

# Baldwin County Commission

## Access Management Policy

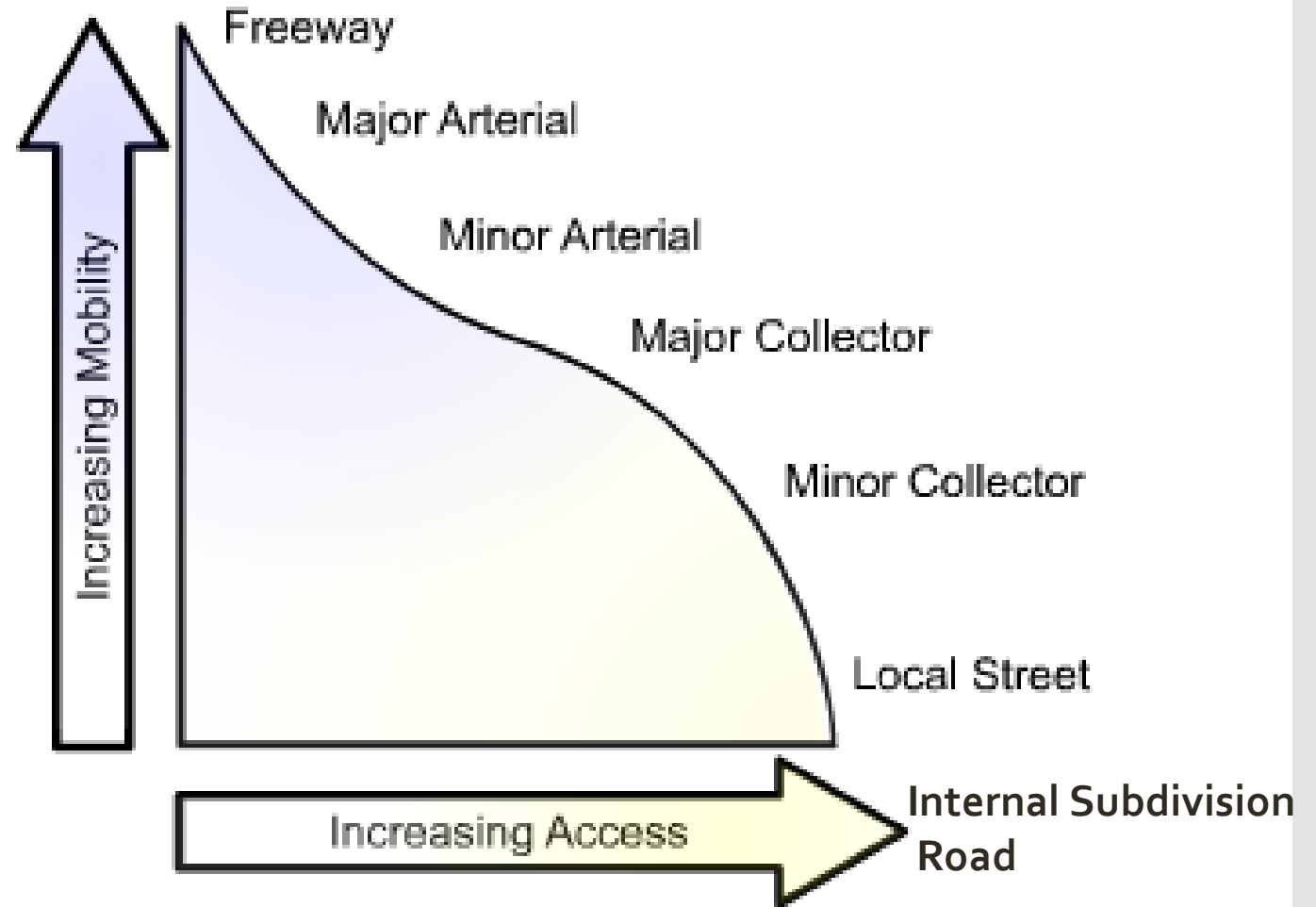


# Access Management Policy Goals

1. **Support Adopted Strategic Plan Goals for Growth and Infrastructure Balance** by reducing traffic congestion and improving efficiency by strategically managing access along County roads
2. **Support Adopted Strategic Plan Goals for Public Safety** by managing traffic conflict points along County roads to create safer travel ways
3. **Develop the techniques and standards** that can be applied to implement the Access Management Policy

