

**First Reading: December 8, 2020**  
**Second Reading: December 15, 2020**

MR-2020-0148  
Robyn Carlton on behalf of  
Lookout Mountain Conservancy  
District 7

ORDINANCE NO. 13635

AN ORDINANCE CLOSING AND ABANDONING SEVERAL UNOPENED, UNIMPROVED RIGHTS-OF-WAY WITHIN THE SOUTHERN PORTION OF THE ST. ELMO NEIGHBORHOOD, 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 several unopened, unimproved rights-of-way within the southern portion of the St. Elmo Neighborhood, as detailed on the attached map, be and are hereby closed and abandoned:

Abandonment of the unopened 1400 and 1500 blocks of 7th Street beginning at the northwest corner of Lot 12, First Addition to St. Elmo, Plat Book 2, Page 44, ROHC thence northwest some 640 feet to the east line of 118 thru 122 of said subdivision from Lot 37 of the A. M. Johnson Estate as shown in Book A, Volume 12, Page 51, ROHC. Tax Map Nos. 167B-A-027 and 167G-A-001, 017 and 018.

Abandonment of the unopened 1400 and 1500 blocks of 9th Street beginning at the southeast corner of Lot 133, First Addition to St. Elmo, Plat Book 2, Page 44, ROHC thence northwest some 440 feet to the east line of an unplatted tract of land being Tax Map 154-015. Said street separates Lots 132 and 133 of said subdivision from Lot 10, Daniel F. Cocke Subdivision, Book F, Volume 2, Page 255, ROHC. Tax Map Nos. 167G-A-008, 009 and 167J-A-001.

Abandonment of the unopened 4700 and 4800 blocks of High Street beginning at the south line of the unopened 1400 block of 7th Street thence southwestwardly some 1262 feet to the north line of the unopened 1400 block of 9th Street. Said street separates Lots 122 through 132 from Lots 121 and 133 thru 141, First Addition to St. Elmo, Plat Book 2, Page 44, ROHC. Tax Map Nos. 167G-A-001 thru 017.

Abandonment of the unopened 4700 block and part of the unopened 4800 block of Lookout Street beginning at the south line of the unopened 1500 block of 7th Street thence southwestwardly some 897 feet to the southwest corner of Lot 103, First Addition to St. Elmo, Plat Book 2, Page 44, ROHC. Said street separates 103 thru 112 from Lots 113 thru 118, 136 and 137 of said subdivision. Tax Map Nos. 167G-A-012 thru 014, 018 thru 023 and 167G-B-005 thru 011.

Abandonment of an unnamed and unopened street beginning on the east line of the unopened 4700 block of High Street thence southeastwardly some 578 feet to its intersection with the unopened 4900 block of Lookout Street. Said street separates Lots 113 thru 116, 119 thru 121 from Lots 138 thru 141, First Addition to St. Elmo, Plat Book 2, Page 44, ROHC. Tax Map Nos. 167G-A-014 thru 017 and 020 thru 023.

Abandonment of unopened and unaddressed Glen Gary Road beginning at the northwest corner of Tax Map 167J-A-026 and some 112 feet from the north most point of 167J-A-033 thence westwardly following the meandering road including two unnamed side cul-de-sacs to its intersection with the north line of the unopened 5400 block of Kentucky Avenue. Said Street separates Lots 13 thru 53, Glen Gary J. V. Trotter Subdivision St. Elmo, Plat Book 11, Page 35, ROHC. Tax Map Nos. 167J-A-027 thru 032.

Abandonment of the unopened 5400 block of Iowa Avenue beginning at the northeast corner of Lot 42, Subdivision of the Lands of Ward Bates and Bradford, Plat Book 8, Page 51, ROHC, thence southwest some 658 feet to the southeast corner of Lot 37 of said plat. Said street separates Lots 37 thru 42 from Lots 43 thru 45 of said subdivision. Tax Map Nos. 167P-A-002 and 007 thru 010.

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;
- 2) Subject to the retention of full-width utility easement(s) as required by said utilities, including, but not limited to the City of Chattanooga, as attached and in the location specified on the utility cards attached with this Ordinance; and
- 3) Subject to revised plats being submitted to the City in order to consolidate and/or resubdivide parcels to avoid creation of any landlocked parcels.

SECTION 3. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two

(2) weeks from and after its passage.

