



EMAIL: PWE@leduc-county.com

COUNTY CENTER SUITE 101, 1101 - 5th STREET  
NISKU, AB T9E 2X3

PHONE: (780) 955-7226 FAX: (780) 955-7814

Approach # \_\_\_\_\_  
Roll # \_\_\_\_\_ SD/D # \_\_\_\_\_

**APPLICATION FOR ACCESS APPROACH CONSTRUCTION**

APPLICANT: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

EMAIL: \_\_\_\_\_

PHONE: \_\_\_\_\_

Please submit a copy of the proposed site drawing

Indicate on that copy as much information as possible:

- Placement of driveway
- Location of road
- Location of property line
- Distance of driveway to hydrants, street lights, trees, pedestals (1.5 m clearance)
- Distance of driveway to intersection
- Location of water valve
- Location of sewer inspection port

I / We hereby make application for construction of an access approach at the location described as follows:

\_\_\_\_ 1/4 Sec. \_\_\_\_ Twp. \_\_\_\_ Rge. \_\_\_\_ W \_\_\_\_ Mer.

Lot \_\_\_\_\_, Block \_\_\_\_\_, Plan \_\_\_\_\_

Municipal Address \_\_\_\_\_

Category of Approach:	Purpose of Approach:
New <input type="checkbox"/>	_____
Additional <input type="checkbox"/>	_____
Widening <input type="checkbox"/>	_____
Relocating <input type="checkbox"/>	_____
*Temporary <input type="checkbox"/>	_____
Inspect Existing <input type="checkbox"/>	_____

*\*Time Frame for the Proposed Temporary Access Approach \_\_\_\_\_ weeks*

**NOTES:**

The construction of this Access Approach shall be undertaken in accordance with the Development Guidelines set out by Leduc County, Public Works & Engineering. In addition, all costs associated with the construction of the proposed access approach are to be borne by the applicant. Construction is to be undertaken by:

Commencement Date: \_\_\_\_\_

Name of Contractor (if applicable, otherwise owner): \_\_\_\_\_

\_\_\_\_\_  
Date of Application

\_\_\_\_\_  
Signature of Applicant

**NOTE:** If the applicant is NOT the registered land owner, the registered land owner must print and sign their name below

\_\_\_\_\_  
Name of Registered Owner

\_\_\_\_\_  
Signature of Registered Owner

OFFICE USE ONLY	
<b>Authorization To Construct</b>	
	_____ Print name
_____ Date of Approval	_____ Signature
<b>Approved Final Construction</b>	
	_____ Print name
_____ Date of Acceptance	_____ Signature

The personal information collected under Section 33c of the FOIP Act will be used to contact you in regards to your application for road approach construction. If you have any questions about this collection, please contact Des Mryglod Director, Public Works and Engineering, Leduc County, at (780) 955-6418.



# ACCESS APPROACH GUIDELINES

Public Works & Engineering

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## 1. APPLICATION

- 1.1 These are the minimum standards and requirements for developing / constructing an access approach to service a parcel within Leduc County.
- 1.2 For any new approach (permanent or temporary), up-grading of an existing access approach, or re-location of an existing access approach within the public road right of way, an application form must be obtained from, completed and delivered to:

Leduc County, Public Works  
Suite 101, 1101 5<sup>th</sup> Street  
Nisku, AB  
T9E 2X3

Phone: (780) 955-7226  
Fax: (780) 955-7814

- 1.3 All access approach installations require written authorization from the Leduc County Public Works Department prior to any construction.
- 1.4 Obtaining a Development Permit does not imply nor ensure approval of an application for an access approach

## 2. INSPECTION

Public Works and Engineering will inspect and approve proposed location. Applicant will be advised of requirements for construction. Following construction, applicant will be required to advise Public Works for a final inspection and Planning and Development will be advised that inspection has been completed.

