

Section 18-20-140 – Curb, Gutter, Sidewalks Installation

A. Purpose and Intent: To establish a pedestrian's safe corridor in compliance with Federal, State and local regulations, including enhancing the appearance of the community throughout the City.

B. Projects that fall under the applicable thresholds:

1. The installation of Curb, Gutter, Sidewalks shall be a mandatory condition of approval for all Discretionary Land Use Permits/Entitlements (such as Administrative Use Permits, Conditional Use Permits, Parcel Maps, Subdivision Maps, Rezones, General Plan Amendments, Planned Development Projects, etc.) unless waived by the City Manager or review authority. Said installation shall occur on all street frontages prior to operation and/or occupancy.
2. If improvements to the subject property are greater than \$10,000, the installation of curb, gutter and sidewalk shall be required on all street frontages, unless waived by the City Manager or review authority. The applicant may be required to submit a Verification Cost Analysis Letter from a California Licensed Engineer, verifying the total project valuation.

C. Submittal Requirements:

1. All Curb, Gutter and Sidewalk Plans must be prepared and stamped by a California Licensed Civil Engineer and prepared in accordance with all applicable Federal, State, and local agency requirements, including the City of Clearlake Municipal Code and City of Clearlake Design/Construction Standards.
2. Prior to installation, the applicant shall apply for, and secure all applicable Federal, State, and local agency permits, including paying the necessary fees per the adopted fee schedule.