

CITY OF BATH, MAINE

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CODES ENFORCEMENT OFFICE

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DRIVEWAY SPECIFICATIONS

Below are construction requirements for private driveways, from the City's Land Use Code and Public Works Department's Streets Handbook. If you have questions about constructing a driveway, contact the Public Works Department (443-8357). The construction of a driveway may require a Street Opening Permit from them as well. Check before starting the project. Notify Dig Safe (www.digsafe.com) at 811 before excavating. They will notify utilities that may have lines beneath where you want to dig.

New or expanded driveways that connect to a City street require City approval. The project must be approved by the Police, Fire, Public Works, and Codes Enforcement departments. They look at issues such as safety, sight distance, drainage, access for emergency vehicles, and zoning compliance. To secure a permit, provide a drawing of the site showing where the new driveway or expansion will be to the Codes Office. Drive stakes showing the location of the new driveway location at the site. Wrap some flagging around them so they stand out. The subject departments will review the proposal. The Codes Officer will notify you that the project has been approved or concerns/reasons the project cannot be approved. The process takes about two weeks. If a driveway is to be used to park vehicles in, it has to meet setback requirements, and requires a construction permit, from the Codes Office, in addition to Street Opening Permit from the Public Works Department, as applicable.

Land Use Code Section 10.03 Access Drive Construction

- A. Except as otherwise noted this section applies to all new or expanded uses.
- B. Access drives that connect to public streets must be approved by the Public Works Director, the Fire Chief, and the Police Chief. Access drives must provide for safe vehicle, including emergency vehicle, access. The Public Works Director, the Fire Chief, and the Police Chief may approve an access drive with conditions attached to the construction of any buildings served by the access drive if such conditions are needed to provide for fire safety.
- C. Access drives must be designed and constructed so that stormwater drains to either side of the drive and not into the street nor down the drive from the street. Installation of a culvert may be required to carry stormwater from one side of the access drive to the other side. The size and location of the culvert must be approved by the Public Works Director.
- D. An access drive must be paved within the street right-of-way with at least 2 inches of bituminous concrete pavement over a gravel subbase at least 6 inches thick. An access drive serving a multi-family or non-residential use, regardless of access drive volume, must be paved with bituminous concrete pavement over a gravel subbase at least 6 inches thick within the street right-of-way and for a distance of 30 feet from the paved portion of the street right-of-way.
- E. For multi-family and non-residential uses the slope of an access drive may not exceed 3 percent for a distance of 40 feet from the point of intersection of a street, and may not have a slope in

excess of 10 percent for the entire length.

F. The angle of intersection between the access drive and the street must be as close to 90 degrees as possible. The radius for curbs into and out of the lot must be as close to 30 feet as possible.

G. Additional Requirements in the Shoreland Zone. [added October 28, 2009]

1. Access drives must be set back at least 75 feet, horizontal distance, from the normal high-water line of rivers, tributary streams, or the upland edge of a wetland unless no reasonable alternative exists as determined by the Planning Board. If no other reasonable alternative exists, the access drive setback requirement may be no less than 50 feet, horizontal distance, upon clear showing by the applicant that appropriate techniques will be used to prevent sedimentation of the water body, tributary stream, or wetland. Such techniques may include, but are not limited to, the installation of settling basins, and/or the effective use of additional ditch relief culverts and turnouts placed so as to avoid sedimentation of the water body, tributary stream, or wetland. On slopes of greater than 20 percent the access drive setback must be increased 10 feet, horizontal distance, for each 5 percent increase in slope above 20 percent. Section 10.03, G, does not apply to approaches to water crossings or to access drives that provide access to permitted structures and facilities located nearer to the shoreline or tributary stream due to an operational necessity, excluding temporary docks for recreational uses. Access drives providing access to permitted structures within the setback area must comply fully with the requirements of Section 10.03, G, except for that portion of the access drive necessary for direct access to the structure and necessary to meet the American's with Disabilities Act.

2. New access drives are prohibited in a Resource Protection Zone except that the Planning Board may grant a permit to construct an access drive to provide access to permitted uses within the zone. An access drive may also be approved by the Planning Board in a Resource Protection Zone, upon a finding that no reasonable alternative route or location is available outside the zone. When an access drive is permitted in a Resource Protection District the access drive must be set back as far as practicable from the normal high-water line of a water body, tributary stream, or upland edge of a wetland.

3. Access drive side slopes may be no steeper than a slope of 2 horizontal to 1 vertical, and must be graded and stabilized in accordance with the provisions for erosion and sedimentation control contained in Section 10.14.

4. Access drive grades may be no greater than 10 percent except for segments of less than 200 feet.

5. In order to prevent access drive surface drainage from directly entering water bodies, access drives must be designed, constructed, and maintained to empty onto an un-scarified buffer strip at least 50 feet plus two times the average slope, in width between the outflow point of the ditch or culvert and the normal high-water line of a water body, tributary stream, or upland edge of a wetland. Surface drainage that is directed to an un-scarified buffer strip must be diffused or spread out to promote infiltration of the runoff and to minimize channelized flow of the drainage through the buffer strip.