# What is Access Management?

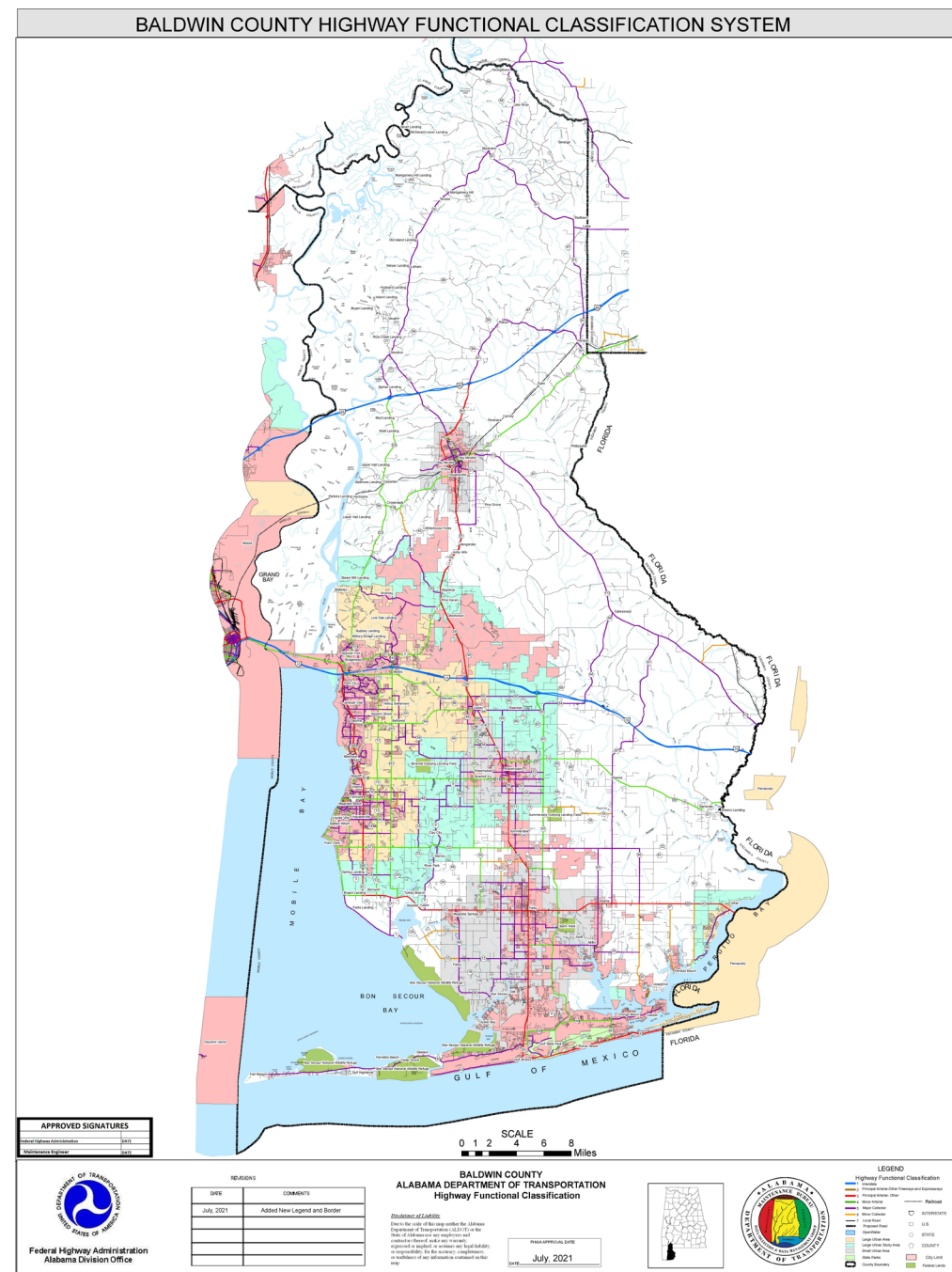
“Access Management is the proactive management of vehicular access points to land parcels adjacent to all manner of roadways.” – Federal Highway Administration



# Functional Classifications

Roadway functional classifications are determined by FHWA/ALDOT and available for Baldwin County online at:

<https://www.dot.state.al.us/maps/HFCMaps.html>

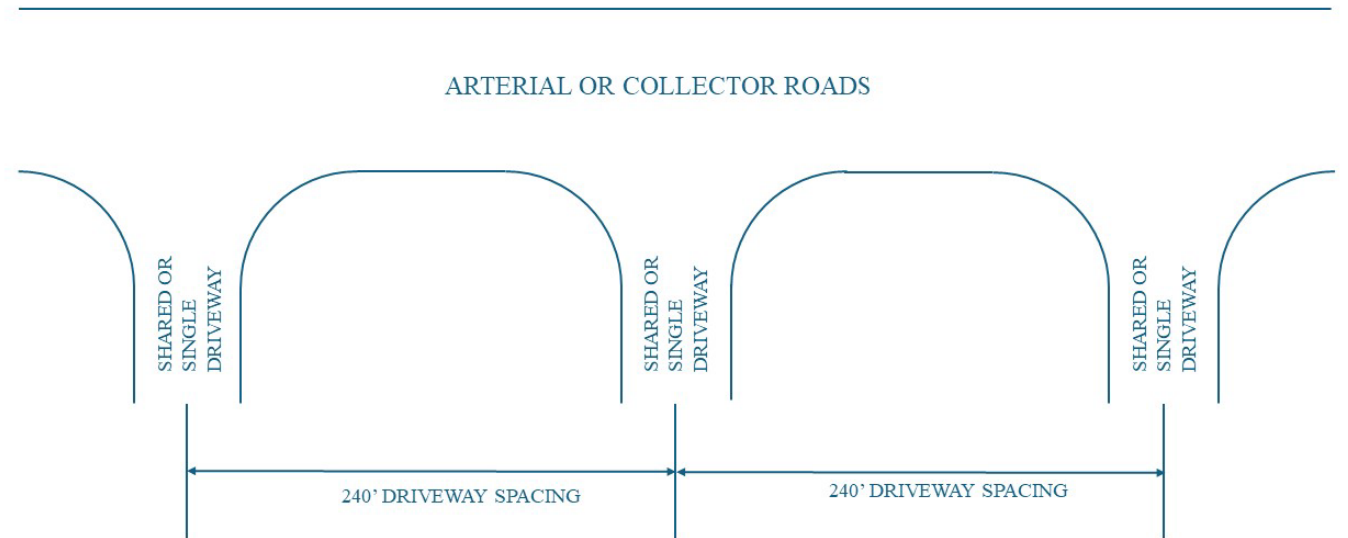


# Access Management Techniques

1. **Driveway Spacing:** Fewer driveways spaced further apart allows for more orderly merging of traffic and improves driver safety
2. **Right-of-Way Management:** ROW reservations for future widenings, good sight distance, access location, and other access-related issues
3. **Intersection Spacing:** increasing the distance between intersections improves the flow of traffic, reduces congestion, and improves air quality for heavily traveled corridors
4. **Turn Lanes:** dedicated left- and right-turn, indirect left-turns and U-turns, and roundabouts keep through-traffic flowing
5. **Roundabouts:** improves intersection efficiency and safety by eliminating stop conditions and T-bone crashes
6. **Median Treatments:** non-traversable, two-way left-turn lanes and raised medians are examples of some of the most effective means to regulate access and reduce crashes

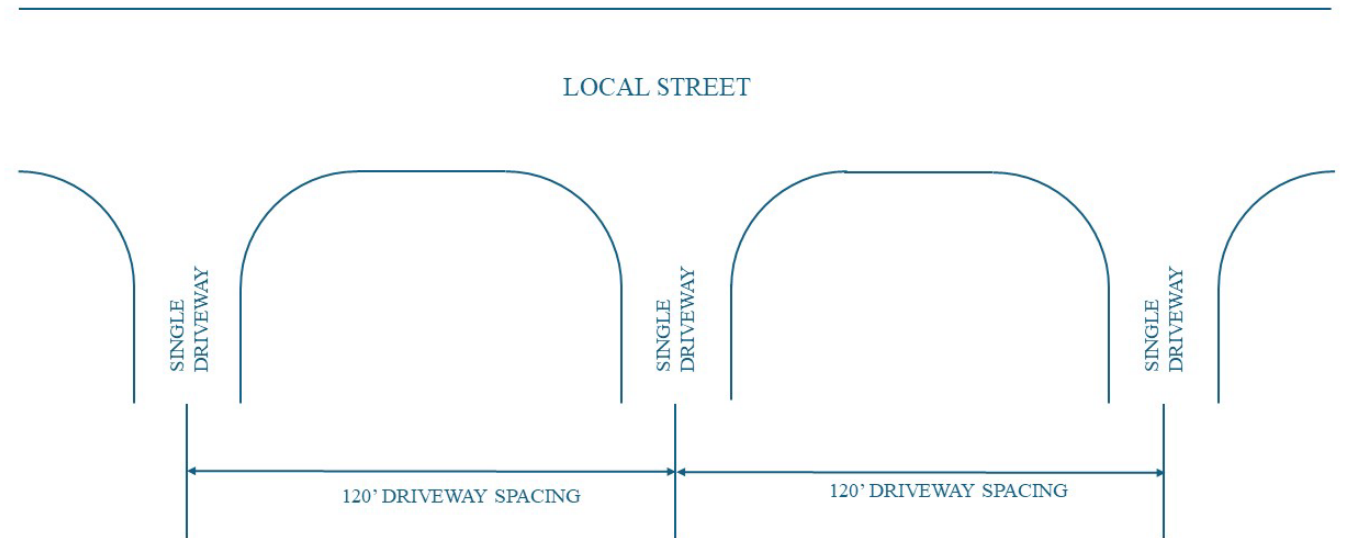
# Driveway Spacing Arterial & Collector Roadways

Access points fronting on arterial, or collector routes shall be spaced at two-hundred forty (240) foot intervals or greater or incorporate shared driveways as required by the Baldwin County Subdivision Regulations



