

**CITY OF HIGHLAND HEIGHTS, KENTUCKY
ORDINANCE NO. 09-2023**

**AN ORDINANCE ACCEPTING HIGHLAND MEADOWS DRIVE AS A
PUBLIC STREET IN THE CITY OF HIGHLAND HEIGHTS, KENTUCKY**

WHEREAS, the City of Highland Heights has the authority pursuant to the provisions of KRS 82.400 and other applicable law to accept roadways and public passageways into its road system; and

WHEREAS, the applicable portion of Highland Meadows Drive (see copy of dedication plat attached) has been a private road maintained by the Forest Ridge Condominium Owners Association, Inc.; and

WHEREAS, the remaining portion of Highland Meadows Drive (see copy of dedication plat attached) is already an existing city maintained public road; and

WHEREAS, the Forest Ridge Condominium Owners Association, Inc. desires to offer for dedication by recorded plat Highland Meadows Drive, and

WHEREAS, Highland Meadows Drive is within the jurisdictional limits of the City of Highland Heights, and

WHEREAS, Forest Ridge Condominium Owners Association, Inc. has filed the Highland Meadows Dedication Plat with the City of Highland Heights, which shows the proposed name, nature, and dimensions of Highland Meadow Drive (see copy of dedication plat attached); and

WHEREAS, the former City Engineer evaluated Highland Meadows Drive and suggested needed improvements to the Highland Meadows Drive; and

WHEREAS, the Forest Ridge Condominium Owners Association, Inc. has completed the requested improvements to Highland Meadows Drive which has been confirmed by the City Administrator and the City's Public Works Director; and

WHEREAS, the proposed dedication would be beneficial to the public interest and suitable for the immediate or future acceptance of the City of Highland Heights; and

WHEREAS, it is the City's desire to now dedicate this road into its system.

NOW THEREFORE BE IT ENACTED AND ORDAINED BY THE CITY OF HIGHLAND HEIGHTS, KENTUCKY:

Section I

Under Kentucky Law, if any person desires to offer for dedication by recorded plat any public way or easement within the jurisdictional limits of the city or a consolidated local government, he or she shall file with the legislative body of the city or a consolidated local government, a map or plat of the territory bounded, intersected, or immediately adjacent to the proposed public way or easement, showing the proposed name, nature, and dimensions of the

public way or easement offered for dedication. If the legislative body of the city or a consolidated local government decides the proposed dedication would be beneficial to the public interest and suitable for the immediate or future acceptance of the city or consolidated local government, it shall approve the map or plat, and the mayor shall subscribe a certificate of approval on the map and acknowledge the execution thereof before any public officer authorized to take acknowledgments of deeds. The map or plat may then be recorded in the office of the county clerk.

Section II

The City of Highland Heights does hereby accept the portion of Highland Meadows Drive, as described on the attached dedication plat, as a dedicated City road.

Section III

The Mayor is authorized to subscribed a certificate of approval on the map and acknowledge the execution thereof before any public officer authorized to take acknowledgements of deeds.

Section IV

The provisions of this Ordinance are hereby declared to be severable, and if any section, phrase or provision, shall for any reason be declared unconstitutional or invalid, such declaration of invalidity shall not affect the validity of the remainder of this Ordinance.

Section V

All prior resolutions, orders or ordinances or parts of any resolution, order or ordinance in conflict herewith are hereby repealed.

Section VI

That this Ordinance shall be signed by the Mayor, attested by the City Clerk/Treasurer and recorded. Same shall be in effect at the earliest time provided by law.

First reading this 6th day of June, 2023.

Second reading this 20th day of June, 2023.


MAYOR GREGORY V. MEYERS

ATTEST:


JEANNE PETTIT
CITY CLERK/TREASURER

Ord 09-2023

COUNTY CLERK'S STAMP

ACREAGE SUMMARY
 0.506 Ac.
 Right-of-Way
 Total Section Area 0.506 Ac.

