

Title: Access Roads and Cul-De-Sacs

Policy No: 4002

Effective Date:

Motion Number:

Supersedes Policy No: 4001

Review Date:



Legal References:

Not applicable

Cross References:

Development Guidelines & Municipal Servicing Standards
Schedules of Fees Bylaw

Purpose: The purpose of the Policy is to provide physical access to land(s) within Greenview that have no accessibility- and/or to extend existing roads to provide a cul-de-sac for the use of a turnaround.

1. DEFINITIONS

1.1. Access Roads means a road within the municipal right-of-way that will be registered as a road plan in which will provide access to titled property to gain access. to construct a new road on the municipality's registered roadways or undeveloped road allowances to a titled parcel of land used for farm operations; these roads will be constructed in accordance with the Development Guidelines & Municipal Servicing Standards.

1.2. Cul-de-sac means a small portion of road on a municipality's registered roadway where it is a dead-end for the purpose of turn around to allow vehicles to exit the dead-end roadway.

1-1-1.3. Landowner means the registered owner of a parcel of land as indicated on the Certificate of Title issued by the Alberta Land Titles Office.

1-2-1.4. Greenview means the Municipal District of Greenview No. 16.

2. POLICY

2.1. Greenview may construct Access Roads to give-provide access to any cultivated lands for the use of farming or residential purposes, which have-noare not accessible access-through a developed/undeveloped Road Allowance(s) and/or any applicant-owned adjoining lands.

2-2. Landowners that wish to have an Access Road, a cul-de-sac, or an Access Road with cul-de-sac and/or just a cul-de-sac built must submit an application to Greenview. The annual application deadline is August 1st. Applications received after August 1st will be brought to Council to determine whether the application will be accepted or deferred to the following

year. Applications received after August 1st will be presented to Council for the following budget review and approval.

2.2. The applicant will provide a the applicable non-refundable fee as per the current Schedules of Fees, in the form of cash or certified cheque to cover administrative costs such as the preliminary planning and design for an access road and/or cul-de-sac.

2.2.1. If the applicant is applying only for a cul-se-sac on an existing roadway, a non-refundable application fee as per the current Schedule of fees.

2.3. If the applicant proceeds with the construction, the applicant will provide the a non-refundable construction fee as per the current Schedules of Fees is required. .00 start the construction scheduling.

2.4. The eConstruction scheduling will only occur ifonce approval is granted and fundingall applicable fees as per the current Schedules of Fees are paid in full.

3. PROCEDURE

3.1. No access roads will be constructed where there is currently adequate access to the parcel whether through an existing roadway, a developed/undeveloped road allowance, or through the applicant's immediately adjacent parcel.

3.1.3.2. No cul-de-sac will be constructed where there is currently adequate space to turn around within the existing right-of-way.

3.3. If land is required from the applicant for the road construction access and cul-de-sac, the applicant shall provide it free of charge.

3.2.3.4. If the applicant does not own the land, construction will be dependent on the landowners on either side of the existing roadway.

3.3.3.5. Road access requests will not be considered to grazing leases.

3.6. Once aAdministration reviews the applications against this policy, a list of proposed projects will be brought to Council for approval and to allocate funds accordingly for the following construction season.

4. COUNCIL RESPONSIBILITIES

4.1 Council will annually consider allocating funds for farmland-access roads and cul-de-sacs based on the applications that are provided to Administration.

4.2 Council, at all times, maintain the authority to determine which roads and cul-de-sacs, if any are to be constructed and in which order.

5. ADMINISTRATION RESPONSIBILITIES

5.1 Administration will review the submitted application(s), Administration will investigate the following items and prepare a high-level estimate and-and bring forward a recommendation to Council to make the most informed decision by using the following particulars:utilizing a rating system approved by Council. The rating system includes:

A) Cost of project;

- B) Whether it will serve more than the landowner;
- C) Benefits to the current resident;
- ~~B)D)~~ Type of structure(s) that are required;
- ~~C)E)~~ Whether a bridge structure is required;
- ~~D)F)~~ Drainage concerns;
- ~~E)G)~~ Whether the road is of network importance or benefit to Greenview;
- ~~F)H)~~ Whether there is ratepayer ~~consensus~~concerns and prepare complete consensus; and
- I) Whether there is utility relocation requirements which may or may not include pipelines, bridge,s electrical;-
- ~~G)J)~~ Whether land is-required acquired or necessary

5.2 In determining the most economical route for a potential access road and/or cul-de-sac, Greenview staff will consider several factors including, but not limited to, physical land barriers such as hills, swamps, and water bodies, soil conditions and if land is able to be acquired and any other ~~man-made~~ constraints such as pipelines, power lines, building and other structures.

5.3 Administration will notify the applicant should the application be denied.

5.4 Administration will notify the applicant should the application be approved and identify next steps for construction.