

# Dead-Ends - Maximum Length

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*What is the maximum length of a cul de sac or dead end road?*

**Issue Overview** Most municipalities list a maximum length for dead end streets in feet. Some municipalities also list the maximum length in terms of the number of lots the street can serve. A few municipalities prohibit or discourage dead end roads, in general. Several municipalities list two separate maximum lengths. The first is the general requirement, while the second is longer for subdivisions meeting certain requirements such as sprinkler installation. Some municipalities vary the requirements according to the road classification.

A requirement of 500 - 600 feet is standard in many municipalities because fire hydrants historically were placed at the entrance to the road and fire trucks carried 600-foot hose line.

**Research Coding** The answer is usually found in a section called "dead end roads" or "cul-de-sacs". The subdivision regulations also sometimes list the maximum length in a table of road design standards.

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**Abington** *What is the maximum length of a cul de sac or dead end road?*

**600 feet** The Rules and Regulations Governing the Subdivision of Land in the Town of Abington, Section IV(B)(6) (amended 2001) states that, "Dead-End Streets: (a) shall not exceed 600 feet in length, and (b) shall be provided with a turn-around having a property line diameter of at least 200 feet. The turn-around centers shall be crowned, loamed, seeded and planted with trees and shrubs."

**Acton** *What is the maximum length of a cul de sac or dead end road?*

**Not permitted** Town of Acton Subdivision Rules and Regulations

SECTION 8 DESIGN STANDARDS  
8.1 STREETS

8.1.16 DEAD-END STREETS are not permitted.

8.1.17 Residential SINGLE ACCESS STREETS other than DEAD-END STREETS, whether temporary or permanent, shall not be longer than 500 feet. No waiver will be granted unless the following conditions are met, in which case SINGLE ACCESS STREETS can be as long as 1500 feet:

8.1.17.1 Condition 1: The SUBDIVISION is an Open Space Development, a Planned Conservation Residential Community, or a Planned Unit Development as defined in the Acton Zoning Bylaw. In such case, the 500 foot SINGLE ACCESS STREET limit shall not apply to a conceptual plan drawn for the purpose of determining the maximum number of building LOTS as required in the Acton Zoning Bylaw.

8.1.17.2 Condition 2: An open space buffer is provided along that portion of any existing public STREET upon which the proposed SUBDIVISION had frontage 'as of February 6, 1990. The open space buffer shall have a minimum depth of 300 feet. There shall be no buildings or structures within the open space buffer.

8.1.18 A CUL-DE-SAC STREET turnaround shall be designed in one of the two following ways:

8.1.18.1 A loop turnaround which shall be offset in relation to the STREET to form a 'q' whereby the STREET intersects with itself in a

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90 degree angle as shown in the drawing below.

- a) The centerline diameter in the loop turnaround shall be at least 100 feet.
- b) The sideline diameter of the loop turnaround shall be selected to provide a constant shoulder width throughout the entire STREET, except that at the intersection the shoulder width may vary to meet other requirements of these RULES.
- c) There shall be no more than two driveways or common driveways accessing the loop turnaround.
- d) A loop turnaround shall feature a landscaped center island encircled by a sloped granite curb. The topography of the center island shall be convex in shape to prevent pooling of water and shall be landscaped in the following manner:
  - I) Within a distance of 6-8 feet from the edge of the curb the area should be smooth, loamed to a depth of six inches, and planted with perennial turf grasses.
  - II) The balance of the island shall have a highly varied topography and shall be planted with nursery grown stock, planted in accordance with the standard planting detail sheets in the appendix, and shall include a mixture of tallgrowing deciduous shade trees and smaller deciduous ornamental trees. The ground surface of this area shall be planted with turf grass, meadow grass mix or hardy, non-invasive, low-maintenance ground cover. (Refer to appendix for planting details, required spacing, minimum caliper size of trees and for suggested plant species.)

## Amesbury

### What is the maximum length of a cul de sac or dead end road?

**750 feet + 100**

Amesbury Subdivision Rules and Regulations March 5, 2002. 7.09.D.3

3. The length of a dead-end street or cul-de-sac shall not exceed 750 feet, as measured from the first point of curvature of the cul-de-sac loop to the right of way line of the intersecting roadway, unless a greater length is deemed desirable by the Planning Board, because of topography or other local conditions. For the purposes of this Section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street.

4. Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred feet (100'), and a property line diameter of at least one hundred and twenty feet (120') unless otherwise specified by the Planning Board. The width of the paved surface in the cul-de-sac loop shall be thirty feet (30'). The cul-de-sac shall include the placement of a circular landscaped island with a radius of twenty feet (20') at the center of the turn-around, if the dead-end street is not intended to connect with another street at some future point in time. The unpaved area of all cul-de-sacs must be landscaped with low maintenance trees and shrubbery.

## Andover

### What is the maximum length of a cul de sac or dead end road?

**1,000 feet, 20 lots**

According to the Code of the Town of Andover, Part II, Article XIII, Section VI(C)(4)(a)(Amended 2003):  
"Cul-de-sac streets shall not exceed 1,000 feet in length nor serve more than 20 lots or dwelling units, whichever is the lesser."

## Ashland

### What is the maximum length of a cul de sac or dead end road?

**500 feet**

Rules & Regulations Governing the Subdivision of Land in the Town of Ashland, Section 344.12(G)(2):  
"Dead-end streets and their extensions shall not be longer than five hundred (500) feet. (Approved on April 26, 2001)."

