





Streets and Sidewalks

PART 14

STREETS AND SIDEWALKS

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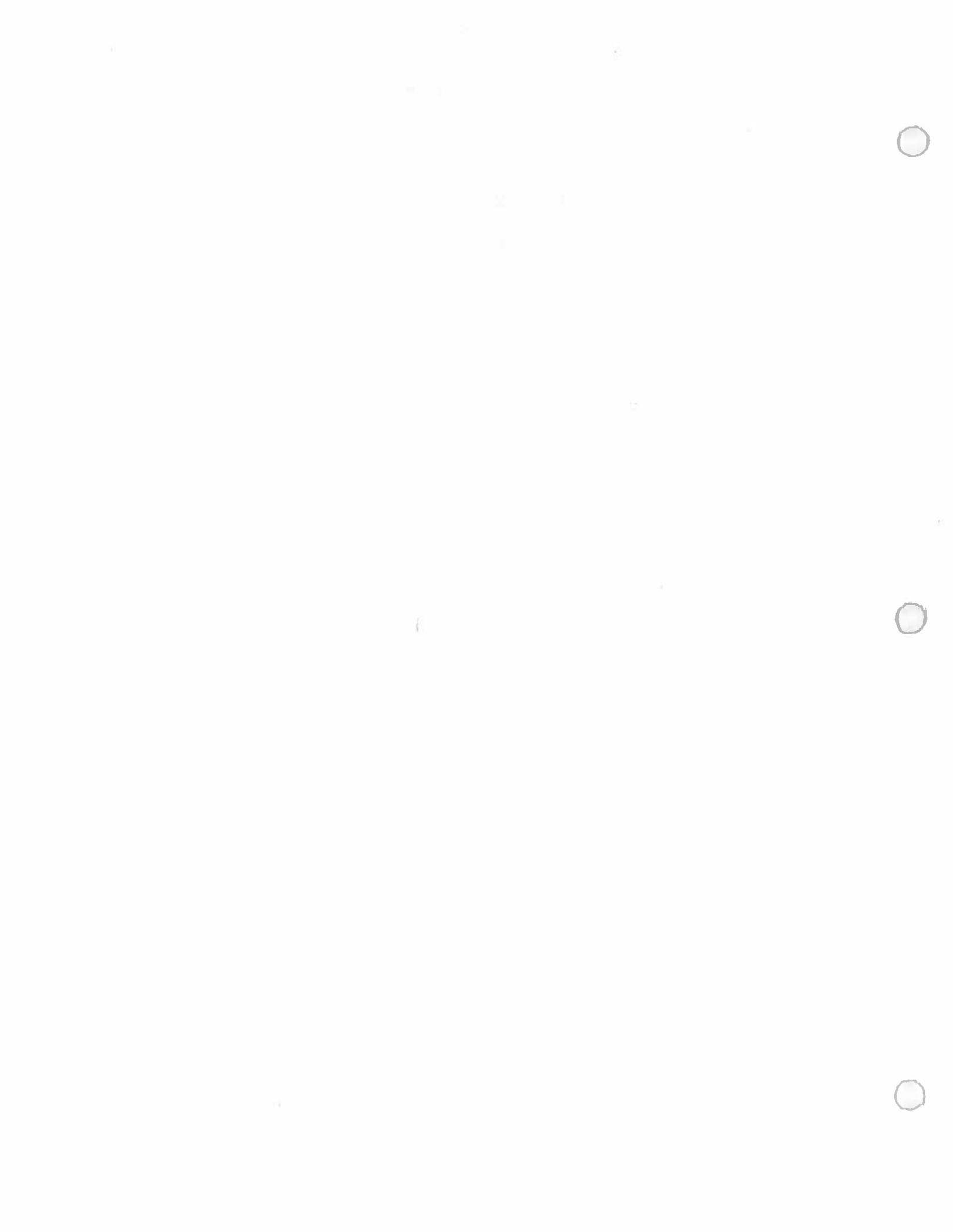
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GENERAL PROVISIONS

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Section 14-111	Penalty.

SECTION 14-101 OBSTRUCTIONS GENERALLY.

It is unlawful for any person to obstruct in any manner any street, alley, sidewalk or other public way by leaving or permitting to remain thereon or therein any vehicle, object, material, structure, fence or other obstruction of any kind. (Prior Code, Sec. 19-4)

SECTION 14-102 INTERFERING WITH STREET, FREE FLOW OF TRAFFIC.

A. It is unlawful to:

1. Obstruct any public street, public highway, public sidewalk or any other public place or building by hindering or impeding or tending to hinder or impede the free and uninterrupted passage of vehicles, traffic or pedestrians; or

2. Commit in or upon any public street, public highway, public sidewalk or any other public place or building any act or thing which is an obstruction or interference to the free and uninterrupted use of property or with any business lawfully conducted by anyone in or upon or facing or fronting on any such public street, public highway, public sidewalk or any other public place or building, all of which prevents the free and uninterrupted ingress, egress, and regress, therein, thereon and thereto.

B. When any person causes or commits any of the conditions enumerated in Subsection A herein, a police officer or any law enforcement officer shall order that person to stop causing or committing such conditions and to move on or disburse, or to remove any obstructions. Any person who fails or refuses to obey such orders shall be guilty of a violation of this section.

SECTION 14-103 REMOVAL OF TREES, SHRUBS, OBSTRUCTING VIEW OF TRAFFIC.

A. The owner of every lot or parcel of land in the city upon which any trees, shrubs or plants are growing, or upon which any obstruction has been placed, shall remove such trees, shrubs, plants or obstruction, or parts thereof, if they are so situated as to constitute a traffic hazard by obstructing the view of any driver of any vehicle on the streets of the city to the extent that the driver is unable to observe the approach of other vehicles on streets and alleys and at

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intersections.

B. The owner of any premises abutting on any street shall trim all trees and shrubbery growing in the parking, between the sidewalks and the roadway, of any such street, and all trees and shrubbery growing on any part of the premises adjacent to the sidewalks or any street or alley in such manner that the boughs or limbs thereof shall not obstruct free and convenient passage, sight and travel along the streets, sidewalks and alleys. If premises are occupied by some person other than the owner, such occupant shall trim the trees and shrubbery in the same manner as hereinbefore required of the owner. Such trees and shrubbery shall be trimmed so that the lowest branches or foliage shall not be lower than ten (10) feet above the roadway of a street or alley, nor lower than eight (8) feet above the sidewalk.

C. Any owner or occupant who fails, refuses or neglects to trim trees and shrubbery as provided in this section, after receiving five (5) days' notice from the city manager or his designee to do so, is guilty of an offense against the city. In addition to any fine or punishment as an offense, the city may act to abate the nuisance. Every day that the owner or occupant fails, refuses or neglects to trim such trees or shrubbery after the expiration of the five (5) days' notice shall be a separate offense. (Prior Code, Secs. 19-1, 19-2)

Cross Reference: General procedure for abatement of nuisances caused by weeds or grass constituting a traffic hazard, see Part 8 of this code.

SECTION 14-104 DISPLAY OF SALE OF GOODS, WARES AND MERCHANDISE.

A. Except as otherwise provided in this code, it is unlawful for any person to display any goods, wares or merchandise for sale, or to sell the same, on any street, alley or sidewalk, or from any vehicle parked thereon, in the corporate limits of the city. Each separate sale or offer to sell in violation hereof shall constitute a separate offense.

B. Any vehicle parked on the streets, alleys or sidewalks for the purpose of making merchandise available for sale by the methods prohibited by this section shall be promptly moved by the driver upon order of the police of the city, and if not promptly moved, the same shall be towed from such location upon order of the police department, and the driver or custodian of the vehicle shall also be deemed guilty of an offense.

C. In each instance where an individual is guilty of an offense under the provisions of this section, the person for whom such individual is acting in the capacity of an agent or employee shall be guilty of a separate offense.

SECTION 14-105 NO STRUCTURES ON OR OVER STREETS AND SIDEWALKS.

A. It is unlawful for any person to erect or construct, or cause to be erected or constructed, any cellar or basement way, stairway, door, awning post, canopy or any other kind of structure projecting into, upon or over, and adjoining any street or sidewalk within the city, except that the building official may, in his discretion, authorize the same to be done, where the public health, safety and necessity demand, by granting a permit therefor.

B. Upon the granting of a permit under this section, conditions as to the erection of the structure through, upon or over any street or sidewalk may be fixed by the city administrator, and a contract shall be entered into as to the maintenance of the structure and as indemnifying agreement secured, indemnifying and saving the city harmless from any loss, costs or damage by

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reason of the structure projecting into, upon or over, and adjoining any street or sidewalk within the fire limits of the city.

SECTION 14-106 PLAYING PROHIBITED.

It is unlawful for any person to engage in any sport, game, amusement or to play in, on or across the main-travelled portion of any sidewalk, street, avenue or alley of the city except as may be authorized by ordinance. (Prior Code, Sec. 19-8)

Cross Reference: Play streets authorized, see Section 15-527 of this code.

SECTION 14-107 UNLAWFUL TO INJURE TREES, SHRUBBERY.

It is unlawful for any person to injure any tree or shrubbery on a street or alley in the city. This section shall not prohibit the lawful and proper care and removal of such trees and shrubbery. (Prior Code, Sec. 19-3)

SECTION 14-108 SIGNS OBSTRUCTING VIEW, IN SIGHT TRIANGLE, PROHIBITED.

A. It is unlawful for any person to otherwise place any object, vehicle or structure on or so near to any street right-of-way such that same constitutes a traffic or safety hazard for either pedestrians or vehicular traffic traveling on or onto the street.

B. It is unlawful and an offense for any person to erect, construct, locate, maintain or allow to remain on his property any sign, fence or structure within an area known as the sight triangle, which is defined as that area formed by measuring from the point of intersection of two(2) lot lines a distance of twenty-five (25) feet along each lot line and connecting the points so established to create a triangle with sides abutting street right-of-way. Any sign, fence or structure placed or located in the area is hereby determined to be a public nuisance, and the city administrator is authorized to cause the structure, fence or sign to be removed. (Prior Code, Secs. 19-5.1, 19-5.2)

SECTION 14-109 DUTIES OF OWNERS AND OCCUPANTS OF ADJACENT PROPERTY RELATIVE TO SIDEWALK OBSTRUCTIONS, HAZARDS.

A. It is unlawful for any person to allow any obstruction of any kind to accumulate in the sidewalk in front of his premises. All owners and occupants of property are required to keep their premises and the sidewalks, gutters, streets and alleys adjacent thereto free from weeds, trash and all obstructions and to remove such weeds, trash and obstructions from such places.

B. It is unlawful to deposit, throw or sweep into or upon a street, alley, parking or sidewalk of the city any trash, weeds, tree trimmings, dirt or any other refuse of any kind.

C. It is unlawful for the owner or occupant of property abutting upon a sidewalk or sidewalk area to permit the sidewalk or sidewalk area adjacent to the property to become a hazard to persons using the sidewalk or sidewalk area. (Prior Code, Sec. 19-12, in part)

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SECTION 14-110 SIGNS IN RIGHT OF WAY, OTHER LOCATIONS, PROHIBITED; PERMITTED TIMES FOR POSTING POLITICAL SIGNS ON PRIVATE PROPERTY.

