

SUBDIVISION ORDINANCE APPENDIX B

SECTION 1: LYNDEN TOWNSHIP ROAD SPECIFICATIONS AND STANDARDS

The following standards are subject to any reasonable modifications as agreed to by the Township Board and the Developer prior to construction.

Section 100. Design Specifications

- A. A minimum road right of way of sixty-six (66) feet for residential areas and a minimum right of way of eighty (80) feet for commercial and industrial areas.
- B. A minimum finished roadway top width of twenty-eight (28) feet for residential areas and a minimum top width of thirty-six (36) feet for commercial and industrial areas, which includes driving surface width and shoulders.
- C. Roadway shall be built to a minimum of thirty (30) MPH design speed in residential areas and a forty (40) MPH design in other areas.
- D. All dead end roads shall have a minimum right of way of one hundred twenty (120) feet diameter and surface diameter of ninety (90) feet for a turnaround.

Section 200. Construction Specifications

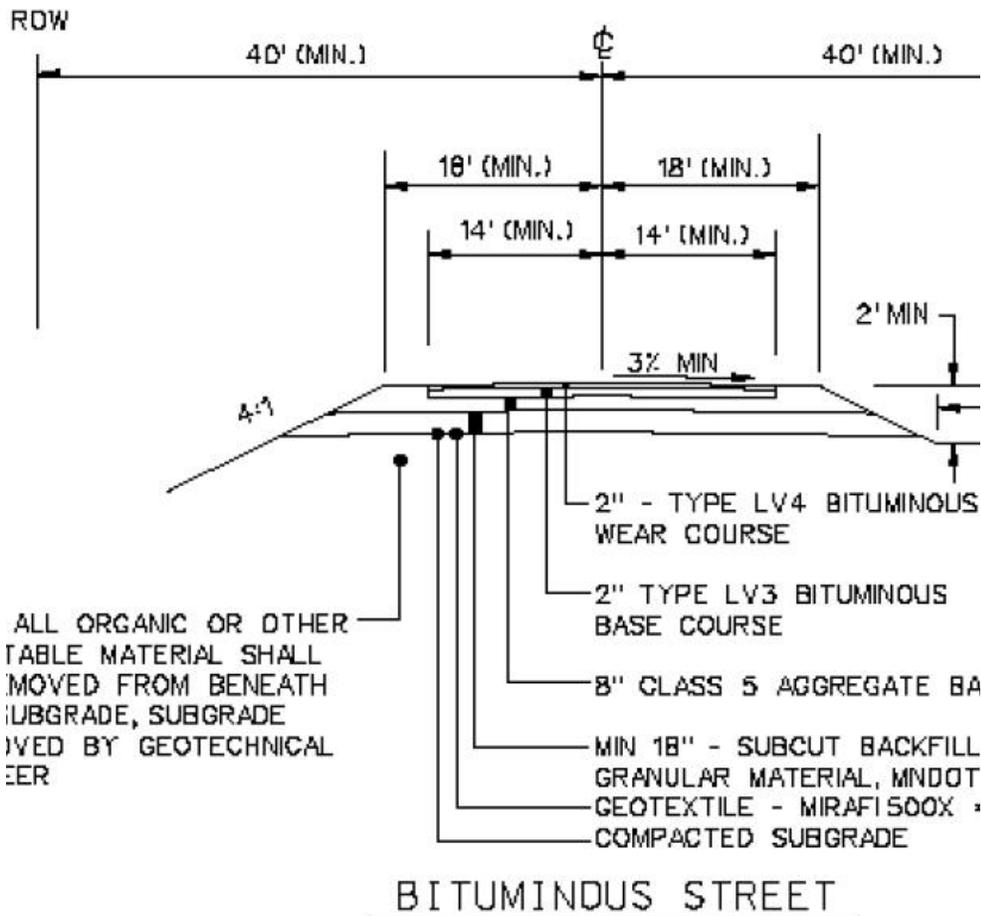
- A. A minimum ditch separation shall be two (2) feet below finished grade, and a minimum ditch width of six (6) feet (when conditions allow).
- B. A minimum slope for inslopes shall be 4:1 and backslope shall be 4:1.
- C. A plant mix bituminous surface shall be placed in accordance with MNDOT Specifications. This surface shall be twenty-four (24) feet wide and have a compacted thickness of three (3) inches for residential areas and twenty-eight (28) feet wide and have a minimum compacted thickness of four (4) inches for commercial and industrial areas. The Township Board may consider an optional 70% virgin and 30% recycled plant mixed bituminous surface with an approved trial mix design.

