



MUNICIPALITY OF THE COUNTY OF PICTOU PRIVATE ROADS POLICY

PURPOSE

To establish rules and procedures to be followed for the migration of a private road to a road owned and maintained by the Municipality of the County of Pictou.

OBJECTIVES

1. To set forth the administrative procedures for the transfer of ownership of the private roads to the Municipality.
2. To set forth the administrative procedures for the implementation of an area rate to a neighborhood or service district, for any required upgrades to bring the private road up to the municipal standard.
3. To set forth the administrative procedures to be followed by the Municipality upon implementation of the area rate.

PRIVATE ROADS

1. This policy applies only to private roads that are in existence as of the date of adoption of this policy. A list of roads eligible for consideration is attached as Schedule "A".
2. An owner(s) of a private road may make application to the Municipality to have their private road ownership assumed by the Municipality.
3. In order for a private road to be considered for adoption as a municipally owned road the following conditions precedent must be met:
 - (a) The Municipal Council must allocate the appropriate financial resources as part of its annual operating budget to finance the related expenditures for the capital upgrades and the annual maintenance costs of the road.
 - (b) The private road parcel must exist as a separate parcel of land at least 66 feet in width.
 - (c) The road parcel must be able to be registered, or have been officially registered in the Nova Scotia Land Registry System.

- (d) The road parcel must be unencumbered and free of any liens, mortgages, judgments or any charges or title disputes as of the date of transfer, excluding any rights of way for travel which will be subsumed into the public road.
 - (e) The private road must have a minimum of six (6) civic address points assigned by the Municipality.
- 4. All costs associated with the defining of the 66 foot road parcel and/or any transferring of road ownership to the Municipality, shall be borne by the owner(s) of the road parcel or those with rights-of-way across the road parcel. These costs shall include any survey costs and all legal costs required to transfer ownership to the Municipality, including the cost of migration. All such costs must be fully paid before the subject private road transfer takes effect.
- 5. In order for a private road to be transferred to a municipal road it must meet the municipal standard for road construction, as described in Schedule "B".
- 6. The owner(s) of the private road shall be responsible to conduct an assessment of the current state of construction of the road.
 - (a) This assessment report must be completed by an engineering firm with geotechnical reports, comparing the construction standard of the private road to the municipal specification.
 - (b) The assessment report shall provide a cost estimate for any upgrades required to the private road.
 - (c) The assessment report shall be provided to the Director of Public Works & Development for comment and approval.
 - (d) The Municipality will reimburse 50 percent of the cost of the assessment report to the owners only upon completion of the transfer of ownership of the road from the owners to the Municipality.
 - (i) The owners shall be required to provide proof of payment to the individual or firm completing the assessment report.
 - (ii) The owners shall be required to provide proof of payment that supports their individual claim that they contributed to the payment of the person or firm completing the assessment report, referenced in this section.
- 7. The Municipality will only accept ownership of the private road, if 75 percent of property owners abutting the private road are in acceptance of an area rate to pay for the required upgrades identified in 6(b).

8. A lawyer representing the owner(s) of the private road shall coordinate the transfer of road ownership through the municipal solicitor.

GUIDELINES FOR ESTABLISHING THE AREA RATE

9. Area rates may be used to finance all or part of the cost of any municipal service or facility that Council deems to be for the benefit of an area.
10. The Council may provide a subsidy for an area rate from the general rate in the amount or proportion approved by the Council.
11. An information letter shall be provided to all property owners within the area to be affected, either by Canada Post or door-to-door delivery.
12. The letter shall contain detailed information on the area rate being proposed, the need for the expenditure and an estimate of the area rate charge.
13. The property owner(s) shall be requested to provide their opinions and return a form provided by the Municipality indicating whether they support the implementation of the area rate and the manner in which the rate shall be implemented.
14. The property owner(s) will be provided a minimum of 14 days from the date of mailing of the information letter to return their opinions and comments on the proposed area rate.
15. If no response is returned, Council will conclude that the owners are in agreement with the area rate.
16. The Municipality shall provide an envelope with postage prepaid for residents to return their form described in section 13.
17. The results of the information received from property owners shall be presented to the Municipal Council by the Chief Administrative Officer.
18. The Municipal Council will examine the opinions received from property owners and will determine if an area rate should be implemented by a resolution or motion of Council.

