

DRIVEWAY STANDARDS

Background Information

The City of Mountlake Terrace has requirements for off street vehicle parking. Vehicles must park on an improved surface such as asphalt, concrete, or grasscrete. Driveways are traditionally constructed from asphalt or concrete and add a significant amount of impervious cover in a community.

In an effort to decrease the amount of impervious surface cover in the community, driveways constructed from pervious materials are encouraged. By reducing driveway length and width, less polluted runoff occurs, and construction and maintenance costs are lower.

Community Strategies

- Encourage the use of shared driveways to reduce impervious areas.
- Consider ribbon driveways, which are two strips of pavement with grass in between. They are cheaper to build and reduce impervious coverage.
- Do not allow roof gutters and down-spouts to drain onto driveways.
- Allow and promote the use of porous driveway surfaces, such as porous paver blocks and reinforced grass grids such as grasscrete.

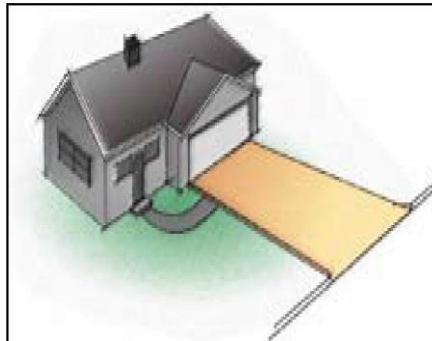
What are Some Driveway Alternatives?

Driveways are traditionally constructed from non-porous asphalt or concrete. These are long-lasting and easy to maintain but they add impervious surface. Environmentally-friendly alternatives are encouraged, for example by:

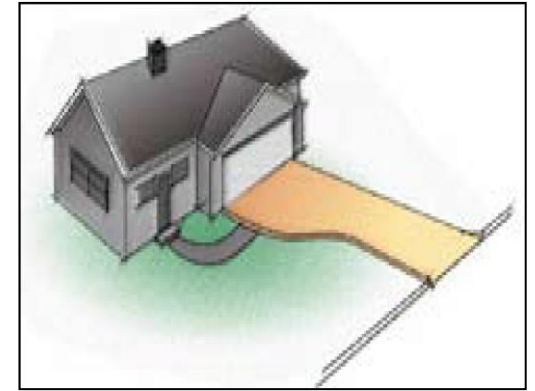
1. Avoiding wider-than-necessary traditional driveways
2. Using porous driveway materials, such as porous paver blocks and products like grasscrete, for the driveway.
3. Constructing a “ribbon driveway” (basically two strips of pavement with grass in between).

At a Glance

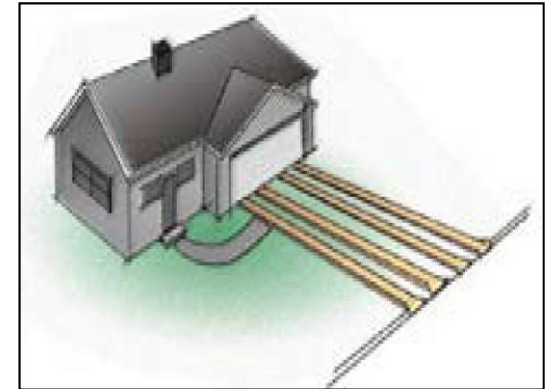
Driveways are a significant component of a community’s impervious surface coverage. To reduce impervious cover, driveways may be constructed from alternative materials.



Typical Driveway may be more impervious area than necessary.



Narrowed Driveway Entrance



Ribbon Driveway

Resources

- www.cityofmlt.com
- www.mutualmaterials.com
- www.invisiblestructures.com
- Trendset Concrete: 425.486.2192
- Terrazo and Stone: 360.659.4477

What's Required for Driveways?

The City of Mountlake Terrace has requirements for off-street parking of vehicles in residential areas.

- **Vehicles must be parked on an improved surface, such as asphalt, concrete, or grasscrete.** (Exception: In a side or rear yard, up to two recreational vehicles can be parked on a maintained grass-type surface.)
- If a new driveway or parking pad is needed, a **permit** must be obtained first. You can obtain a permit application from City Hall or from the City's website at www.cityofmlt.com.
- **No more than 2 RVs** can be parked on a residential property; RVs parked in the front yard cannot extend into the public right-of-way.

What if I need more information?

More information on Driveway Standards can be found by going to the City website, www.cityofmlt.com/173. You may also contact a City Civil Engineer at 425.776.1161 or come to City Hall.

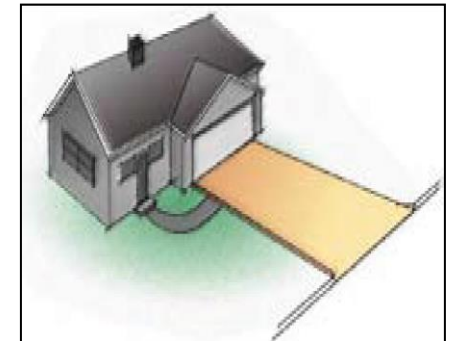


For more information contact
Phone 425.744.6267
PermitSpecialist@ci.mlt.wa.us
www.cityofmlt.com



City of Mountlake Terrace
Community and Economic Development
PO Box 72
Mountlake Terrace, WA 98043

DRIVEWAY STANDARDS AND OPTIONS



*This brochure is not intended to cover all situations
nor to replace any code provision that may apply
and may differ or conflict with this information.
Contact City staff to discuss your specific project.*
