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Waiver Request-2

Project Name: **Hay Creek Valley Subdivision**

File Number: **SP-23-01**

A waiver from the standards of or in Section: **ECM 2.2.4.A.6, Rural Roadways.**

A waiver is requested from providing a typical rural local roadway per the ECM as well as a proposed superelevation of 2%.

The current road through this subdivision is a narrow dirt roadway with a ROW of 60'. The proposed road will realign the roadway within the property boundaries and will be a rural private road with a 60' tract. While there is no clear definition of a private rural road section in the ECM, the proposed roadway will closely follow the minimum requirements of a typical rural local roadway per the ECM as space and grades allow. The proposed roadway will have a 60' tract, with two 12' lanes of asphalt paved travel, and a 4-foot shoulder on each side of the road. Drainage ditches will be provided as needed outside of the road shoulder for an additional 14 feet on either side of the road. The superelevated roadway is required in part due to the existing topography and drainage patterns the proposed design is accommodating.

In the follow-up fire letter provided by Monument Fire District dated April 10, 2023 a private and gated roadway was agreed to by the Division Chief/ Fire Marshall.