AREA RATES ADMINISTRATION & CALCULATION

19. The cost of the capital improvement project will be cost-shared evenly (50/50) between the owners and the Municipality.

20. For the purpose of this policy the capital improvement cost shall be the net cost of the project, should the Municipality be able to secure cost-sharing from any other sources.
21. All area rates shall be subject to financing or administration charges.
22. If the Municipality is required to finance the capital improvements borrowing through the Municipal Finance Corporation or its lending institution, financing and administration charges shall be calculated at the actual rate of interest incurred by the Municipality for financing the loan.
23. If the Municipality finances the capital improvements through its own reserve funds or operating budgets then the financing and administration charges shall be calculated at the lesser of rates that the Municipality would normally have incurred for such a borrowing from the Municipal Finance Corporation or the Municipality's lending institution for a debenture or loans of similar term and principal.
24. An area rate shall continue from fiscal year to year fiscal year up to a maximum of 10 years or until such time as all debt relating to the project is retired or Council passes a resolution canceling the area rate.
25. An area rate shall be based upon an annual uniform per lot charge and shall be applied to all properties including residential, resource, or commercial lots that have frontage on the road.

SCHEDULE "A"

**MUNICIPALITY OF THE COUNTY OF PICTOU
PRIVATE ROADS**

(as at November 5, 2012)

<u>STREET</u>	<u>LOCATION</u>
10Y Rd	Braeshore
5100 Rd	Marshville
5107 Rd	Big Island
5138 Rd	Eden Lake
5157 Rd	Mount Thom
5824 Rd	Riverton
6027 Rd	Marshville
8704 Rd	Fox Brook
A Joe MacConnell Lane	Meadowville
Abram Tattrie Rd	Marshville
Aikens Lane	Little Harbour -
Addie Lane	Abercrombie
Alex Dr	Lismore
Allan Dr	Seafoam
Amber Lane	Toney River
Amet Dr	Marshville
Ametview Lane	Marshville
Andersens Rd	Marshville
Angel Point Rd	Marshville
Annes Dr	Baileys Brook
Apple Lane	Caribou Island
Archibald Lane	Marshville
Archibalds Lane	Caribou Island
Archies Lane	Caribou Island
Arrow Head Cres	Waterside
Ash Lane	Abercrombie
Ash Lane	Greenhill - PI
B Prest Lane	Caribou
Ballantyne Dr	Woodburn
Balodis Dr	Westville Road
Bayberry Lane	Caribou Island
Baywatch Lane	Caribou Island
Beach Rd	Chance Harbour
Beachcomber Lane	Chance Harbour
Beachfront Blvd	Braeshore
Beachview Dr	Melville - PI
Bellamy Lane	Woodburn
Bergman Lane	Mount Thom

Bezanson Lake Rd
Birch Hill Lane
Birch Lane
Birch Lane
Birch Lane
Birch Water Dr
Black Point Centre Rd
Black Point Exten
Black Point Lane
Blackhall Lane
Blaine MacKeil Rd
Blue Haven Lane
Blue Heron Dr
Blue Heron Lane
Bonny Rd
Bradley Rd (West Section)
Break Water Lane
Bridge Lane
Brook Rd
Brookland High Rd
Brooks Crt
Buba Tyler Lane
Burke Rd
Burns Dr
Cameron Farm Lane
Cameron Lane
Camilles Way
Campbell Rd
Campbell Rd
Capt Jonahs Rd
Cariview Lane
Carlson Lane
Casablanca Crt
Ceilidh Brae Rd
Ceilidh Lane
Cemetery Rd
Centennial Dr
Chance Harbour Wharf Rd
Chis m Trail
Christie Point Lane
Colquhoun Rd
Condon Lane
Connors Lane
Cooke Lane
Corbett Rd
Cottage Lane

Mount Thom
Caribou River
Braeshore
Pictou Landing
Chance Harbour
Big Island
Black Point - PI
Black Point - PI
Black Point - PI
Woodburn
Caribou
Abercrombie
Black Point - PI
Caribou Island
Caribou
Greenwood - PI
Toney River
Kenzieville
Brookville - PI
Dalhousie
Greenhill - PI
McLellans Brook
Sunny Brae
Waterside
Hillside
Chance Harbour
Marshville
Chance Harbour
Chance Harbour
Melville - PI
Waterside
Marshville
Chance Harbour
Kings Head
Lismore
River John
Abercrombie
Chance Harbour
Lismore
Pictou Landing
Little Harbour -
Pictou Landing
Priestville
Linacy
Central Caribou
Toney River