# Driveway Spacing Local Roads

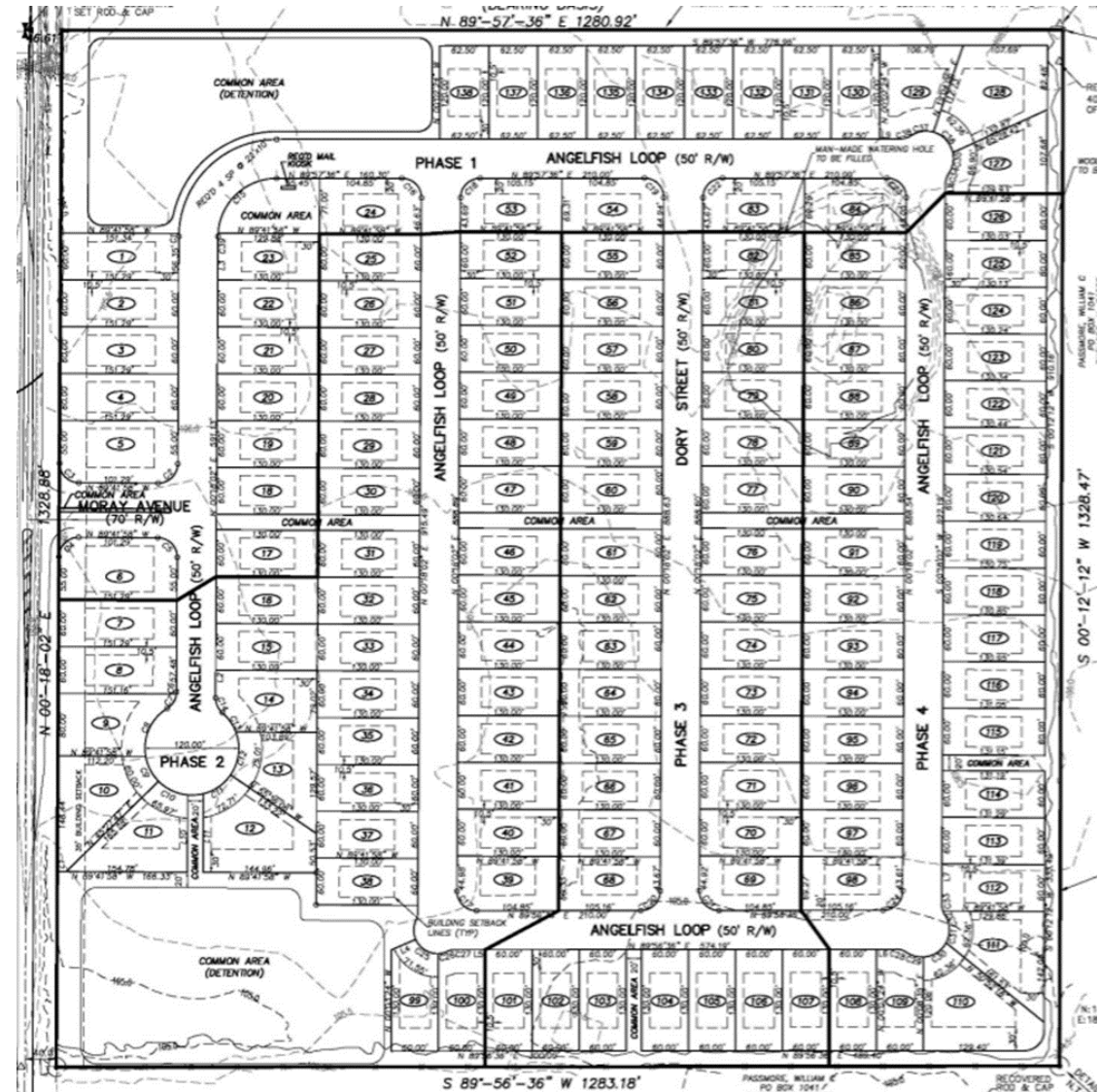
Access points fronting on local roads shall be required to be spaced at one-hundred twenty (120) foot intervals or greater or incorporate shared driveways as required by the Baldwin County Subdivision Regulations





# Internal Subdivision Roads

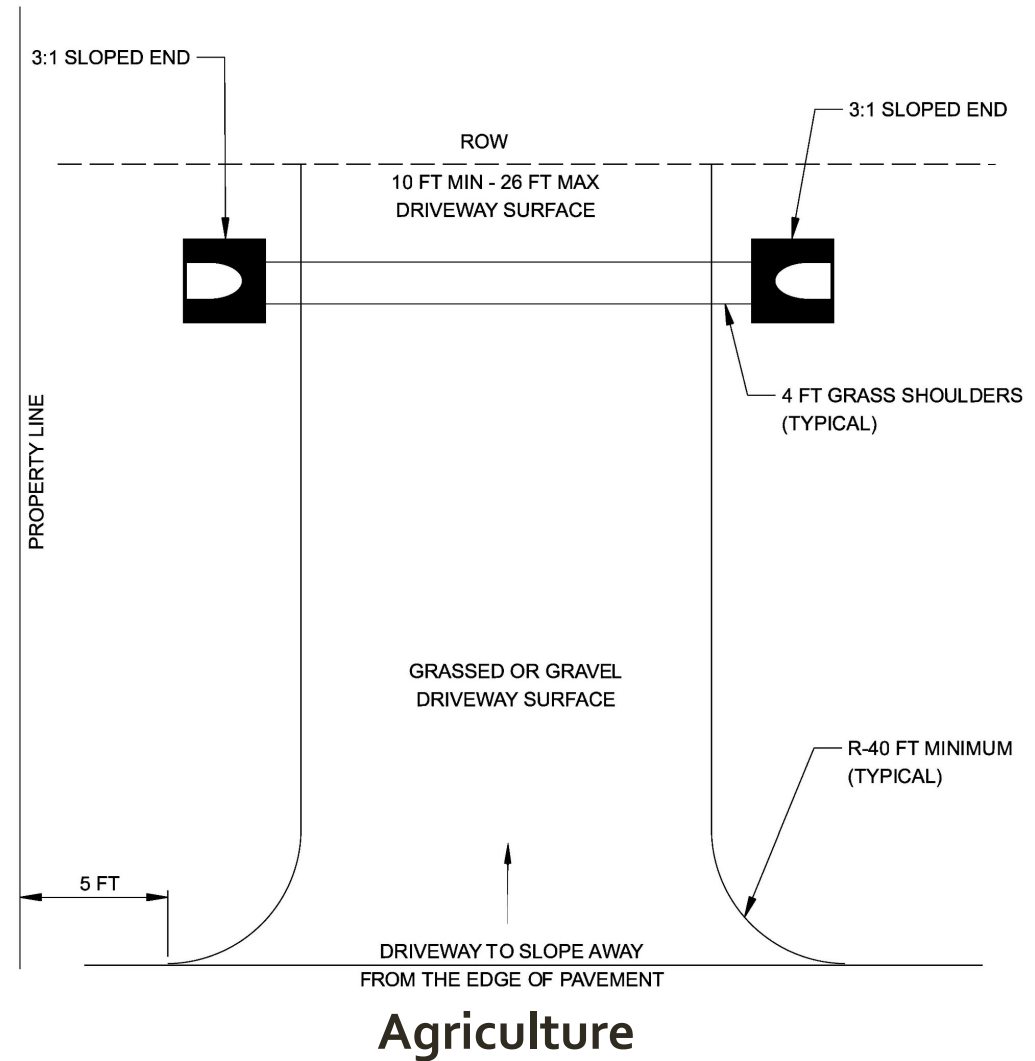
Access points fronting on internal roads of isolated subdivisions with interior streets shall be based on lot widths in accordance with the Baldwin County Subdivision Regulations





