

**ORDINANCE FOR ADOPTION OF
STREET STANDARDS
ORDINANCE NO. 2010-01**

WHEREAS, the Mayor and Council is the governing body in and for the Town of Boonsboro, a municipal corporation of the State of Maryland; and

WHEREAS, a Land Subdivision Ordinance was adopted by The Mayor and Council of Boonsboro on the 7th day of July, 1975, to establish regulation governing the subdivision of land within the Town of Boonsboro and providing for the administration and enforcement thereof, and

WHEREAS, the Town desires to protect, maintain, and enhance the public safety and general welfare by establishing requirements and procedures for the design and construction of streets within the Town of Boonsboro, and

WHEREAS, The Mayor and Council of Boonsboro held a duly advertised public hearing on the proposed text amendment to the Land Subdivision Ordinance, a copy which is attached to this Ordinance in its entirety;

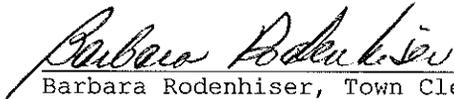
WHEREAS, the Mayor and Town Council believe the enactment of the amendments to the be in the best interests of the citizens of Boonsboro, Maryland; and

NOW, THEREFORE, BE IT ORDAINED AND ENACTED that certain provisions of the Land Subdivision Ordinance, as amended, be further amended as follows in EXHIBIT A attached hereto and incorporated herein. Note new language/amendments are in **BOLD CAPITALIZATION** and changes are in [underlined brackets].

The effective date of this ordinance shall be twenty (20) days from the adoption date.

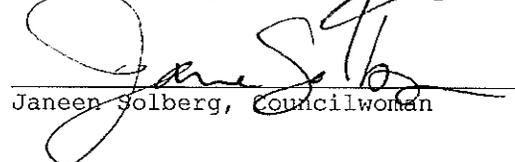
ATTEST:

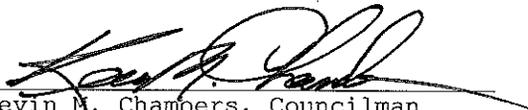
THE MAYOR AND COUNCIL OF BOONSBORO


Barbara Rodenhiser, Town Clerk

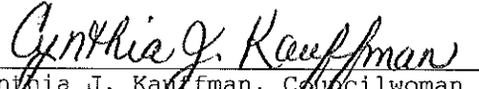

Charles F. Kauffman, Jr., Mayor

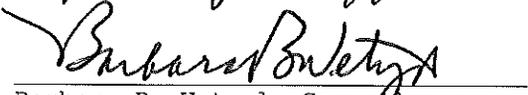

Howard W. Long, Assistant Mayor


Janeen Solberg, Councilwoman


Kevin M. Chambers, Councilman


Natalie J. Mose, Councilwoman


Cynthia J. Kauffman, Councilwoman


Barbara B. Wetzel, Councilwoman

Date of Introduction: JUNE 7, 2010

Date of Adoption: AUGUST 2, 2010

Effective Date: AUGUST 23, 2010

EXHIBIT A

SECTION 704: GENERAL STREET STANDARDS

J. IN ACCORDANCE WITH THE BOONSBORO COMPREHENSIVE PLAN, THE CLASSIFICATION OF STREETS ARE AS FOLLOWS:

- I. LOCAL STREET: A LOCAL STREET IS DEFINED AS A STREET THAT IS PRIMARILY USED TO GAIN ACCESS TO THE PROPERTY BORDERING IT AND IS NOT A THRU STREET. LOCAL RESIDENTIAL STREETS CONNECT THE ABUTTING DEVELOPMENT TO THE COLLECTOR AND ARTERIAL THOROUGHFARES.
- II. MINOR COLLECTOR: A MINOR COLLECTOR IS DEFINED AS A STREET WHICH CARRIES TRAFFIC TO LOCAL STREETS AND MAJOR COLLECTORS AS WELL AS THE PROPERTIES BORDERING THE STREET.
- III. MAJOR COLLECTOR: A MAJOR COLLECTOR IS DEFINED AS A STREET THAT PROVIDES CONNECTIONS BETWEEN MINOR COLLECTORS AND ARTERIALS. MAJOR COLLECTOR STREETS ARE DESIGNED TO CARRY RELATIVELY HIGH TRAFFIC VOLUMES TO THE ARTERIALS.

SECTION 705: GEOMETRIC STREET DESIGN STANDARDS

The design features of streets [by functional type, and other applicable elements shall be as] ARE SHOWN [specified in] [Table 7.1 and/or the Boonsboro Land Development Design Manual , as amended by resolution by Mayor and Council] ON PLATES 1.0 through 10.

DELETE TABLE 7.1

SECTION 708: DEAD-END STREETS OR CUL-DE-SACS

d. All cul-de-sacs, where permanently or temporarily designed as such, shall be provided at the closed end with a fully paved turnaround **AS SHOWN ON PLATE 4.0**

- i. [The minimum radius to the pavement edge or curb line shall be forty (40) feet, and the minimum radius to the right-of-way line shall be fifty (50) feet.]

SECTION 711: SIDEWALKS

a. Sidewalks or paths shall be required as necessary on appropriate street types **AND SHALL BE CONSTRUCTED AS SHOWN** [as stated in Table 7.1 and/or the Boonsboro Land Development Design Manual, as amended by resolution by Mayor and Council] ON PLATE 9.0.

b. Sidewalks shall be located within the street right-of-way, as depicted [in] ON the corresponding [Tables of this Article] PLATE.

c. Paths shall be constructed of asphalt or concrete. Sidewalks shall be constructed of concrete or masonry brick only.

d. Unless otherwise authorized by the Commission, sidewalks shall be located to provide a planting strip between the sidewalk and the curb as specified in [Table 7.1 and/or the Boonsboro Land Development Design

Manual, as amended by resolution by Mayor and Council] SECTION 719.I.3 and CORRESPONDING PLATES WITHIN THIS ORDINANCE.

e. The Planning Commission may only grant a waiver of the requirement of sidewalks in the case when the Town Engineer determines that it is impractical to install a sidewalk because of drainage, topography, isolation or similar circumstance.