Cove Lane
Cul Cala Rd
Culton Lane
Damery Lane
Danas Lane
David Simpson Lane
Davidson Lane
Dawson Dr
Delaney Quay
Demont Dr
Dewtie Ave
Distraction Lane
Don MacEachern Dr
Douglas Cres
Douglas Lane
Dora Lane
Dragon Fly Lane
Driftwood Dr
Driftwood Lane
Dunvegan Lane
Dylans Dr
Eden View Rd
Eds Lane
Edward Ave
Elliot Lane
Elliott Lane
Eric Romkey Lane
Ernies Lane
Evan Rd
Ever Green Lane
Factory Cove Lane
Fairview Lane
Fairway Dr
Falconer Dr
Fenwick Rd
Ferns Lane
Fernwood Dr
Fifth Ave
Fire Tower Rd
First Rd
First St
First St
Fisherman Rd
Five Trees Lane
Fleury's Lane
Forbes Beach Rd

Pictou Landing
Kings Head
Riverton
Little Harbour -
Ponds
Merigomish
Waterside
Ponds
Abercrombie
Linacy
Greenwood - PI
Ponds
Baileys Brook
Marshville
Abercrombie
Merigomish
Three Brooks
Toney River
Marshville
Marshville
Egerton
Eden Lake
Caribou River
Greenhill - PI
Toney River
Black Point - PI
Seafoam
Caribou Island
Greenwood - PI
Hillside
Caribou Island
Pictou Landing
Abercrombie
Caribou River
Eden Lake
Abercrombie
Braeshore
Chance Harbour
Dalhousie
Linacy
Central West Riv
Central West Riv
Caribou
Braeshore
Lyons Brook
Marshville

Fortune Lane
Fraser Lane
Fraser Lane
G & B Williams Loop
Galt Pond Lane
Gary Williams Dr
Generation Lane
Goble Lane
Golspie Dr
Goodman Lane
Gordon Rd
Graham Lane
Grandview Dr
Grant Rd
Gunns Cove Lane
Halara Way
Harbour Dr
Harbour Side Dr
Hardwood Grove
Harley Kellock Dr
Harmony Hill Rd
Harmony Lane
Harriet MacDougall Dr
Heather Lane
Heightons Lane
Hemlock Ave
Hemlock Ave
Hemphill Lane
Henry Lane
Heron Dr
Heron Drive Exten
Heron Loop
Hidden Meadow Dr
Hidden Reef Lane
Hillcrest Lane
Hillcrest St
Hilltop Lane
Hines Lane
Holmes Lane
Hooterville Lane
Hummingbird Lane
Hummingbird Lane
Hummingbird Lane
Impala Rd
Indian Point Dr
Island View Cres

Bridgeville
Chance Harbour
Pictou Landing
Barneys River St
Ponds
Baileys Brook
Marshville
Chance Harbour
Braeshore
Little Harbour
Caribou River
Central West Riv
Alma
Kings Head
Caribou Island
three Brooks
Merigomish
Caribou Island
Merigomish
Baileys Brook
Big Island
Riverton
Baileys Brook
Waterside
Cape John
Plymouth - PI
Plymouth - PI
Little Harbour -
River John
Caribou River
Caribou River
Caribou River
Westville
Caribou River
Eureka
Central West Riv
Caribou Island
Plymouth - PI
Hamilton Road
Black Brook - PI
Caribou River
Seafoam
Riverton
Abercrombie
Caribou Island
Caribou River

Island View Dr
Island View Rd
J A Mckay Lane
Jackson Lane
Jacob Dr
James Way
James Willie Dr
Jim Peckham Lane
John Colquhoun Lane
John Mason Rd
John V Dr
Johnson St
Johnson's Lane
Jordan Lane
Jordans Rd
Joyce MacKinnon Lane
Kelly Dr
Kennedy Dr
Kennedy Lane
Kenneth Point Rd
Killickdown Lane
Kimball Lane
Kingfisher Lane
Kingfisher Lane
Kings Rd
Kirk Lane
Krista Lane
Lacewood Lane
Laceys Lane
Lake View Dr
Lakefront Dr
Landfill Rd
Landry Lane
Lane Rd
Langille Rd
Langille Yard Rd
Lauras Lane
Lawson Lane
Lewis Rd
Lighthouse Dr
Lighthouse Lane
Lighthouse Rd
Lilac Lane
Lillians Way
Little Guy Lane
Lloyds Landing