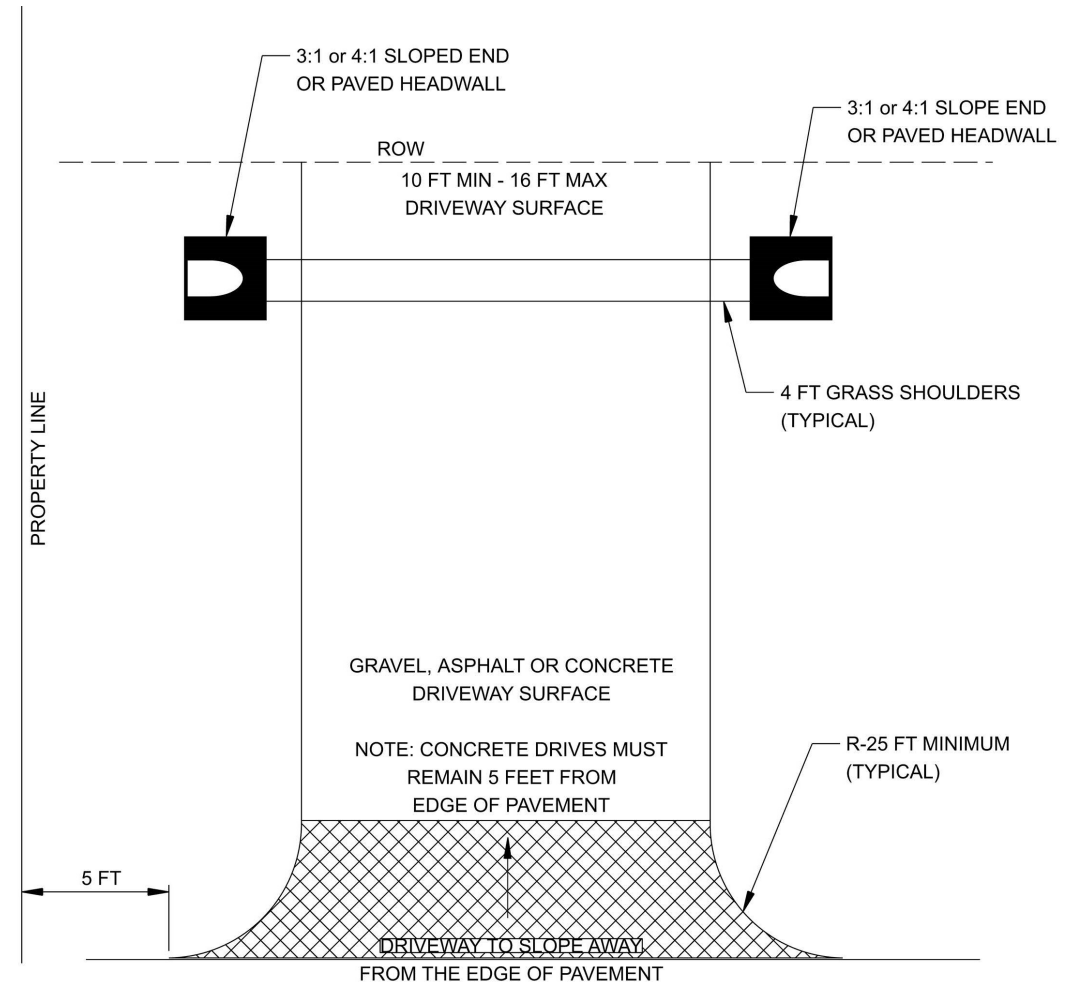
# Agriculture Driveway

Any driveway or access serving a farmyard, cultivated or uncultivated field, timberland, or undeveloped land not used for industrial, commercial, or residential purposes leading to or from a publicly maintained street.



