



# Subdivision and Streets Development

## Standard

2003 International Fire Code  
RMC Title 20 & 21

## Practice

**Proposals and final inspections of subdivisions and streets shall be reviewed for:**

- Road width
  - 20 foot width of roads minimum
  - Less than 36 feet road width - requires parking restrictions on one side
  - Less than 28 feet road width - no parking allowed
- 13 feet 6 inch minimum roadway height clearance
- Roadway turning radius of 32 feet inside curb radius and 52 foot outside curb radius
- Road slope not exceeding 12% longitudinal or 2% cross-slope
- Turnarounds for dead-end roads in excess of 150 feet – see detail sheet
- Looped water lines
- Hydrant placement – see hydrant standard and detail sheet
- Hydrant pavement markers
- Hydrant Storz fittings
- Street names and designations meet city requirements
- Street name signs installed at all intersections

- “No Parking” or “Fire Lane” signs installed as required
- Secondary emergency vehicle access (SEVA) requirements. See SEVA standard.

## Guide

A NFPA 13, 13R or 13D sprinkler system may mitigate some of the above requirements with the approval of the Fire Chief or designee.

Comments about possible wildland impact requirements to future buildings may be noted in the sub division plan review process. Wildland impact requirements, if any, will be noted on the individual dwelling plan review.

Plan review comments should be retained in the Fire Department RMS.