Seafoam
Caribou River
Toney River
Black Point - PI
Baileys Brook
Caribou River
Black Point - PI
Elmfield
Toney River
Big Island
Baileys Brook
River John
Chance Harbour
Pictou Landing
Eden Lake
Seafoam
Linacy
Abercrombie
Ponds
Caribou Island
Bay View - PI
Eureka
Toney River
Black Point - PI
Egerton
Thorburn
Braeshore
White Hill
Cape John
Chance Harbour
Black Brook
Mount William
Three Brooks
Avondale - PI
Toney River
Abercrombie
Ponds
Little Harbour -
Chance Harbour
Alma
Lismore
Kings Head
McLellans Brook
Waterside
Caribou Island
Marshville

Loch View Lane
Loganville Dr
Lowdens Lane
MacCarthy Lane
MacDonald Dr
MacDonald Lane
MacGillivray Lane
MacIntosh Dr
MacKay Lane
MacKeans Lane
MacKenzie Branch Rd
MacKenzie Dr
MacKinnon Dr
MacKinnon Rd
MacKinnons Point Rd
MacKnight Lane
MacLane Lane
MacLean Dr
MacLean Lane
MacLennan Lane
MacLennans Memorial C
MacLennen Dr
MacLeod Lane
MacLeods Lane
MacMaster Lane
MacNeil Point Rd
MacPhersons Lane
MacQuarrie Loop
MacQueen Dr
Macs Lane
Maggies Lane
Magpie Dr
Maland Dr
Manse Road West Side
Maple Estates Dr
Maple Lane
Maple Leaf Lane
Maple St
Marinus Dr
Marsh Lane
Masons Rd
Matheson Lane
Mayflower Dr
McCara Rd
McLeod Lane
McQueen St

Lyons Brook
Loganville
Braeshore
Caribou Island
Linacy
Westville Road
Ardness
Sylvester
Toney River
Caribou River
McLellans Brook
Pictou
Dalhousie
Pictou Landing
Toney River
Seafoam
McLellans Brook
Kings Head
Hillside
Bay View - PI
Chance Harbour
Blue Mountain -
Toney River
Cape John
Seafoam
Little Harbour -
Plymouth - PI
Lorne
Kings Head
Eden Lake
Churchville
Kings Head
Springville
Kenzieville
Abercrombie
Bridgeville
Eden Lake
Sylvester
Baileys Brook
Cape John
Ponds
Scotch Hill
Kings Head
Plainfield
Marshville
Eureka

McVicar Lane
Meadow Breeze Lane
Meadow Green Rd
Meadow Green Rd
Melmerby Crt
Memory Lane
Memory Lane
Memory Lane
Mill Rd
Mill Rd
Millbrook Place Rd
Miller Lane
Miller Point Rd
Mingo Rd
Miracle Lane
Mitton Rd
Money Rd
Moodie Cove Rd
Morning Glory Rise
Mort Reid Lane
Munroe Hts
Munroe Lane
Munroes Lane
Murdocks Lane
Murdocks Lane
Murray Lane
Murray Lane
Neptune Lane
Nicholas Lane
Norbea Lane
North Nova Lane
Northumberland Dr
Oak Lane
Oak St
Ocean Edge Way
Ocean Paths
Ocean View Lane
Ocean Vista Dr
Oceanglen Lane
Oceanview Dr
Oceanview Rd
Oceanview Rd
Old Bell Lane
Old Farm Lane
Old MacBeth Rd
Old Millsville Rd