## 3. ACCESS APPROACH LOCATION

- 2.1 For **ALL** applications, an access approach will **NOT** be permitted where it would be:
  - 2.1.1 Less than 30 m (100 ft.) from an existing approach on the same side of the road right of way
  - 2.1.2 Less than 30 m (100 ft.) from any bridge
  - 2.1.3 Less than 30 m (100 ft.) from any at-grade railway crossing
  - 2.1.4 Less than 30 m (100 ft.) from the intersection of two municipal roadways
  - 2.1.5 Less than 6 m (20 ft.) from a utility pole
  - 2.1.6 Less than 6 m (20 ft.) from a fire hydrant



## ACCESS APPROACH GUIDELINES

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**NOTE:** Variances may be considered for development within an Industrial Park, and a Residential Subdivision

2.2 Parcels of land less than 10 ac (4 ha) that fall within the following developing districts:

- Agriculture
- Agriculture / County Residential
- County Residential / Mobile Homes
  
- Public Institutional
- Hamlet
- Recreation / Open space
- Wildlife Habitat
- Lake Shore

will be limited to one (1) access approach, unless written authorization to have additional access approaches is granted by Leduc County, Public Works & Engineering.

Parcels of land greater than 10 ac (4 ha) within the previous mentioned developing districts will be limited to two (2) access approaches, unless written authorization to have additional access approaches is granted by Leduc County, Public Works & Engineering.

2.3 Parcels of land within the following Developing Districts:

- General Industrial
- Restricted Industrial
- Direct Control / Industrial

will be limited to two (2) access approaches, unless written authorization to have additional access approaches is granted by Leduc County, Public Works & Engineering.

#### 4. SIGHT DISTANCE CRITERIA



Speed Limit (km/h)	Stopping Sight Distance (m)
50	85
60	110
70	140
80	170
90	200
100	235

NOTE: The applicable sight distance is required for both directions from the approach

#### 5. CONSTRUCTION

4.1 An access approach servicing a single lot or parcel of land within the following developing districts:

- Agriculture
- Agriculture / County Residential
- County Residential / Mobile Homes
- Public Institutional
- Hamlet
- Recreation / Open space
- Wildlife Habitat
- Lake Shore

shall have a minimum width of 8.0 m (26 ft.) and a maximum width of 12.0 m (39 ft.). A new corrugated metal culvert, minimum 400 mm in dia. or of equivalent dia. to the nearest upstream culvert, is required for an approach that requires drainage. This will be to the discretion of a Leduc County, Public Works representative.



## ACCESS APPROACH GUIDELINES

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An access approach servicing a single lot or parcel of land within the following developing districts:

- General Industrial
- Restricted Industrial
- Direct Control / Industrial

shall have a minimum width of 8.0 m (26 ft.) and a maximum width of 15.0 m (49 ft.). A new corrugated metal culvert, minimum 500 mm in dia. or of equivalent dia. to the nearest upstream culvert, is required for an approach that requires drainage. This will be to the discretion of a Leduc County, Public Works representative.

- 4.2 **ALL** access approaches must be constructed perpendicular (90° angle) to the roadway.
- 4.3 Access approaches must be constructed to the same engineering standard as the adjoining roadway, and must have a minimum of 3:1 side slopes.
- 4.4 Any approach, off of a graveled road, must be overlaid with a minimum of 8m<sup>3</sup> (10yd<sup>3</sup>), of 37mm to 50mm dia. gravel.
- 4.5 New approaches off of a paved roadway, if approved, must be paved with a minimum of 100 mm of asphalt, from road shoulder to property line, within one year of completion.
- 4.6 The length of the culvert is dependent on the depth of the ditch and the width of the approach; while considering the 3:1 side slopes, as per the following example:

### **EXAMPLE:** Culvert Length

- Ditch Depth = 1.0 meters
- Approach width = 8.0 meters with 3:1 side slopes\*

Culvert length = 8.0 meters + (3 meters of run x 2 for each end) = **14.0 meters**