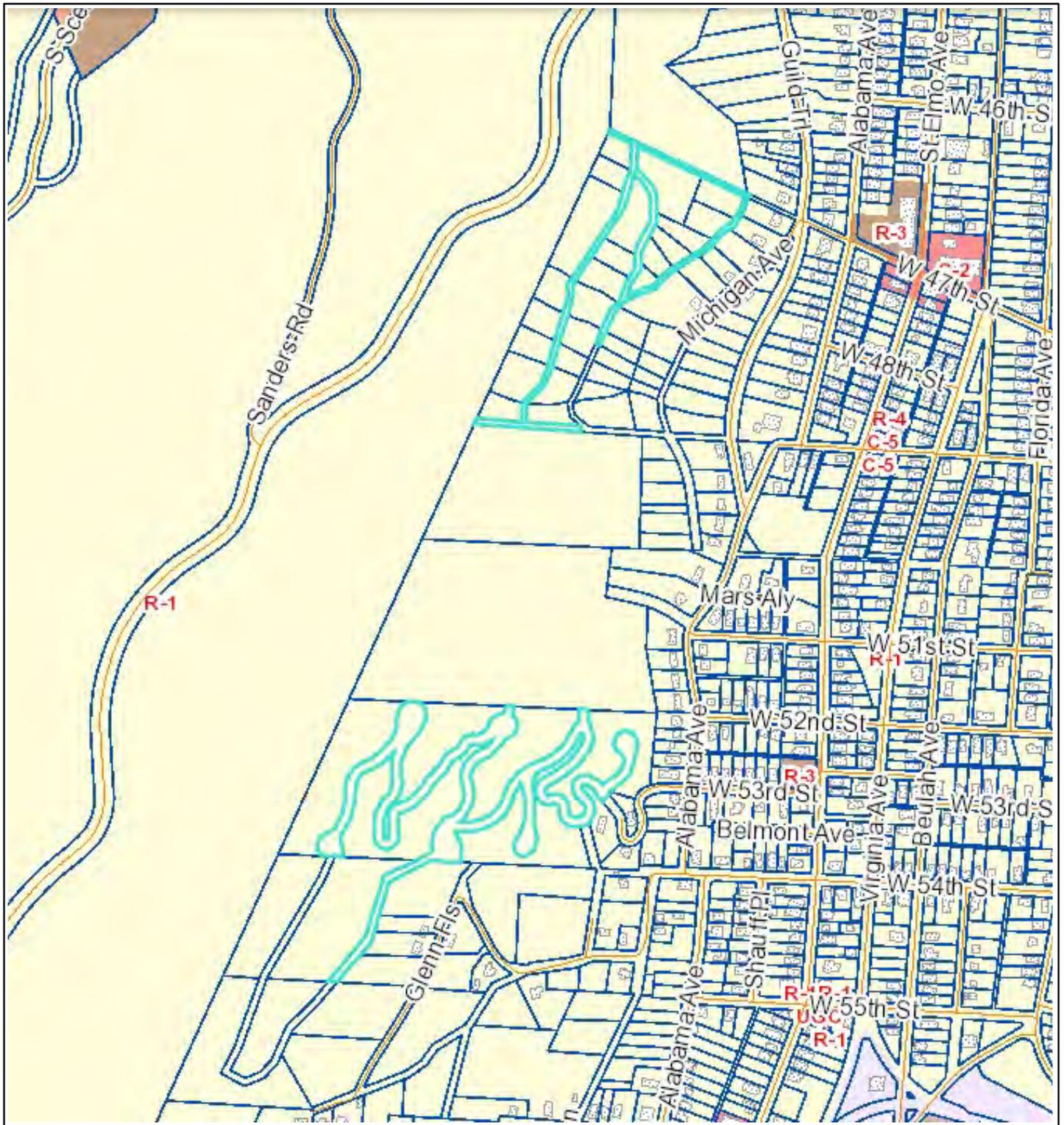
Passed on second and final reading: December 15, 2020

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

\_\_\_\_\_  
  
\_\_\_\_\_  
MAYOR

/mem

# MR 2020-0148 Abandonment





LOOKOUT MOUNTAIN CONSERVANCY

ALTA/NSPS LAND TITLE SURVEY

OF THE PROPERTY DESCRIBED IN DEED BOOK 11873, PAGE 706, R.O.H.C., CITY OF CHATTANOOGA, HAMILTON COUNTY, TENNESSEE



HOPKINS SURVEYING GROUP

175 Hamm Road - P.O. Box 4366  
Chattanooga, Tennessee 37405  
(423) 267-3751 Office  
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DRAWN BY: A.J.ZA SHEET NO. 2 OF 3 DWG. NO. 2020-69-3  
SCALE: 1" = 60' DATED: 5/27/2020 REF. DWG.  
PROPERTY ADDRESS: MULTIPLE PARCELS IN ST. ELMO, CHATTANOOGA, TN 37409 TAX MAP NO. SEE NOTE 10

NOTE: THIS SURVEY IS NOT TRANSFERABLE TO ANY OTHER OWNER OR LENDER, ATTORNEY, ENGINEER, ARCHITECT AND MAY NOT BE COPIED OR USED IN ANY WAY WITHOUT THE WRITTEN CONSENT TO THE SURVEYOR.



