

RESOLUTION NO. _____

A RESOLUTION AUTHORIZING COGENT STUDIO, LLC C/O AARON COLE, AGENT FOR THE PROPERTY OWNER, SOHOTEL, LLC C/O SEIJA OJANPERA, TO USE TEMPORARILY THE RIGHT-OF-WAY ALONG EAST 10TH STREET AND CUSTOM STREET ADJACENT TO 210 EAST 10TH STREET TO INSTALL RAMP AND UPDATE EXISTING CANOPIES AND OUTDOOR DINING AREA, AS SHOWN ON THE MAPS ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE, SUBJECT TO CERTAIN CONDITIONS.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That COGENT STUDIO, LLC C/O AARON COLE, AGENT FOR THE PROPERTY OWNER, SOHOTEL, LLC C/O SEIJA OJANPERA, (hereinafter referred to as “Temporary User”) be and is hereby permitted to use temporarily the right-of-way along East 10th Street and Custom Street adjacent to 210 East 10th Street to install ramp and update existing canopies and outdoor dining area, as shown on the maps attached hereto and made a part hereof by reference.

BE IT FURTHER RESOLVED, That said temporary usage shall be subject to the following conditions:

1. Temporary User may execute the Indemnification Agreement prior to the granting of a temporary use by the City Council provided that any obligation to Indemnify and hold the City of Chattanooga, its officers, agents and employees harmless for any claims for damages for injuries to persons or property shall be void if the Temporary Use is not granted to applicant by the Chattanooga City Council. Temporary User agrees to comply with all terms and conditions of the Indemnification Agreement in the event a temporary use is granted by the City Council.

2. Temporary User agrees to vacate the property and temporary use upon reasonable notice from the City to do so.

3. The new accessible ramp along E. 10th Street to the main entrance must maintain at least eight (8') foot wide sidewalk clearance from back of curb to edge of ramp.

4. The existing canopy on E. 10th Street must maintain a clearance of no less than eight (8") inches from the edge of curb.

5. The existing canopy and enclosed outdoor dining area along Custom Street must not extend past the edge of curb and current conditions cannot be altered without prior approval from the City of Chattanooga Department of Transportation.

6. Temporary User shall obtain necessary permits and approvals from the City of Chattanooga Land Development Office.

7. Temporary User shall provide adequate access for maintenance of any utilities located within the easement, is responsible for verifying all utility locations within the subject area prior to initiating the agreed usage, as well as the protection of said utilities for the duration of this permit.

ADOPTED: _____, 2016

/mem

City of Chattanooga



Resolution/Ordinance Request Form

Date Prepared: June 08, 2016

Preparer: Bertran Kuyrkendall

Department: Transportation

Brief Description of Purpose for Resolution/Ordinance: Res./Ord. # _____ Council District # 8

A resolution authorizing Temporary Usage Request TU 2016-023 for Aaron Cole (Cogent Studio, LLC) agent for the property owner SOHOTEL LLC (Seija Ojanpera) for the temporary usage of the right-of-way along East 10th Street and Custom Street adjacent to 210 East 10th Street to install ramp and update existing canopies and outdoor dining area.

APPROVED WITH CONDITIONS

Name of Vendor/Contractor/Grant, etc. _____	New Contract/Project? (Yes or No) _____	N/A
Total project cost \$ _____	Funds Budgeted? (YES or NO) _____	N/A
Total City of Chattanooga Portion \$ _____	Provide <u>Fund</u> _____	N/A
City Amount Funded \$ _____	Provide <u>Cost Center</u> _____	N/A
New City Funding Required \$ _____	Proposed Funding Source if not budgeted _____	N/A
City's Match Percentage % _____	Grant Period (if applicable) _____	N/A

List all other funding sources and amount for each contributor.

<u>Amount(s)</u>	<u>Grantor(s)</u>
_____	_____
_____	_____
_____	_____
_____	_____

Agency Grant Number _____

CFDA Number if known _____

Other comments: (Include contingency amount, contractor, and other information useful in preparing resolution)

Approved by: _____

Reviewed by: FINANCE OFFICE

DESIGNATED OFFICIAL/ADMINISTRATOR

Please submit completed form to @budget, City Attorney and City Finance Officer

Revised: October, 2011

Memorandum

To: Brandon Sutton BS
From: Kari Lawman
cc: Bert Kuyrkendall
Date: June 6, 2016
Re: Temporary Usage Request # TU 2016-023
Aaron Cole (Cogent Studio, LLC) for SOHOTEL LLC (Seija Ojanpera)
210 E. 10th St. (District 8)

RECOMMENDATION: APPROVAL WITH CONDITIONS

This application was received on March 28, 2016, from the agent, Aaron Cole (Cogent Studio, LLC), for the property owner, SOHOTEL LLC (Seija Ojanpera). The business is renovating the building on the property and intends to install a new accessible ramp into the main entrance of the building along 10th Street, and will update the existing entrance canopy at the same location.

This Temporary Use shall also address the existing outdoor dining area and canopy that are located along Custom Street.