SECTION 714: CURBS AND GUTTERS

a. A curb and gutter shall be constructed on all parking lots, entrance roads, minor roads, major roads, streets, arterial roads, collector roads; as specifically delineated [in Table 7.1 and/or the Boonsboro Land Development Design Manual, as amended by resolution by Mayor and Council] ON PLATE 10.0.

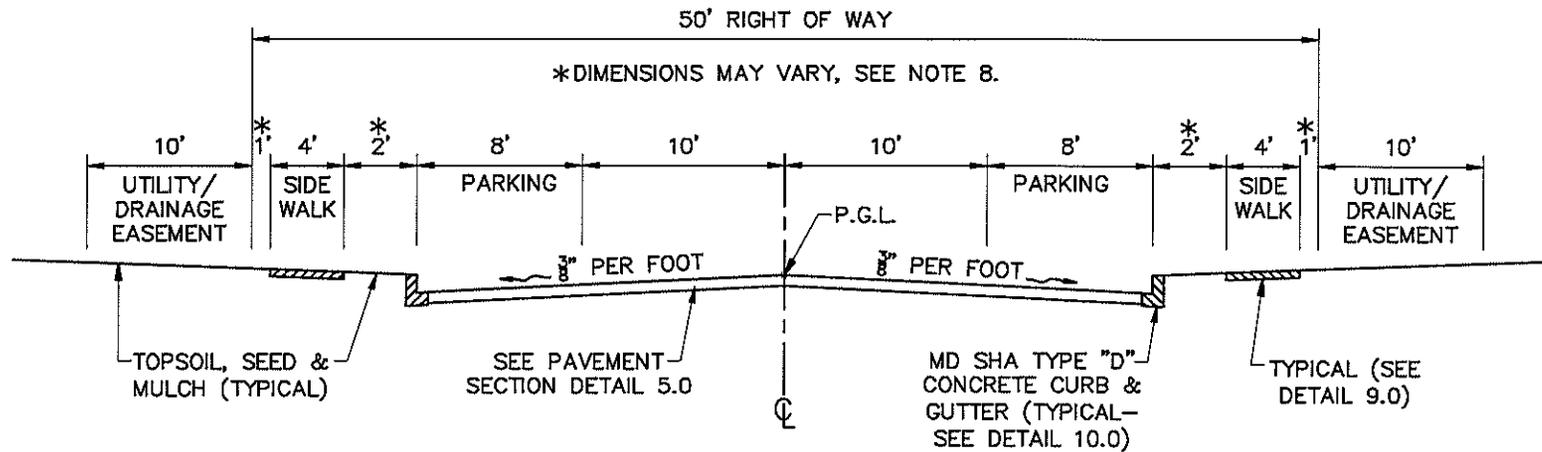
b. Curbs and gutters must be of integral concrete or other approved design materials by the Commission. Curbs must be designed as "Type [A] D" curb, except for the provision of lanes and alleys, in which the curb shall be an inverted crown. **MAJOR COLLECTORS SHALL HAVE "TYPE A" CURB AS SPECIFIED ON PLATE 6.0.**

c. Curb and gutters shall be installed by the developer, subdivider, owner, and/or applicant to the Planning Commission.

d. Curbs and gutters shall be constructed on all lots of residential, commercial, institutional, industrial, commercial, recreational, or public use. The only exception to the requirement is that curbs and gutters are not required on private residential driveways.

e. The Planning Commission may only grant a waiver of the requirement of curb and gutter in the case when the Town Engineer determines that it is extremely impractical to install a curb and gutter because of drainage, topography, isolation or similar circumstance.

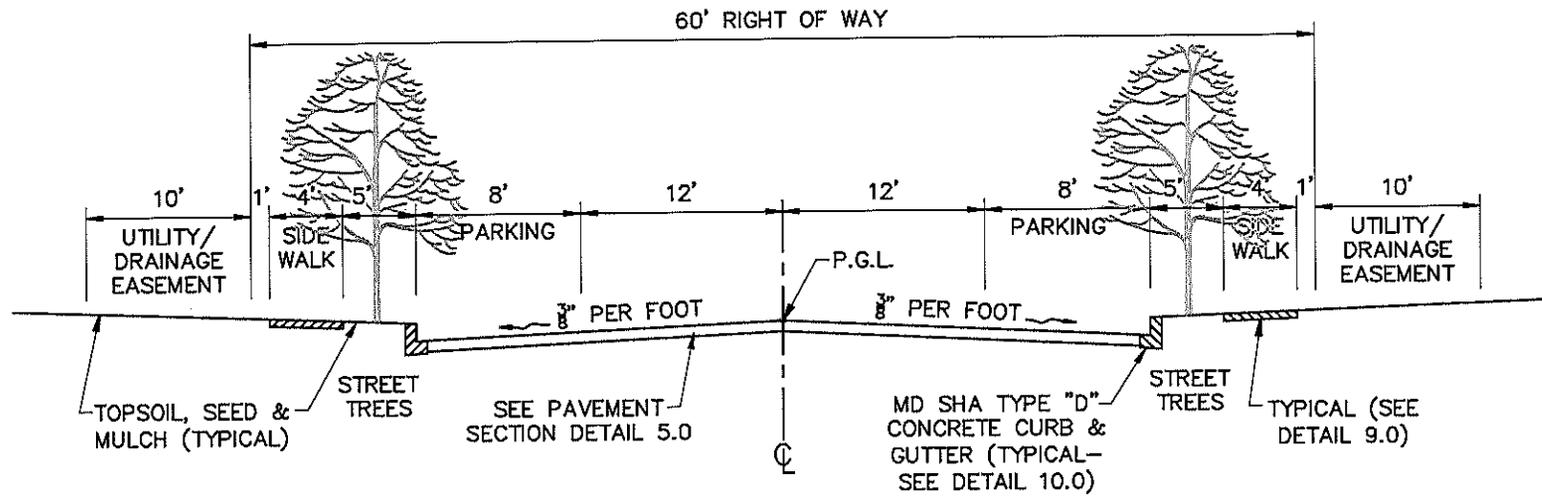
**** ALL OTHER STANDARDS NOT INCLUDED/MENTIONED SHALL FOLLOW WASHINGTON COUNTY, MD DIVISION OF PUBLIC WORKS INCLUDING, BUT NOT LIMITED TO, ROUNDABOUTS, MEDIANS, SIDEWALK RAMPS, ETC. ****



