

County of Hamilton

THEODORE B. HUBBARD P.E. - P.S. COUNTY ENGINEER

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October 10, 2018

Hamilton County Planning + Development
138 E. Court Street, Room 800
Cincinnati, OH 45202

Attn: Steve Johns, AICP

RE: Thoroughfare Plan Right of Way Modification, Gallery at Kenwood, Kenwood Road

Dear Mr. Johns,

Based upon our office review of the traffic impact study and information provided in the application the County Engineer's Office recommends that dedication recommendations of the Thoroughfare Plan be followed. The owner must dedicate enough property to create a right-of-way in fee which shall have a minimum width of sixty feet (60') from the centerline of right-of-way to the adjacent proposed right-of-way line along the Kenwood Road Avenue frontage in accordance with the Hamilton County Thoroughfare Plan.


The traffic impact study indicates that "a third northbound and southbound through lane" are needed (pa. 26). Additionally, it is stated "provide a third southbound through lane" at Kenwood and Galbraith, "provide a third through lane for the southbound approach" at Kenwood Road and Kenwood Place and "provide a third through lane for all approaches" at Kenwood and Montgomery (pa. 27).

As can be seen, future roadway improvements will be required in the corridor. In order to make those the recommended right of way widths must be preserved. Therefore we recommend compliance with the Hamilton County Thoroughfare Plan.

This office reserves the right to add, delete or make modifications to the above stated comments. Any questions regarding this matter may be addressed to the undersigned at 946-8430.

Sincerely,

THEODORE B. HUBBARD, P.E.-P.S.
HAMILTON COUNTY ENGINEER


Eric J. Beck, P.E.
Deputy Engineer for Field Services

TBH/ejb
C:TBH, DJ, JN, file, dedication file