A. For the purpose of this section:

1. "Sign" means a name, identification, image, description, display or illustration which is affixed to, painted or represented directly or indirectly upon a building, structure or piece of land and which directs attention to an object, product, place, activity, service, event, attraction, person, institution, organization or business and which is visible from any street, right of way, sidewalk, alley, park or other public property. For purposes of removal, "sign" also includes any sign structure;

2. "Political sign" means any sign concerning candidates for political office or involving a ballot issue for public election.

B. No political sign shall be erected or maintained on any street, road, highway, right of way, utility pole, fire hydrant, street sign, stop sign or other public place within the city.

C. No political sign shall be placed on private property which constitutes a hazard to pedestrians or vehicular traffic.

D. Political signs may be erected on private property not earlier than forty-five (45) days prior to an election and removed within fifteen (15) days following the election. Any political sign placed in violation of this section shall be deemed a nuisance. (Prior Code, Secs. 19-17 to 19-20)

Cross Reference: See also Section 15-209 of this code prohibiting certain signs on roadways. See also Section 5-8 of the city's zoning ordinance.

SECTION 14-111 PENALTY.

Any person who violates any provision of this chapter is guilty of an offense, and upon conviction thereof, shall be punished as provided in Section 1-108 of this code. Each day upon which a violation continues shall constitute a separate offense.

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CHAPTER 2

CURB AND STREET CUTS

ARTICLE A

STREET CUTS

Section 14-201	Unlawful to cut without permit.
Section 14-202	Permit.
Section 14-203	Fee.
Section 14-204	Notification of completion of work.
Section 14-205	No delays.

ARTICLE B

CURB CUTS

Section 14-211	Permit for curb cuts.
Section 14-212	Fee.
Section 14-213	Inspection.
Section 14-214	Penalty.

ARTICLE A

STREET CUTS

SECTION 14-201 UNLAWFUL TO CUT WITHOUT PERMIT.

A. It is unlawful for any person to cut the pavement or curb in or on any of the streets, sidewalks, avenues or alleys in the city for the purpose of laying pipe or other connections for utilities, or to cut or otherwise injure the pavement or curb on any of the streets, sidewalks, avenues or alleys for any purpose whatsoever without a permit therefor as provided by this chapter.

B. No person shall open, improve, grade, surface, provide for drainage of, obstruct, alter, change, cut or otherwise interfere with any public street, avenue, alley or public way within the city without first obtaining a permit therefor from the city council which shall be granted after an application for such permit has been filed with the clerk and a hearing by the city council held thereon. (Prior Code, Sec. 19-13, as amended)

Cross Reference: See also the city paving specifications, Part 5 of this code.

SECTION 14-202 PERMIT.

A. Every person who desires to lay pipes or lines for the purpose of making and preparing any connections to utilities which will require the cutting of the pavement to make such connections shall make application for and procure from the city a written permit to cut such pavement or curb and make such installations for the proposed purpose or otherwise. No person shall have any right or authority to construct or install any pipes or lines or otherwise cut the pavement or curbs without first having secured such permit.

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B. The city administrator may grant the permit required in this article after hearing and conditioned upon the applicant performing the work in a satisfactory manner and on such reasonable conditions as the administrator may impose, taking in consideration the topography of the area, the traffic congestion involved and the surfacing, drainage and other improvements necessarily required in regard thereto; and in all events the minimum standard required, shall be in accordance with street standards on file in the office of the city clerk), all of which shall be done and performed in accordance with generally accepted engineering practices. The city administrator can require curbs, gutters and drainage and a base and surface of different types of materials of a higher standard. An appeal of the administrator's ruling may be made to the city council. The appeal shall be taken by filing written notice of appeal with the city clerk within ten (10) days after the date of the administrative order. (Prior Code, Sec. 19-4, 19-14, 19-15)

Cross Reference: Building code 5-101 et seq.

SECTION 14-203 FEE

Any person desiring to cut the pavement or other hard surface on any street or sidewalk in the city shall pay a fee for the permit. The fee shall be in such amount as set by the city council by motion or resolution. (Prior Code, Sec. 19-15, in part)

Cross Reference: See Fee Schedule, Appendix 1 of this code.

SECTION 14-204 NOTIFICATION OF COMPLETION OF WORK

All permittees, when they have completed the work for which such cut has been made, shall notify the city of the completion of such work in order that the same may be inspected and approved.

SECTION 14-205 NO DELAYS

Any permittee cutting pavement by virtue of a permit as authorized herein shall perform the excavation or other work without delay or interruption.

ARTICLE B

CURB CUTS

SECTION 14-211 PERMIT FOR CURB CUTS

A. It is unlawful for any person to cut, break, tear out or remove the curbing or any part thereof along the street in the city for any purpose except in accordance with this article. Any person desiring to cut any curbing in the city shall first obtain a permit from the city before doing so. Application for such permit shall be in writing to the city and shall state the time and place that applicant desires to break the curbing. The application shall contain such other information as is required by the city.

B. The city may, in its discretion, refuse to approve any permit to cut any curbing along the streets of the city when the cutting of the curbing shall constitute a traffic hazard, or

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interfere in any way with the safety of the public in the use of the street or adjacent sidewalk, or in any way deteriorate or damage the street or interfere with the use thereof by the public. Only such portions of any curbing may be cut or removed as in the opinion of the building officer may be consistent with and not detrimental to the general public welfare. (Prior Code, Sec. 19-15, in part)

SECTION 14-212 FEE

A fee as set by the city council by motion or resolution shall be paid to the city prior to obtaining the permit required in this article.

Cross Reference: See Appendix 1, Fee schedule, of this code.

SECTION 14-213 INSPECTION.

The removing of such curbing, the construction of the driveway and all other parts of the work in connection therewith shall be subject to the inspection and approval of the city.

SECTION 14-214 PENALTY

Any person who violates any provision of this chapter shall be guilty of a misdemeanor and, upon conviction, shall be punished as provided in Section 1-108 of this code.

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SECTION 100.00

ARTICLE 10

STREETS AND SIDEWALKS

100-1.1. Purpose and Scope. The purpose of this article is to establish the standards and procedures for the design, construction, maintenance and repair of streets and sidewalks within the City of [City Name]. This article shall apply to all streets and sidewalks owned or controlled by the City of [City Name].

SECTION 100.01

100-1.1. Purpose and Scope. The purpose of this article is to establish the standards and procedures for the design, construction, maintenance and repair of streets and sidewalks within the City of [City Name]. This article shall apply to all streets and sidewalks owned or controlled by the City of [City Name].

SECTION 100.02

100-1.1. Purpose and Scope. The purpose of this article is to establish the standards and procedures for the design, construction, maintenance and repair of streets and sidewalks within the City of [City Name]. This article shall apply to all streets and sidewalks owned or controlled by the City of [City Name].

SECTION 100.03

100-1.1. Purpose and Scope. The purpose of this article is to establish the standards and procedures for the design, construction, maintenance and repair of streets and sidewalks within the City of [City Name]. This article shall apply to all streets and sidewalks owned or controlled by the City of [City Name].

100-1.1. Purpose and Scope. The purpose of this article is to establish the standards and procedures for the design, construction, maintenance and repair of streets and sidewalks within the City of [City Name]. This article shall apply to all streets and sidewalks owned or controlled by the City of [City Name].

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CHAPTER 3

STREET CONSTRUCTION STANDARDS

Section 14-301	Compliance.
Section 14-302	Permit required.
Section 14-303	General specifications for street construction.
Section 14-304	Roadbed preparation.
Section 14-305	Base course.
Section 14-306	Pavement.
Section 14-307	Street width.
Section 14-308	Curbs and gutters.
Section 14-309	Driveways.
Section 14-310	Requirements for developers or paving contractors.
Section 14-311	City maintenance or improvement of existing streets.

SECTION 14-301 COMPLIANCE.

All streets and roads constructed or rebuilt in the City shall comply with the standards, specifications, and conditions set forth in this Chapter. (Ord. No. 321, 1/24/94)

SECTION 14-302 PERMIT REQUIRED.

No person shall construct, build, rebuild, improve, open, surface, grade, or otherwise perform any maintenance on a public street within the City without first obtaining a permit therefore. The fee for issuance of such permit shall be 1 ½% of the estimated construction cost. The application for permit shall include sufficient plans and specifications for construction to show compliance with the street standards and specifications as set forth in this Chapter. (Ord. No. 321, 1/24/94)

SECTION 14-303 GENERAL SPECIFICATIONS FOR STREET CONSTRUCTION.

A. These specifications set forth the minimum requirements for construction or reconstruction of streets within zoning districts and the corporate limits of the City. They shall be used with, and complement, the subdivision regulations of the City.

B. All materials and construction techniques shall be in accordance with the latest addition of the Oklahoma Department of Transportation's "Standard Specifications for Highway Construction."

C. All testing required by this Chapter shall be conducted by a consulting engineer or testing laboratory as designated by the City Manager, and paid for by the person(s) performing the work. The City reserves the right to require "Additional" testing to ensure these minimum requirements are being met. The City shall pay for any "Additional" testing that passes the minimum requirements; otherwise, the person(s) performing the work shall pay for the "Additional" testing that shows the material or work done fails to meet the requirements of this Chapter.

D. For reconstruction involving existing paved streets, plans and specifications shall be submitted prior to any construction work. The plans and specifications shall be in accordance with Subsection B above. This section shall not apply to streets being repaired, improved, maintained, or built by the City, rather the City street projects shall be governed by Section 11-311 of these regulations.

E. No dedication to the City of a private street or road shall be accepted unless the street or road meets all the minimum requirements of these specifications. (Ord. No. 321, 1/24/94)

SECTION 14-304 ROADBED PREPARATION.

All topsoil shall be removed from the limits of the proposed roadway and stockpiled for future use. This material shall be spread on all shoulder and ditch areas of the finished street to promote the establishment of vegetation. A load test shall be performed with a loaded scraper, loaded front loader, or loaded dump truck. Any unstable soils (soft areas) encountered in the compaction process shall be removed and replaced with an approved borrow material. A written statement shall be supplied to the City stating that the requirements in this section have been followed. (Ord. No. 321, 1/24/94)

SECTION 14-305 BASE COURSE.

A. Base course construction of all streets shall consist of base treated subgrade (approved by the City Engineer) in compliance with Section 307 of the latest addition of the Oklahoma Department of Transportation "Standard Specifications for Highway Construction." A base course modification design shall be submitted to the City Engineer for review.

B. Base testing standards:

1. Additive determination:

- a. One per two thousand four hundred (2,400) square yards;
- b. Minimum percent of additive; and,
- c. PI designation shall be six (6) or less;

2. Proctor:

- a. One per two thousand four hundred (2,400) square yards.
3. Density :
- a. One per one thousand (1,000) square yards and one per five hundred (500) square yards for roadway embankment including backfill.
 - b. Minimum ninety-five percent (95%) or standard proctor.
 - c. Prior to sub-grade modification, the roadway is inspected by a City Representative (i.e., Engineer or Inspector). At this time, the City Representative may request that the contractor dig down below the "Depth of Modification" and run a density test of the existing soil.

SECTION 14-306 PAVEMENT.

The City Representative prior to construction of Pavement shall be notified and shall inspect the base course construction of all streets. The pavement structure shall be either asphaltic or portland cement concrete (see attached typical sections).