# Minor Residential Driveway

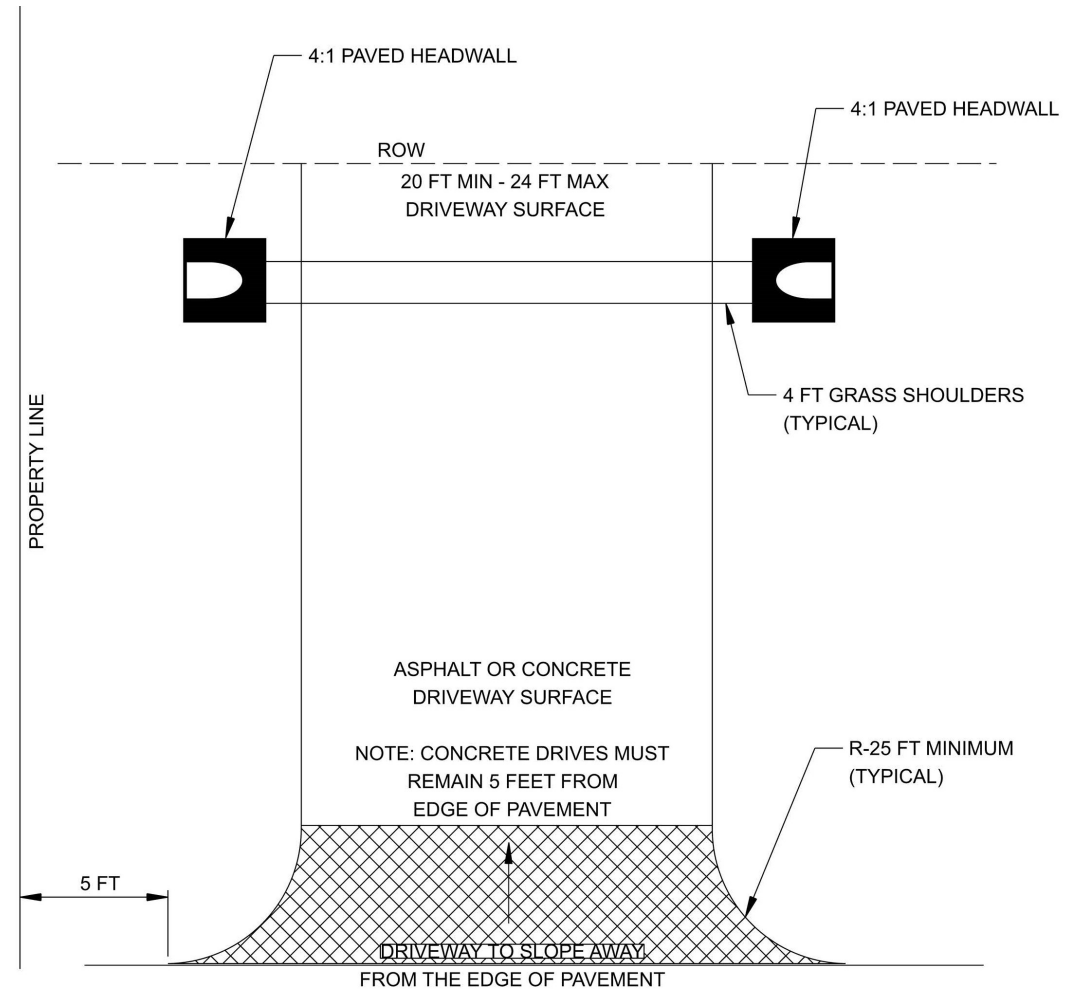
A private driveway providing access to one single-family lot/unit with no more than two legally permitted dwelling units leading to or from a publicly maintained street.



**Minor Residential**

# Major Residential Driveway

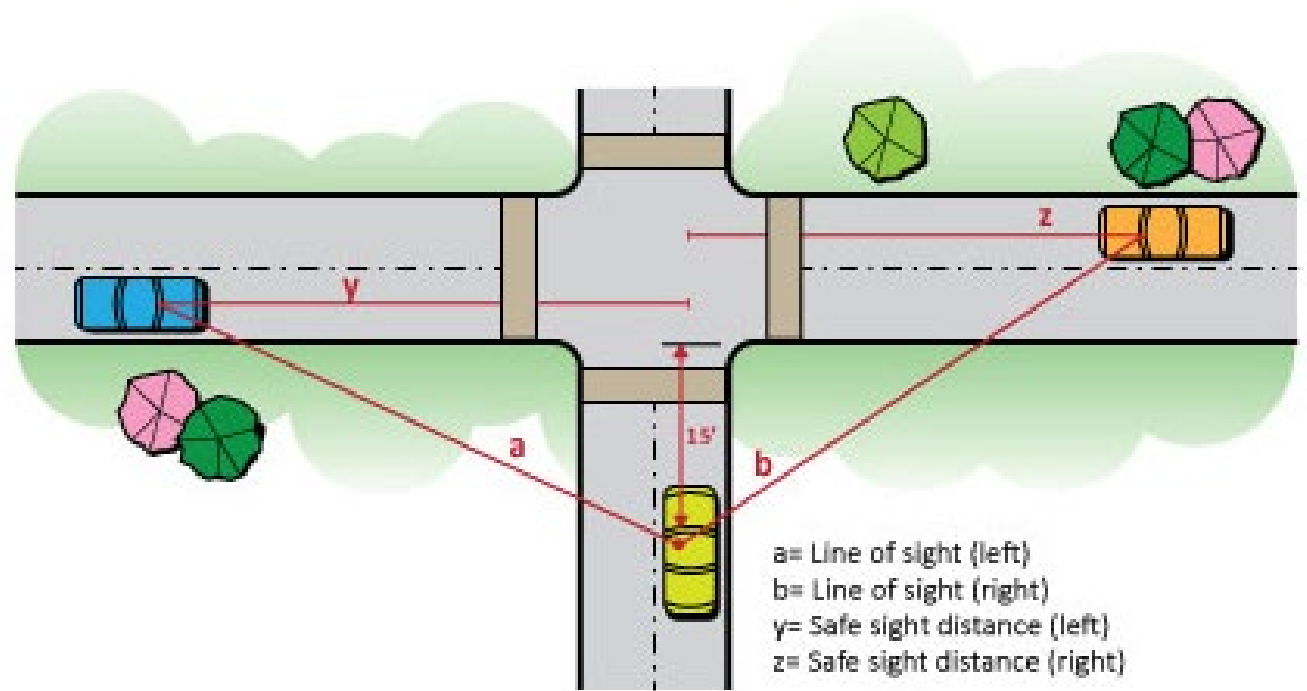
A driveway or access serving two or more but less than five residential lots/units that proposes to utilize a single drive leading to or from a publicly maintained street.