LOCATION MAP

N.T.S.

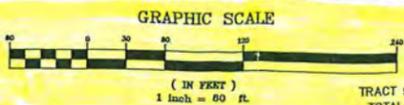
LEGEND OF SYMBOLS

- SCB MANHOLE
- SANITARY/STORM MANHOLE
- WATER METER
- POWER POLE
- LIGHT POLE
- CLEANOUT
- CATCH BASIN
- GAS VALVE
- GAS METER
- FIRE HYDRANT
- WATER VALVE
- PHONE PEDESTAL
- OVERHEAD WIRE
- WATER LINE
- STORM SEWER LINE
- SANITARY SEWER LINE
- GAS LINE
- UNDERGROUND ELECTRIC
- COMMUNICATION
- ELECTRIC BOX

\* NOTE: ALL SYMBOLS WILL NOT APPLY TO YOUR SURVEY.

SEE SHEET 1 OF 3 FOR NOTES, ETC

UNITED STATES OF AMERICA  
(NATIONAL PARK)  
DEED BOOK 028, PAGE 65



TRACT 9  
TOTAL  
372,825 sq. ft.  
8.56 Ac.±  
TAX MAP: 167J A 001  
PART OF LOT 10  
DANIEL F. COCKE  
PLAT BOOK F, VOLUME 2, PAGE 255

TRACT 4  
JAMES T LEA  
DEED BOOK 11873, PAGE 706  
724,084 sq. ft.  
16.62 Ac.±  
TAX MAP: 167J A 016

TRACT 3  
OVERALL TOTAL  
612,703 sq. ft.  
14.07 Ac.±  
WITHOUT UNOPENED  
GLEN GARY ROAD

TRACT 3  
OVERALL TOTAL  
612,703 sq. ft.  
14.07 Ac.±  
WITHOUT UNOPENED  
GLEN GARY ROAD

MATCHLINE SHEET 1 OF 3

MATCHLINE SHEET 3 OF 3

DWG. NO.: 2020-69-3

TN STATE PLANE NAD 83  
DATE: 03-2020

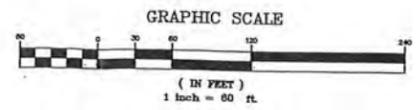
MATCHLINE SHEET 2 OF 3



**LEGEND OF SYMBOLS**

SCB MANHOLE	—DW—	OVERHEAD WIRE
SANITARY/STORM MANHOLE	—V—	WATER LINE
WATER METER	—ST—	STORM SEWER LINE
POWER POLE	—SS—	SANITARY SEWER LINE
CLEANOUT	—G—	GAS LINE
CATCH BASIN	—LGE—	UNDERGROUND ELECTRIC
GAS VALVE	—CUH—	COMMUNICATION
GAS METER	□	ELECTRIC BOX
FIRE HYDRANT		
WATER VALVE		
PHONE PEDESTAL		

\* NOTE: ALL SYMBOLS WILL NOT APPLY TO YOUR SURVEY.



SEE SHEET 1 OF 3 FOR NOTES, ETC

NOTE: THIS SURVEY IS NOT TRANSFERABLE TO ANY OTHER OWNER OR LENDER, ATTORNEY, ENGINEER, ARCHITECT AND MAY NOT BE COPIED OR USED IN ANY WAY WITHOUT THE WRITTEN CONSENT TO THE SURVEYOR.

**LOOKOUT MOUNTAIN CONSERVANCY**

ALTA/NSPS LAND TITLE SURVEY

OF THE PROPERTY DESCRIBED IN DEED BOOK 11873, PAGE 706, R.O.H.C., CITY OF CHATTANOOGA, HAMILTON COUNTY, TENNESSEE

**HOPKINS SURVEYING GROUP**  
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DRAWN BY: AJ/ZA	SHEET No 3 OF 3	DWG. No 2020-69-3
SCALE: 1" = 60'	DATE: 5/27/2020	REF. DWG.
PROPERTY ADDRESS: MULTIPLE PARCELS IN ST. ELMO, CHATTANOOGA, TN 37409		TAX MAP No. SEE NOTE 10

DWG. NO.: 2020-69-3