



Driveways



This handout is not meant to cover all guidelines and requirements of city code. Contact the city regarding permits and specification before beginning any project.

Required Permits

Constructing a new driveway, replacing an old one, or adding to an existing one requires a **Driveway Permit**. If work involves modifying the curb along the street, then a **Public Works Right-Of-Way Permit** is required. If work does not involve modifying the curb, or if no curb is present, then a Public Works Right-Of-Way permit is not needed. Refer to the Curb Cuts for Single-family and Two-family Residence handout for more information.

If the work involves the driveway and curb, then a **Driveway Permit and a Public Works Right-Of-Way Permit** are both required.

Driveway Width

- Driveway width shall not exceed the width of the garage's vehicle entrance plus 6 ft.
- Properties without a garage or with only a single stall garage shall not have a driveway that exceeds a 16 ft. width.

Surfacing

- Driveways shall be paved and maintained with asphalt, concrete or approved paving units.
- Driveways may be constructed with the use of other all-weather surfacing as determined to be appropriate by the city engineer, where it is first determined that a surface other than asphalt or concrete is consistent with the driveways of similar properties in the vicinity, and that the alternate surface will not impair accessibility for emergency vehicles.

Required Permit Application Information

- City of Crystal building permit application.
- Two copies of a Certificate of Survey or two copies of a site plan drawn to scale, indicating:
 - Lot line and dimensions.
 - Width of garage door.
 - Location of curb or, if no curb is present, the edge of the street pavement.
 - Location and dimensions of all proposed structures.
 - Location and dimensions of all existing structures, including all buildings, sheds, garages, porches, decks, patios, utility poles, fences, sidewalks and driveways.
 - Distances from existing and proposed structures to any adjacent lot lines.
 - Distances from any proposed auxiliary parking space to an adjacent dwelling.

Auxiliary Spaces

- Each property may also have one hard surfaced auxiliary parking space in addition to the driveway. Properties without a garage or with only a single stall garage may have two auxiliary spaces.
- An auxiliary space shall be located immediately adjacent to one side of the driveway, immediately adjacent to one side of the garage, or as one turn-around space immediately adjacent to the driveway (see illustration).
- An auxiliary space cannot exceed 12 ft. in width by 24 ft. in length, and must be at least 10 ft. from the habitable portion of a neighboring residence.
- For access to an auxiliary space, a hard surfaced taper is permitted, provided it does not extend into the boulevard and has an angle of at least 22-1/2 degrees and no more than 45 degrees. If there are setback or topographic constraints preventing reasonable access, the city may allow the taper to extend into the boulevard.