A. Pavement requirements for Zoning Districts RM-1, C-1, C-2, C-3, I-1, I-2, and I-3:

1. Portland cement concrete shall consist of a six inch (6") thick slab. This shall be done in compliance with Sections 414, 701, and 723 of "Standard Specifications for Highway Construction" (see attached typical sections, pg 14-16.1).
2. Asphaltic concrete shall consist of a four inch (4") layer of type A covered with a two inch (2") layer of Type B. This shall be in compliance with Sections 411 and 708 of "Standard Specifications for Highway Construction" (see attached typical sections, pg 14-16.2).

B. Pavement requirements for Zoning Districts A-1, RE, RE-1, RS-1, RS-2, RS-3, RD-1, and RMH:

1. Portland cement concrete shall consist of a five inch (5") thick slab. This shall be done in compliance with sections 414, 701, and 723 of "Standard Specifications for Highway Construction" (see attached typical sections/A-1, RE, RE-1 pg 14-16.5/RS-1, RS-2, RS-3, RD-1, RMH pg 14-16.3).
2. Asphaltic concrete shall consist of a three inch (3") layer of type A covered with a two inch (2") layer of Type B. This shall be in compliance with Sections 411 and 708 of "Standard Specifications for Highway Construction" (see attached typical sections/A-1, RE, RE-1 pg 14-16.6/RS-1, RS-2, RS-3, RD-1, RMH pg 14-16.4).

C. Pavement requirements for Zoning district RE-2: Either of the following pavement requirements shall, at the option of the developer, be used in the RE-2 Zoning District:

1. Portland cement concrete shall consist of a five inch (5") thick slab. This shall be done in compliance with sections 414, 701, and 723 of "Standard Specifications for Highway Construction" (see attached typical sections, pg 14-16.5).
2. Asphaltic concrete with curb and gutter. Asphaltic concrete shall consist of a three inch (3") layer of type A covered with a two inch (2") layer of Type B. This shall be in compliance with Sections 411 and 708 of "Standard Specifications for Highway Construction" (see attached typical sections, pg 14-16.4).

All streets within a subdivision shall be the same type construction so as to provide uniformity of street design in each subdivision.

D. Pavement testing standards:

1. Portland cement concrete:

- (a) Strength shall be minimum 3,500 PSI, minimum 28 days.
- (b) Air content - 4% to 7%
- (c) Slump - 1" to 5".
- (d) Concrete compressive strength, 28 day - one set of four cylinders every 600 square yards.
- (e) Thickness - drilled core alternate lanes every 300 feet.

2. Asphaltic concrete:

- (a) Asphalt density - "Minimum of one per production day or one each every 600 tons".
- (b) Thickness - drilled core alternate lanes every 300 feet.
- (c) Extraction and gradation - "Minimum of one per production day or one each, every 600 tons"

SECTION 14-307 STREET WIDTH.

- A. The minimum "local" street surface width shall be twenty-four (24) feet.
- B. The minimum "collector" street surface shall be thirty (30) feet.
- C. The minimum "arterial" street surface width shall be forty-six (46) feet. (Ord. No. 321, 1/24/94)

SECTION 14-308 CURBS AND GUTTERS.

A. Curbs and gutters are requirements in Zoning Districts: RE-2 (where street pavement type is asphaltic concrete), RS-1, RS-2, RS-3, RD-1, RM-1, RMH, C-1, C-2, C-3, I-1, I-2, and I-3.

B. Curb and gutter testing standards:

1. Portland cement concrete:

(a) Strength shall be minimum Three Thousand Five Hundred (3,500) PSI, minimum twenty-eight (28) days.

(b) Air content - 4% to 7%.

(c) Slump - 1" to 5".

(d) Concrete compressive strength, twenty-eight (28) days - one set of four (4) cylinders every 800 linear feet.

(Ord. No. 321, 1/24/94)

SECTION 14-309 DRIVEWAYS.

Driveway approaches shall be constructed in rights-of-way in those zoning districts that require curbs and gutters. (Ord. No. 321, 1/24/94)

SECTION 14-310 REQUIREMENTS FOR DEVELOPERS OR PAVING CONTRACTORS.

A. At the time of acceptance the developer or paving contractor shall post a five (5) year maintenance bond. The bond shall be for one hundred percent (100%) of the construction costs for the first two years, and fifteen percent (15%) for each remaining year.

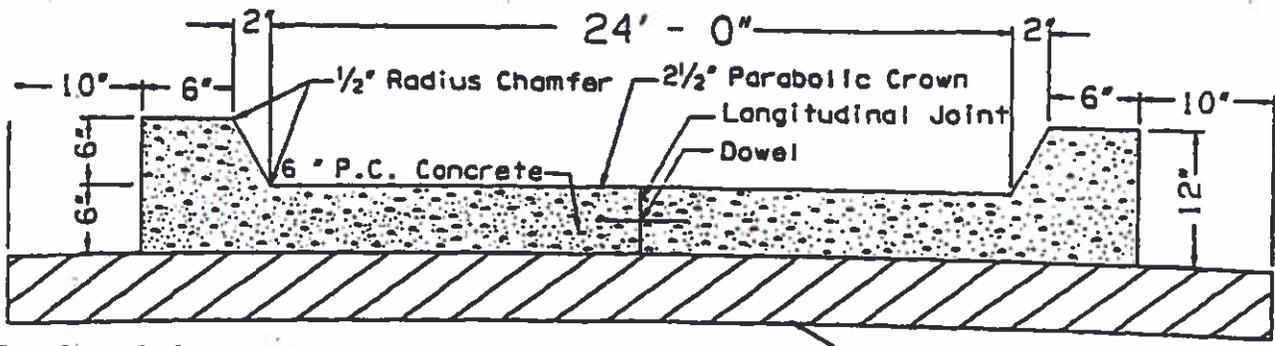
B. Penalties shall be consistent with Sections 411 and 414 of "Standard Specifications for Highway Constructions." (Ord. No. 321, 1/24/94)

SECTION 14-311 CITY MAINTENANCE OR IMPROVEMENT OF EXISTING STREETS.

Since many of the streets in the City are composed of dirt, gravel, or shale surfaces, or are not built to current City standards, it may be necessary for the City to perform certain maintenance or improvements to these existing dedicated streets. Nothing in these regulations shall prohibit the City from performing such maintenance or improvements even though it may not meet the minimum standards and specifications of these street standards. It is the intent of these street standards that eventually the City and developers will construct, repair, and rebuild all City streets to the specifications set forth in these regulations. However, due to the number of miles of streets involved the City has a limited financial ability to reconstruct existing streets, and such streets will be constructed or reconstructed under the following conditions: Prior to major construction by the City of an existing street, an engineering study shall be obtained to determine the condition of the base and pavement of the street to determine the necessary scope of work. From this study a correlation can be made relative to what construction is necessary to meet these standards. The priority of street construction projects will be set by the City Council. A financial plan shall be developed for payment of the costs of street improvements providing a well-managed financial structure using the funds available to the City through existing funds, grants, loans, etc. to meet the financial obligations. At least once annually the City Council will develop and implement a schedule of paving improvements based on existing needs and updated to meet changing circumstances. (Ord. No. 321, 1/24/94)

SECTION 14-312 STANDARD STREET SPECIFICATIONS.

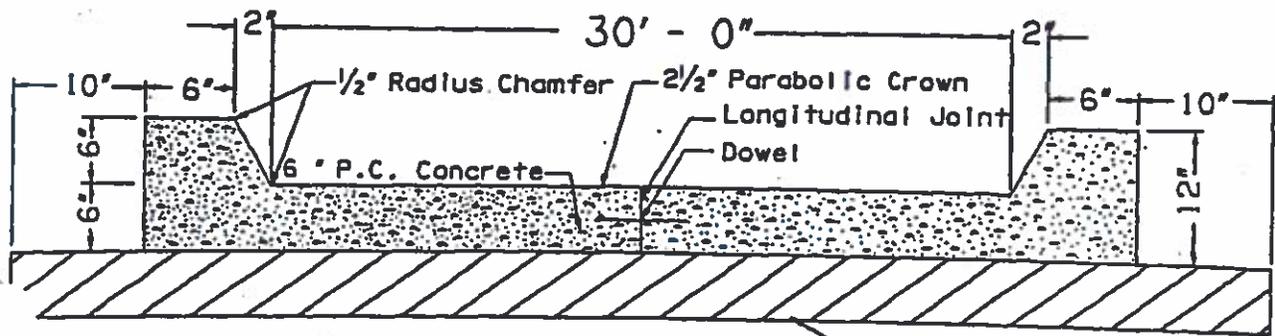
The following pages were adopted by Ordinance No. 398



See Curb & Gutter Details

Stabilized Base (6" Min.)
(Approved Subbase Additive)

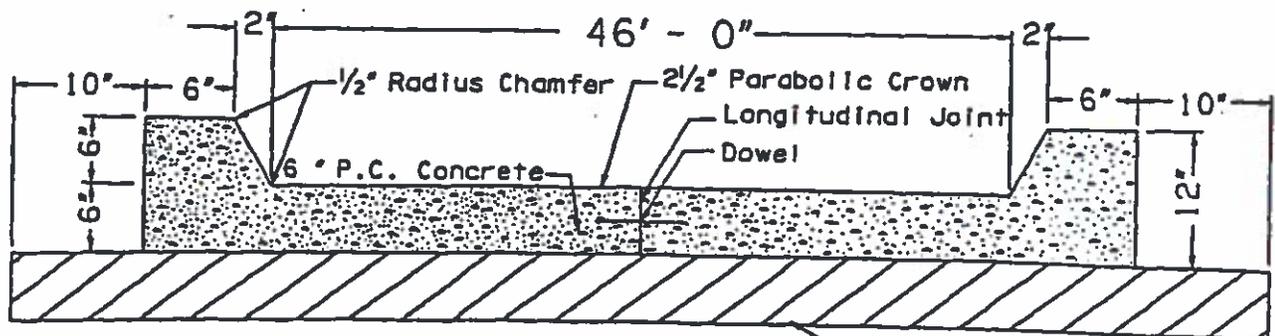
TYPICAL SECTION
P. C. CONCRETE PAVING



see Curb & Gutter Details

Stabilized Base (6" Min.)
(Approved Subbase Additive)

