



CLOSURE OF PUBLIC RIGHT OF WAY, ZONING MAP

4-A-25-SC

Petitioner: Nicholas Guess

Name of Street or Alley: Cafego Avenue

To be closed from: Intersection of Hackman St.

To be closed to: Eastern terminus of Cafego Ave.

Original Print Date: 3/31/2025

Knoxville - Knoxville County Planning Commission * City / County Building * Knoxville, TN 37902

Map No: 109

Jurisdiction: City



Right-of-Way Closure

Street Alley

APPLICANT INFO _____ Date 2/11/25

Nicholas Guess

Applicant Name _____ Affiliation _____

April 15, 2025 (Tentatively)

Meeting Date (if applicable)

File Number(s)
4-A-25-SC

CORRESPONDENCE *All correspondence related to this application should be directed to the approved contact listed below.*

Applicant Owner Option Holder Project Surveyor Engineer Architect/Landscape Architect

Nicholas Guess

Property Proz LLC

Name _____ Company _____

410 Stone Villa Ln. _____ **Knoxville** _____ **TN** _____ **37934**

Address _____ City _____ State _____ ZIP _____

8655663900 _____ **nicholasguess88@gmail.com**

Phone _____ Email _____

CURRENT ROW INFO

Cafego Ave _____ **N** _____ **N**

Name of Right-of-Way _____ In use (Y/N) _____ Improved (Y/N) _____
(ex: paved)

REQUEST

Intersection of Hackman St.

Starting point of closure _____ *(from street, alley, city block, lot, etc)*

Eastern terminus of Cafego Ave.

Ending point of closure _____ *(to street, alley, city block, lot, etc)*

Reason for Closure _____ *Attach separate sheet if needed for explanation*

This street is not in use. By closing this street and obtaining half of the right of way I will be able to meet

the requirements to subdivide 3030 Hackman St. Knoxville, TN 37920 into two seperate lots. Allowing the

construction and sale of two single family homes as opposed to one.

 **Provide Map** *Attach map showing limits of right-of-way proposed for closure.*
(drawn to scale)

To whom it may concern,

Over the course of the past six months, I have tried to obtain a signature to close Cafego Ave. in South Knoxville. Located between 0 Hackman Street Knoxville, TN 37920 (Parcel #109EA039) and 3030 Hackman Street Knoxville, TN 37920 (109EA038).

I am the owner of 3030 Hackman Street. The Baby Rocket Athletic Association, Inc. is the owner of 0 Hackman Street. After some investigation I found that The Baby Rocket Athletic Association, Inc. is no longer in existence and The City of Knoxville Parks and Recreation Department is in control of 0 Hackman St.

After reaching out to Parks and Rec. I found that they were not opposed to the closure but were unable to sign the application for closure.

Furthermore, The City of Knoxville Engineering department is not opposed to the closure.

I have been instructed to resubmit my application for closure with the email chain detailing this as well as this letter.


Nicholas Guess

2/11/2025



My Commission Expires 10-31-2026


2-11-2025

SCALE 1/16" = 1'

MAYNARD GLENN FIELDS

○ HACKMAN ST
109EA039



3030 HACKMAN ST
109 EA 038

- - - HACKMAN ST - - -