

Policy on Waivers for Ways and Minor Streets
November 5, 2009

This policy is based on input from Fire, Police, Highway and Engineering Departments. It shall apply when the Planning Board considers waiver requests for a residential subdivision plan, designed to be in keeping with the rural character of the surrounding area, as specified in Section 5.E of the Harwich Rules and Regulations Governing Subdivisions.

Whenever a dead-end street or way with a cul de sac is proposed, regardless of the length of the street or way or the number of homes served, a circular turn-around shall be required. The turn-around shall be designed in accordance with Appendix 3, Figure 1 of the Harwich Rules and Regulations Governing Subdivisions. For a way or minor street, an unpaved area with a 25 foot radius may occupy the center of the circular turn-around, leaving a 20 foot wide travel lane around the unpaved area.

Normal standards for a way or minor street are found in Appendix 3, Figure 3 of the Harwich Rules and Regulations Governing Subdivisions. The Planning Board, at its discretion, may permit waivers for a new way or minor street to allow construction based on minimum standards for a "passable" road. The minimum standard for determining that a road is passable is a cleared width of 16 feet and a cleared height of 16 feet. Within that cleared width, the surfaced area shall be at least 12 feet for an existing road and 14 feet for a new way or minor street. Generally, it is recommended that such waiver be approved only if the new way or minor street will serve no more than 2 homes and if the length of the new way or minor street is not excessive.

The Highway Department reserves the right to deny snow and ice removal services if a way or minor street is not maintained to its current Private Roads Standard for Snow and Ice and will also not accept responsibility for any damages that may occur during this process.