

ORDINANCE 530

CITY OF LACEY

AN ORDINANCE SETTING FORTH STANDARDS FOR THE CONSTRUCTION OF SIDEWALKS AND CURB AND GUTTER SECTIONS IN SUBDIVISIONS AND SHORT SUBDIVISIONS OF THE CITY, ADDING SECTIONS TO CHAPTER 12.24, AMENDING SECTION 12.24.010 AND REPEALING SECTIONS 12.24.050 AND 12.24.060 OF THE LACEY MUNICIPAL CODE

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LACEY, WASHINGTON, as follows:

Section 1. Section 12.24.010 of the Lacey Municipal Code is hereby amended to read as follows:

"The owners of all properties within commercial zones of the city, properties abutting arterial streets and properties upon which there are to be public buildings shall, in conjunction with new construction on such properties or alterations or improvements to existing structures on such properties where the estimated cost of the alterations or improvements constitute ~~twenty-five~~ 25 percent or more of the value of the existing structures on the property, construct sidewalks along abutting streets. Provided, however, that clearly marked walkways may be allowed by the Director of Public Works along those streets on an interim basis where the plans of the city call for the future widening of the adjoining roadway surface.

Section 2. Section 12.24.050 and Section 12.24.060 of the Lacey Municipal Code are hereby repealed.

Section 3. There is hereby added to the Lacey Municipal Code a new section, 12.24.050, to read as follows:

"Subdivisions and Short Subdivisions. The required improvements in any commercial or residential subdivision, short subdivision or property development requiring review by the Site Plan Review Committee shall include the following:

"A. Arterial Streets. Sidewalks, curbs and gutters shall be required on both sides of all arterial streets interior to the development. Sidewalks, curbs and gutters shall also be required on the development side of streets abutting the exterior of said development. Arterial streets for purposes of this subsection shall include major arterials, secondary arterials and collector streets as defined in Section 15.08.020.

"B. Local Access Streets. Sidewalks shall be required on one side of local access streets interior to the development and on the development side of local access streets abutting the exterior of said development except for cul-de-sacs of less than 400 feet in length; provided, however, that sidewalks may be required on both sides of said streets pursuant to Section 12.24.070.

"C. Planned Residential Developments. The requirements of this chapter relating to alignment, grade and location of sidewalks and walkways may, upon request by an applicant, be altered by the city council as part of the approval of a planned residential development where the alterations will carry out the intent of this chapter to provide for the safe and convenient movement of pedestrian and bicycle traffic.

"Provided, that clearly marked walkways may be allowed by the Director of Public Works in lieu of the requirements of this

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section/along those streets abutting the exterior of a development on an interim basis where the plans of the city call for the future widening of the roadway surface of such street."

Section 4. There is hereby added to the Lacey Municipal Code a new section, 12.24.060, to read as follows:

"Design and Construction Standards. The design and construction of all sidewalks, curbs, gutters and walkways shall meet the following minimum standards:

"A. The right-of-way for new streets shall be sufficient width to contain sidewalks on both sides of the street and the roadways shall be graded for the entire width of the right-of-way to accomodate said improvements.

"B. The width of sidewalks along local access streets in all residential zones of the city shall be a minimum of five feet. The width of sidewalks along arterial streets and in all commercial zones of the city shall be a minimum of six feet. The minimum width of sidewalks in all industrial zones shall be five feet; provided, however, that those sidewalks designated in the Comprehensive Bike Plan of the City of Lacey as bike paths shall in addition meet the minimum width requirements established for said bike paths and provided further, the minimum required width of sidewalks along arterial streets and in all commercial and industrial zones may be increased to eight feet pursuant to Section 12.24.070. The Director of Public Works shall require that the design of all sidewalks provides for a gradual rather than an abrupt transition between sidewalks of different widths or alignments.

"C. All sidewalks shall be constructed of Portland cement concrete, brick or other similar hard surface but excluding asphaltic concrete.

"D. Walkways shall be constructed of Portland cement concrete, brick or other similar hard surface or of asphaltic concrete with suitable separation and designation for pedestrian and/or bicycle traffic.

"E. All sidewalks constructed must provide for handicap ramps in accordance with the standards of the State of Washington.

"F. The design and construction of all sidewalks, walkways, curb and gutter sections and driveway sections shall be in accordance with the Design Standards of the City of Lacey and such standards and section illustrations as are adopted by these Design Standards of the City of Lacey."

Section 5. There is hereby added to the Lacey Municipal Code a new section, 12.24.070, to read as follows:

"Location and Increased Standards.

"A. The Director of Public Works shall determine the location of sidewalks when sidewalks are only required on one side of the street in accordance with the criteria set forth in subsection "D" of this section.

"B. The city council may require sidewalks on both sides of local access streets after receiving such a recommendation from the Planning Commission or the Site Plan Review Committee in accordance with the criteria set forth in subsection "D" of this section.

"C. The city council may require a minimum sidewalk width of up to eight feet along arterial streets and in all commercial and industrial zones in accordance with the criteria set forth in subsection "D" of this section.

"D. Those decisions set forth in subsections "A," "B" and "C" of this section shall be based upon the following criteria:

"1. The vehicular, pedestrian and bicycle traffic volume expected in the development.

"2. The zoning density of the immediate surrounding area.

"3. The safety of the public using the sidewalks and adjacent streets.

"4. Promotion of aesthetic values.

"5. The proximity of the area in question to public services or facilities such as bus stops, schools and parks.

"6. Preservation of the continuity of the existing sidewalk system in the immediate surrounding area."

Section 6. Expiration date. Subsections "B," "C" and "D" of Section 4 shall be effective only through December 31, 1979, and shall have no force or effect after such date unless reenacted.

PASSED BY THE CITY COUNCIL OF THE CITY OF LACEY,
WASHINGTON, this 10th day of May, 1979.

Attest:

CITY COUNCIL

Timothy McGuire
City Clerk

By Karen R. Fraser
Mayor

Approved as to Form:

[Signature]
City Attorney

Passed: May 10, 1979

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