

3. All new roads in Martin County shall be constructed and paved in compliance with the standards set forth above, except as provided in section 4.843.L.
4. Except as otherwise provided in section 4.843.L. all roads providing access to any new development shall be paved.

4.843.B. *Right-of-way requirements.*

1. Minimum right-of-way (ROW) widths for each roadway classification are provided in table 4.19.1. Additional width may be necessary as determined by the County Engineer depending upon the approved roadway cross section, design elements within the right-of-way, and drainage requirements for the area. Applicants are encouraged to incorporate traditional neighborhood street design in redevelopment and new development projects. The minimum ROW widths for traditional neighborhood street design or within community redevelopment areas are found in section 4.847.
2. Variances may be granted by the Board of County Commissioners for rights-of-way within plats that were recorded prior to 1972 where the previously acquired right-of-way is less than the required minimum right-of-way.
3. Right-of-way requirements may be adjusted by the County Engineer for specific roadways involving intersection right-of-way improvements or restrictions of Martin County or the FDOT.
4. Intersection fillets shall provide a minimum 25-foot radius or an equivalent chord connecting the rights-of-way of the intersecting roads.

TABLE 4.19.1.

MINIMUM MID-BLOCK RIGHT-OF-WAY

	<i>Minimum ROW Requirement</i>	
<i>Roadway</i>	<i>Swale Drainage</i>	<i>Curb and Gutter</i>
Parkway ⁽¹⁾		
4-lane divided	190 feet	150 feet
6-lane divided	215 feet	175 feet

Major arterial ⁽¹⁾		
4-lane divided	180 feet	130 feet
6-lane divided	200 feet	160 feet
Minor arterial ⁽¹⁾	130 feet	115 feet
Major collector ⁽¹⁾	100 feet	80 feet
Minor collector	100 feet	80 feet
Local	60 feet	50 feet
Alley	30 feet	20 feet, no curb and gutter
Cul-de-sac	70-foot radius circle	60-foot radius circle
Scenic corridor ⁽²⁾	N/A	N/A

⁽¹⁾ An additional 12 feet is required where a right-turn lane is to be provided at an access connection, including roadway intersections.

⁽²⁾ Right-of-way as required to maintain the character of the roadway based on a scenic corridor resolution.

4.843.C. *Lane and buffer widths.* Minimum lane and buffer widths for each roadway classification are established in table 4.19.2. Minimum lane and buffer widths for streets within areas designated as traditional neighborhood developments (TND) or community redevelopment areas are established in table 4.19.11.

TABLE 4.19.2.

MINIMUM LANE AND BUFFER WIDTH