TYPICAL SECTION
P. C. CONCRETE PAVING

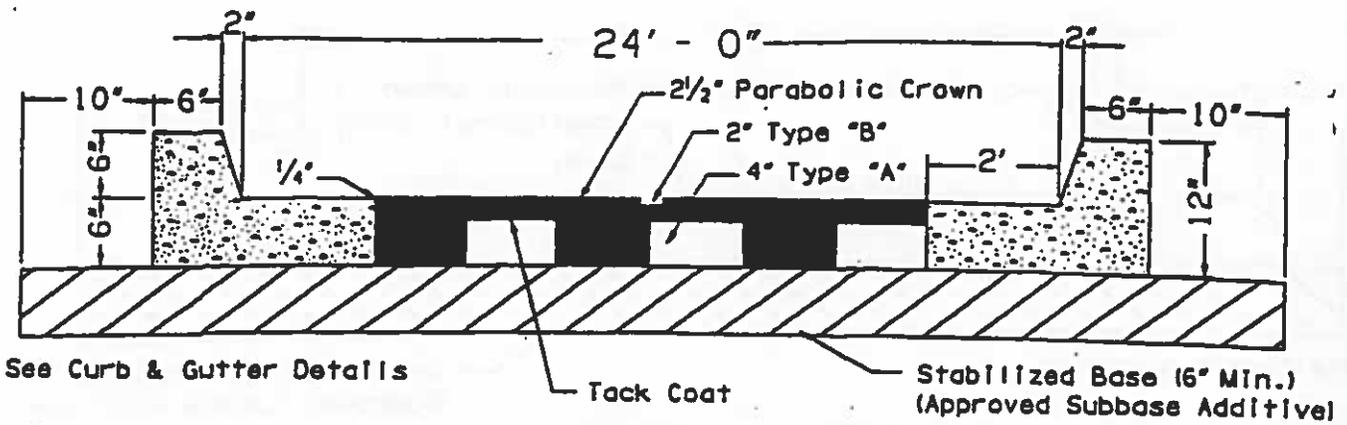


See Curb & Gutter Details

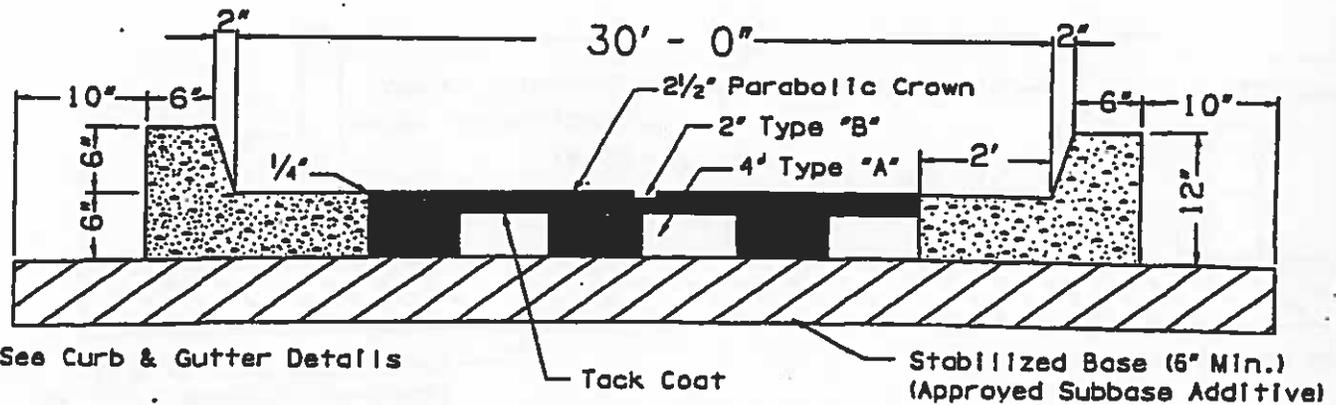
Stabilized Base (6" Min.)
(Approved Subbase Additive)

TYPICAL SECTION
P. C. CONCRETE PAVING

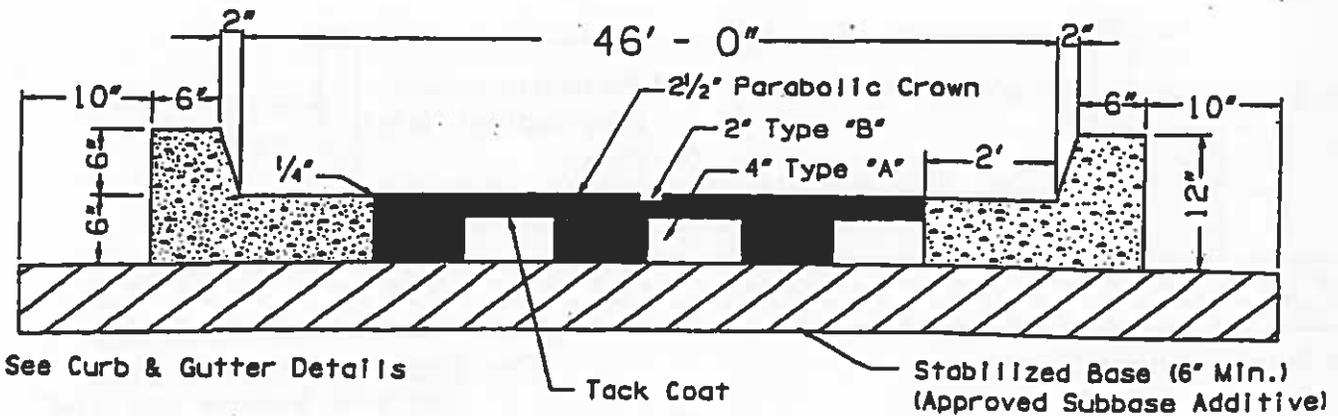
Zoning Districts RM-1, C-1, C-2, C-3, I-1, I-2 & I-3



TYPICAL SECTION
ASPHALTIC CONCRETE PAVING

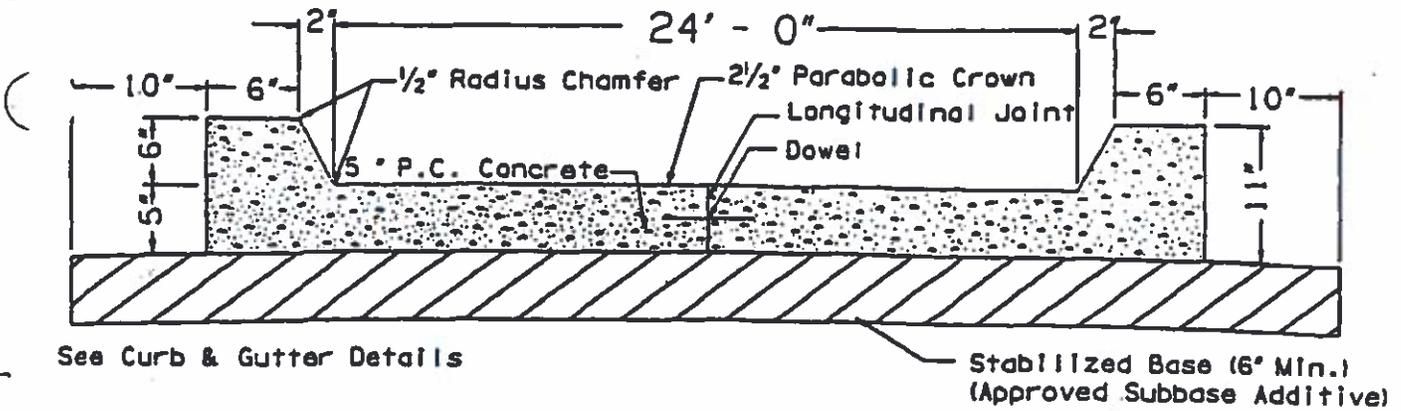


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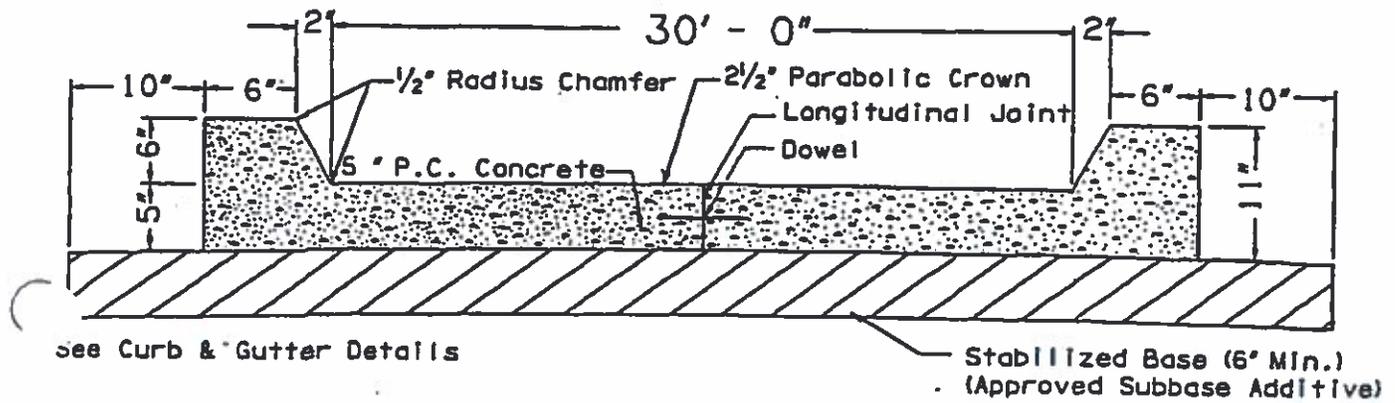


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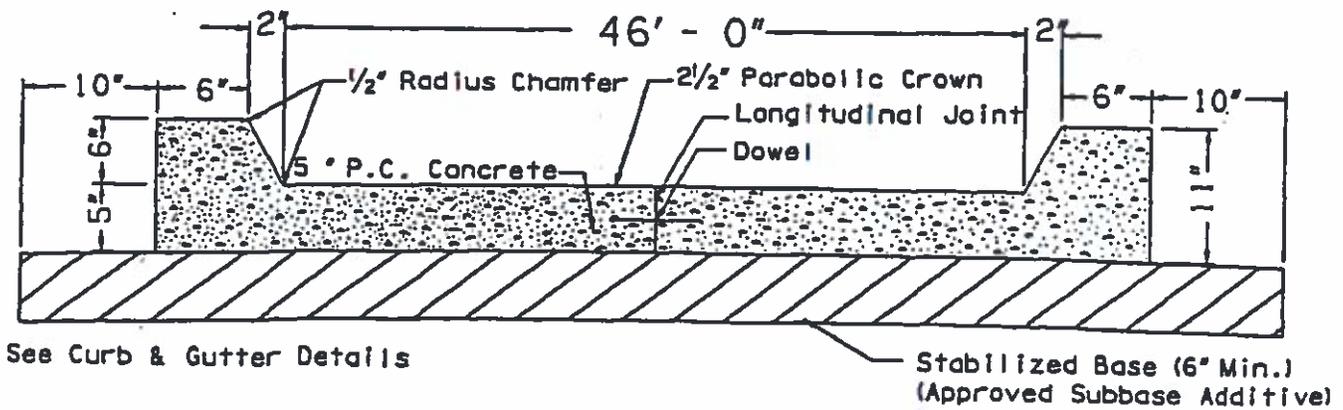
Zoning Districts RM-1, C-1, C-2, C-3, I-1, I-2 & I-3