6. Ditch relief (cross drainage) culverts, drainage dips, and water turnouts must be installed in a manner effective in directing drainage onto un-scarified buffer strips before the flow gains sufficient volume or head to erode the access drive or ditch. To accomplish this, the following criteria must be met:

(a) Ditch relief culverts, drainage dips, and associated water turnouts must be spaced along the access

drive at intervals no greater than indicated in the following table:

Grade Spacing
(Percent -Feet)

0-2	250
3-5	200-135
6-10	100-80
11-15	80-60
16-20	60-45
21 +	40

(b) Drainage dips may be used in place of ditch relief culverts only where the grade is 10 percent or less.

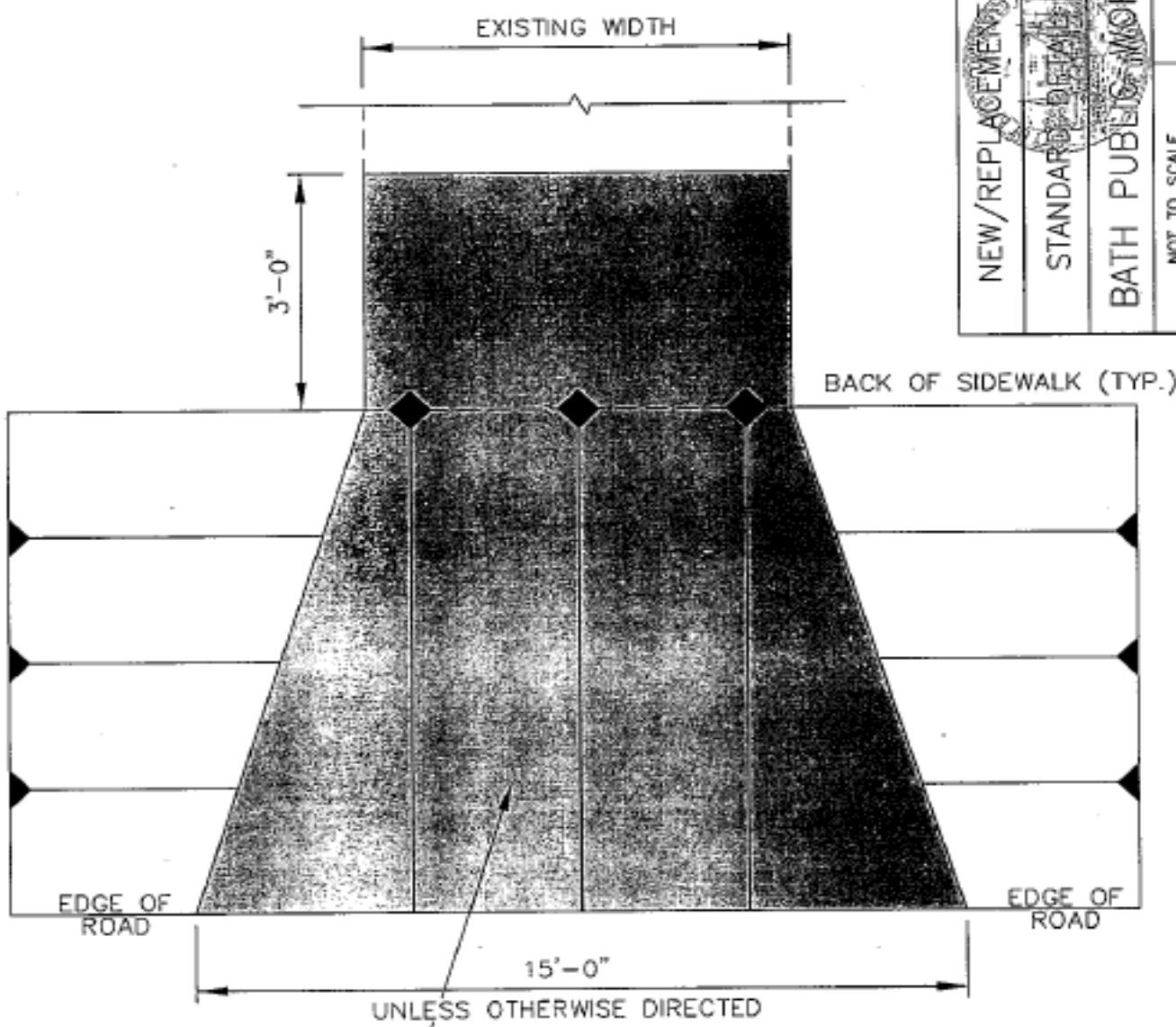
(c) On sections having slopes greater than 10 percent, ditch relief culverts must be placed at approximately a 30 degree angle down slope from a line perpendicular to the centerline of the access drive. (d) Ditch relief culverts must be sufficiently sized and properly installed in order to allow for effective functioning, and their inlet and outlet ends must be stabilized with appropriate materials.