Notes:

1. Refer to Maryland State Highway Administration Specifications for Materials and Methods of Construction.
2. Surface area of inlet slabs shall remain entirely exposed.
3. Surface asphalt mix must be a virgin asphalt mix containing no recycled asphalt paving (RAP). Base asphalt mixes may contain recycled asphalt paving (RAP) to extent allowed by Maryland State Highway Administration Approved Mix Design.
4. Maryland State Highway Administration Standard Type 'D' curb and gutter as shown on Standard No. MD 620.02-01 and Town of Boonsboro Detail 10.0 is preferred.
5. See Town of Boonsboro Detail 5.0 for Paving Section.
6. See Town of Boonsboro Detail 8.0 for Typical Driveway Entrance.
7. See Town of Boonsboro Detail 9.0 for Typical Concrete Sidewalk.
8. If street trees are required in grass strip after curb, the width shall be increased to 5 feet.
9. No superelevation of pavement.

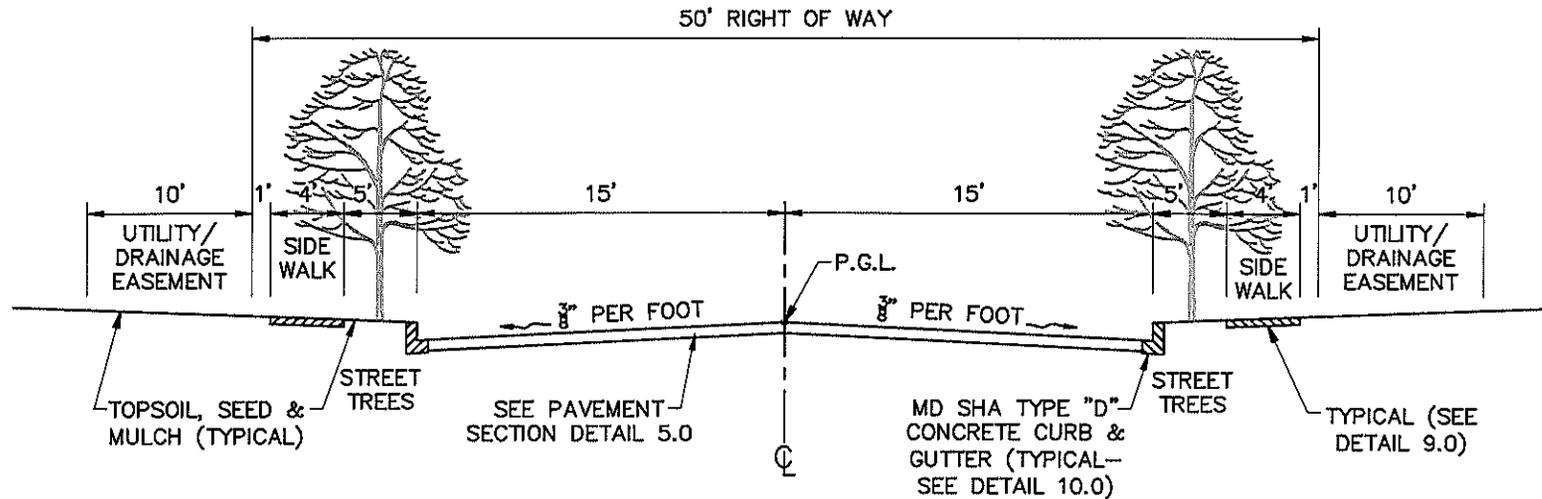
REVISED REVISED APPROVED	<p style="text-align: center;">Town of Boonsboro, MD Department of Planning & Zoning</p> <p>Approved: _____ Zoning Administrator</p>	<p>TYPICAL LOCAL STREET CLOSED SECTION</p>	<p>Detail 1.0</p>
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Notes:

1. Refer to Maryland State Highway Administration Specifications for Materials and Methods of Construction.
2. Surface area of inlet slabs shall remain entirely exposed.
3. Surface asphalt mix must be a virgin asphalt mix containing no recycled asphalt paving (RAP). Base asphalt mixes may contain recycled asphalt paving (RAP) to extent allowed by Maryland State Highway Administration Approved Mix Design.
4. Maryland State Highway Administration Standard Type 'D' curb and gutter as shown on Standard No. MD 620.02-01 and Town of Boonsboro Detail 10.0 is preferred.
5. See Town of Boonsboro Detail 5.0 for Paving Section.
6. See Town of Boonsboro Detail 8.0 for Typical Driveway Entrance.
7. See Town of Boonsboro Detail 9.0 for Typical Concrete Sidewalk.
8. Right of Way widths shall be adjusted to allow for turning lanes.

