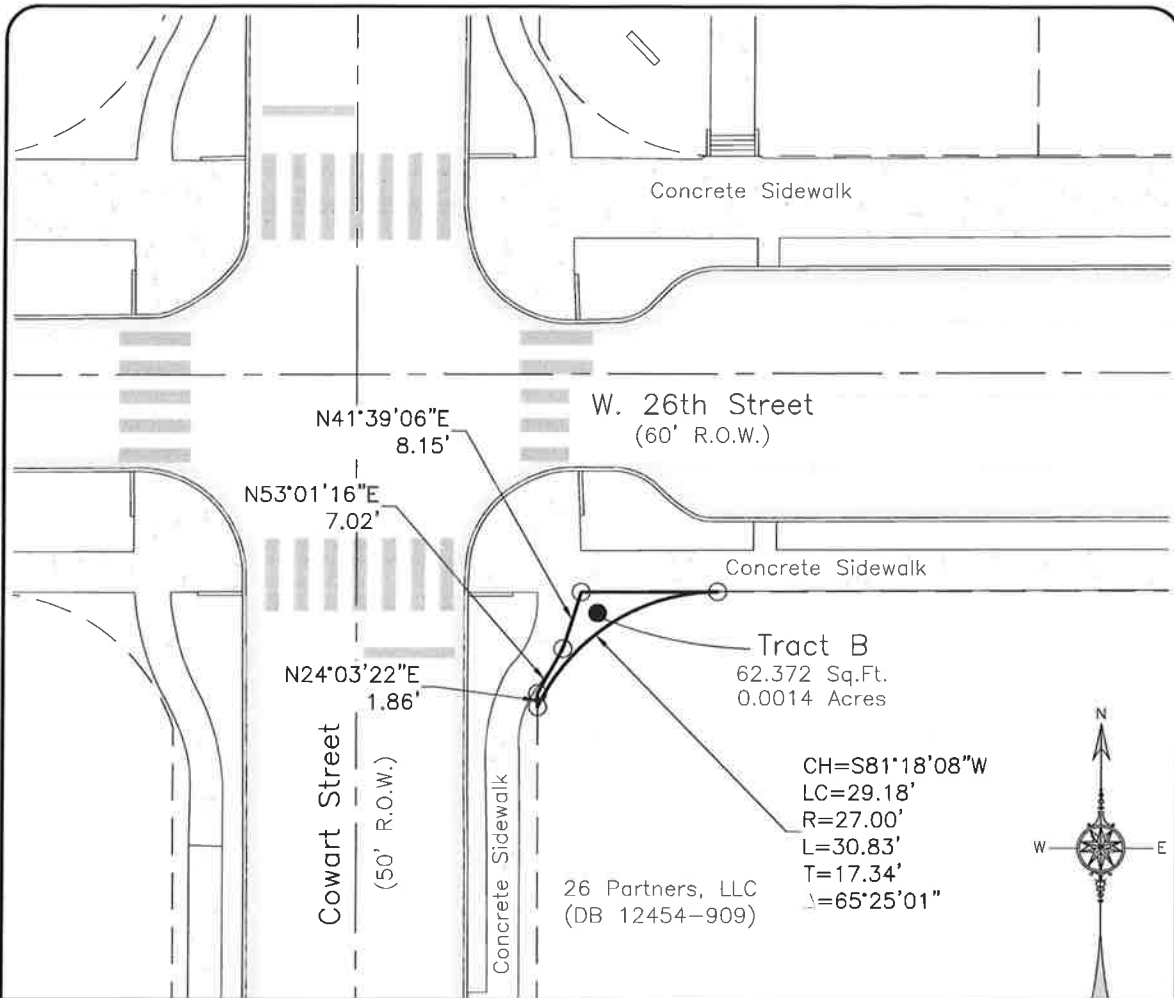
Legal Description

Exhibit Drawing  
 Tract A  
 Proposed ROW Abandonment  
 Wet 26th Street & Williams Street  
 Chattanooga, Hamilton County  
 Tennessee

DWG No. 21076--Exhibit A  
 File Name 2603 Williams Street  
 Owner 26 Partners, LLC  
 Date 06/07/2021  
 Scale 1" = 20'

**THE R·L·S GROUP**  
 A Limited Liability Company  
**LAND SURVEYING**  
 P.O. Box 10  
 Hixson, Tennessee 37343  
 Phone (423) 847-0155 - Fax (423) 847-0156  
 www.RLSHDS.com





Legal Description

Exhibit Drawing  
Tract B  
Proposed ROW Abandonment  
Wet 26th Street & Cowart Street  
Chattanooga, Hamilton County  
Tennessee

DWG No. 21076-Exhibit B  
File Name 2603 Williams Street  
Owner 26 Partners, LLC  
Date 06/07/2021  
Scale 1" = 20'

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