Section 300. Drainage and Erosion Standards

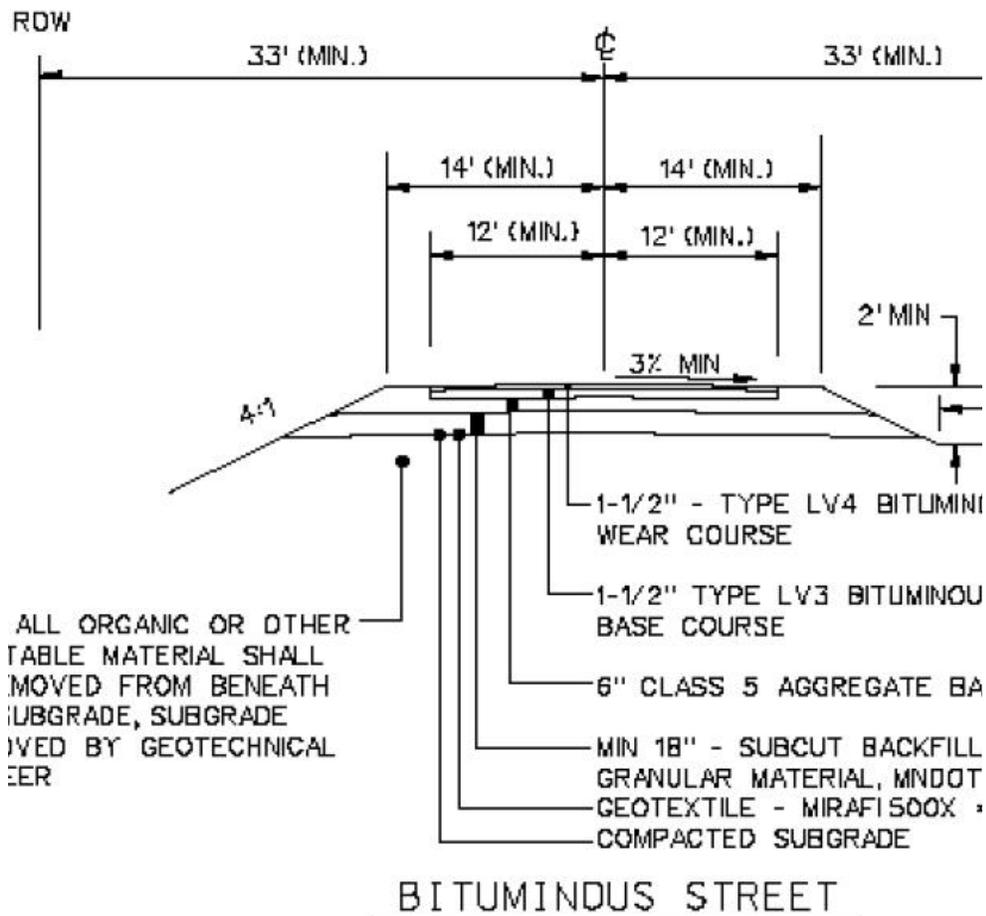
- A. All roads shall be built to be free of drainage problems.
- B. All apparent snow traps shall be eliminated.
- C. All roads shall be built to be free of flooding.
- D. All roads shall be constructed to handle a ten (10) year frequency storm and the design should be reviewed for a fifty (50) and one hundred (100) year frequency storm assessment.
- E. All topsoil removed for construction shall be replaced on road inslopes, backslopes, and ditch bottoms and shall be seeded with MnDOT roadside seeding specification.
- F. Culverts shall be placed to maintain drainage required. All culverts shall be steel or reinforced concrete. No plastic or PVC pipe allowed. Minimum diameter shall be fifteen (15) inches.
- G. All projects must be constructed to comply with MPCA's NPDES Construction General Permit.

Section 400. Engineering and Maintenance Standards

- A. All roads shall be subject to review and approval by the Township Board and the Township Engineer for compliance with the above requirements. The Township Board will not accept any Road dedications by private owners until all conditions of the above specifications have been met.
- B. The Township Board reserves the right to test bore the finished product for depth, content and aggregate sieve analysis. The developer shall pay for the testing.
- C. The Township shall not be responsible for shrubs, trees, flowers, or any other personal property within the one hundred twenty (120) foot cleared diameter of turnarounds.
- D. A new road will be accepted by the Township after two (2) years from completion and approval of the Township Engineer. No maintenance will be performed by the township before this approval.



TO BE CONSTRUCTED WHERE NON GRANULAR SOILS ARE PRESENT.



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