TYPICAL SECTION
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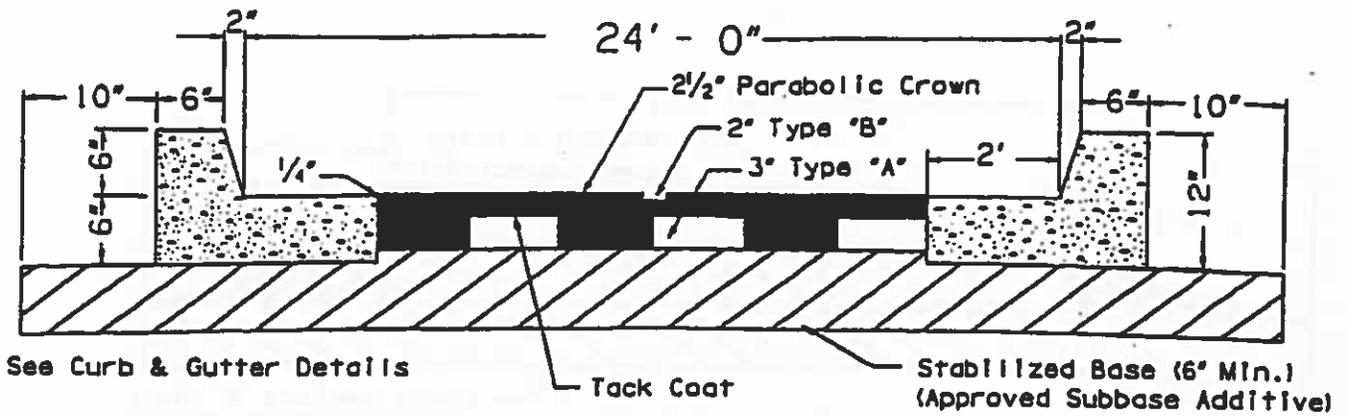


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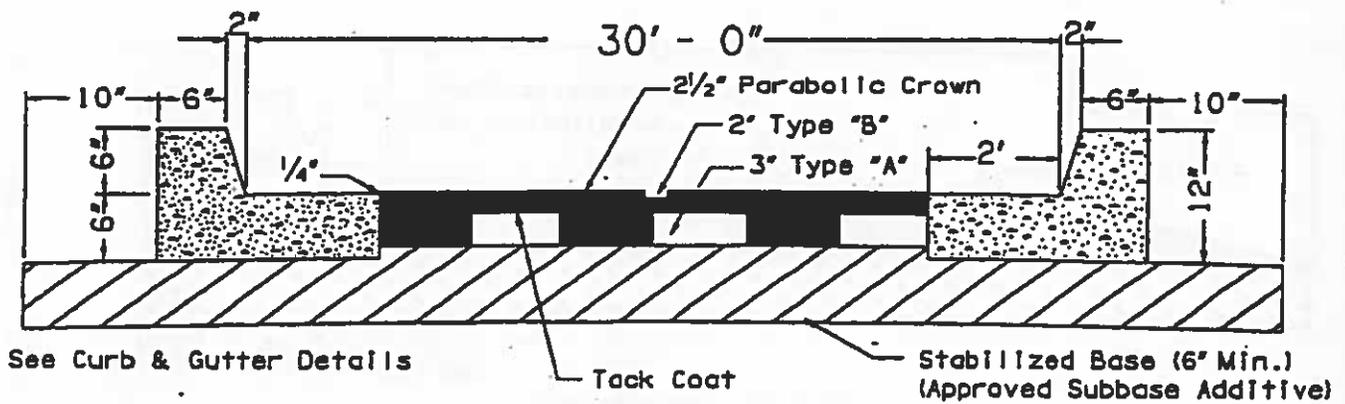


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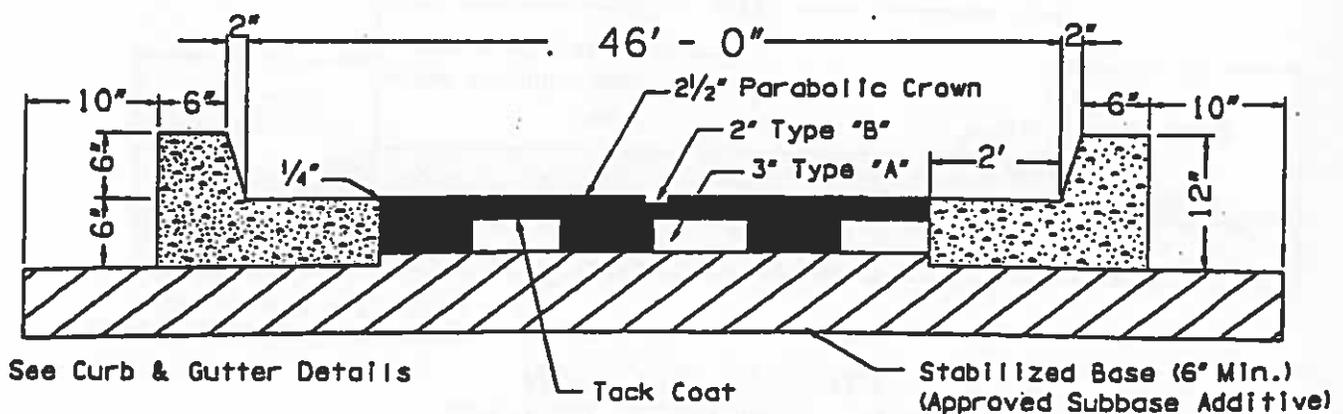
Zoning Districts RS-1, RS-2, RS-3, RD-1 & RMH



TYPICAL SECTION
ASPHALTIC CONCRETE PAVING

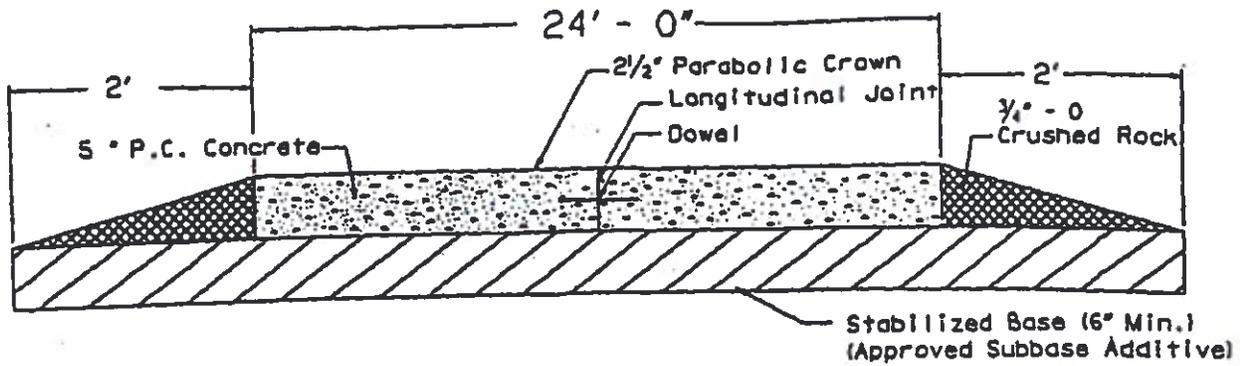


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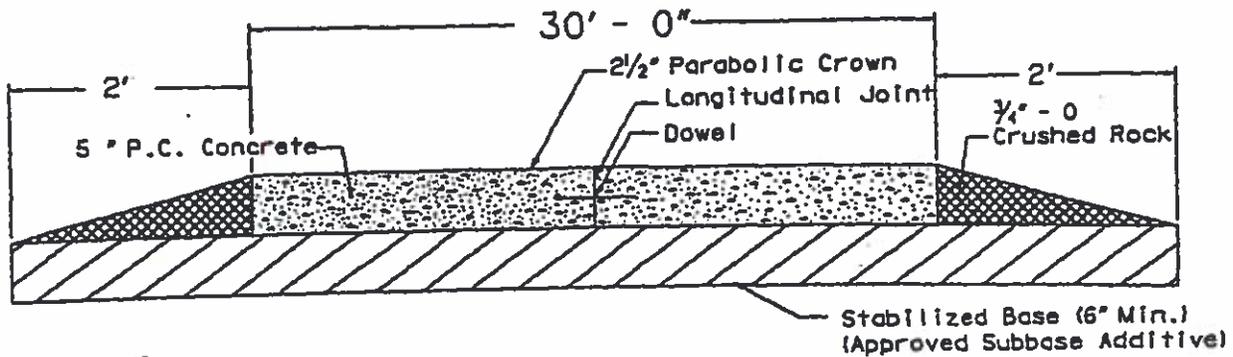


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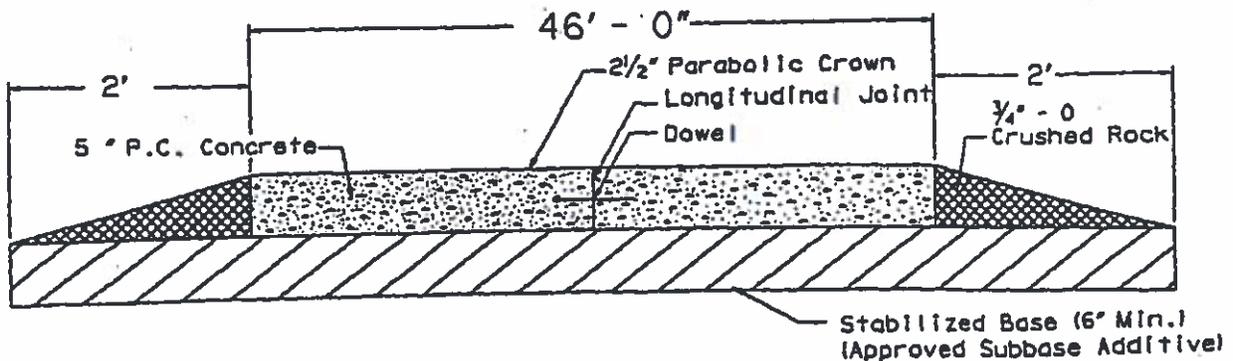
Zoning Districts RE-2, RS-1, RS-2, RS-3, RD-1 & RMH



TYPICAL SECTION
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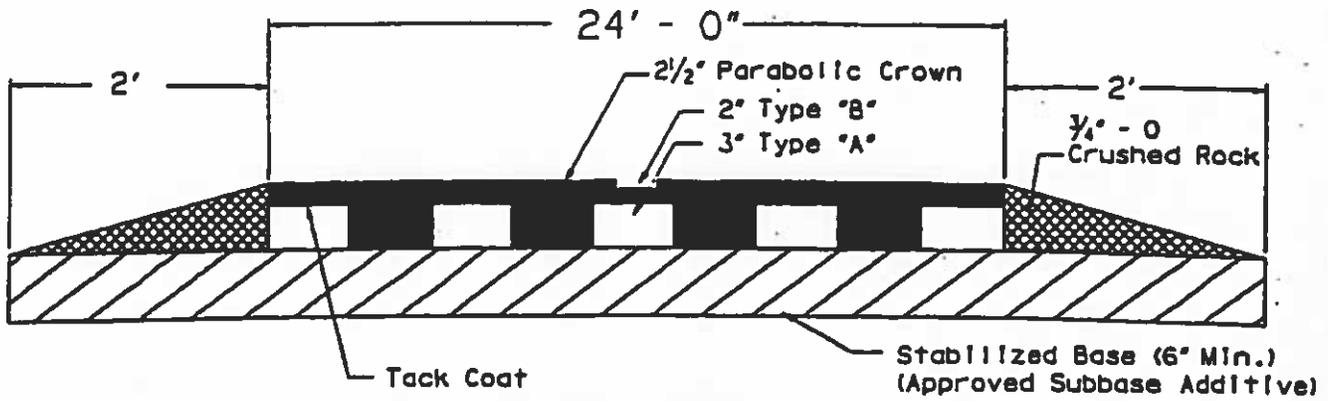


