



Elbert County Fire Chief's Association

**One and Two Single Family Homes or Other
Structures classified as R-3 of the Adopted Building
Code Driveway Standards**

CHAPTER 1 -ADMINISTRATION

1.1. **Scope**

- 1.1.1. This standard defines the minimum requirements for the fire department access of one and two family dwelling units in order facilitate an immediate response from fire and EMS agencies.

1.2. **Purpose**

- 1.2.1. The sole purpose of this document is to create a consistent construction when building or remodeling one and two single family homes or other structures classified as R-3 of the adopted building code. It is the intent of the local emergency agencies to gain access to all buildings, structures, or processes, in case of emergency, using methods allowed herein.

1.3. **Application**

- 1.3.1. This standard shall apply to all new and remodeled one or two single family homes or other structures classified as R-3 of the adopted building code driveways that exceed 50 feet in length as measured from the edge of the roadway.

1.4. **General Requirements**

- 1.4.1. The fire department can require additional requirements(ie turnaround, increase roadway width) when any point of the building is more than 150 feet from a roadway.
- 1.4.2. Prior to any combustibles (lumber, construction materials) being stored on the premises, a temporary driveway shall be installed with an all-weather surface, meeting the requirements of the Elbert County Driveway Standards. This Standard is based upon adopted Fire Code requirements. The County Inspectors will inspect driveways to meet this County standard.

1.5. **Definitions**

- 1.5.1. Approved or Approval– Allowed and or determined acceptable by the authority having jurisdiction.
- 1.5.2. Authority Having Jurisdiction – Approving agency, in this case, the county agency qualified to review and approve such projects and local fire protection Chief or designee.
- 1.5.3. Chief – is the chief officer of the fire department serving the jurisdiction or the chief officer's authorized representative.
- 1.5.4. Driveway – Any approved vehicular access serving less 2 or less single family homes or structures classified at R-3 of the adopted building code.
- 1.5.5. Dwelling - A building that contains one or two dwelling units, used, intended or designed to be used, rented, eased, let or hired out to be occupied for living purposes.
- 1.5.6. Elbert County Roadway Design and Construction Manual – The latest version of the manual written and adopted by Elbert County.

- 1.5.7. National Fire Protection Association – NFPA – The latest fire protection regulations imposed by the National Association governing fire department personnel and their safety.
- 1.5.8. Roadway – Any approved access road serving 3 or more driveways.

CHAPTER 2 -DESIGN SPECIFICATIONS

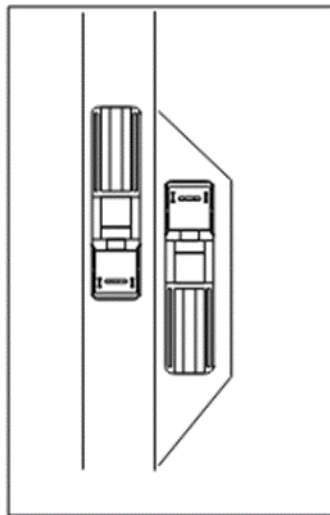
2.1. **Driveways**

2.1.1. Width

- 2.1.1.1. Shall provide for a minimum 14 foot all weather driving surface (not including shoulders). A 16-foot surface is encouraged to facilitate larger fire apparatus.
- 2.1.1.2. Entrance width shall be minimum 24 foot at the intersection of the road edge and driveway, with a taper back no less than 15 feet to the minimum driveway width as specified in 2.1.1.1.

2.1.2. Length

- 2.1.2.1. Driveways longer than 500 feet, shall have a turn out not less than every 500 feet in length.
- 2.1.2.2. Typical turn out - This turn out shall be wide enough to allow for the passage of fire apparatus at least 40 feet long and 13 feet wide. .



2.1.3. Surface

- 2.1.3.1. All road-base material Shall be a minimum 6inches thick and shall provide an all-weather driving surface, capable of handling the imposed loads of fire apparatus (67,000 pounds).
- 2.1.3.2. Surface shall be compacted.

2.1.4. Approach

- 2.1.4.1. All driveway(s) Shall approach the roadway at a 70-90 degree angle, perpendicular to the intersecting roadway.

2.1.5. Driveways with gates

- 2.1.5.1. Fire department personnel shall have ready access to locking mechanisms on any gate restricting access.
- 2.1.5.2. Shall be set back from the edge of the roadway right-of-way no less than 30 feet.
- 2.1.5.3. Provide a turning radius of no less than 36 feet from the centerline of the driveway and centerline of the road.
- 2.1.5.4. No less than 14 feet “post to post” access or provide a clear opening of not less than 2 feet wider than the traveled roadway.
- 2.1.5.5. All gates shall open inward, outward opening gates are prohibited.