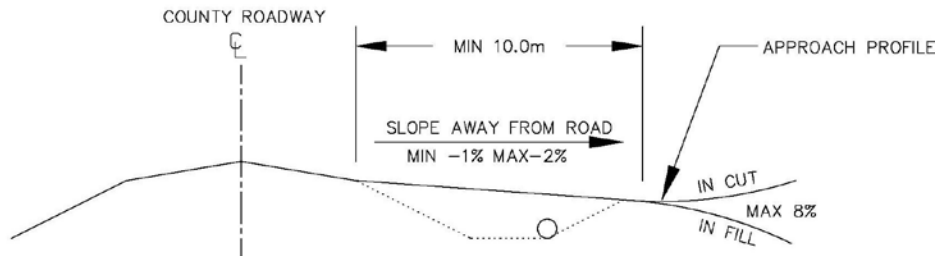
*\*3 meters of run for every 1 meter of rise*

**SEE DWG'S 1 TO 3 FOR FURTHER CONSTRUCTION DETAILS**

## 6. OTHER

- 5.1 All costs associated with constructing a new access approach is the responsibility of the landowner.
- 5.2 Subdivided parcels, within a subdivision having an internal road system, shall have access approaches from the internal road system only.
- 5.3 If an applicant wishes to construct a shared access approach, servicing two parcels of land owned by different people, or two parcels of land owned by the same person who is in the process of selling one or both parcels of land, they will be required to have a written agreement between the two land owners or potential land owners, registered on each title. Leduc County will also require a copy of this agreement for their records.

## 7. DRAWINGS

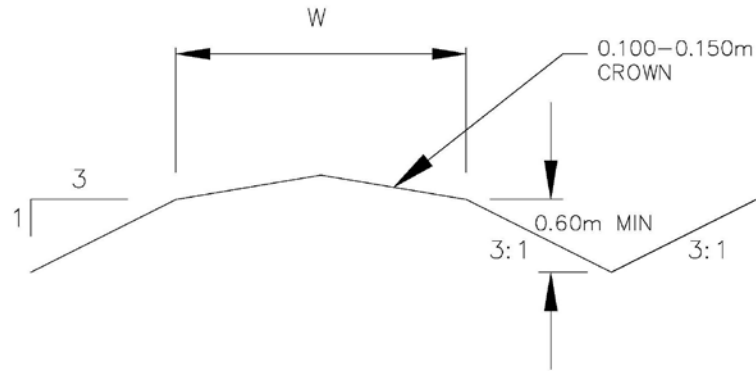


DWG #1 - DITCH AND CULVERT LOCATION

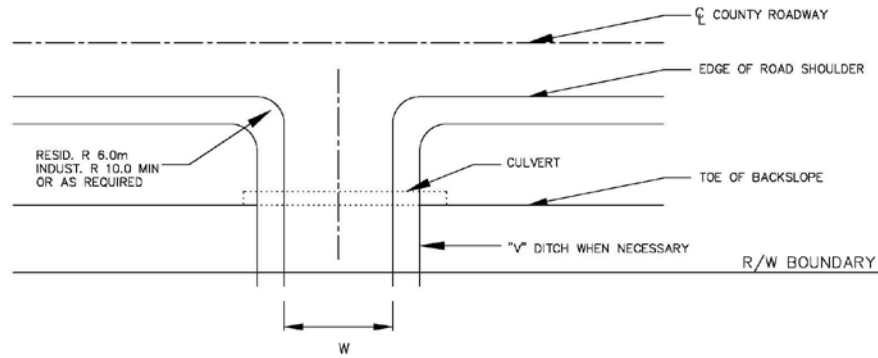


Public Works & Engineering

# ACCESS APPROACH GUIDELINES



DWG #2 - APPROACH CROSS SECTION



DWG #3 - APPROACH PLAN