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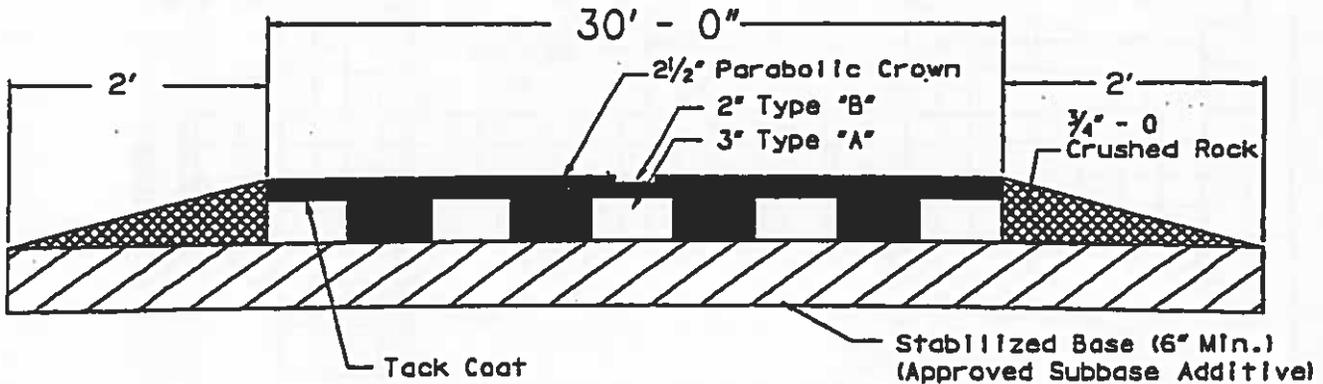


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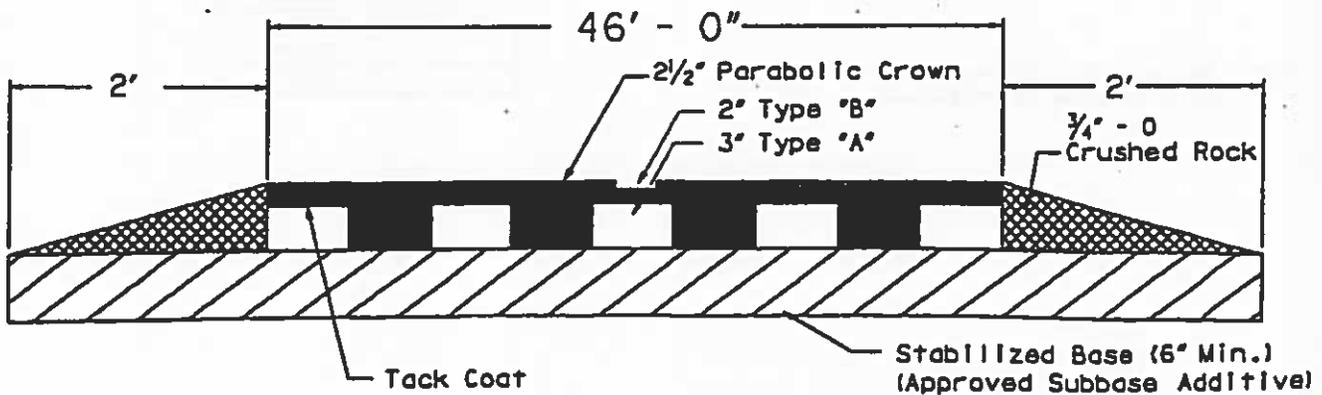
Zoning Districts A-1, RE, RE-1 & RE-2



TYPICAL SECTION
ASPHALTIC CONCRETE PAVING



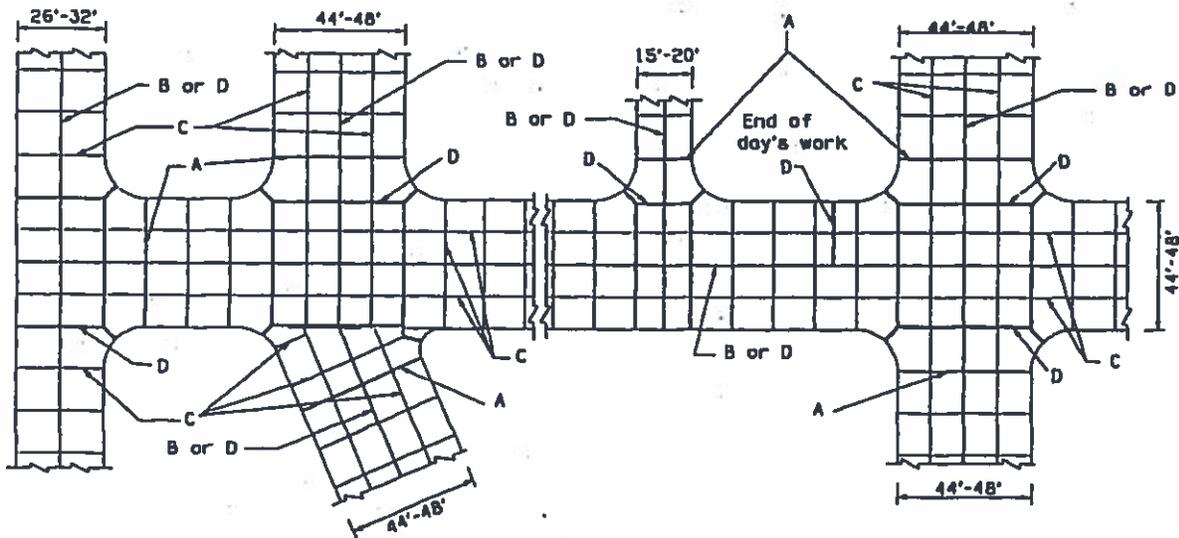
TYPICAL SECTION
ASPHALTIC CONCRETE PAVING



TYPICAL SECTION
ASPHALTIC CONCRETE PAVING

Zoning Districts A-1, RE & RE-1

JOINT LAYOUT DETAIL

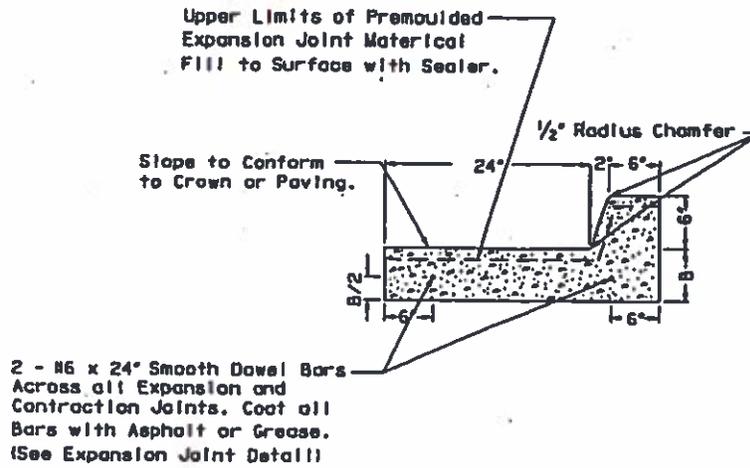


- A - EXPANSION JOINT / ISOLATION JOINT
- B - LONGITUDINAL JOINT
- C - NON-DOWELED CONTRACTION JOINT
- D - TIED BUTT JOINT LONGITUDINAL CONSTRUCTION JOINT

NOTE : Maximum Joint Spacing 15'
or as Directed by the Engineer.

CROWN SCHEDULE	
Full Width	To 33' with 6" Curb
	2-1/2"

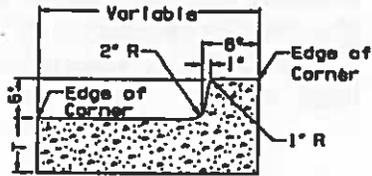
CONCRETE CURB AND UTTER DETAIL



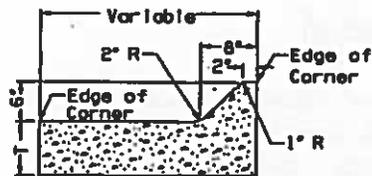
NOTE : Maximum Joint Spacing 15'
or as Directed by the Engineer.

	Up to 33' (Residential Streets)	32' and Over (Thoroughfare Streets)
A	6"	6"
B	6"	6"

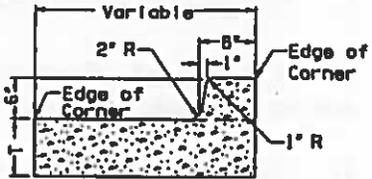
TYPICAL CONCRETE CURB TYPES



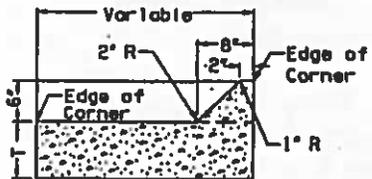
COMBINED CURB AND GUTTER
(16" BARRIER CURB)



COMBINED CURB AND GUTTER
(16" MOUNTABLE CURB)



INTEGRAL CURB
(16" BARRIER CURB)



INTEGRAL CURB
(16" MOUNTABLE CURB)

NOTE :

1. T-dimension equals the thickness shown on Typical Section.
2. Combined Curb and Gutter used with Asphalt Surface.
3. Integral Curb used with Concrete Surface.

14-16-70

8.15 Curbs and Curbed Sections

Curbs are often used on urban facilities to control drainage, delineate the pavement edge, channelize vehicular movements, control access, limit right-of-way needs, provide separation between vehicles and pedestrians and present an attractive appearance. In urban areas, curbs have a major benefit in containing the drainage within the pavement area and in channelizing or controlling traffic into and out of adjacent properties.

8.1.5.1 Warrants (Curbed Section)

Selecting a curbed section or uncurbed section depends upon many variables, including vehicular speeds, urban/rural location, drainage and construction costs. The following discusses those factors which will determine whether or not a curbed section is warranted:

1. Urban Location. Because of restricted right-of-way and other constraints, curbed sections are typically used in urban areas.

Suburban Location. Where design speeds 50 mph or more, uncurbed sections are typically used. The exceptions listed under #3 for rural locations also apply to high-speed suburban facilities. Where design speeds are less than 50 mph, the use of a curbed or uncurbed section will be made on a project-by-project basis considering right-of-way constraints, drainage, pedestrian activity, channelization needs, driveway access control, etc.

3. Rural Location. The use of curbs on rural highways is usually limited to conditions such as the following:

- a. where a raised median is present;
- b. where there is sufficient development along the highway and there is a need to channelize traffic into and out of properties;
- c. where it is absolutely necessary to control drainage;
- d. where restricted right-of-way provides no room for roadside ditches; and/or
- e. at other sites (e.g., interchanges, intersections) as determined by the Geometric Design Branch.

8.1.5.2 Curb Types

There are two basic types of curbs - mountable and barrier. By definition, mountable curbs have a height of 6 inches or less with a face no steeper than 1 horizontal to 3 vertical. Barrier curbs may range in height between 6 inches and 12 inches with a face steeper than 1 horizontal to 3 vertical.