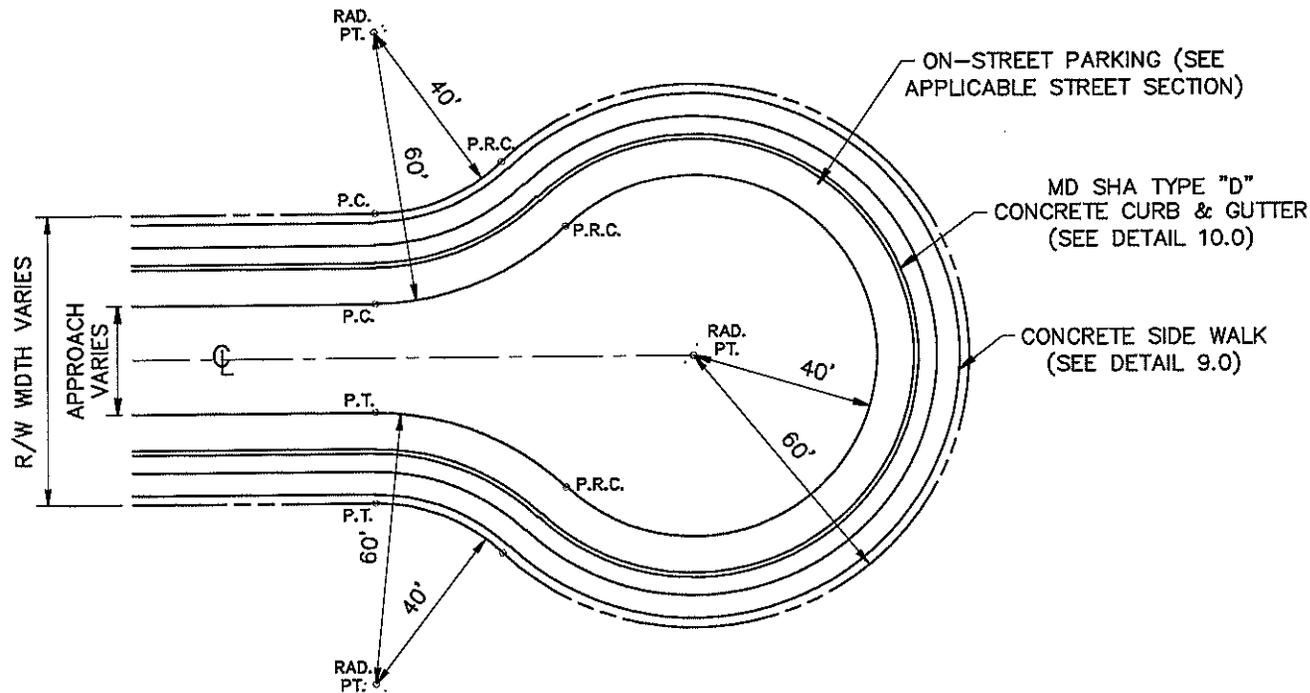
REVISED	Town of Boonsboro, MD Department of Planning & Zoning	TYPICAL MINOR COLLECTOR ROAD CLOSED SECTION	Detail
REVISED			
APPROVED	Approved: _____ Zoning Administrator		2.0



Notes:

1. Refer to Maryland State Highway Administration Specifications for Materials and Methods of Construction.
2. Surface area of inlet slabs shall remain entirely exposed.
3. Surface asphalt mix must be a virgin asphalt mix containing no recycled asphalt paving (RAP). Base asphalt mixes may contain recycled asphalt paving (RAP) to extent allowed by Maryland State Highway Administration Approved Mix Design.
4. Maryland State Highway Administration Standard Type 'D' curb and gutter as shown on Standard No. MD 620.02-01 and Town of Boonsboro Detail 10.0 is preferred.
5. See Town of Boonsboro Detail 5.0 for Paving Section.
6. See Town of Boonsboro Detail 8.0 for Typical Driveway Entrance.
7. See Town of Boonsboro Detail 9.0 for Typical Concrete Sidewalk.
8. No superelevation of pavement.

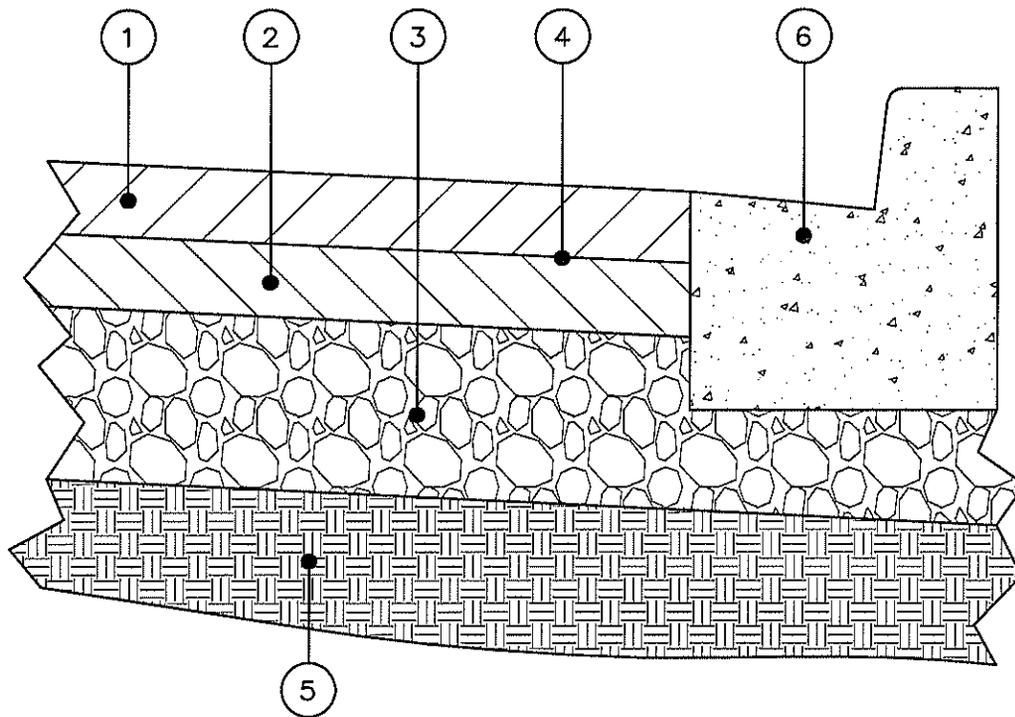
REVISION	Town of Boonsboro, MD Department of Planning & Zoning	TYPICAL TOWNHOME/MULTI-FAMILY LOCAL STREET CLOSED SECTION	Detail
REVISION			
APPROVED	Approved: _____ Zoning Administrator		3.0



Notes:

1. Refer to Maryland State Highway Administration Specifications for Materials and Methods of Construction.
2. Surface area of inlet slabs shall remain entirely exposed.
3. Surface asphalt mix must be a virgin asphalt mix containing no recycled asphalt paving (RAP). Base asphalt mixes may contain recycled asphalt paving (RAP) to extent allowed by Maryland State Highway Administration Approved Mix Design.
4. Maryland State Highway Administration Standard Type 'D' curb and gutter as shown on Standard No. MD 620.02-01 and Town of Boonsboro Detail 10.0 is preferred.
5. See Town of Boonsboro Detail 5.0 for Paving Section.
6. See Town of Boonsboro Detail 8.0 for Typical Driveway Entrance.
7. See Town of Boonsboro Detail 9.0 for Typical Concrete Sidewalk.
8. For Residential subdivision streets only. See typical section Details 1.0, 2.0 and 3.0.
9. The maximum grade of the circular area, including parking shall not exceed 5%.

