

KARL F. DEAN
MAYOR



METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY

DEPARTMENT OF PUBLIC WORKS
750 SOUTH FIFTH STREET
NASHVILLE, TENNESSEE 37206

Memorandum

To: Bob Leeman, Planning Department
From: Lindsay Taylor, Public Works
Date: August 6, 2014
REF: 42nd Ave N
Map 91-12 / District 21

Enclosed is a Mandatory Referral Application to abandon a portion of 42nd Ave N right-of-way requested by Mike Ragan Roofing.

The following portion of right-of-way has been requested to be abandoned:

42nd Ave N: a 25' strip on the east side of 42nd Ave N in front of parcels 224 and 225 on map 91-12. A survey and legal description are included in the application.

The easements are proposed to be retained.

Let me know if you have any questions regarding the proposed abandonment.

Please process this application.

Metropolitan Government Department of Public Works

750 South 5th Street ♦ Nashville, TN 37206 ♦ (615) 862-8750 ♦ www.nashville.gov/pw

Mandatory Referral Application: *Street / Alley Closure*

*** Before filing this application, please review checklist on the back of this application. ***

Mandatory Referral Project No. _____
(MPW staff assigns project #)

Date Submitted: _____

Closure Type:

- Street
 Alley

Easements:

- Retain utilities
 Abandon utilities & relocate at applicant's expense

Street/Alley Location:

Street Name(s) / Alley Number(s)

Street / Alley Located Between?

Reason for Closure:

*Unused Right-of-Way
a portion of 42nd Ave. N.*

Applicant: All correspondence will be mailed to the applicant.

Architect Engineer Property Owner Other: _____

Name: *Michael J. Ragan*

Business: *Mike Ragan Roofing*

Address: *270 Harpeth Hills Dr.*

City: *Kingston Spgs.* State: *TN* Zip: *37082*

Phone: *350-6300* *347-3377*

Fax: *350-6400*
business home business mobile
business home business mobile

E-mail: *raganm@comcast.net*

Applicant's Signature: *[Signature]*

Filing Fee (All application fees are non-refundable)

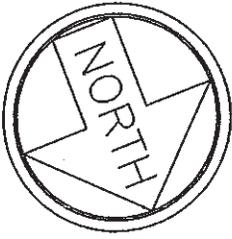
Street / Alley Closure: \$300.00

Amount paid: \$ _____

Accepted by: _____

Date: _____

JAMES R. OVERBY
 600 42ND AVENUE NORTH
 METRO PARCEL ID#09112022300
 DEED BOOK 10703, PAGE 967
 (R.O.D.C., TN)