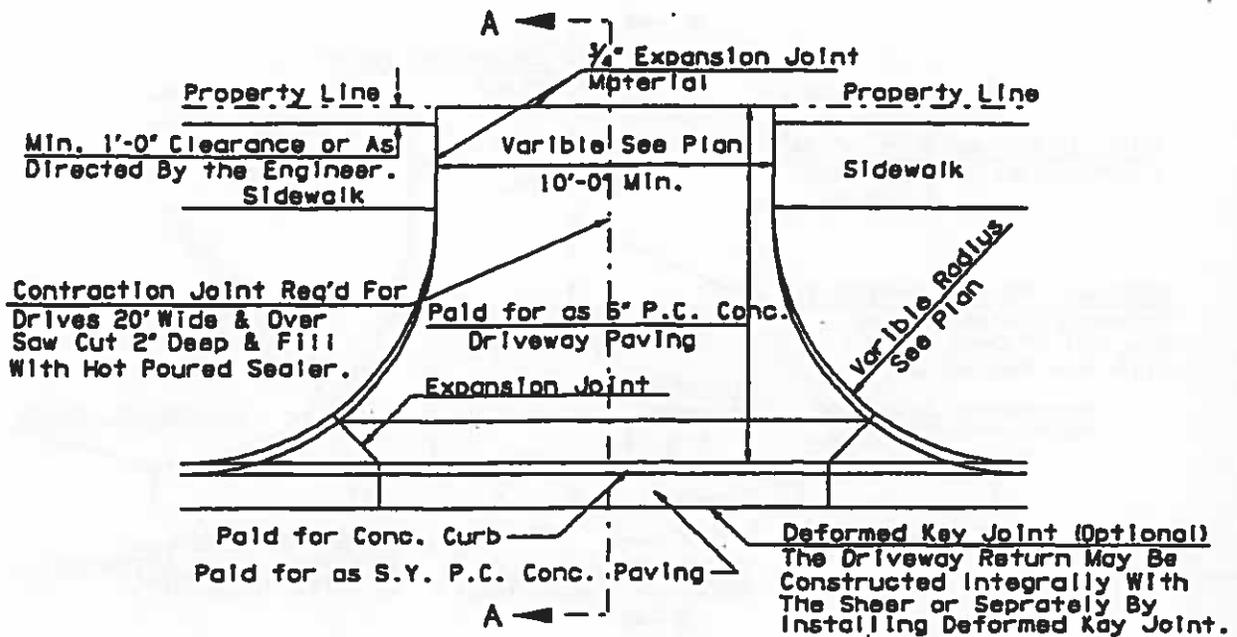
Figure 8.1C presents the basic curb types used by ODOT. The ODOT *Standard Drawings* provide additional information on the design details and placement for the different curb types. This includes details on driveway radii, construction items, etc.

8.1.5.3 Curb Type Selection

The following discusses those factors which should be considered when selecting a curb type:

1. Material. Concrete curbs are typically used.
2. Outside Curb. Barrier curbs are typically used on the outside of the roadway.
3. Raised Medians. Mountable curbs are typically used with raised medians.
4. Speeds. Barrier curbs may be used where the design speed is 45 mph or less. Mountable curbs may be used at any design speed.
5. Vehicular Encroachment. Where sidewalks, roadside appurtenances, etc., are present, it is desirable to restrict vehicular encroachment beyond the curb. Although no curb type will prohibit encroachments, barrier curbs are superior to mountable curbs. Where vehicular encroachment is permissible or even desirable, mountable curbs should be used.
6. Sidewalks. Where sidewalks are present, barrier curbs are typically used.
7. Local Practices. Where local practices differ from ODOT practices, ODOT criteria should prevail on State highways. On non-State highways, local practices will normally govern.

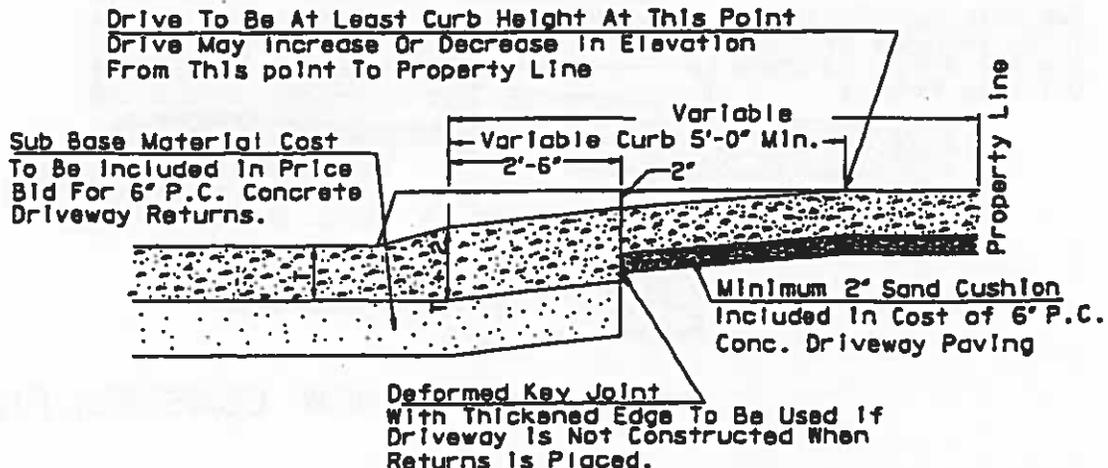
DRIVEWAY DETAILS FOR P.C. CONC. PAVING



NOTE :

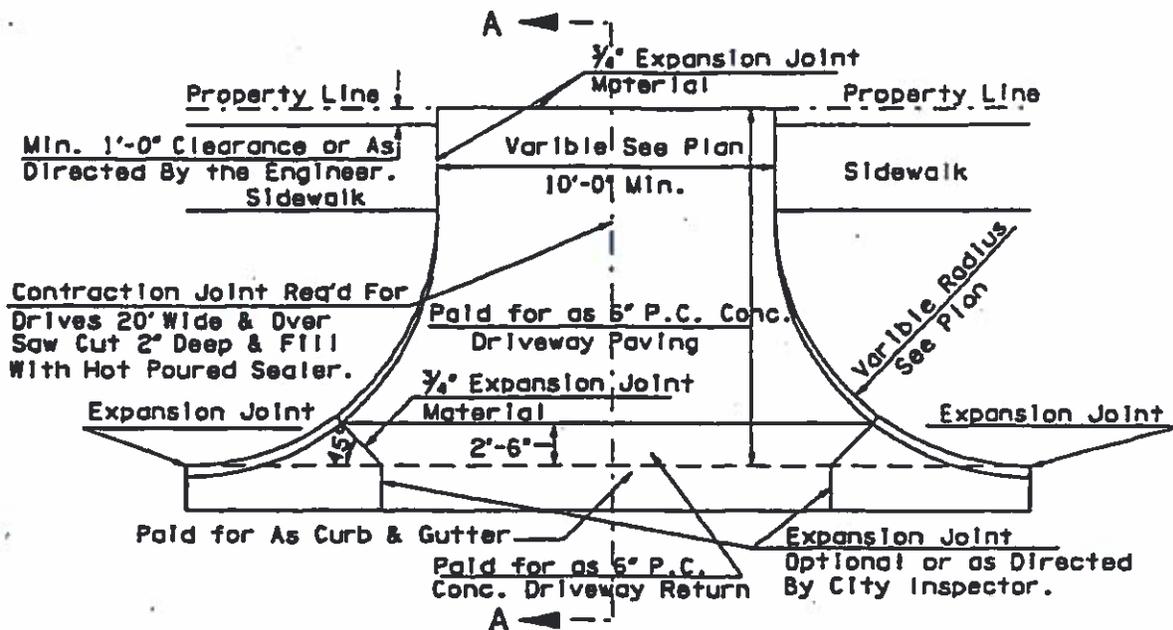
1. A 5'-0" Minimum Radius Is Approved for One & Two Family Residences Not Abutting A Limited Access or Major Street. All other Driveways Will Have A 15' Minimum Radius.
2. Should A Different Curb & Gutter Section be Used (Other than Shown) Refer to the Curb and Gutter Detail for Dimensions.
3. Expansion Joint at Driveway Returns Shall be Full Expansion Joints Extending Completly Across the Street.
4. Curb Cuts Exceeding 42' Must be Approved by the City Engineer.

SECTION A-A



NEW CONSTRUCTION

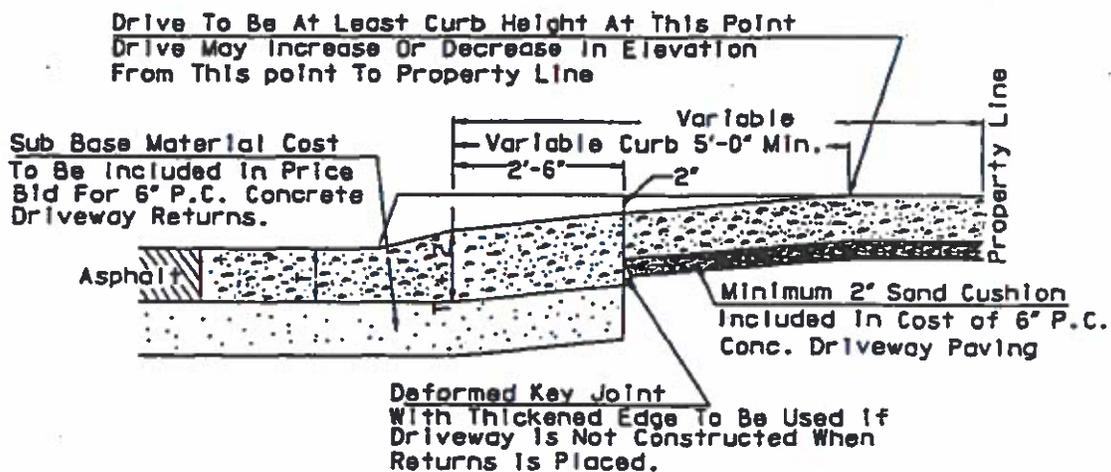
DRIVEWAY DETAILS FOR ASPHALT PAVING



NOTE :

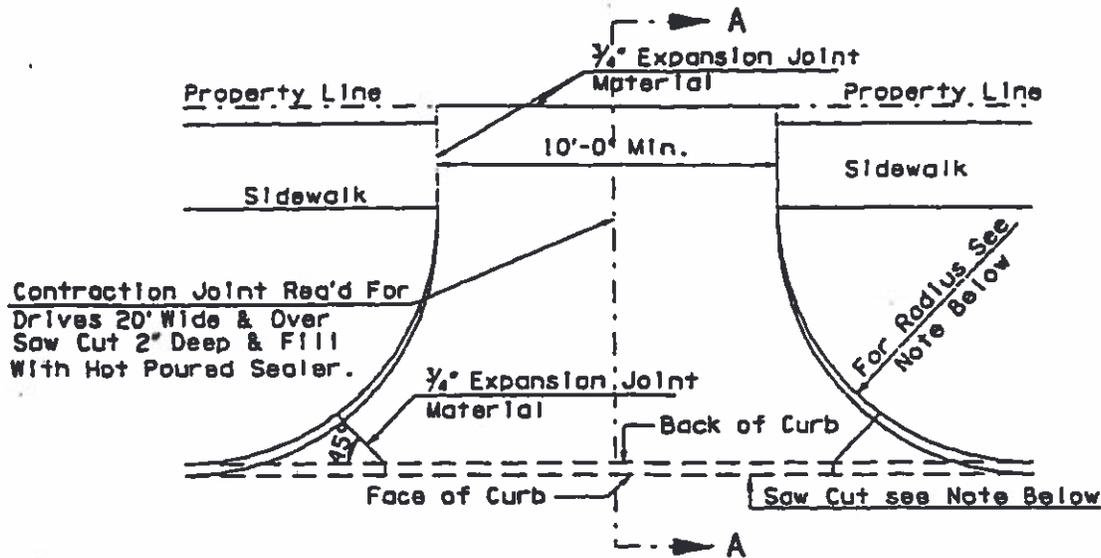
1. A 5'-0" Minimum Radius Is Approved for One & Two Family Residences Not Abutting A Limited Access or Major Street. All other Driveways Will Have A 15' Minimum Radius.
2. Should A Different Curb & Gutter Section be Used (Other than Shown) Refer to the Curb and Gutter Detail for Dimensions.

