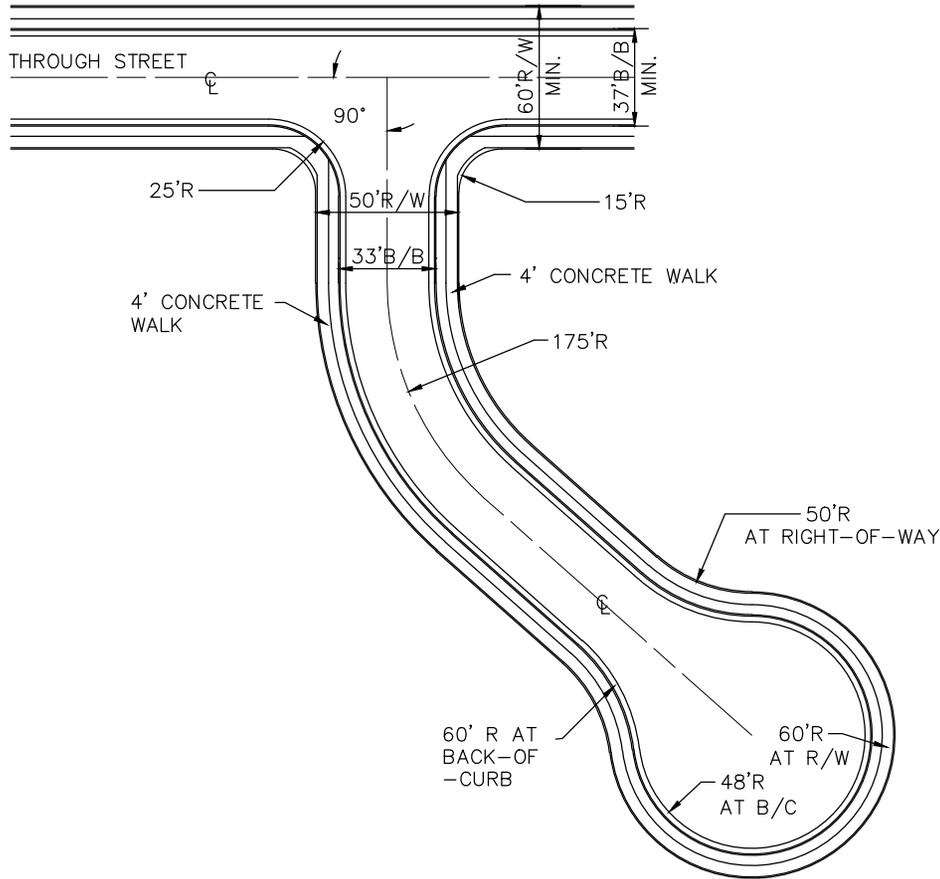


TYPICAL STREET AND CUL-DE-SAC PLAN



STREET DESIGN STANDARDS

	* 25 mph LOCAL, THRU STREETS	* 35 mph COLLECTOR
MINIMUM CENTERLINE GRADES	.50%	.50%
MAXIMUM CENTERLINE GRADES	10%	7%
MINIMUM LENGTH OF VERTICAL CURVE (SEE NOTE C).	25FT.	50FT.
MINIMUM CENTERLINE RADIUS	250FT.	400FT.
MINIMUM LENGTH TANGENT BETWEEN CURVES	50FT.	50FT.
MINIMUM BACK-OF-CURB RADIUS	25FT.	25FT.
MINIMUM HORIZONTAL VISIBILITY	150FT.	250FT.
MINIMUM STOPPING SIGHT DISTANCE (MEASURED FROM 3.5' EYE-LEVEL TO 6" OBJECT HEIGHT)	150FT.	250FT.
MAXIMUM CENTERLINE GRADE WITHIN 100' OF AN INTERSECTION	3%	3%
MINIMUM RIGHT-OF-WAY WIDTH	50FT., 60FT.	61FT.
MINIMUM PAVEMENT WIDTH BACK-TO-BACK OF CURB	33FT., 37 FT.	41FT.

NOTES

- A.** THESE ARE MINIMUM DESIGN STANDARDS AND MAY BE REQUIRED TO BE INCREASED TO COMPLY WITH THE CITY'S OFFICIAL THOROUGHFARE PLAN.
- B.** THE MAXIMUM LENGTH FOR CUL-DE-SAC STREET SHALL BE 600' (THE MINIMUM SHALL BE 160') CENTER-OF-STREET TO CENTER OF CUL-DE-SAC UNLESS AUTHORIZED BY CITY PLANNING COMMISSION.
- C.** MINIMUM LENGTH OF VERTICAL CURVE CAN BE REDUCED OR ELIMINATED TO ALLOW FOR PROPER DRAINAGE, WITH APPROVAL OF THE CITY.

*THESE ARE DESIGN SPEEDS, NOT NECESSARILY POSTED SPEEDS.