After review, granting this Temporary Usage does not conflict with the public's interest.

Therefore, I recommend the request for ***Temporary Usage be granted with the following conditions:***

- The new accessible ramp along E. 10th Street to the main entrance must maintain at least 8-foot wide sidewalk clearance from back of curb to edge of ramp.
- The existing canopy on E. 10th Street must maintain a clearance of no less than 8-inches from the edge of curb.
- The existing canopy and enclosed outdoor dining area along Custom Street must not extend past the edge of curb and current conditions cannot be altered without prior approval from City of Chattanooga Department of Transportation.
- The applicant shall obtain necessary permits and approvals from the City of Chattanooga Land Development Office.
- Temporary User shall provide adequate access for maintenance of any utilities located within the easement, is responsible for verifying all utility locations within the subject area prior to initiating the agreed usage, as well as the protection of said utilities for the duration of this permit.



Bertran Kuyrkendall, P.E.
 Transportation Engineer,
 Chattanooga Department of Transportation
 Development Resource Center
 1250 Market Street, Suite 3030
 Chattanooga, TN 37402

(423) 643-5950



RE: Request for Temporary Usage

Dear Mr. Kuyrkendall:

This is a request for temporary usage of sidewalk walk on E. 10th Street for the construction on NEW ramp for Dwell Hotel 210 E. 10th Street and Existing Canopy over front entrance. And usage of sidewalk on Custom Street for Existing Patio.

The reason for the request is as follows: construction of new ramps for accessible access into the main entrance of hotel.

In making this request: Temporary User agrees as follows:

1. Temporary User shall defend, indemnify, and hold harmless the City of Chattanooga, Tennessee its officers, agents, and employees from any and all claims for damages for injuries to persons or property related to or arising out of the aforementioned temporary use.
2. Temporary User shall comply with any and all conditions recommended by the City Transportation Engineer and/or City Transportation Department and approved by the Chattanooga City Council during the review of this application. The failure to comply with any condition approved by the City Council may be grounds for revocation of this temporary use at any time after its approval
3. Temporary User shall vacate the property and temporary use upon thirty (30) days notice from the City to do so. Upon vacating the property, whether voluntarily or at the request of the City, the Temporary User shall restore the property to substantially the same condition that existed prior to granting the temporary use, including complying with any environmental regulations.
4. Temporary User shall provide full access for maintenance of any utilities located within the easement.
5. Temporary User shall obtain any and all other permits, variances, or approvals necessary to accommodate the temporary use.
6. Temporary User shall maintain the property in the condition equal to or better than the condition at the time the temporary use is granted.
7. If this request is for maintaining wells, the Temporary User shall, upon satisfactory completion of use as determined by the Tennessee Department of Environment and Conservation, abandon the well using standard and acceptable practices, which shall include grouting from the bottom to top with a mixture of Portland cement and powdered bentonite and restoring the surface to its original condition as reasonably as possible.

My address, phone number and email address is as follows:

 (Print) Applicant Name
 Seija Ojanpera
 (Print) Property Owner Name

 (Sign) Applicant Name

 (Sign) Property Owner Name

 Date
 4/25/16
 Date

This application MUST include property owner's signature, if different than applicant, and a site map of the reference location.

(Non-Refundable Processing Fee of \$110.00 payable to: City of Chattanooga)

Bertran Kuyrkendall, P.E.
Transportation Engineer,
Chattanooga Department of Transportation
Development Resource Center
1250 Market Street, Suite 3030
Chattanooga, TN 37402
(423) 643-5950

RE: Acting Agent Letter – Temporary Usage of Right of Way

Dear Mr. Kuyrkendall:

I am formally requesting the City of Chattanooga accept the attached Temporary Usage of Right of Way application, submitted by my Agent, Aaron Cole, Cogent Studio , on my behalf.

