

March 17, 2025

To: Members of the Budget and Finance Committee

From: Sheryl M.M. Long, City Manager

202500529

Subject: Emergency Ordinance – Vacation of Republic Street

Attached is an Emergency Ordinance captioned:

AUTHORIZING the City Manager to take any and all steps as may be necessary in order to vacate as public right-of-way and retain approximately 0.1341 acres of public right-of-way, being a portion of Republic Street in the Over-the-Rhine neighborhood of Cincinnati.

STATEMENT

COMMUNITY ASSETS: This collection of projects will help create several new community facilities that offer residents access to affordable, quality healthcare, opportunities for recreation and leisure, critical services like childcare and after school programming, and public parking. Collectively, these projects will contribute significantly to the revitalization of Over-the-Rhine north of Liberty Street.

BACKGROUND/CURRENT CONDITIONS

3CDC plans to relocate the existing Over-the-Rhine Recreation Center, located at 1715 Republic Street, to the current Findlay Playground, creating a new state-of-the-art recreation facility known as the Findlay Community Center.

In order to facilitate the development, a 0.1341 acre portion of Republic Street between 1826 Republic Street and Bardes Alley, is being vacated. This portion of Republic Street is an unimproved paper street that is within the boundary of the current Findlay Playground. This vacated portion will be consolidated with the adjacent parcels to create the Project Site. City Planning Commission approved the vacation on January 17, 2025.

The portion of Republic Street between Findlay Street and 1826 Republic Street will remain public right-of-way.

DEVELOPER INFORMATION

3CDC is a highly experienced non-profit development corporation created in 2004 to revitalize the Over-the-Rhine and Downtown neighborhoods. Since its creation, 3CDC has invested over \$2 billion into these two neighborhoods and has led projects that have restored over 210 buildings, created 1,245 market-rate apartments, 460 below-market rate apartments, and 2.18 million square feet commercial space. 3CDC has developed 49

new construction buildings, 17 acres of civic space, 598 condos and townhomes, 156 hotel rooms, and 5,918 parking spaces.

RECOMMENDATION

The Administration recommends approval of this Emergency Ordinance.

Attachment: Project Location and Site Plan

Copy: Markiea L. Carter, Director, Department of Community & Economic Development

Project Location and Site Plan

.1341-ACRE PORTION OF REPUBLIC STREET