**Major Residential**

# Site Distance

Access for lots generating more vehicles per day than the amount generated by two (2) single family homes will be subject to intersection sight distance requirements based on the 85th percentile speed or posted speed of the road (whichever is greater) and site conditions



**Sight Distance  
Improvements**

# Driveway Type Examples



**Minor Residential Driveway**



**Major Residential Driveway**



# Driveway Spacing Examples

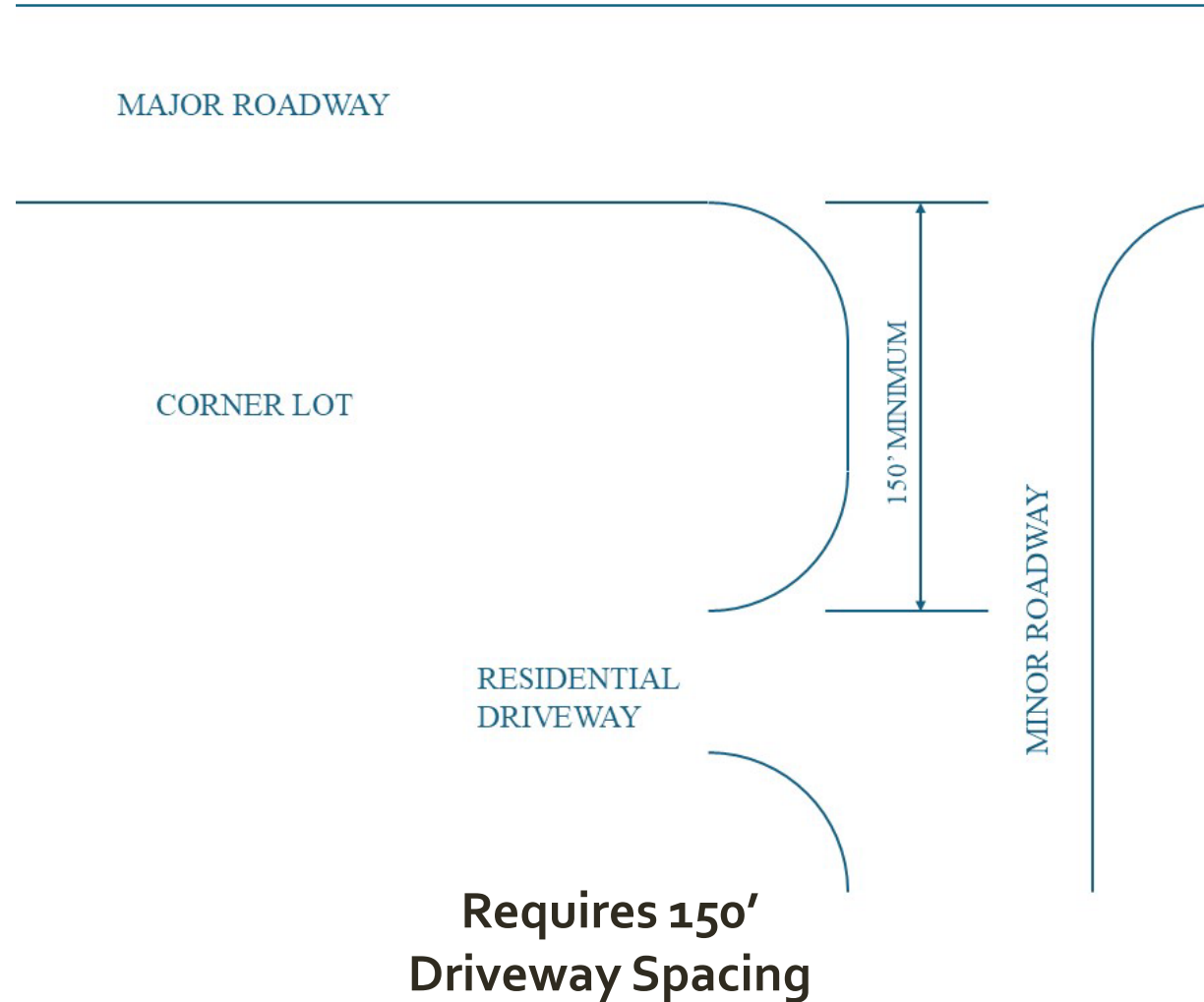




# Residential Corner Lots

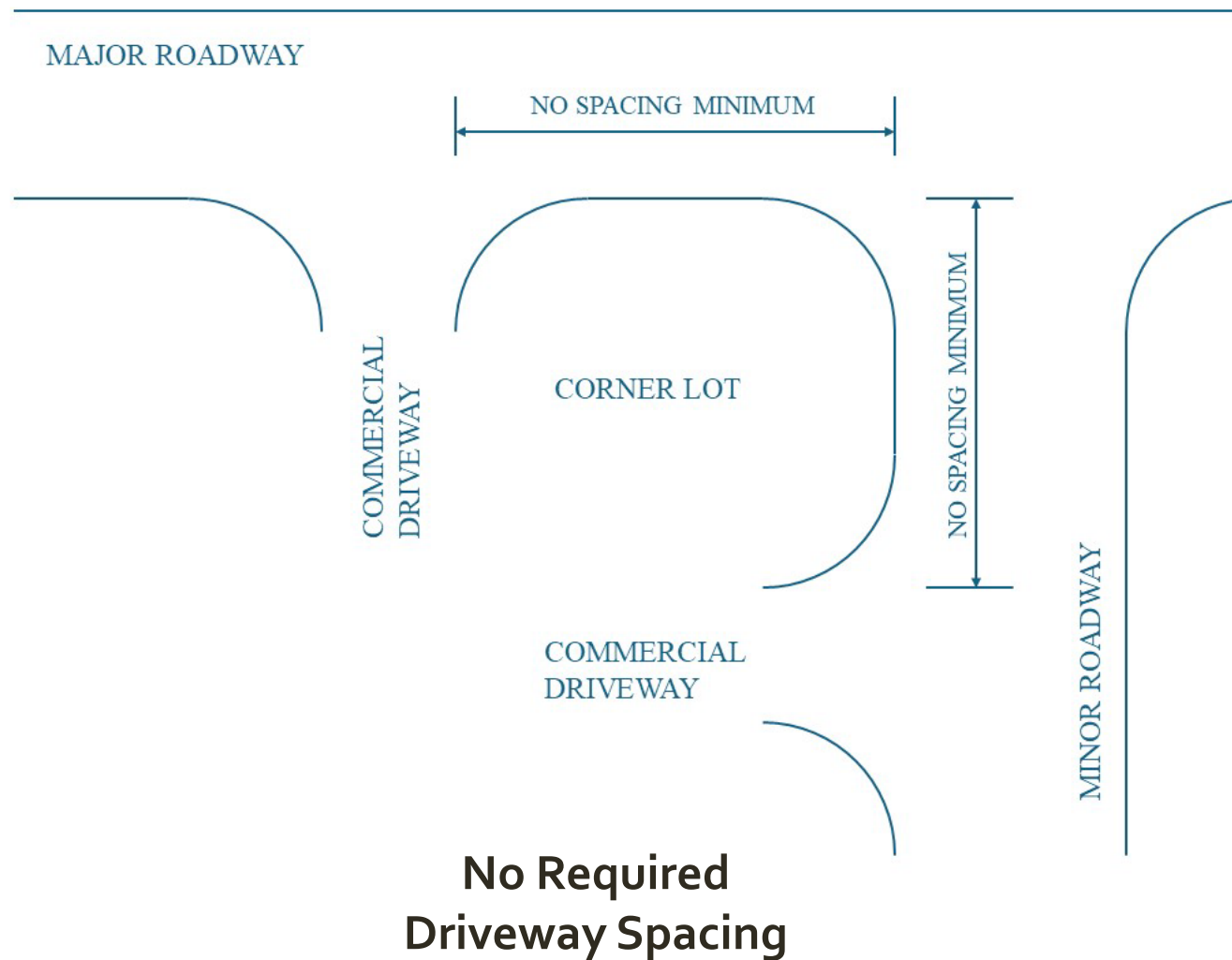
Corner lots will be required to access the minor road and may be allowed limited access to the major road at the discretion of the County Engineer. Driveway spacing from the intersection will be at minimum 150 feet for residential use, measured from edge of through lane to nearest projected edge of driveway.

Full access driveways to newly platted lots will be discouraged within the length of existing turn lanes.



# Corner Lots Before AMP

Corner lots previously had no required driveway spacing from the intersection.



# Commercial Driveways

Any private entrance, exit, ramp, tunnel, bridge, side road, or other vehicular passageway to any property used for commercial purposes or serving five or more residential lots/units leading to or from a publicly maintained street.

All Commercial Accesses shall follow the guidelines set forth in the Baldwin County Subdivision Regulations, as amended, and the Alabama Department of Transportation's Access Management Manual, latest edition.

## ***Access Management Manual***

***September 2022***



**ALABAMA DEPARTMENT OF  
TRANSPORTATION**



**Without Access Management**



**With Access Management**

Corner Lot  
Examples

## Existing Lots

New residential permit connections to existing lots (as of the dates of the adoption of this policy) that cannot conform to this policy shall be grandfathered or exempt from spacing requirement provided the lot configuration does not change. If a subdivision of the existing lot occurs or is proposed, the new lot(s) must meet the criteria set out herein.



The image is a collage. The central part is a semi-transparent olive-green rectangle containing the word 'QUESTIONS?' in white, bold, sans-serif capital letters. Behind this rectangle, a group of five people (three men and two women) are seated around a table, engaged in a discussion. The man on the right is gesturing with his hands. The background of the entire image is a collage of architectural photos, including a modern building with a glass facade and a view of a city street with trees and buildings.

# QUESTIONS?