Egerton
Kings Head
Frasers Mountain
New Glasgow
Kings Head
Caribou Island
Caribou River
Seafoam
Loch Broom
Barneys River St
Central Caribou
Salt Springs - P
Eden Lake
Brookville - PI
Plymouth - PI
Frasers Mountain
Westville Road
Pictou Landing
Caribou River
Black Point - PI
Westville Road
Caribou Island
Plymouth - PI
Caribou River
Ponds
Chance Harbour
Hillside
Ponds
Ponds
Big Island
Bay View - PI
Caribou River
Loch Broom
Sylvester
Black Point - PI
Kings Head
Black Point - PI
Seafoam
Braeshore
Melville - PI
Toney River
Chance Harbour
Millsville
Granton
Meiklefield
Dalhousie

Old Orchard Lane
Old Plymouth Hwy
Old Pond Rd
Old Samson Rd
Old Sand Rd
Old School Lane
Olding Lane
Ollie Lane
Orchard Lane
Osprey Lane
Otter Pond Rd
Quinns Way
Our Lane
Outback Lane
Park Lane
Pine St
Pine St
Pirates Cove Way
Plover Lane
Porters Lane
Private Beach Lane
Private Beach Lane
Propeller Rd
Q I Summit
Quarry Lane
Queen St
Randall Rd
Raspberry Hill
Rauh Dr
Red Cliff Dr
Red Point Rd
Reef Rd
Reid Lane
Reid Rd
River St
River Way Lane
Riverview Lane
Riverside Rd Exten
Riverton Heights Dr
Rivierra Rd
Road to Nowhere Rd
Roaring Bull Point Lane
Robertson Lane
Rockfield Dr
Rocky Reef Lane
Roddys Point Rd

Braeshore
Plymouth - PI
Kings Head
Waterside
Kings Head
Alma
Merigomish
Granton
Eureka
Caribou Island
Chance Harbour
Westville Road
Caribou Island
Marshville
Plymouth - PI
Sylvester
Plymouth - PI
Melville - PI
Little Harbour -
Black Point - PI
Marshville
Marshville
Eden Lake
Woodburn
Woodburn
River John
Little Harbour -
Caribou Island
Durham
Seafoam
Caribou Island
Chance Harbour
Black Point - PI
Little Harbour -
Eureka
Hamilton Road
Riverton
Rossfield
Riverton
Abercrombie
Six Mile Brook
Chance Harbour
Lyons Brook
Little Harbour
Melville - PI
Caribou River

Rogers Lane
Rose Heath Lane
Rose Lane
Rose MacDonald Lane
Rose Path
Rosehill Lane
Ross Lane
Russell Rd
Rustico Lane
Rutherford Rd
Saint George St
Salty Reef Rd
Sams Point Rd
Sand Dollar Lane
Sand Piper Lane
Sandpiper Lane
Sandstone Dr
Sandy Bay Dr
Sandy Cove Lane
Scalehouse Rd
School St
Schoolhouse Lane
Scott Lane
Sea Oats Dr
Sea Oats Dr
Sea Oats Dr
Seacrest Dr
Seacrest Dr
Seacrest Dr
Seaglass Way
Seagrass Lane
Seasedge Lane
Seasedge Rd
Seasedge Rd
Seashell Lane
Seaside Crt
Seaside Dr
Second St
Seniors Dr
Serenity Lane
Sergeants Lane
Settlers Pt
Shady Lane
Shady Lane
Shady Lane
Shady Lane

Greenwood - PI
Little Harbour -
Chance Harbour
Alma
Caribou River
Lyons Brook
Cape John
Telford
Pictou Landing
Cape John
River John
Braeshore
Caribou River
Black Point - PI
Black Point - PI
Toney River
Kings Head
Black Point - PI
Braeshore
Abercrombie
River John
Caribou River
Kings Head
Kings Head
Kings Head
Kings Head
Seafoam
Braeshore
Braeshore
Caribou River
Marshville
Cape John
Cape John
Cape John
Caribou River
Braeshore
Chance Harbour
Central West Riv
River John
Big Island
River John
Lyons Brook
Lyons Brook
Loch Broom
Pictou Landing
Chance Harbour

