

LYON FISCAL COURT

AN ORDINANCE OF THE FISCAL COURT OF LYON COUNTY, KENTUCKY, ESTABLISHING REQUIREMENTS FOR SUBDIVISION ROADS THAT MAY HEREAFTER BE INCORPORATED IN THE LYON COUNTY SYSTEM OF MAINTAINED ROADS

BE IT ORDAINED, by the Fiscal Court of the County of Lyon, Commonwealth of Kentucky:

WHEREAS, it has come to the attention of the Court that many subdividers have, in the past, built roads in subdivisions located in Lyon County, Kentucky, that are too narrow, do not have an adequate base, do not have the proper drainage and have been poorly constructed, and;

WHEREAS, the Court applauds the Joint Lyon County, Eddyville, Kuttawa Planning Commission for the establishment of basic design standards for any subdivision road constructed in Lyon County, Kentucky, and;

WHEREAS, the Court has determined that it would be in the best interest of the citizens and residents of Lyon County that reasonable and definite regulations be required of all subdividers who in the future may open roads and request the Lyon County Fiscal Court to assume the maintenance and upkeep of said roads, thereby protecting the public interest.

NOW, THEREFORE, the Fiscal Court of the County of Lyon, Commonwealth of Kentucky, does hereby resolve as follows:

I. Any person, firm or corporation who has plans to subdivide any property in Lyon County, Kentucky, outside the corporate limits of any city or town in said county and who desires the roads in said subdivisions be taken in and become a part of the Lyon County Road System will hereafter meet the following minimum requirements:

1. The minimum right of way width in residential subdivisions shall be fifty feet (50').
2. The driving surface on such roads or streets shall be twenty feet (20').
3. The minimum gravel base on such roads or streets shall be of such gradation, material, quality, and quantity as to furnish a stable base eight inches (8") thick and twenty-four feet (24') in width.
4. Such gravel roads or streets shall be crowned and have a minimum slope from the center of one-half inch (1/2") per foot of width.
5. The surface shall be of Class II bituminous material two inches (2") in depth and twenty feet (20') in width. The final surface shall be of Class I bituminous material one inch (1") in depth.
6. Shoulders on such streets or roads shall be a least three feet (3') wide and such shoulders shall have a minimum slope of three quarter inches (3/4") to each foot.

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7. Drainage pipe used on such roads or streets shall meet proper industry standards. All pipe shall be of the properly engineered size in diameter as required and extend a minimum of two feet (2') in length beyond the toe of the slope in each instance. All corrugated metal pipe and pipe-arches shall be bituminous coated.

8. Driveway entrance pipe shall meet proper industry standards and not be less than fifteen inches (15") in diameter and twenty-four feet (24') in length.

9. Drainage shall be provided according to good engineering practices, subject to the approval of other competent engineers.

10. Side slopes are desired to be at a four to one (4:1) ratio. Slopes of three to one (3:1) may be used in some areas. All slopes greater than four to one (4:1) will require properly sized rip rap as needed. All slopes greater than three to one (3:1) are unacceptable.

11. The entire area of right of way shall be cleared of all trees and brush by cutting at the ground surface, unless otherwise specified. All main root clusters shall be entirely removed from areas upon which improvements are to be made.

12. Seeding, fertilizing, and liming requirements:
All graded areas shall be left smooth and thickly sown with a mixture of certified grass seed at a rate of not less than eighty-seven pounds (87 lbs.) per acre. The mixture shall consist of sixty per cent (60%) Kentucky Fescue Thirty One (#31) and forty per cent (40%) perennial rye. When the final grading has been completed, the entire area to be seeded shall be fertilized with Triple-Twelve (12-12-12) fertilizer at a rate of one thousand pounds (1000 lbs.) per acre. Agriculture limestone shall be added at a rate of eighty-eight hundred pounds (4.4 tons) per acre. The seed, fertilizer, and lime shall be incorporated into the soil. The seeded area shall be covered with straw to a depth of approximately one and one half inches (1 1/2"). Any necessary reseeding or repairing shall be the developers responsibility.

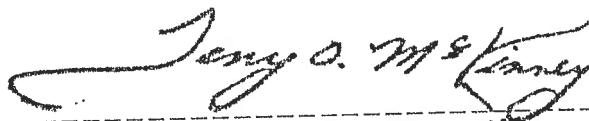
II. Any person, firm or corporation who has plans to subdivide any property in Lyon County, Kentucky, outside the corporate limits of any city or town in said county and who desires the roads in said subdivisions be taken in and become a part of the Lyon County Road System will be required to deed such road or street right of ways to the County of Lyon by fee simple deed.

III. The residents of any subdivision now in existence and whose roads are not now being maintained by the Lyon County Road Department and who desires that their road or roads become a part of said system so as to be maintained by the Lyon County Road Department may petition the Lyon County Fiscal Court to include their road or roads, provided they meet the specifications set out in Paragraph I herein.

IV. Nothing in these requirements will be construed to affect those roads now in existence which have already been accepted for maintenance and upkeep by the Lyon County Fiscal Court.

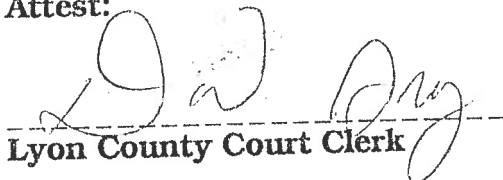
V. The County Road Supervisor is hereby authorized to meet with all interested persons to convey the meaning of the regulations accepted herein so that interested persons may obtain the necessary information prior to the building of any roads in any subdivisions.

Done this 20th day of April, 1995



Lyon County Judge/Executive

Attest:


Lyon County Court Clerk

First Reading:	2-16-95
Second Reading:	3-14-95
Published:	4-12-95
Considered:	4-20-95
Passed:	4-20-95

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Book 1 Page 31
Lyon Co. Clerk, David Gray