2.1.6. Terminations

- 2.1.6.1. All residential driveways 150 feet or longer in length shall provide a complete turnaround cul-de-sac (see Turning Radii Section).
- 2.1.6.2. The use of a “Hammerhead-T” turn around shall be approved by the authority having jurisdiction.

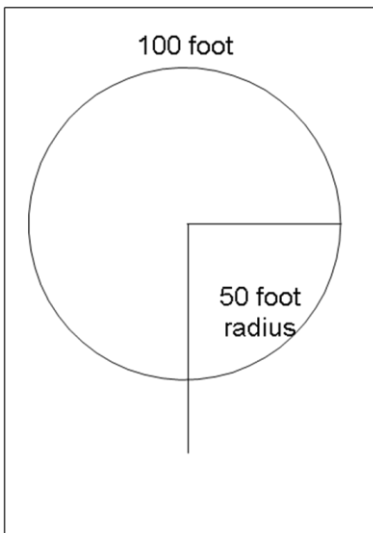
2.1.7. Vertical Clearance

- 2.1.7.1. All driveways shall have unobstructed vertical height of 13 feet 6 inches.
- 2.1.7.2. Exceptions: Vertical clearances may be reduced, provided such reduction does not impair access by fire apparatus and approved signs are installed and maintained indicating the established clearance when approved by the AHJ.

2.1.8. Turning Radii

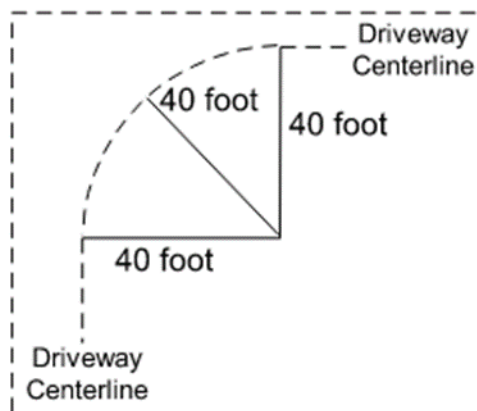
- 2.1.8.1. All residential driveways 150 feet or longer in length shall provide a complete turnaround, constructed with a minimum 50-foot center line radius as shown on the attached diagram.

- 2.1.8.2. Turning Radii can be modified when approved by the authority having jurisdiction



2.1.9. Driveway Centerline

- 2.1.9.1.1. All turns associated with the driveway system (with the exception of a complete turnaround as described in section 2.5.1) shall provide a minimum 40-foot center line radius as shown on the attached diagram.
- 2.1.9.1.2. Turning radius may be modified when approved by the Authority Having Jurisdiction.



2.1.10. Cattle Guards

- 2.1.10.1. Capable of handling the imposed loads of fire apparatus (67,000 lbs)
- 2.1.10.2. When approved alternate means of access are provided around the grate, the provisions of section 2.1.9.1 do not need to be applied.
- 2.1.10.3. The minimum width of the cattle guard shall be 14'

2.1.11. Slope

2.1.11.1. The maximum slope of a residential driveway Shall not exceed 10 percent once on private property.

2.1.11.2. Houses equipped with an approved automatic sprinkler system installed and maintained in accordance with the NFPA 13D, Standard for the installation of sprinkler systems in single family dwellings can modify section 2.1.11.1

2.1.12.Obstruction(s)

2.1.12.1. The required width of a fire access road shall not be obstructed in any manner, including parking of vehicles.

2.1.12.2. The minimum required widths and clearances established shall be maintained at all times.

2.1.13.Premises Identification

2.1.13.1. Approved numbers or addresses will be provided by Elbert County

2.1.13.2. Markers for all new and existing dwellings shall be in such a position as to be plainly visible and legible from the street or road fronting the property.

2.1.13.3. Although not required the use of red fiberglass post with white reflective numbering is preferred.

2.1.14.Bridges and Water Crossings:

2.1.14.1. Bridges and crossings shall be engineered capable of handling the imposed loads of fire apparatus.

2.1.14.2. All bridges shall be designed and constructed of hard, all-weather surface capable of supporting the heaviest piece of fire apparatus likely to be operated on the bridge.

2.1.14.3. Vehicle load limits Shall be posted at both entrances to bridges on all driveways and private roads.

2.2. Roadway

2.2.1. Roadway shall be designed and constructed to meet the provisions of the adopted fire code and the Elbert County Roadway Design and Construction Manual.