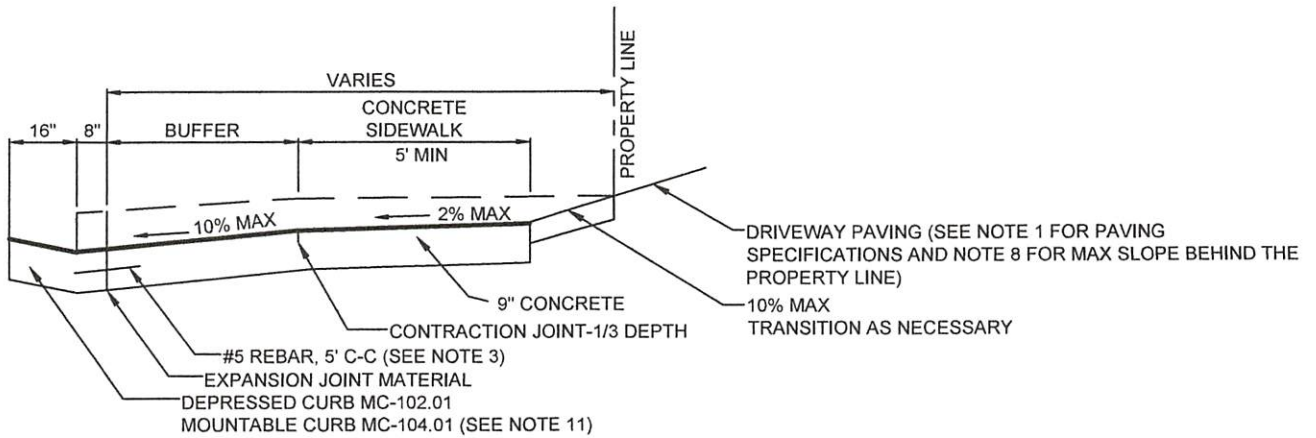
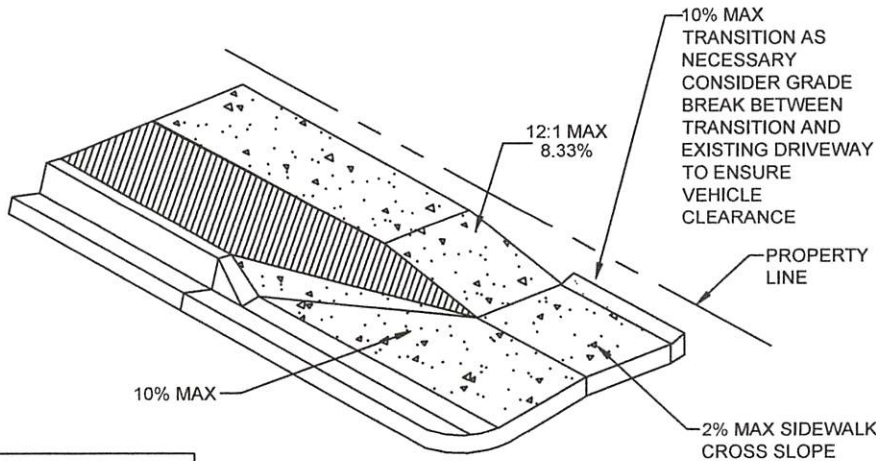


- *TO DETERMINE FLARE WIDTH
- FOR BUFFER STRIP LESS THAN 5 FEET, THE FLARE WIDTH SHALL BE 3 FEET
 - FOR BUFFER STRIP 5 FEET OR GREATER, THE FLARE WIDTH SHALL BE 5 FEET



SECTION A-A
N.T.S.



ABBREVIATIONS

BIT. = BITUMINOUS
 C-C = CENTER TO CENTER
 SEC. = SECTION
 MC = MONTGOMERY COUNTY
 MSHA = MARYLAND STATE HIGHWAY ADMINISTRATION

