

RESOLUTION NO. 2814

A RESOLUTION PROCLAIMING REVISED STANDARDS FOR THE PLACEMENT OF SIDEWALKS ,
ADJACENT TO CITY STREETS.

WHEREAS, the Albany Development Code, Section 10.240, contains the standards for the construction of sidewalks; and

WHEREAS, these standards have led to inconsistent application in recent development projects, particularly with regard to the location and design of planter strips and the width of sidewalks along collector and arterial streets; and

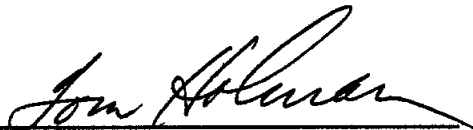
WHEREAS, the Code provides for City Council interpretation and exemptions where such ambiguity exists.

NOW, THEREFORE, BE IT RESOLVED by the Albany City Council that the following standards shall hereafter serve as supplementary policy for the construction of public sidewalks. Where these standards appear in conflict with other code provisions, the more restrictive standards shall apply:

- 1) Sidewalks shall be installed adjacent to the curb on all streets, except as noted below, with all remaining right-of-way to be landscaped and incorporated in the front yard setback of the adjacent property.
- 2) Sidewalks shall be a minimum of seven feet in width along all collector and arterial streets. However, at the property owner's option, a five-foot sidewalk may be installed if separated from the curb by a landscaped planter strip of at least five feet in width. Five-foot wide sidewalks may be permitted adjacent to the curb where there is inadequate right-of-way for additional width and such cannot be reasonably obtained as a condition of development approval.
- 3) Sidewalks along residential and other local streets shall be a minimum of four feet in width and shall be installed adjacent to the curb. However, at the property owner's or developer's option, planter strips of at least four feet in width may be installed adjacent to the curb where sufficient right-of-way has been provided.
- 4) Sidewalks in the Central Business District shall be 10 feet in width and installed adjacent to the curb.
- 5) Regardless of other provisions contained herein, any sidewalk project which is less than 200 feet in length and connects on either end to an existing sidewalk may be designed to match the existing pattern with the approval of the Public Works Director.
- 6) Public sidewalks shall be constructed in the dedicated street right-of-way. Sidewalk easements shall only be accepted where the City Council determines that full right-of-way acquisition is impractical.

- 7) Where obstructions exist or are proposed (including but not limited to mail boxes, utility poles, trees, planters, fire hydrants, signs, benches, bus stops, etc.), provisions shall be made to maintain a minimum of four feet of unobstructed width on local streets, five feet on collector and arterial streets, and six feet in the Central Business District.
- 8) Maintenance of sidewalks and planter strips shall be the continuing obligation of the adjacent property owner. Planter strips shall be landscaped and maintained in like manner to the front yard setback requirements of Article 7 of the Development Code.

DATED THIS 15th DAY OF September, 1988



Mayor

ATTEST:



City Recorder