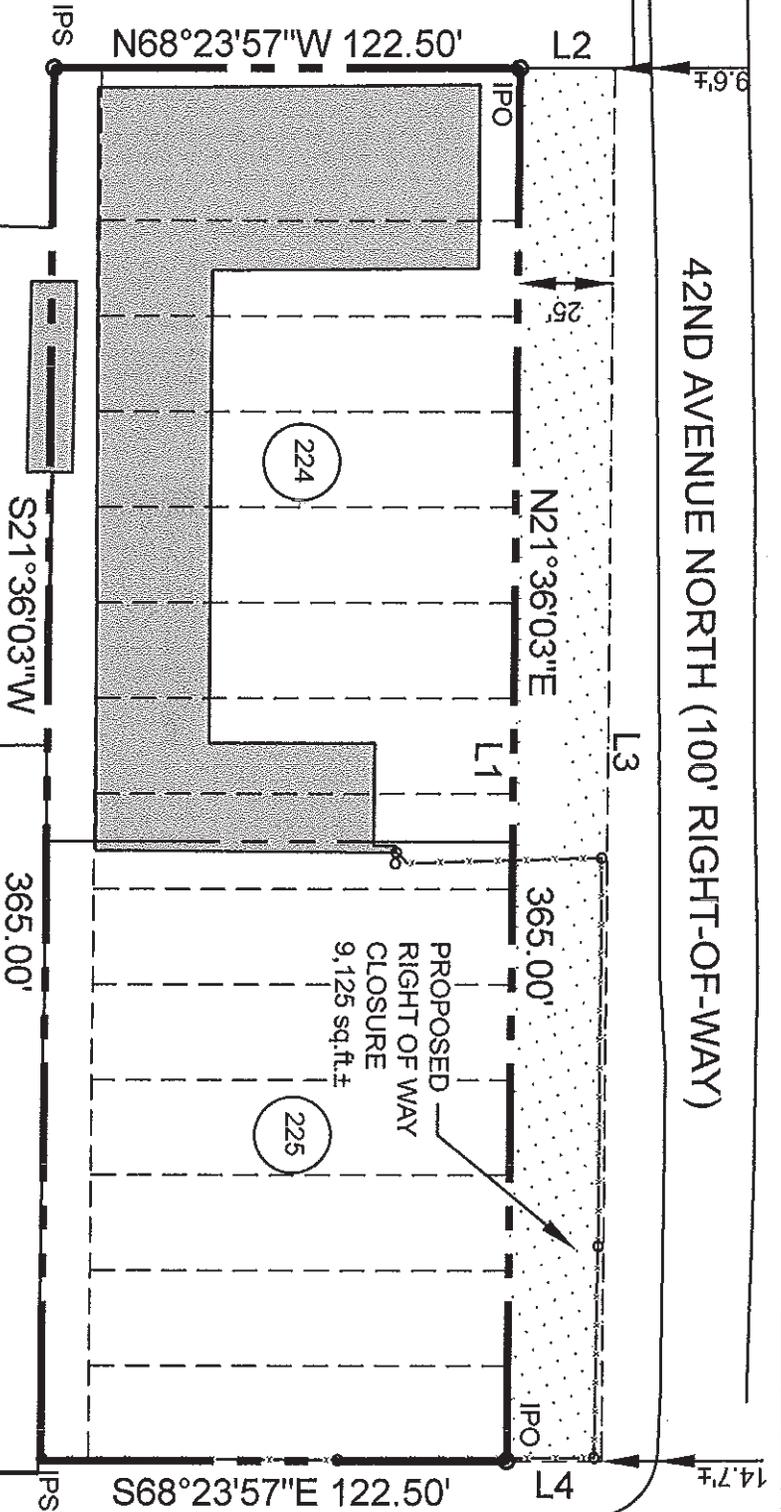


**SOUTHERN
 PRECISION**
 LAND SURVEYING, INC.
 P.O. BOX 220
 PEGRAM, TN 37143-0220
 (615) 952-3600
 "WE'LL PUT YOU ON THE MAP"



41ST AVENUE NORTH

42ND AVENUE NORTH (100' RIGHT-OF-WAY)



LINE	BEARING	DISTANCE
L1	S21°36'03"W	365.00'
L2	N68°23'57"W	25.00'
L3	N21°36'03"E	365.00'
L4	S68°23'57"E	25.00'

PROPERTY LINE EXHIBIT
 MIKE RAGAN PROPERTY
 700 42ND AVENUE NORTH
 METRO PARCEL ID# 09112022400
 METRO PARCEL ID# 09112022500
 INST.NO. 201405140041357-R.O.D.C., TN.
 21st COUNCIL DISTRICT

NASHVILLE, DAVIDSON COUNTY, TENNESSEE
 SCALE: 1" = 50' DATE: 7/28/14

INDIANA AVENUE

SURVEYORS DESCRIPTION
A PORTION OF 42ND AVENUE NORTH
UNUSED RIGHT-OF-WAY
21ST COUNCIL DISTRICT
NASHVILLE, DAVIDSON COUNTY, TENNESSEE

BEING A PARCEL OF LAND IN THE 21ST COUNCIL DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE. BOUNDED ON THE NORTH BY THE SOUTHERLY MARGIN OF INDIANA AVENUE. BOUNDED ON THE EAST BY THE MIKE RAGAN PROPERTY AS OF RECORD IN INSTRUMENT NO. 201405140041357-R.O.D.C., TN. BOUNDED ON THE SOUTH BY THE JAMES R. OVERBY PROPERTY AS OF RECORD IN DEED BOOK 10703, PAGE 967-R.O.D.C., TN. BOUNDED ON THE WEST BY THE EASTERLY MARGIN OF 42ND AVENUE NORTH AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN EXISTING IRON PIN FOUND IN THE EXISTING SOUTHERLY MARGIN OF INDIANA AVENUE, SAID POINT BEING THE NORTHWEST CORNER OF THE MIKE RAGAN PROPERTY AS OF RECORD IN INSTRUMENT NO. 201405140041357-R.O.D.C., TN. AND BEING THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED;

THENCE, A COMMON LINE WITH THE MIKE RAGAN PROPERTY AS OF RECORD IN INSTRUMENT NO. 201405140041357-R.O.D.C., TN. SOUTH 21 DEGREES 36 MINUTES 03 SECONDS WEST, 365 FEET TO AN EXISTING IRON PIN FOUND;

