



CITY OF CROSSVILLE  
INTEROFFICE MEMORANDUM

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TO: TIM BEGLEY  
FROM: KEVIN J. DEAN  
SUBJECT: FAILED SUBDIVISIONS WITH SUBSTANDARD ROADS  
DATE: 1/9/2014  
CC:

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Upon request, I looked at any areas of the City that have failed subdivisions with substandard roads. I identified the following: (Map Attached)

- Westheria Drive:
  - The lots were designed for mobile homes. (approx. 19 lots 5 with structures)
  - Dedicated 50ft. ROW / gravel road existing (approx. 720 feet long)
  - 2 inch water line
  - No sewer available.
  
- Narcissus Street:
  - The lots were designed for mobile homes. (approx. 15 lots 3 with structures)
  - Dedicated 50ft. ROW / gravel road existing (approx. 500 feet long)
  - 6 inch water line about halfway down with a fire hydrant, the rest is 2 inch
  - Gravity sewer is available on the back side of the properties on the eastern side of the road.

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- Iris Circle:
  - The lots were designed for mobile homes. (approx. 26 lots 9 with structures)
  - Dedicated 50ft. ROW / gravel road existing with a short portion that is unimproved ROW (approx. 1200 feet long)
  - 2 inch waterline for approximately 380 feet from Bobwhite Drive and 218 feet from Narcissus Street. There is a 10 inch line along the back side of the mobile home lots on the north western side of the road that runs down Deerfield.
  - No sewer available. There is a 4 inch low pressure sewer line at the intersection of Deerfield and the portion of Iris Circle that is unimproved.
  
- Cherry Circle:
  - The lots were designed for single family structures 0.3 acres to 0.7 acres in size. (approx 23 lots 0 with structures)
  - Dedicated 50ft ROW / wooded and grass (approx. 1200 feet long with a cul-de-sac)
  - No waterline. There is a 6 inch line along the opposite side of Bobwhite Drive.
  - No sewer available. There is a low pressure sewer line of unknown size along the same side of Bobwhite Drive.
  
- Cedar Drive:
  - The lots were designed for single family structures ~0.4 acres (3 lots 1 with a house and 1 with a garage)
  - Dedicated 50ft ROW / tar and chip (approx. 288 feet for the portion inside the City Limits)
  - No waterline. There is a 6 inch line on the opposite side of Canary Drive. (The house has a service line extending down the ROW from Canary Drive)
  - There is a 2 inch low pressure sewer line running down the western side of the road.