8/2016
10/1993
REVISIONS



APPROVED: *876-20*
[Signature]
 DIRECTOR OF PUBLIC WORKS

CITY OF ROCKVILLE STANDARD DETAIL
COMMERCIAL/MIXED-USE DRIVEWAY APRON WITH BUFFER

DETAIL
CM-1.1

DEFINITIONS

1. SINGLE FAMILY/TOWNHOUSE DRIVEWAY APRON (SF-1.1 AND SF-2.1) SHALL BE USED FOR ALL PROPERTIES WHERE THE PRINCIPAL USE OF THE LOT IS A SINGLE DWELLING UNIT, EITHER DETACHED, SEMI-DETACHED, OR A TOWNHOUSE AS DEFINED IN THE ZONING ORDINANCE.
2. COMMERCIAL/MIXED-USE DRIVEWAY APRON (CM-1.1 AND CM-2.1) SHALL BE USED FOR ALL PROPERTIES WHERE THE PRINCIPAL USE OF THE LOT IS ANY USE OTHER THAN A SINGLE DWELLING UNIT, EITHER DETACHED, SEMI-DETACHED, OR A TOWNHOUSE AS DEFINED IN THE ZONING ORDINANCE.

NOTES

1. PER CITY CODE SEC. 25.16.06d - PAVING SPECIFICATIONS, ALL OFF STREET PARKING AND LOADING AREAS MUST BE SO DRAINED AS TO PREVENT DAMAGE TO ABUTTING PROPERTIES OR PUBLIC STREETS AND MUST BE PAVED WITH A MINIMUM OF:
 - A PERVIOUS PAVING MATERIAL AS APPROVED BY THE DIRECTOR OF THE DEPARTMENT OF PUBLIC WORKS;
 - SIX (6) INCHES OF CONCRETE;
 - SIX (6) INCHES OF BITUMINOUS ASPHALT;
 - SIX (6) INCHES OF COMPACTED GRAVEL AND TWO (2) INCHES OF BITUMINOUS ASPHALT;
 - OTHER PAVING AS APPROVED BY THE DIRECTOR OF PUBLIC WORKS.
2. ALL CONCRETE TO BE MSHA MIX NO 3, AIR ENTRAINED. REFER TO MSHA STANDARD SPECIFICATIONS FOR CONSTRUCTION AND MATERIALS, LATEST EDITION.
3. JOINT AT BACK OF CURB IS OPTIONAL. WHERE USED, APRON IS TO BE TIED TO GUTTER WITH MINIMUM 18" LENGTH #5 REBAR AT 5' C-C.
4. CURB AND GUTTER REMOVAL CAN NOT RESULT IN A REMAINDER LENGTH (JOINT TO JOINT) OF LESS THAN FIVE FEET. IN THIS CASE, REMOVE TO THE NEXT JOINT AND REPLACE IN KIND.
5. PERMITTEE IS RESPONSIBLE FOR GRADING, SODDING DISTURBED AREAS AND MISCELLANEOUS RELATED WORK.
6. SUBGRADE TO BE COMPACTED TO 95% AASHTO T-99.
7. LOCATION AND TYPE OF APRON ARE SUBJECT TO APPROVAL OF THE DIRECTOR OF PUBLIC WORKS.
8. MAXIMUM SLOPE FOR COMMERCIAL DRIVEWAY BEYOND PROPERTY LINE IS 14%.
9. MOUNTABLE CURB (MC-104.01) CAN BE USED TO REDUCE A SIDEWALK ELEVATION TRANSITION WHEN THE DRIVEWAY APRON SLOPE IS MAXIMIZED.
10. MINIMUM WIDTH FOR DRIVEWAYS IS 15 FEET AND THE MAXIMUM WIDTH FOR DRIVEWAYS IS 25 FEET, EXCEPT THAT TWO-DIRECTION DRIVEWAYS ON FOUR (4) LANE OR WIDER HIGHWAYS OR WITHIN THE CENTRAL BUSINESS DISTRICT MUST BE BETWEEN 25 FEET AND 35 FEET IN WIDTH PER SEC. 25.16.06.C OF THE CITY'S ZONING ORDINANCE.
11. MAINTAIN 2% SLOPE ACROSS APRON TOWARD STREET. USE MOUNTABLE CURB (MC-104.01) WHERE BACK OF APRON CANNOT BE LOWERED TO MEET EXISTING CONDITIONS.

8/2016
10/1993
REVISIONS



APPROVED: 8-6-20

 DIRECTOR OF PUBLIC WORKS

CITY OF ROCKVILLE STANDARD DETAIL
 COMMERCIAL/MIXED-USE DRIVEWAY APRON
 WITH BUFFER

DETAIL
CM-1.2