

**BOARD OF COUNTY COMMISSIONERS
COUNTY OF KITTITAS
STATE OF WASHINGTON**

ORDINANCE

NO. 96 - 08

**AMENDING ROAD STANDARDS -
CHAPTER 12 OF THE KITTITAS COUNTY CODE**

WHEREAS: Kittitas County through its Planning Commission, Planning Department, and Public Works Department have developed a plan for the platting of Cluster Subdivisions, and

WHEREAS: It is the desire of these entities to encourage the use of Cluster Subdivisions by providing an economical road construction standard, and

WHEREAS: The State of Washington through the State Department of Transportation in cooperation with the Association of Counties, the Association of Cities, and the County Road Administration Board have developed guidelines for low volume roads, and

WHEREAS: The Board of Kittitas County Commissioners did hold a public hearing on Tuesday, May 7, 1996, at 10:00 a.m. to hear public testimony regarding amendments to Chapter 12 of the Kittitas County Code.

NOW, THEREFORE BE IT ORDAINED That the Board of County Commissioners after due deliberation and in the best interest of the public, does hereby approve the following amendments to the Kittitas County Code as follows:

Amend Chapter 12.20.080 B.1. as follows:

1. Permanently established by ~~right-of-way or~~ easement providing legal access to each affected lot, dwelling unit, or business and sufficient to accommodate required improvements, to include provisions for future use by adjacent property owners when applicable, and

Amend Chapter 12.20.080 B.8. as follows:

8. Designed to serve a maximum of 8 single-family dwelling units or equivalent with a maximum length of 1000 feet unless the development is a cluster subdivision (see No. 11). The maximum potential is the number of dwelling units that can possibly be served by the road when physical barriers, zoning or other legal constraints are considered, and

Add a new Chapter 12.20.080 B.11. as follows:

11. A cluster subdivision with more than 8 single-family dwelling units or equivalent or with more than a maximum length of 1000 feet may be served by a private road. Such private roads within a cluster subdivision shall be permanently established by a sixty foot (60') easement providing legal access to each affected lot.

Amend Chapter 12.30.010 C.1. to add to the Table between Private Road and Agricultural Access as follows:

| Type of Access | Potential Residential Units ^(a) | Minimum Surfacing Requirements | Timing of Requirements |
|---------------------------------------|--|--|---|
| Private Road - Cluster Subdivision | Not Applicable | 60' easement; 22' gravel surface with paved apron to County road | Must be constructed within 12 months of final plat approval or acceptable guarantee |

Add a new Chapter 12.20.080 F as follows:

- F. All private roads shall meet the requirements of Section 902 - FIRE DEPARTMENT ACCESS - of the Uniform Fire Code as adopted by the County.

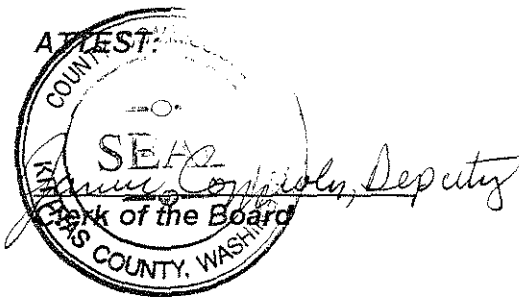
Add a new Chapter 12.20.065 LOW VOLUME ROADS as follows:

The 1995 State of Washington Local Agency Guidelines includes a section on the "Design Standards for Low Volume Roads and Streets" adapted from the report, "Guidelines for Low Volume Roads and Streets" developed by the Washington State Association of County Engineers. This report encourages flexibility and "independent designs tailored to particular situations."

When it can be shown that the current Average Daily Traffic (ADT) and the Design Volume are less than 400 vehicles per day (vpd) the County Engineer will entertain changes to the standards for Design Speed, Sight Distance, Horizontal Alignment, Vertical Alignment, Roadway Width, Clear Zones, Guardrails and others. The developer or design engineer shall request such modifications through the Variance procedure in 12.10.090.

ADOPTED this 11 day of June, 1996.

BOARD OF COUNTY COMMISSIONERS
KITITAS COUNTY, WASHINGTON



[Signature]
Ray Owens, Chairperson

[Signature]
Donald E. Sorenson, Vice-Chairperson

Approved as to Form:
PROSECUTING ATTORNEY

[Signature]
Gregory L. Zempel WSB# 17125

[Signature]
Mary Seubert, Commissioner