Shady Lane
Sheriffs Dr
Shore Lane
Sierra Crt
Silly Acres Lane
Simpsons Rd
Sinclair Rd
Snells Lane
SOS Lane
Spring Point Lane
Spruce St
St Andrews Cemetery R
Stanwood Dr
Sterling Dr
Stewart Rd
Straitview Lane
Sugarberry Lane
Sugar Maple Rd
Sumac Dr
Summerby Lane
Sunset Dr
Sunset Dr
Sunset Lane
Sunset Rd
Surf Cove Lane
Surfsong Lane
Sutherlands Lane
Sutherlands Lane
Sutherlands Lane
Tate Rd
Terrace St
Thistle Lane
Thompson Dr
Tranquility Lane
Tutty Dr
Twin Cove Lane
Upalong Beach Dr
Ventura Ave
Verhagen Lane
Vernavue Lane
Vista Del Mar Rd
Warrens Lane
Waterside Dr
Weir Rd
Wentworth Lane
West Side Dr

Linacy
Pictou Landing
Little Harbour -
Melville - PI
Millbrook - PI
Pictou Landing
Chance Harbour
Frasers Mountain
Braeshore
Bay View - PI
Plymouth - PI
Egerton
Lyons Brook
Sylvester
Linacy
Caribou River
Chance Harbour
Dalhousie
Chance Harbour
Kings Head
Caribou Island
Marshville
Toney River
Mount Thom
Caribou Island
Caribou River
Caribou River
Little Harbour -
Scotsburn
Frasers Mountain
Central West Riv
Braeshore
Ponds
Ponds
Chance Harbour
Little Harbour -
Toney River
Abercrombie
Linacy
Marshville
Caribou River
Caribou River
Waterside
Lower Barneys Ri
Braeshore
Ponds

West Toney Dr
Wharf Rd
Wharf View Dr
White Birch Lane
Wieler Rd
Wild Rose Lane
Wild Rose Lane
Wildflower Lane
Wildflower Way
Willards Lane
Willas Way
Williams Lane
Willow Dr
Willow Lane
Willow Lane
Wilson Lane
Windy Lane
Windy Way
Woodside Dr
Writers Lane

Toney River
Merigomish
Chance Harbour
Black Point - PI
Big Island
Caribou Island
Toney River
Marshville
Marshville
Toney River
Ponds
Caribou Island
Linacy
Ponds
Egerton
Toney River
Scotsburn
Marshville
Waterside
Merigomish

SCHEDULE "B" ROAD STANDARDS

Part 10: Local Roads

Design Criteria

10.1 All local roads shall be designed to the requirements of this Specification. For further clarification and guidance, reference should be made to the **Manual of Geometric Design Standards for Canadian Roads**, latest edition.

10.2 Local roads constructed under this specification shall be classified as one of the following:

Municipal Roads

Area 1 (as defined by the Municipal Service Area Maps), inside of defined sewer districts.

Class 1 Road - Roads with paved surfaces, complete with curb, gutter, and piped drainage systems. (see Standard Design Detail and Appendix D)

Class 2 Road - Roads with paved surfaces and open drainage systems. (see Standard Design Detail and Appendix D)

Area 2 (as defined by the Municipal Service Area Maps), outside of defined sewer districts.

Class 3 Road - Roads with gravel surfaces and open drainage systems. (see Standard Design Detail and Appendix D)

Private Roads

Area 2 (as defined by the Municipal Service Area Maps), outside of defined sewer districts

Class 4 Road - Private roads created under the Subdivision Bylaw with gravel surface and open drainage systems. (see Standard Design Detail and Appendix D)

10.3 Roads built to specifically access a commercial or industrial development shall be designed and constructed to the Class 1 Road above and shall be of an "all-weather" standard.

10.4 Road designs should recognize and/or incorporate natural topographical features such as watercourses, wet areas, habitats, rock outcrops, steep slopes, etc.

10.5 Curvilinear road design shall be encouraged as opposed to grid iron patterns.

10.6 Where a local road intersects with a Public Highway owned and maintained by the Province of Nova Scotia, the intersection must be approved by the Nova Scotia Department of Transportation. The minimum distance between the intersection of local roads with Provincial roads shall be as follows:

Provincial Local Roads	100 metres
Provincial Collector Roads	150 metres
Provincial Arterial Roads	300 metres

10.7 All local roads shall be based on a design speed of 50 km/hr.

10.8 All local roads shall be contained within the designed right of way for that class of road. All slopes (either in cuts or fills) which will not be eventually eliminated by changes in lot elevation, shall be included in the right of way.