REVISION	Town of Boonsboro, MD Department of Planning & Zoning	TYPICAL RESIDENTIAL CUL-DE-SAC CLOSED SECTION	Detail
REVISION	Approved: _____		4.0
APPROVED	Zoning Administrator		



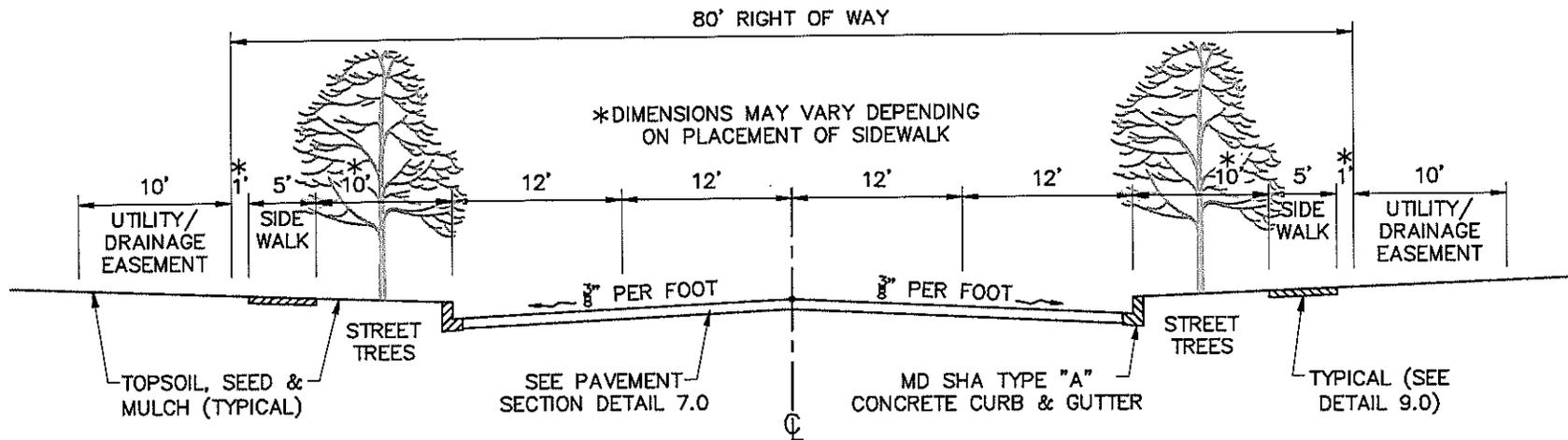
LEGEND:

- ① 3" HOT MIX ASPHALT, 12.5 mm. (2 - 1.5" LIFTS)
- ② 3" HOT MIX ASPHALT, 19.0 mm.
- ③ 6" GRADED AGGREGATE BASE. (NOT TO EXCEED 6" LIFTS)
- ④ TACK COAT AS REQUIRED.
- ⑤ PREPARED SUBGRADE.
- ⑥ CONCRETE CURB & GUTTER (SEE DETAIL 10.0).

Notes:

1. All construction and materials shall be in accordance with the MDOT, SHA - Standard Specifications for Construction Materials, Oct. 1993, as follows.
 Subgrade preparation - Sections 204.01 through 204.03.08 & 208.01 through 208.03.05.
 Graded Aggregate Base Course - Section 501.01 through 501.03.03.
 Hot Mix Asphalt - Sections 504.01 through 504.03.13.
2. Subgrade/shoulder drains shall be installed where deemed necessary upon field inspection. Drains shall be in accordance with Sections - 306.01 through 306.03.06.
3. Maryland State Highway Administration Standard Type 'D' curb and gutter as shown on Standard No. MD 620.02--01 and Town of Boonsboro Detail 10.0 is preferred.

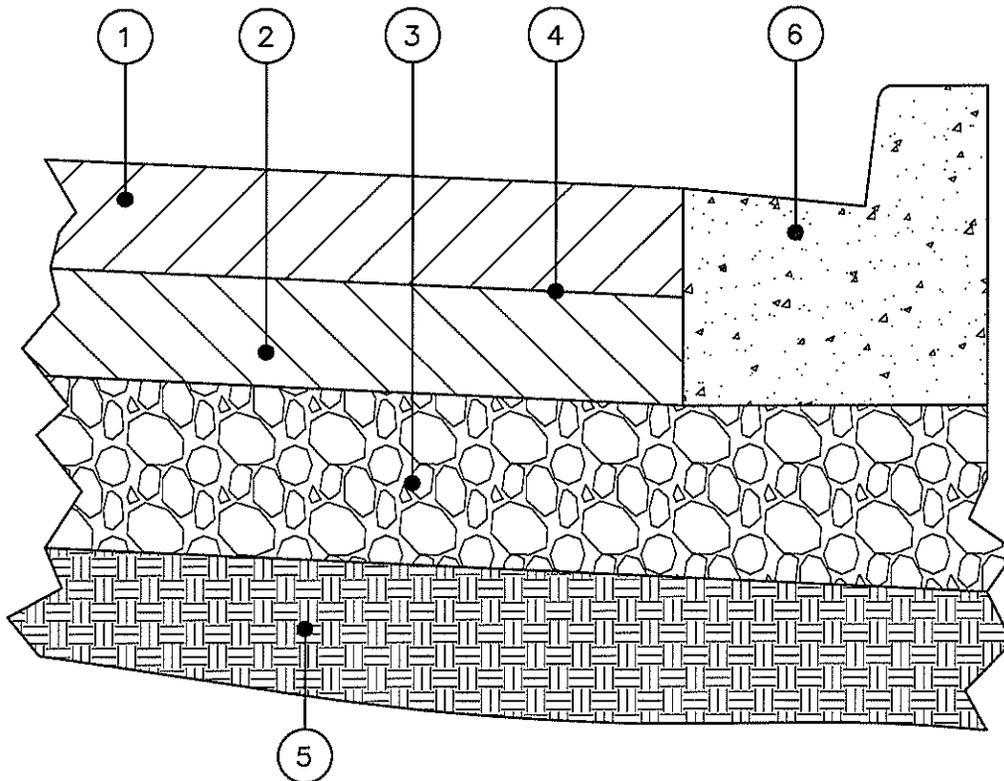
REVISÉ	Town of Boonsboro, MD	TYPICAL PAVEMENT SECTION FOR CLOSED SECTION LOCAL STREET & MINOR COLLECTOR	Detail
REVISÉ	Department of Planning & Zoning		5.0
APPROVED	Approved: _____ Zoning Administrator		