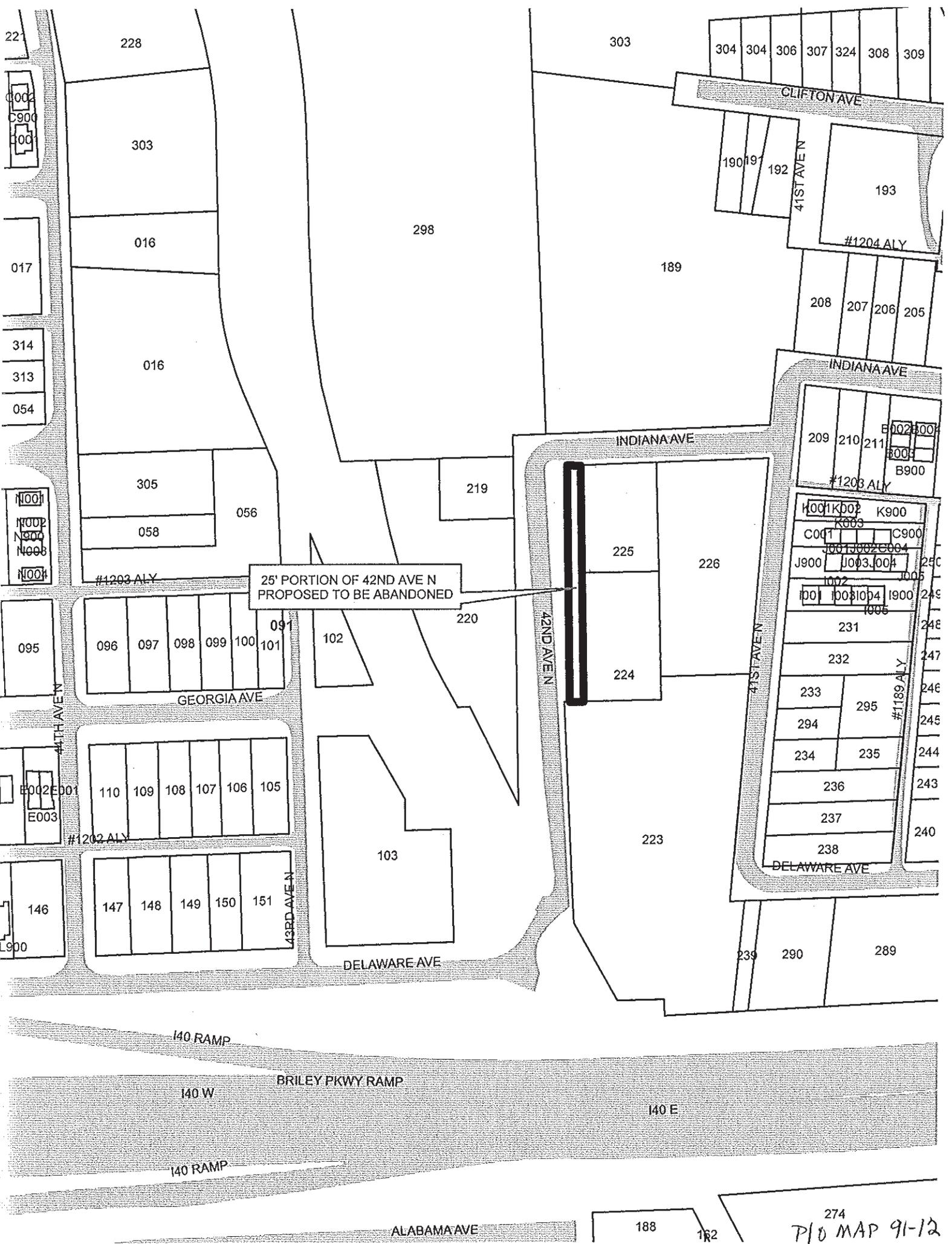
THENCE, A NEW LINE CROSSING INTO THE EXISTING RIGHT OF WAY ON 42ND AVENUE NORTH, NORTH 68 DEGREES 23 MINUTES 57 SECONDS WEST, 25.00 FEET;

THENCE, NORTH 21 DEGREES 36 MINUTES 03 SECONDS EAST, 365.00 FEET;