Applicant Printed Name: Seija Ojanpera

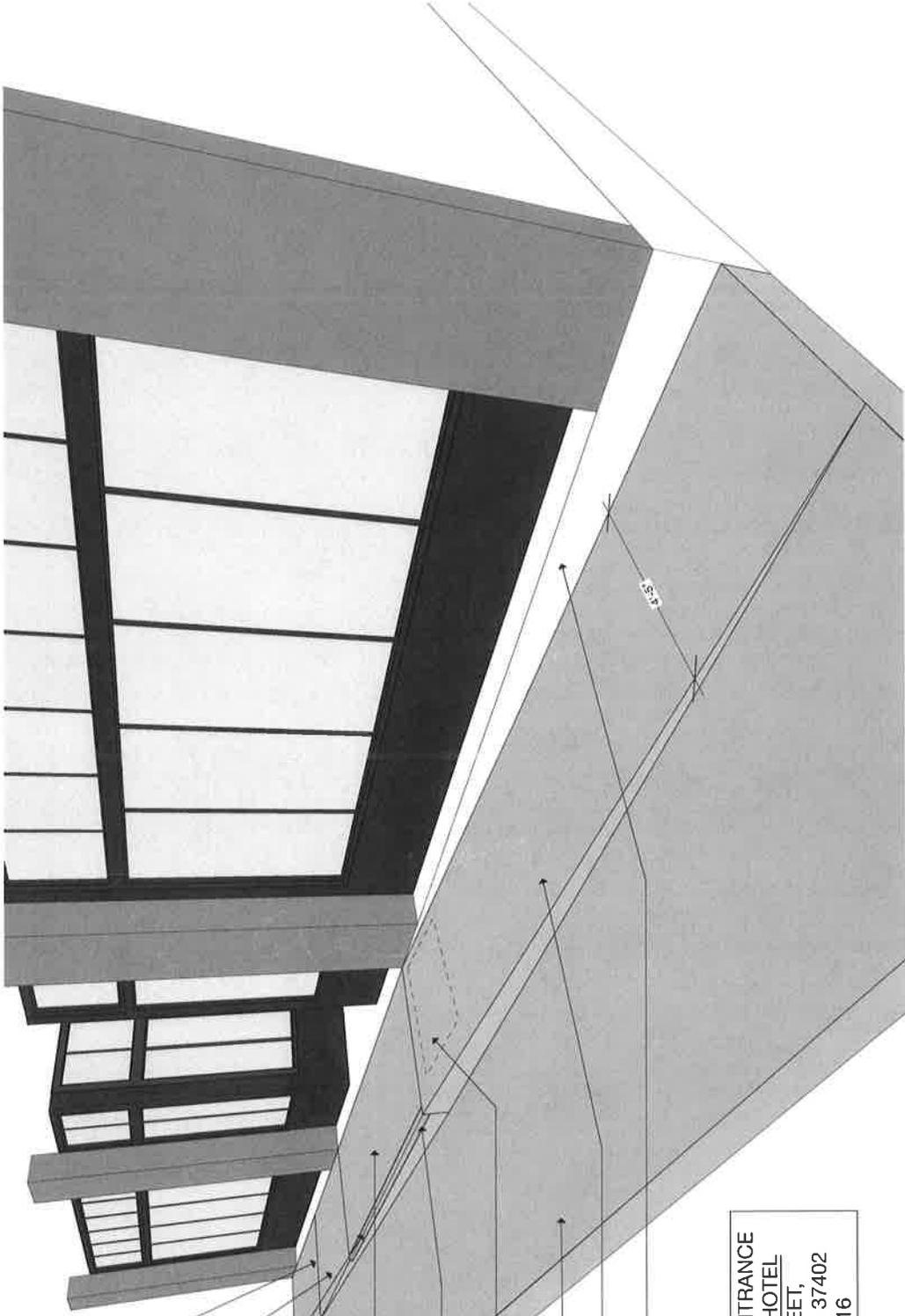
Applicant Signature: 
4/25/16

Date:

Agent Printed Name: AARON COLE

Agent Signature:  04/25/16

Date:



FLUSH TRANSITION BETWEEN
EXISTING SIDEWALK AND NEW
INCLINED WALKWAY

NEW CONCRETE INCLINED WALKWAY;
SLOPE NOT TO EXCEED 1:20

DETACHABLE NOSING AT LANDING

EXTENSION OF EXISTING DOOR
LANDING; SLOPE LANDING AWAY
FROM BUILDING MAX. SLOPE 2% AND
FLUSH TRANSITION

MAX. HEIGHT +0'-7 3/4" ABOVE
EXISTING SIDEWALK

APPROXIMATE LOCATION OF EXISTING
VAULT IN EXISTING SIDEWALK

EXISTING CONCRETE SIDEWALK

NEW CONCRETE INCLINED WALKWAY;
SLOPE NOT TO EXCEED 1:20

FACE OF EXISTING BUILDING

NEW ACCESSIBLE ENTRANCE
FOR STONE FORT HOTEL
120 E. 10th STREET,
CHATTANOOGA, TN 37402
MARCH 28, 2016

STONE FORT INN
EXISTING ENTRY
CANOPY

Apr. 1 25, 2016



APPROX. 20" FROM EDGE OF CURB.

STONE FORT INN
EXISTING PATIO
ON REAR OF
BUILDING.

April, 25th 2016.

EXISTING PATIO
IS FLUSH WITH
SIDEWALK CURB.





Kari Lawman <klawman@chattanooga.gov>

Stone Fort Special Use Permit

Aaron Cole <aaron@cogent.build>
To: Kari Lawman <klawman@chattanooga.gov>

Tue, Apr 26, 2016 at 9:25 AM

Kari,

The sidewalk on 10th Street in front of the hotel is 13'-9" wide, the ramp/step that we are proposing is 4'-5.

Aaron Cole, Assoc. AIA

cogentstudio

232 E. 11th Suite 130
Chattanooga, TN 37402

email_ aaron@cogent.build
mobile_ 706.622.0990

web - facebook

Temporary Usage Request # TU 2016-023
Aaron Cole (Cogent Studio, LLC) for SOHOTEL LLC (Seija Ojanpera)
210 E. 10th St. (District 8)