7. Ditches, culverts, bridges, dips, water turnouts, and other storm water runoff control installations associated with access drive must be maintained on a regular basis to assure effective functioning.

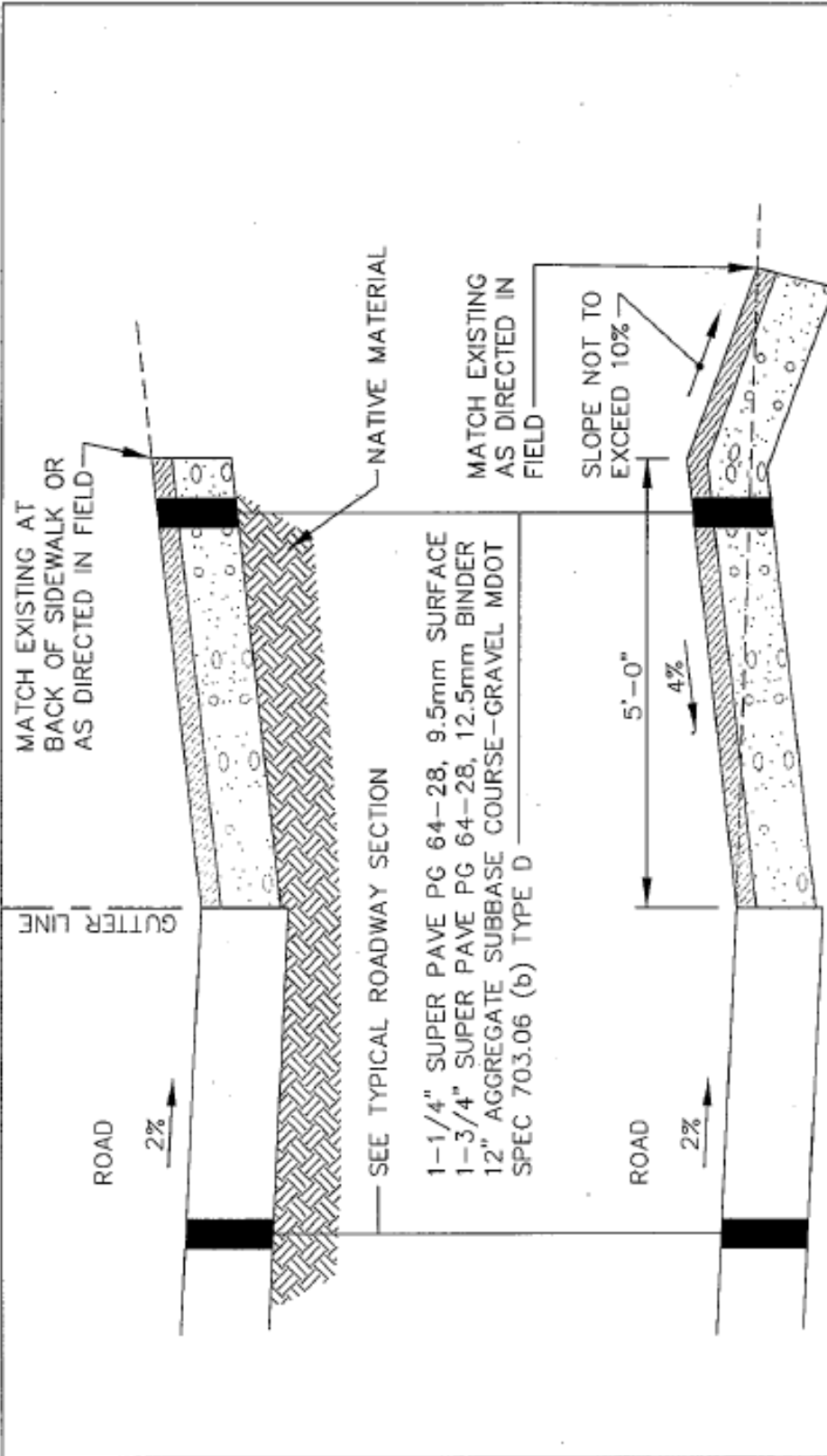
From the Public Works Streets Handbook

Driveways need to be constructed per the drawings below. If you have questions, contact the Public Works Department (443-8357).

NEW/REPLACEMENT DRIVEWAY		AUGUST 2001
STANDARD DRAWING PW106		NOT TO SCALE
BATH PUBLIC WORKS DEPT.		



RESHAPE DRIVE ENTRANCE W/
 -1-1/4" SUPER PAVE PG 64-28, 9.5 mm SURFACE
 -1-3/4" SUPER PAVE PG 64-28, 12.5 mm BINDER
 -8" AGGREGATE SUBBASE COURSE, GRAVEL-MDOT
 SPEC. 703.03 (b) TYPE D



DRIVEWAY APRON DETAILS	AUGUST 2001
STANDARD DETAIL PW107	
BATH PUBLIC WORKS DEPT.	
NOT TO SCALE	