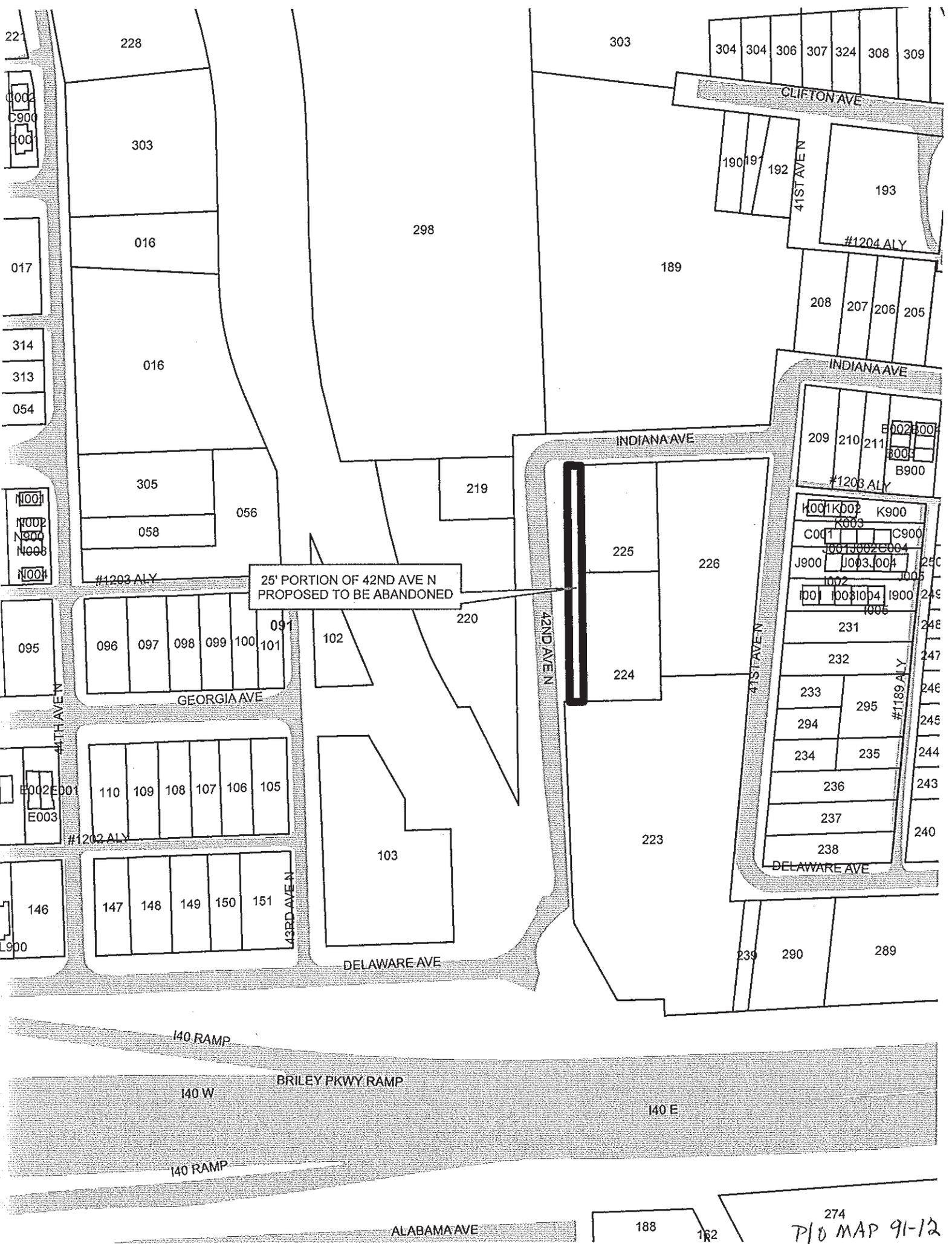
THENCE, SOUTH 68 DEGREES 23 MINUTES 57 SECONDS EAST, 25.00 FEET TO THE POINT OF BEGINNING.

CONTAINING, 9,125 sq.ft. or 0.209 Acres, more or less.

Prepared by:
Brian McCain, P.L.S. TN#2256
Southern Precision Land Surveying, Inc.
P.O. Box 220
Pegram, TN 37143-0220
File No. 14-0429



25' PORTION OF 42ND AVE N
PROPOSED TO BE ABANDONED



274
P/O MAP 91-12



**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON COUNTY**

Planning Department
Metro Office Building
800 Second Avenue South
Nashville, Tennessee 37201

August 19, 2014

To: Bonnie Crumby, Public Works

Re: **42nd Ave N (Portion of)**
Planning Commission Mandatory Referral #2014M-011AB-001
Council District #21 – Edith Taylor Langster, Council Member

On behalf of the Metropolitan Planning Commission, the following item, referred to the Commission as required by the Metro Charter, has been recommended for *approval* to the Metropolitan Council:

A request to abandon a portion of 42nd Avenue North (easements and utilities to be retained) adjacent to property located at 700 42nd Avenue North, requested by Michael J. Ragan, applicant.

The relevant Metro agencies (Metro Parks, Metro Public Works, Metro Water Services, Metro Emergency Communications, the Nashville Electric Service, Metro Finance – Public Property and the Metro Historical Commission) have reviewed the proposal and concur in the recommendation for approval. This request must be approved by the Metro Council to become effective. There is a sketch showing the location of this request attached to this letter.

Comments that apply to this approval: None

This recommendation for approval is given as set forth in the Metropolitan Planning Commission Rules and Procedures. If you have any questions about this matter, please contact Michelle Hollingsworth at michelle.hollingsworth@nashville.gov or 862-7197.

Sincerely,

A handwritten signature in black ink, appearing to read "Doug Sloan".

Doug Sloan
Deputy Director
Metro Planning Department

cc: Metro Clerk, Shannon Hall