Notes:

1. Refer to Maryland State Highway Administration Specifications for Materials and Methods of Construction.
2. Surface area of inlet slabs shall remain entirely exposed.
3. Surface asphalt mix must be a virgin asphalt mix containing no recycled asphalt paving (RAP). Base asphalt mixes may contain recycled asphalt paving (RAP) to extent allowed by Maryland State Highway Administration Approved Mix Design.
4. Maryland State Highway Administration Standard Type 'A' curb and gutter as shown on Standard No. MD 620.02
5. See Town of Boonsboro Detail 7.0 for Paving Section for Typical Major Collector Road.
6. See Town of Boonsboro Detail 8.0 for Typical Driveway Entrance.
7. See Town of Boonsboro Detail 9.0 for Typical Concrete Sidewalk.

REVISION	Town of Boonsboro, MD Department of Planning & Zoning	TYPICAL MAJOR COLLECTOR ROAD SECTION (WARRIOR BOULEVARD)	Detail
REVISION			
APPROVED	Approved: _____ Zoning Administrator		6.0



LEGEND:

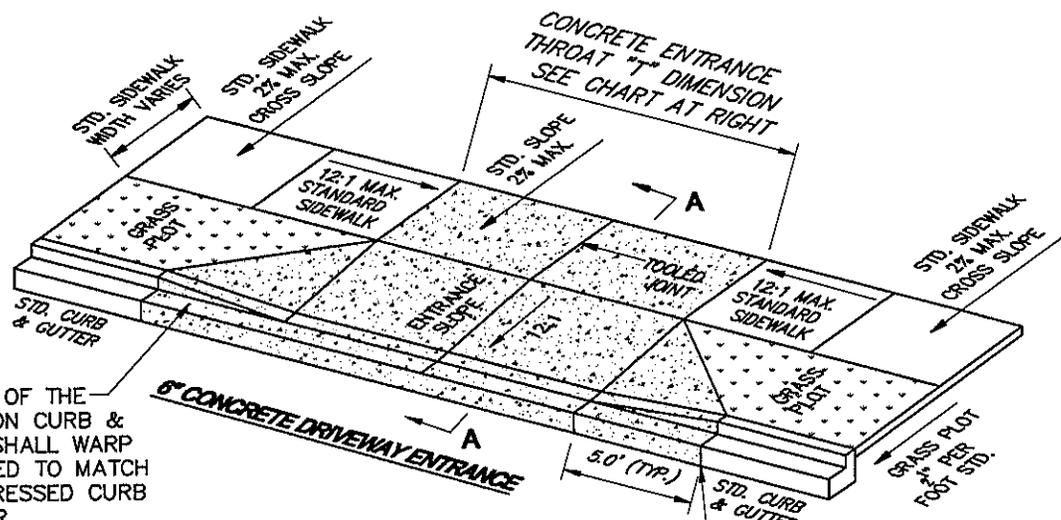
- ① 5" HOT MIX ASPHALT, 12.5 mm.
(1 - 3" LIFT AND 1 - 2" LIFT)
- ② 6" HOT MIX ASPHALT, 19.0 mm. (2 - 3" LIFTS)
- ③ 9.5" GRADED AGGREGATE BASE.
(NOT TO EXCEED 6" LIFTS)
- ④ TACK COAT AS REQUIRED.
- ⑤ PREPARED SUBGRADE.
- ⑥ CONCRETE CURB & GUTTER

NOTE: IF NO CURB, SHOULDERS SHALL BE 5" HMA SURFACE COURSE (INSTALLED AS 2 - 2.5" LIFTS) OVER 15 1/2" GRADED AGGREGATE BASE COURSE (NOT TO EXCEED 6" LIFTS).

Notes:

1. All construction and materials shall be in accordance with the MDOT, SHA - Standard Specifications for Construction Materials, Oct. 1993, as follows.
 Subgrade preparation - Sections 204.01 through 204.03.08 & 208.01 through 208.03.05.
 Graded Aggregate Base Course - Section 501.01 through 501.03.03.
 Hot Mix Asphalt - Sections 504.01 through 504.03.13.
2. Subgrade/shoulder drains shall be installed where deemed necessary upon field inspection. Drains shall be in accordance with Sections - 306.01 through 306.03.06.
3. Maryland State Highway Administration Standard Type 'A' curb and gutter as shown on Standard No. MD 620.02 is preferred.