SECTION A-A



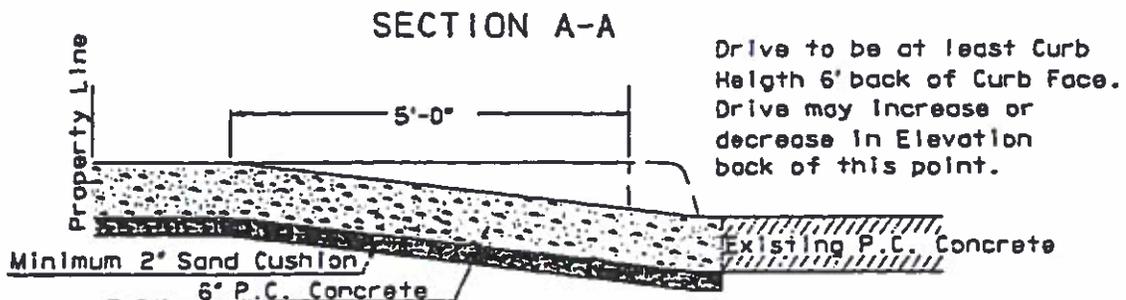
NEW CONSTRUCTION

DRIVEWAY DETAILS FOR P.C. CONC. PAVING



NOTE :

1. Do Not Turn Radius In Front Of Adjacent Property Without Written Permission From Adjacent Property Owner.
2. A 5'-0" Minimum Radius Is Approved For One And Two Family Residences Not Abutting A Limited Access Or Major Street. All Other Driveways Will Have A Minimum 15' Radius.
3. The Driveway Contractor May Saw Cut And Remove The Complete Curb And Gutter Section Or The Curb Only On A 24" Gutter Section If The Gutter Is In Good Condition. Remove All Of Gutter When Connecting With 10" Gutter. Saw Cuts Shall Be 2" Or 1/3 The Depth Of The Gutter, Which Ever Is Greater. Saw Cuts Shall Include The Top And Face Of Curb As Well As The Gutter. Saw Cuts Shall Be Made Prior To The Removal Of Concrete.
4. If A Gutter Holds Water Prior To Any Construction By The Driveway Contractor, He Should Notify The City Engineer Of The Situation Before Doing Any Work. The Completed Driveway Work Will Not Be Accepted If The Gutter Holds Water Due To Poor Construction By The Contractor.
5. It Is Recognized That This Driveway Detail Will Not Cover Every Possible Situation Encountered In Construction. Additional Expansion Joints Will Be Required As Needed.
6. Clean And Seal All Joints And Saw Cuts In Accordance With The Standard Specifications.
7. Curb Cuts Exceeding 40' Must Be Approved By The City Engineer.



EXISTING PAVING

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Streets and Sidewalks

CHAPTER 4

REVOCABLE PERMIT FOR PARKING ON UNUSED PUBLIC RIGHT-OF-WAYS

Section 14-401 Revocable permit for parking on unused public right-of-ways.

SECTION 14-401 REVOCABLE PERMIT FOR PARKING ON UNUSED PUBLIC RIGHT-OF-WAYS.

A property owner may, upon written application, be granted a revocable permit for purposes of the accessory use of temporary vehicular parking on those portions of the public right-of-way which is not being used by the public or the City of Piedmont, and which abuts the property on which the principal use of applicant's property is located.

The area for which the revocable permit is sought shall not exceed the area of the right-of-way which would revert to the owner if the right-of-way was vacated under 11 Oklahoma Statutes, Section 43-113. The issuance of the revocable permit shall be effective only if approved by the City Council of the City of Piedmont, and then shall be revocable at will by the City of Piedmont when the City Council of the City of Piedmont determines that it is necessary or expedient that the right-of-way be utilized for public purposes. The property owner shall not be entitled to any reimbursement for improvements constructed on the right-of-way under this agreement when the City of Piedmont revokes the permit, and the revocable permit shall not authorize the construction of any permanent structures or buildings on the right-of-way. The City manager shall develop a form for the application and permit provided for in this section. A non-refundable fee of \$20.00, shall be paid for each application.

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Streets and Sidewalks

CHAPTER 5

SIDEWALKS

ARTICLE A

PERMITS

Section 14-501	Permit Required.
Section 14-502	Application for permit.
Section 14-503	Fee.
Section 14-504	Submission of plans.
Section 14-505	Expiration, invalid permits, fee for commencing work without permit.
Section 14-507	-
Section 14-509	Reserved.

ARTICLE B

ENFORCEMENT

Section 14-510	Enforcement.
Section 14-511	Violations.
Section 14-512	-
Section 14-519	Reserved

ARTICLE C

SIDEWALK CONSTRUCTION STANDARTS

Section 14-520	Sidewalk construction standards.
Section 14-521	Maintenance of sidewalk and sidewalk area.

ARTICLE A

PERMITS

SECTION 14-501 PERMIT REQUIRED.

No person shall construct, alter, replace or repair any sidewalk, curb or driveway without a required permit issued by the City.

SECTION 14-502 APPLICATION FOR PERMIT.

A permit shall be issued pursuant to the provisions of this sub-section. To obtain a permit, the contractor or his authorized representative shall file with the Community Development Director the following items: a current application form, application fee as established in this sub-section, and a set of construction plans with appropriate specifications.

Streets and Sidewalks

Said application form shall describe the abutting property adjacent to which the proposed work on public property is to be done, either by lot, block or tract and house number, location on the street or similar description. The application may require such other information as determined reasonably necessary by the City Engineer.

Any required approvals required by ODOT or any other law of this State shall be submitted for City Engineer review prior to issuance of the permit.

SECTION 14-503 FEE.

The fee for a required sidewalk in conjunction with the development of a residential use shall be \$10.00. The fee for a required sidewalk in conjunction with a nonresidential use shall be \$20.00. A permit submittal fee shall not be required for construction, alteration, replacement or repair of a sidewalk constructed to serve a tax exempt property. There shall be no permit fee charged for repair or replacement of an existing sidewalk.

SECTION 14-504 SUBMISSION OF PLANS.

For any new construction or any alteration to an existing sidewalk, two sets of plans shall be furnished by the applicant showing the location as to lot, size and placement of sidewalks and handicapped ramps, property lines, streets, easement locations and other related information as the building inspector may deem necessary.

All new Subdivision Plats and Planned Unit Developments must show proposed sidewalks on submitted plans including the drainage plans prior to City Council approval.

All sidewalk plans must be signed and executed by a Professional Engineer.

The repair or construction of any existing sidewalk must be performed by a qualified contractor and must be in conformance with Section 14-520 of this Ordinance. All repairs to any existing sidewalk require submission of plans to the building inspector.

SECTION 14-505 EXPIRATION, INVALID PERMITS, FEE FOR COMMENCING WORK WITHOUT PERMIT.

Each permit issued under this sub-section shall expire if the work is not commenced within six (6) months of the date of the permit or if the work authorized by the permit is suspended or abandoned after the expiration of the initial six-month period. An issued permit deemed in violation of this article shall not be considered as granting of any vested right, and upon discovery of any such violation of this article the permit shall be deemed to be null and void. Any work on a sidewalk that is found to have been started without a permit shall be charged ten times the amount of the permit fee.

SECTION 14-507 to SECTION 14-509 Reserved.

Streets and Sidewalks

ARTICLE B

ENFORCEMENT

SECTION 14-510 ENFORCEMENT.

The provisions of this article shall be administered and enforced by the building inspector of the City, and for this purpose such inspector shall have enforcement powers.

SECTION 14-511 VIOLATIONS.

It shall be unlawful for any person not having a sidewalk permit to construct, alter, replace or repair any sidewalk as provided in this article.

It shall also be unlawful for any person to obstruct the right of way on any sidewalk.

The fine for violations of this ordinance, not otherwise stated, shall be the same as the current nuisance fines.

SECTION 14-512 to SECTION 14-519 Reserved.

ARTICLE C

SIDEWALK CONSTRUCTION STANDARDS

SECTION 14-520 SIDEWALK CONSTRUCTION STANDARDS.

A. The construction of any sidewalk not specifically outlined herein shall be designed and constructed in accordance with Piedmont Standards, Specifications and Standard Details (See, Piedmont DWG 700 City) which are hereby specifically adopted herein, along with Subchapter II of the American With Disabilities Act, 42 U.S.C. § 12131, et seq., as amended ("ADA"), and with any and all other applicable state and federal statutes. The Developer or Contractor, as the case may be, shall be solely responsible for compliance therewith. To maintain compliance with the American Disabilities Act Accessibility Guidelines (ADAAG), these requirements shall be modified in accordance with all subsequent amendments and revisions of the ADAAG requirements.

B. Sidewalk materials and construction shall conform to the Piedmont Standards, Specifications and Standard Details adopted herein and shall conform to the requirements of the American Society for Testing Materials, Serial D Designation C9-26, and all subsequent amendments and revisions.

C. When excavating for concrete sidewalks, construction shall comply with the design standards as outlined in this ordinance and the Piedmont standard details. Construction shall also comply with the Piedmont Drainage Ordinance.

Streets and Sidewalks

D. All sidewalks shall be at least five feet in width. All sidewalks must be located in an area between the curb and one (1) foot from the property line, unless an alternate location is approved as part of a sidewalk plan. The location of sidewalks shall be designed so that their installation and alignment does not conflict with the location of utilities. Sidewalks must be designed to be free of obstructions and must maintain the minimum width prescribed above. In cases of repair or replacement, all sidewalks shall be replaced to the existing sidewalk width, unless otherwise required by law.

SECTION 14-521 MAINTENANCE OF SIDEWALK AND SIDEWALK AREA.

It shall be the responsibility of the property owner to maintain, repair, and replace any sidewalk located on the owner's property. However, any sidewalk located on City property or any arterial street shall be maintained by the City.

If the sidewalk on any property becomes a hazard to persons using the sidewalk and the property owner fails to maintain, repair or replace such sidewalk after due notice and reasonable opportunity to remedy such hazard, the City shall have the right to repair or replace such hazardous sidewalk at its discretion. All costs of said repair or replacement shall be at the property owner's expense and shall be payable immediately upon completion of such repair/replacement. If said costs are not paid in full, the City shall have the right to file and maintain a lien against said property until such balance is paid in full.

