

Pickens County

Development Feature/Standard	PICKENS COUNTY		CENTRAL		CLEMSON		EASLEY		LIBERTY		PICKENS (CITY)	
	Measure	Points	Measure	Points	Measure	Points	Measure	Points	Measure	Points	Measure	Points
<b>Street Width</b> (19 points)												
Minimum pavement width in low-density residential development (<22 = 2pts; <=20 = 4pts)	20-22 ft	4	20-22 ft	4	22-24 ft	2	24 ft	0	24 ft	0	20-22 ft	4
Cul-de-sac street minimum pavement width (<22 = 2 pts)	-	0	-	0	22 ft	2	-	0	-	0	-	0
Manufactured Home Park street minimum pavement width (<22 = 2pts)	20 ft	2	20 ft	2	-	0	-	0	-	0	20 ft	2
Alley minimum pavement width (residential/commercial) (<15 = 3 pts; <=20 = 1 pt)	-	0	-	0	16ft /30 ft	1	0/18 ft	1	0/18 ft	1	-	0
Residential alleys permitted? (yes = 2 pts)	-	0	-	0	Yes	2	No	0	No	0	-	0
Collector street minimum pavement width (<24 = 3 pts)	-	0	-	0	28 ft	0	28 or 40 ft	0	28 or 40 ft	0	-	0
Curb radii for residential streets (<20 = 1 pt; <=15 = 3 pts)	-	0	-	0	-	0	-	0	-	0	-	0
<b>Right-of-Way Width</b> (5 points)												
Minimum ROW width for residential street? (<45 = 3pts; <=50 = 1 pt)	50 ft	1	50 ft	1	50 ft	1	50 ft	1	50 ft	1	50 ft	1
Utilities allowed under paved section of street? (yes = 2 pts)	Yes	2	Yes	2	Yes	2	Yes	2	Yes	2	Yes	2
<b>Cul-de-Sacs</b> (9 points)												
Minimum radius allowed for cul-de-sacs? (<=35 = 3 pts)	40 ft	0	40 ft	0	35 ft	3	40 ft	0	40 ft	0	40 ft	0
Can landscaped island be created within cul-de-sac? (yes = 3 pts)	No	0	No	0	-	0	Yes	3	Yes	3	No	0
Are alternative turnarounds such as "hammerheads" allowed? (yes = 3 pts)	No	0	No	0	Yes	3	No	0	No	0	No	0
<b>Vegetated Open Channels/Swales</b> (4 points)												
Are open channels/swales allowed for some residential streets? (yes = 3 pts)	Yes	3	Yes	3	No	0	No	0	No	0	Yes	3
Design criteria for swales (dry swales, biofilters, or grass)? (yes = 1 pt)	Yes	1	Yes	1	n/a	0	Yes	1	Yes	1	Yes	1
<b>Parking Ratios</b> (18 points)												
Minimum parking ratio for professional office building (per 1000 sf) (<=3 = 4 pts; <= 4 = 2 pts; <5 = 1 pt)	3.3	2	5	0	4	2	2.9	4	5	0	3.3	2
Minimum parking ratio for shopping centers (per 1000 sf) (<=3 = 4 pts; <= 4 = 2 pts; <5 = 1 pt)	4	2	5	0	5	0	5	0	5	0	4	2
Minimum parking ratio for multifamily dwellings (per unit)? (<2 = 3 pts)	1.5 or 2	3	1.75 spaces	3	1.25-2.25+	3	1.75	3	1.75	3	1.5 or 2	3
Are parking requirements set as maximums? (yes = 4 pts)	No	0	No	0	No	0	No	0	No	0	No	0
Are parking requirements reduced/waived in CBD? (yes = 3 pts)	No	0	Yes	3	Yes	3	Yes	3	Yes	3	No	0
<b>Shared Parking</b> (6 points)												
Is shared parking allowed? (yes = 3 pts)	Yes	3	Yes	3	No	0	Yes	3	Yes	3	Yes	3
What percentage of parking may be shared? (100% = 3 pts; <= 100% = 1 pt)	up to 50%	1	100%	3	0%	0	100%	3	100%	3	up to 50%	1
<b>Parking Lot Design</b> (10 points)												
What is the minimum stall width for a standard parking space? (<=9 = 1 pt)	8.5-9 ft	1	9 ft	1	9 ft	1	9 ft	1	9 ft	1	8.5-9 ft	1
Minimum width for 2 rows of parking and drive aisle? (<=60 = 3 pts)	60-64 ft	1	64 ft	0	60 ft	3	64 ft	0	64 ft	0	60-64 ft	1
Smaller dimensions allowed for compact cars? What % of spaces? (yes = 3 pts)	Yes; 30%	3	No	0	Yes; 25%	3	No	0	No	0	Yes; 30%	3
Are pervious materials allowed/required for parking areas? (req'd: 3 pts; allowed: 1pt)	Allowed; <= 25%	1	Allowed	1	Allowed	1	No	0	No	0	Allowed; <= 25%	1
<b>Parking Lot Landscaping</b> (17 points)												
Parking lot landscaping required? (yes = 3 pts)	No	0	No	0	Yes	3	Yes	3	No	0	No	0
Applicability of above (new lot and/or expanded lots) (all= 4pts; <= 15 spaces = 2 pts; >15 spaces = 1pt)	n/a	0	n/a	0	All new, expanded or rebuilt lots	4	New; >= 20 spaces	1	n/a	0	n/a	0
Required planting areas (<1 tree /10 spaces = 4pts; <= 1/15 = 2 pts; >1/15 = 1pt)	n/a	0	n/a	0	10% of area; 1 tree/40 feet	1	5% of lot	1	n/a	0	n/a	0
Are planting areas required to be curbed? (no = 3 pts)	n/a	0	n/a	0	No	3	No	3	n/a	0	n/a	0
Bioretention or other stormwater practices required/ encouraged? (yes = 3 pts)	No	0	No	0	No	0	No	0	No	0	No	0
<b>Sidewalks</b> (9 points)												
Are sidewalk requirements context sensitive? (yes = 1 pt)	Yes; only w/in 1 mile of schools	1	Yes; only w/in 1 mile of schools	1	Yes; based on street type	0	Yes; >= 2 dua only	1	Yes; >= 2 dua only	1	Yes; only w/in 1 mile of schools	1
Planting strips required between sidewalk and curb? (>= 6 ft = 4 pts; < 6 ft = 2pts; <4 ft = 1pt)	No	0	No	0	Optional; 3 ft	0	Req'd; 3 ft	1	Req'd; 3 ft	1	No	0
Are street trees required in the planting strip? (yes = 3 pts)	No	0	No	0	No	0	No	0	No	0	No	0
Can alternate pedestrian networks be substituted for sidewalks? (yes = 1 pt)	No	0	No	0	No	0	Yes	1	Yes	1	No	0
<b>Driveways</b> (7 points)												
Pervious paving material for residential driveways (required = 3 pts; allowed = 1 pts)	-	0	-	0	Allowed	1	-	0	-	0	-	0
Residential front setbacks (minimum) (< 20 = 4 pts; <=20 = 2pts)	30-40 ft	0	15-40 ft	4	25 ft	0	20-40 ft	2	15-35 ft	4	30-40 ft	0
<b>TOTAL POINTS</b> (104 points)		<b>31</b>		<b>32</b>		<b>44</b>		<b>38</b>		<b>28</b>		<b>31</b>