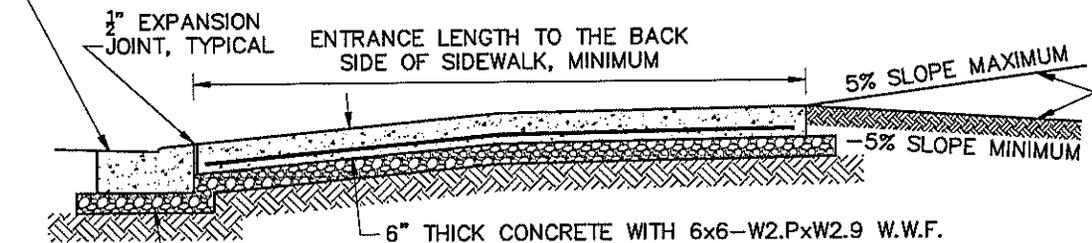
REVISÉD	Town of Boonsboro, MD Department of Planning & Zoning	TYPICAL PAVEMENT SECTION FOR CLOSED SECTION MAJOR COLLECTOR	Detail 7.0
REVISÉD	Approved: _____		
APPROVED	Zoning Administrator		



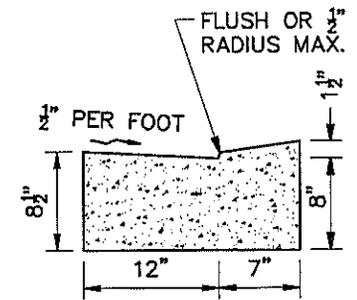
THE TOP OF THE TRANSITION CURB & GUTTER SHALL WARP AS NEEDED TO MATCH THE DEPRESSED CURB & GUTTER

1/2" EXPANSION JOINT AT THE TRANSITION TO STANDARD SIDEWALK AND TO STANDARD CURB & GUTTER, TYPICAL

REFER TO THE DEPRESSED CURB & GUTTER DETAIL



BITUMINOUS CONCRETE, CONCRETE, OR DUST FREE SURFACE APPROVED BY THE DIRECTOR OF PUBLIC WORKS



DEPRESSED CURB & GUTTER DETAIL
(SEE ALSO DETAIL 10.0)

SECTION AA

Notes:

1. All concrete shall be Maryland Department of Transportation S.H.A. mix No. 3 with a 28 day compressive strength of 3,500 P.S.I., with 5%-8% air and 2"-5" slump. Do not add water to the surface for finishing. All exposed surfaces shall receive a broom finish.
2. A standard curb radius for driveway entrance may be constructed if approved by the Director of Public Works.
3. Refer to Town of Boonsboro Details 9.0 for standard concrete sidewalk and 10.0 for standard curb and gutter.

"T" DIM.	SINGLE FAMILY DRIVEWAY		DUPLEX WITH SHARED DRIVEWAY
	LOCAL STREET	OTHER STREET	
MIN.	12'	20'	25'
MAX.	30'	30'	35'

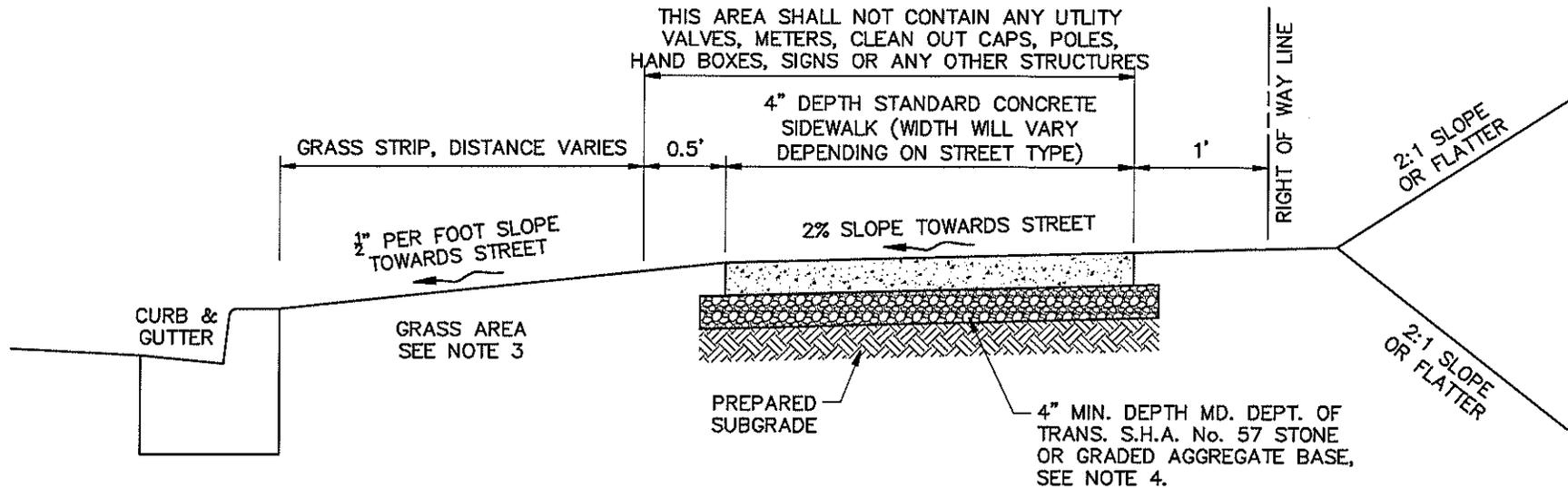
REVISED
 REVISED
 APPROVED
Town of Boonsboro, MD
Department of Planning & Zoning
 Approved: _____
 Zoning Administrator

TYPICAL RESIDENTIAL DRIVEWAY ENTRANCE
(WITH GRASS PLOT)

Detail
8.0

Notes:

1. Concrete for standard sidewalk shall be Maryland Department of Transportation S.H.A. mix No. 3 with a 28 day compressive strength of 3,500 P.S.I., with 5%–8% air entrainment and 2"–5" slump. All exposed surfaces shall receive a light transverse broom finish. Do not add water to surface for finishing. All standard sidewalk shall be 4" deep and shall be placed on a bed of 4" min. depth MD Dept. of Trans. S.H.A. No. 57 clean stone. Transverse $\frac{1}{2}$ " bituminous expansion joints shall be placed at intervals of 40 feet at the expansion joint location in the curb and gutter. Tooled transverse joints shall be installed every 5 feet, so as to create sidewalk squares and evenly divide the 40 feet between the expansion joints. Expansion joint material will be positioned to allow for the required $\frac{1}{2}$ " depth, two part elastomeric gun-grade polysulfide sealant, sonneborn sonolastic or an approved equal. Saw cut joints will also receive this sealant, but at a $\frac{3}{8}$ " depth. Cover all sealant with fine sand to reduce tracking.
2. All concrete sidewalks shall be constructed in compliance with the "Americans With Disabilities Act" (A.D.A.) Requirements.
3. All grass areas adjacent to the concrete sidewalk shall receive 4" minimum depth of topsoil and MD Dept. of Trans. S.H.A. mix No. 1 grass seed and mulch.
4. No. 57 stone shall be agitated, vibrated, or otherwise settled in place. Graded aggregate base shall be compacted by mechanical means to a minimum of 92% of the maximum dry density of the modified proctor (ASTM D 1557–78, OR AASHTO T–180) with an in place moisture content of approximately $\pm 2\%$ of the optimum moisture content.

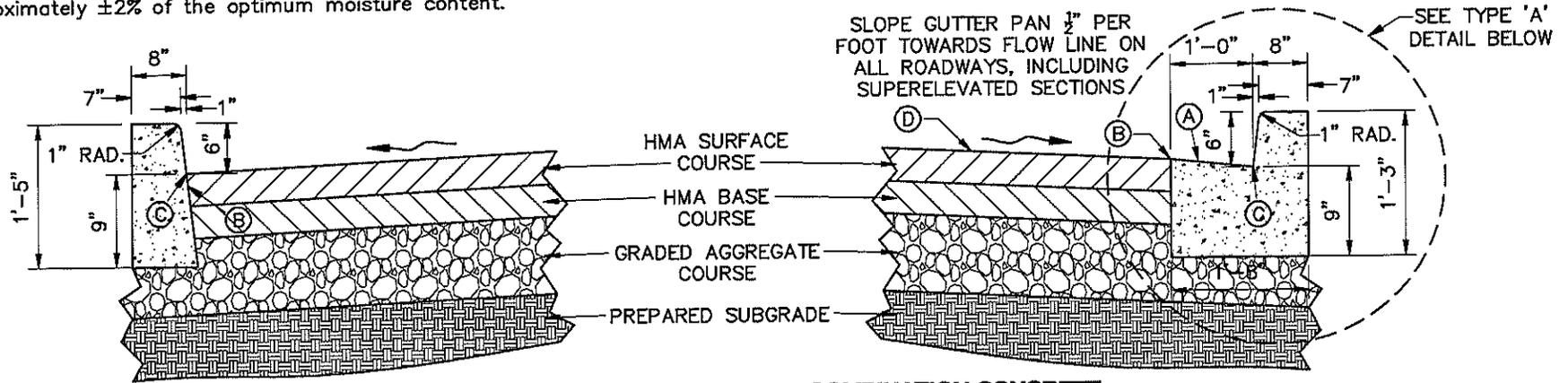


SECTION VIEW

REVISED	Town of Boonsboro, MD Department of Planning & Zoning	<h2>TYPICAL CONCRETE SIDEWALK FOR NEW STREET CONSTRUCTION</h2>	Detail
REVISED	Approved: _____		<h1>9.0</h1>
APPROVED	Zoning Administrator		

Notes:

- Concrete for curb and combination curb and gutter shall be Maryland Department of Transportation S.H.A. mix No. 3 with a 28 day compressive strength of 3,500 P.S.I., with 5%-8% air entrainment and 2"-5" slump. All exposed surfaces shall receive a light transverse broom finish. Do not add water to surface for finishing. All concrete curb and combination curb and gutter shall be placed on a bed of 4" min. depth MD Dept. of Trans. S.H.A. No. 57 clean stone.
- Maximum joint spacing for concrete curb and combination curb and gutter is 10'. See MD Dept. of Trans. S.H.A. specifications for locations and description of treatment for the types of joints used.
- All grass areas adjacent to the concrete curb and combination curb and gutter shall receive 4" minimum depth of topsoil and MD Dept. of Trans. S.H.A. mix No. 1 grass seed and mulch.
- No. 57 stone shall be agitated, vibrated, or otherwise settled in place. Graded aggregate base shall be compacted by mechanical means to a minimum of 92% of the maximum dry density of the modified proctor (ASTM D 1557-78, OR AASHTO T-180) with an in place moisture content of approximately $\pm 2\%$ of the optimum moisture content.

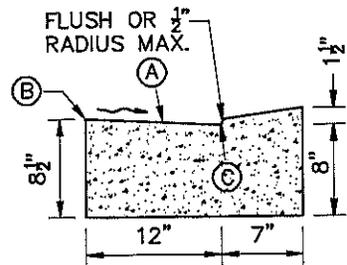


CONCRETE CURB

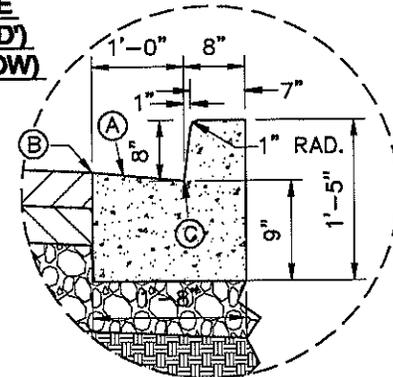
COMBINATION CONCRETE CURB and GUTTER (TYPE 'D') (TYPE 'A' DIMENSIONS BELOW)

Legend:

- (A) Slope gutter pan $\frac{1}{2}$ " per foot toward flow line on all roadways, including superelevated sections.
- (B) Roadway pavement construction joint.
- (C) Flow line.
- (D) Roadway pavement slope.



DEPRESSED CONCRETE CURB and GUTTER



REVISION	Town of Boonsboro, MD Department of Planning & Zoning	CONCRETE CURB, COMBINATION CONCRETE CURB and GUTTER & DEPRESSED CONCRETE CURB and GUTTER	Detail
REVISION	Approved: _____		10.0
APPROVED	Zoning Administrator		