

SIDEWALK POLICY

LOCATION

Public sidewalks are required in residential and commercial areas, and in industrial areas where deemed necessary by the Office of Planning.

SPECIFICATIONS

Sidewalks shall be 5.0 feet wide, 4.0 inches thick, (6.0-8.0 inches at driveways) concrete on compacted sand backfill and located 1.0 foot from the ultimate right-of-way limit. The sidewalk and one foot clear zone on either side of the sidewalk shall be pitched at the rate of ¼ inch/foot toward the street and shall be a minimum of 0.5 feet above the ultimate top of curb location. Public right-of-way must be acquired for all public sidewalk installations if the right-of-way does not exist. The sidewalk may not be meandered if a tree exists in the proposed alignment. The tree must be removed or a variance granted from the Ordinance Board of Appeals. Permanent objects shall be a minimum of 1.0 foot away from the edge of the sidewalk to include fire hydrants, power poles, trees, sign posts. The design of sidewalks, including horizontal and vertical alignment, shall be in accordance with *"A POLICY ON GEOMETRIC DESIGN OF HIGHWAYS AND STREETS"* by the American Association of State Highway and Transportation Officials and *"AMERICANS WITH DISABILITY ACT ACCESSIBILITY GUIDELINES FOR BUILDINGS AND FACILITIES"* (ADAAG).

MAINTENANCE RESPONSIBILITY

The "Pathway to Play and Preservation" Millage was passed in November 2024 and provides funding to allow the City to provide replacement of defective sidewalk within the network.

Property owners remain responsible for the removal of snow, ice, grass, debris and other obstructions on the sidewalk adjacent to their property. This includes the frontage, sideage, and major road frontage.

Property owners shall notify the Office of Public Works of any defects as soon as discovered for evaluation.

REPLACEMENT/REPAIR

Any sidewalk that is in disrepair at the judgment of the City Engineer or his designee shall be removed and replaced.

Tree roots that are causing sidewalk damage shall be removed within the influence of the replacement sidewalk to prevent additional future root damage.

Sidewalk slabs that are lifted ¾ inch or greater shall be patched within 48 hours of notification by the Office of Public Works. An asphalt patch is considered to be a temporary measure only.

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REPLACEMENT CRITERIA GUIDELINES

Sidewalk will not be replaced based on appearance only. For example, a request for all concrete to match in color or the surface texture between existing and replacement slabs.

Sidewalk will be replaced based on an existing hazard or defect and not on the basis of what may happen to the sidewalk in the future.

The determination regarding the extent of the required replacement shall be solely at the discretion of the City.

CONDITIONS WHICH MAY REQUIRE SIDEWALK REPLACEMENT

1. Asphalt patch or similar temporary repairs.
2. Surface deterioration.
3. Tree root damage.
4. Horizontal separation of approximately ½" or vertical lift/depression/separation of approximately ¾".
5. Deterioration of sidewalk joints resulting in crumbling
6. Single crack - any crack being approximately ½" or more in width or cracked longitudinally/diagonally.
7. Multiple cracks - 2 or more cracks of any width in one flag
8. Puddling - if the surface of the walk contains a "dished" area causing a potential water puddle of approximately ⅛" in depth or more, and the "dished" area being approximately one square foot or more.
9. Scoring - if the walk surface contains any score, or gouge, being approximately ½" deep or more or if the surface presents inscriptions of any type regardless of the depth or size of the inscription (except required seal of contractor).
10. Pop-outs - if the surface of the sidewalk flag presents a void underneath.
11. Pitch – sidewalk that exceeds the required 2% transverse slope or longitudinal slope of 8.33% or if the walk is not pitched toward the street.
12. Any sidewalk that due to the surrounding circumstances can be considered unsafe at the discretion of City Personnel
13. A driveway approach that must be replaced due to surrounding sidewalk grading issues.