



VULCAN COUNTY **Private Driveways**

1. AUTHORITY

- 1.1 Pursuant to Section 532 of the Municipal Government Act, R.S.A. 2000, c.M-26, as amended, Vulcan County (the "County"), is only required to maintain roads shown as a road on plan of survey registered at the Land Titles Office or used as a public road in a reasonable state of repair and is not responsible to maintain private driveways.
- 1.2 Pursuant to Sections 650 and 655 of the Municipal Government Act, R.S.A. 2000, c.M-26, as amended, and the County's Land Use Bylaw No. 2010-10 (and any amendments thereto), the County's Municipal Planning Commission may require as a condition of development permit being issued or subdivision approval, that the applicant construct a road or driveway required to give access to the development or subdivision.
- 1.3 Pursuant to Section 7 of the Forest and Prairie Protection Act, R.S.A. 2000, c.F-19, as amended, provides that the County is responsible for fighting and controlling all fires within the boundaries of the County, other than areas contained in a forest protection area.

2. POLICY STATEMENT

- 2.1 In order to ensure that Emergency Vehicles are able to access lands via private Driveways, the Private Driveway Policy establishes an acceptable standard of design and maintenance for Driveways to be maintained by the Landowner in certain circumstances.
- 2.2 Notwithstanding anything contained within this Policy, the applicable standards for a Driveway in any particular case may be determined by the County's Development officer or Municipal Planning Commission with consideration of the unique character, location, length and purpose of the driveway or approach, including the level and

nature of road use, terrain, limitation, geometric constraints, the prevailing topography of the area in which the Driveway is located and the intended use of the parcel to which the Driveway provides access.

3. PURPOSE

- 3.1 The purpose of the Private Driveway Policy is to promote public health, safety and welfare of people and the protection of people and property in the County by establishing minimum access and maintenance standards for private Driveways to ensure that Emergency Vehicles can access lands in the County via private Driveways.

4. GENERAL PROVISIONS

- 4.1 The Landowner or applicant is responsible for constructing and maintaining the Driveway in accordance with this Policy.
- 4.2 The Landowner or applicant is responsible for ensuring that the driveway complies with all applicable Provincial legislation.
- 4.3 The Landowner is solely responsible for all snow removal, ploughing, grading, gravelling (or paving) and all other construction and maintenance of the driveway.

5 SPECIFICATIONS

5.1 Minimum Standards:

- a) Width of Carriageway (edge of shoulder to edge of shoulder):
- Residential Purpose, maximum 2 residences: 3.6 metres (12 feet)*
 - Residential Purpose, 3 or more residences: 7.3 metres (24 feet)
 - Farm, Commercial or Industrial Purpose, all uses: 7.9 metres (26 feet)
- * Residential driveways exceeding 0.5 kilometres in length must be a minimum of 7.3 metres in width.
- b) Subgrade Construction and Materials:
- Residential Purpose, maximum 2 residences: 0.3 metres clay
 - Residential Purpose, 3 or more residences: 0.6 metres clay
 - Farm, Commercial or Industrial Purpose, all uses: 0.9 metres clay

The top 0.3 metres of clay cap for all driveways shall be compacted to 95% of standard proctor density. Minimum of 4% crown. All topsoil must be removed and not included in any of the base material. Topsoil is required on the road slope, ditch and back slope to encourage grass growth.

c) Surface Materials:

- Gravel topped: 1.9 mm (3/4 inch) gravel applied at 250 tonnes per kilometre.
- Asphalt topped:
 - Residential Purpose: 75 millimetres
 - Farm, Commercial or Industrial Purpose: 100 millimetres

d) Physical Features:

- Grade Height minimum is 0.6 metres
- Gradient maximum is 6%.
- Shoulders and Side Slopes minimum of 3:1.
- Backslopes variable ratio to fit terrain.
- Ditch bottom minimum of 0.9 metres.
- Minimum of 1.5 metres setback, measured from the centre of the bottom of the ditch closest to property line, providing that the top of the backslope is a minimum of 0.6 metres from property line.
- Minimum 500 mm diameter corrugated steel pipe culvert, placed at the ditch line where driveway intersects with a public roadway.
- Minimum of 50 metre radius for curves. Where there is a 90 degree turn in the driveway, a minimum 15 metre radius.
- All driveways will have a turnaround, hammerhead or 'T' configuration of sufficient radius to allow Emergency vehicles the ability to turnaround without having to leave the carriageway.
- A minimum of 4.5 metres of overhead tree clearance must be maintained at all times and no vegetation shall be allowed to encroach into the carriageway or obstruct a driver's view of the intersecting public roadway.
- All sidebanks, shoulders and ditches are to be re-loamed and seeded to a short wheatgrass or other grass approved by the Development Officer or Municipal Planning Commission.
- Any gates that are installed must not be able to encroach upon a public roadway when full opened, or reduce in any way the minimum carriageway width requirement, or have an overhead clearance of less than 4.5 metres, or obstruct a driver's view of the intersecting public roadway when opened for access or egress.