Civil Plans

Street Standards and Street Section Details:

- The civil plans must include details of all street sections being proposed within the site as represented within the Public Works Department Roadway Design and Construction Specifications.
- Each street section detail must include a fire hydrant on each side of the street section located a minimum of 3’ 6” and a maximum of 8’ from the back of curb.
- The street section sheet of the civil plan must call out the type of city approved street system being utilized. Examples of approved streets include:
  - Public Street Standard
  - Private Street built to a Public Street Standard
  - Urban Street Standard approved by the Planning Department
  - Fire Lane Easement
  - Public Access Easement
- Any modifications to the City’s current street standards must be labeled accordingly within the street section label. Example: If a Local Type II Street is being modified please label the proposed street section as “Modified” Local Type II Street”. The detail must include a narrative describing what the proposed modifications are.
  - All modifications must be approved by the Planning Department, Public Works Department and Life Safety.
  - Where Urban Street Standards are utilized, the civil plans must include a detail of the approved street sections and intersections currently approved by the Planning Department. The width of urban streets at intersections must meet the traffic warrants of the Public Works Traffic Engineering Division.