



Engineers, Surveyors, Planners, Scientists

May 31, 2023

Taylor Mullinax, AC0171P Candidate
City of Dublin
5200 Emerald Parkway
Dublin, OH 43

Subject: 4056/4070 W. Dublin Granville Rd.
Demolition Plan
Comment Response Letter

Dear Taylor,

In response to the comments received from City of Dublin on May 26, 2023, the plans have been modified as described herein.

Sheet 1 – Title Sheet

1. Please retitle "Resubdivision of State Bank" to "4056 & 4070 W. Dublin-Granville Rd." The rest of the title can remain.

Response: Updated.

2. Approved Minor Project Review applications are valid for a period of no more than 2 years where building permit for demolition must be filed within that time. Please revise "1" to "2".

Response: Updated.

Note, the demolition of the structures must occur within 1 year of City Council approval of the plats.

Response: Noted on demolition timeline.

Sheet 2 – General Notes

3. Please use current City of Dublin Standard Notes.

Response: General Notes have been updated.

Sheet 3 – Existing Conditions & Demolition Plan

4. The demolition plan and coded notes refer to City of Columbus standards which is incorrect. Everything should follow and refer to City of Dublin notes.

Response: Reference has been modified to reference ODOT Figure 6H-10. The other City of Columbus specified items are from the Columbus CMSC, which is permitted by City of Dublin based on General Notes.

5. Please show the street trees line work on this plan sheet as well as the landscape plan, and the utility/grading/demolition plan.

Response: Existing street trees have been shown on each plan sheet.

6. In the Bridge Street District Code, a minimum of one street tree is required every 40 linear feet of street frontage (BSD Code Section 153.065 (D)(3) Street Trees). A street tree may be required in this area after the removal of the driveway apron/curb cut depending on the spacing between trees.

Response: Proposed tree added to removed driveway apron, species and caliper specified.

7. Please be aware that an MOT plan may be requested at Building Standards permit submittal.

Response: Noted.

Sheet 4 – Demolition Plan

8. What is coded note 4 referring to here?

Response: The coded note abbreviations have been spelled out.

Sheet 5 – Landscape Plan

9. Please confirm if the highlighted trees in poor or dead condition are to remain and be preserved at this time.

Response: Trees in “poor” or “dead” condition are to remain and be preserved.

Should you have any questions or require additional information, please do not hesitate to contact me directly at (614) 775-4392.

Sincerely,

EVANS, MECHWART, HAMBLETON & TILTON, INC.



Sarah Wilson, PE

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