HIGHLAND MEADOWS DRIVE DEDICATION PLAT

0.506 ACRES

CITY OF HIGHLAND HEIGHTS CAMPBELL COUNTY, KENTUCKY

GROUP # 766 APRIL, 2023

DEDICATION CERTIFICATE - OWNER/DEVELOPER
 We hereby certify that, on behalf of the Forest Ridge Condominium Owners Association, Inc., that Forest Ridge Condominium Owners Association, Inc. is the owner of the property described herein and that the property is being dedicated to the public use as a road. We further certify that Forest Ridge Condominium Owners Association, Inc. is the owner of the property described herein and that the property is being dedicated to the public use as a road. This dedication is in accordance with the provisions of the Kentucky Revised Statutes, Chapter 100, Section 100.020, and is subject to the provisions of the Kentucky Revised Statutes, Chapter 100, Section 100.020, and is subject to the provisions of the Kentucky Revised Statutes, Chapter 100, Section 100.020.

LAND SURVEYOR'S CERTIFICATE
 I hereby certify that the survey depicted by this plat was done by me or by persons under my direct supervision by the method of random bearings with also error of closure was 19/258. The survey shown herein is an urban lots survey and complies with KAR 18.150. I further certify that this survey complies with the Highland Heights Zoning Regulations and that dedicated areas including public ways or streets are within the boundaries of this survey. The reference point is in 10088 (2011) Kentucky State Plane Coordinate, North Zone (1981).

PLANNING COMMISSION APPROVAL CERTIFICATE
 This plat has been found to be in compliance with the Highland Heights Zoning and Subdivision Regulations and is being submitted for recording in the office of the Campbell County Clerk.

OWNER'S SIGNATURE
 I hereby certify that all title improvements, interests, claims, taxes, liens, mortgages, and other encumbrances on the property described herein are being released and extinguished by this plat. The release of this plat is subject to the provisions of the Kentucky Revised Statutes, Chapter 100, Section 100.020, and is subject to the provisions of the Kentucky Revised Statutes, Chapter 100, Section 100.020.

STREETS
 Signature of City/County Official _____ Title _____ Date _____

AMOUNT OF GUARANTEE _____ **EXPIRATION DATE** _____ **SIGNATURE FOR RELEASE** _____ **DATE** _____

OWNER:
 Forest Ridge Condominium Owners Association, Inc.
 500 Thomas More Parkway
 Crestwood Hills, KY 41017

CLIENT:
 bayer becker
 209 Grandview Drive
 Fort Mitchell, KY 41017

HIGHLAND MEADOWS DRIVE
 0.506 ACRES
 GROUP # 766
 DEDICATION PLAT

CITY OF HIGHLAND HEIGHTS, CAMPBELL COUNTY, KENTUCKY

bayer becker
 209 Grandview Drive
 Fort Mitchell, KY 41017

Drawn by: ARV
 Checked by: CRG
 Issue Date: 4/14/23

NOTES
 By Graphic plotting only, the proposed subdivision appears to be located in Zone X (areas determined to be outside the 0.2% annual chance flood) FRM Map No.103 (COUSE), Campbell County, Kentucky and Incorporated areas, all bearing the effective date of March 9, 2019.
 This plat shall be not filed with the Campbell County Clerk for recording purposes within two (2) years of Planning Commission approval.
 Building setbacks will be determined by current applicable zoning regulations or districts.
 This plat is subject to all easements and rights-of-ways of record.

AREA MAP
 Scale: 1" = 200'
 Shows the location of the site within the City of Highland Heights.

VICINITY MAP
 Scale: 1" = 50'
 Shows the location of the site within the City of Highland Heights.

Right of Way Dedication
 0.506 Ac.

MONUMENTATION:
 O Found Iron Pin
 (top of street)
 (top of curb)
 (top of concrete monument)
 (top of concrete monument)
 (top of concrete monument)
 (top of concrete monument)

CURVE TABLE

Curve	Delta	Radius	Length	Chord
C-1	87°30'	523.98'	84.07'	587.1435'
C-2	177°19'	70.00'	31.15'	43.2750'
C-3	87°15'	15.00'	25.14'	16.1013'
C-4	34°32'27"	100.00'	61.37'	163.9335'
C-5	90°00'00"	150.00'	235.87'	167.1738'

LINE TABLE

Line	Direction	Dist.
L-1	S89°24'27"E	43.68'
L-2	S47°17'36"W	23.85'
L-3	N17°42'00"W	40.00'
L-4	N42°17'36"E	40.00'

ADDITIONAL NOTES:
 (R/W) indicates but not accepted for maintenance.
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