- 10.9 The centre line of a local road shall be concentric with the centre line of the right of way.
- 10.10 Roads shall intersect at 90 degrees unless otherwise provided for by the Municipal Engineer.
- 10.11 The minimum distance between offset intersections within a subdivision shall be 60 metres measured between centre lines.
- 10.12 Road extensions to abutting properties shall be provided at a distance no greater than 400 metres in areas serviced by public sewer and 600 metres in all other areas measured between centre lines. These shall be designed and deeded to the Municipality.
- 10.13 The use of cul-de-sacs shall be approved when compatible with traffic circulation patterns. All permanent dead end streets shall have a cul-de-sac provided as illustrated in Standard Design Detail. Temporary dead end streets shall be designed to provide an adequate turning area.
- 10.14 Grades at intersections shall not exceed 2% for a distance of 15 metres measured from the closest shoulder of the intersected road.
- 10.15 Local roads shall have a minimum grade of 0.5% to a maximum grade of 8%. Where topographic conditions warrant, the Municipal Engineer may, upon written approval, allow up to a 10% grade.
- 10.16 Sight distances shall be determine from Tables 1 and 2 (see Appendix A) and shall apply to all intersections and entrances.
- 10.17 The minimum length of road that may be approved shall be 150 metres or
 - a) such length as may be required to complete a previously approved tentative plan of subdivision or
 - b) such length as may be required to complete an extension to an adjoining piece of property or
 - c) as approved by the Municipal Engineer.
- 10.18 There shall be no maximum road length in sewer serviced areas. The maximum length of road that may be approved shall be 400 metres in unserved areas or
 - a) such length as may be required to complete a previously approved tentative plan of subdivision or
 - b) such length as may be required to complete an extension to an adjoining piece of property or
 - c) as approved by the Municipal Engineer.

Materials

- 10.19 All materials referenced in this Specification are generally based on standards and design procedures set out in the **Department of Transportation Standard Specification - Metric Edition**, the Asphalt Institute, and the American Society for Testing and Materials (ASTM).
- 10.20 Required signs, guardrails, culverts, and any other appurtenance shall be supplied as per the **Nova Scotia Road Builders Standard Specifications for Municipal Services** and the **Uniform Traffic Control Devices for Canada**, latest edition.
- 10.21 Aggregates used for road construction shall be supplied in accordance with the **Department of Transportation Standard Specification - Metric Edition**.

- 10.22 Asphalt concrete shall be supplied in accordance with the **Department of Transportation Standard Specification - Metric Edition**.

Installation

- 10.23 All components of the roadway system shall be installed in accordance with this Specification, the **Department of Transportation Standard Specification - Metric Edition** and the **Nova Scotia Road Builders Standard Specifications for Municipal Services**
- 10.24 Clearing of the right of way shall be carried out in a manner that protects streams and brooks from silt and other contaminants. All useable wood shall be salvaged.
- 10.25 Unless provided for by the Municipal Engineer the entire right of way shall be grubbed of all roots, stumps, embedded logs and organic materials shall be disposed of outside the right of way. With the approval of the Municipal Engineer, areas covered with more than 1.5 metres of fill or outside slopes may not be grubbed.
- 10.26 Any swamp material encountered under roadways shall be removed to sound bottom.
- 10.27 All topsoil shall be removed from the right of way and stored for future use. Upon project completion all exposed earth shall be covered with topsoil and sodded or stabilized by a method approved by the Municipal Engineer.
- 10.28 The road subgrade shall be formed from stable subsoil and compacted in uniform layers to maximum density. If additional material is required to bring the subgrade to final profile, suitable borrow may be imported for that purpose.
- 10.29 Any weak, unstable material, or wet areas in the subgrade shall be removed and grade restored with acceptable material and uniformly compacted.
- 10.30 A uniform crown of 150 mm shall be maintained at all stages of installation to ensure proper drainage.
- 10.31 Uniform layers of base and surface gravels shall be spread on the subgrade and compacted to maximum density.
- 10.32 Asphalt concrete pavement shall be spread over surface gravels by power spreaders and rolled to the lines, graded, and compacted as specified. The Municipal Engineer may require an asphalt prime coat be applied to the fine graded road surface prior to paving.
- 10.33 All work shall be carried out in a professional manner and the site shall be maintained in a neat and tidy condition at all times.
- 10.34 To ensure safety, barriers shall be maintained to prohibit unauthorized entry to the work.