**Attleboro**

*What is the maximum length of a cul de sac or dead end road?*

**No more than 12 lots**

Rules and Regulations Governing the Subdivision of Land City of Attleboro SECTION VI: DESIGN STANDARDS  
§6.1 STREET LOCATION AND ALIGNMENT:  
j. Dead End Streets: No more than twelve (12) lots shall be permitted along a dead-end street unless necessitated by topography, or necessitated by other unique situations, and with the approval of the Board.

[Rules and Regulations Governing the Subdivision of Land City of Attleboro - July 2001]

**Auburn**

*What is the maximum length of a cul de sac or dead end road?*

**800 feet**

"V.F.1(d) Dead-end streets shall be permitted as Minor Streets only. Any deadend street shall be provided with a circular turn-around at the end having an outside curb radius of not less than thirty-five (35) feet. A dead-end street shall not be more than eight hundred (800) feet in length."

Rules and Regulations governing the Subdivision of Land in the Town of Auburn

**Avon**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet, 12 lots**

Town of Avon RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND, 4.6

Dead-end streets: (a) shall not exceed 600 feet in length, and (b) shall be provided with a turn-around having a property line diameter of at least 100 feet, and shall not provide frontage to more than 2 lots, (c) shall not provide access to more than 12 lots.

Any easement obtained for turn-around purposes at the end of a temporary dead-end street shall terminate upon construction of an extension.

A 20 foot minimum easement shall be required at the end of cul-de-sacs to provide for continuation of pedestrian traffic and/or utilities to the next street, unless waived by the Board in writing.

**Ayer**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet + 100 feet turn-around**

" 4. Dead-End Streets:

a. Dead-end streets shall not be longer than five hundred feet (excluding turn around circle) unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

b. Dead-end streets shall be provided at the closed end with a turn-around having an outside paved road diameter of at least one hundred feet with a property line diameter of at least one hundred and twenty feet."

- Rules and Regulations Governing the Subdivision of Land, February 1966. Section IV.4

**Bedford**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Bedford Rules and Regulations Governing the Subdivision of Land, Section 5.2.4 (Revised 1990)

Section 5: Design Standards

5.2.4 Dead End Ways

5.2.4.1 Dead-end ways shall not be longer than five hundred (500) feet or shorter than one hundred feet, unless in the opinion of the Planning Board, a greater or lesser length is necessitated by topography or other local conditions.

5.2.4.2 Dead-end ways shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred (100) feet, and a property line diameter of at least one hundred and twenty (120) feet. At the discretion of the Planning Board, a paved, back-up strip (tee) may be specified.

5.2.4.3 Dead-end ways ending at a turnaround shall be provided by the developer with "Dead End" signs suitable to the Department of Public Works.

**Bellingham**

*What is the maximum length of a cul de sac or dead end road?*

**Serving no more than 12 dwelling units**

Town Planner confirmed that length is measured by number of dwelling units rather than footage (see below).

Section 21 - Definitions

DEAD-END STREET: A street, extension of a street, or system of streets connected to other streets only at a single point.

423. Dead-end streets.

4231. Dead-end streets shall provide access to no more than twelve (12) potential dwelling units, unless, in the opinion of the Board, serving a greater number is necessitated by topography or other local conditions, and shall be no shorter than one hundred (100) feet measured from the center of the turn-around to the intersecting street side line.

4232. Dead-end streets shall be provided at the closed end with a cul-de-sac having pavement diameter of one hundred (100) feet and property line diameter of one hundred twenty (120) feet, or an alternative turnaround designed for a vehicle of thirty (30) foot length, eight (8) foot width, and having an outside turning radius of fifty-seven (57) feet.

Bellingham Subdivision Rules and Regulations (effective on and after March 7, 1990)

**Berkley**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

4. Dead-end Streets (Cul-de-sac)

a.) Dead-end streets shall not be longer than five hundred (500) feet, unless, in the opinion of the Planning Board, a greater length is necessitated by topography or other local conditions. The five hundred (500) feet shall be measured from the beginning of the proposed roadway to the center of the radius of the cul-de-sac.

b.) Dead-end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least one hundred (100) feet, and a property line diameter of at least one hundred and fifteen (115) feet with a maximum of one hundred twenty (120) feet.

c.) The central portion of a cul-de-sac or loop may not contain house lots. ...

Information from:

RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND, Ordinance for Town of Berkley, MA (Subdivision 4/6/00 current 4/6/01)at: ordinance.com

**Berlin**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Berlin, SUBDIVISION RULES AND REGULATIONS

SECTION IV. DESIGN STANDARDS B. Streets

5. Dead-end Streets

a. Dead-end streets shall not be longer than five hundred feet (500') unless in the opinion of the Planning board such greater length is necessitated by topography or other local conditions.

b. Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred feet (100'), and a property line diameter of at least one hundred and twenty feet (120') unless otherwise specified by the Planning Board.

[Town of Berlin, SUBDIVISION RULES AND REGULATIONS - 2001] rules obtained from: ordinance.com

**Beverly**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

According to the Rules and Regulations Governing the Subdivision of Land in the City of Beverly, Section IV(A)(5)(a), "[f]or the purpose of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than five hundred feet (500') (measured between the sideline of the intersecting street and the center of the turn-around) unless in the opinion of the Board, a greater length is necessitated by topography or other local conditions."

**Billerica**

*What is the maximum length of a cul de sac or dead end road?*

**1,700 feet**

Town of Billerica, Subdivision Rules and Regulations, Section 6(a)(5), Adopted 1996.

"5. Dead-End Street Systems

(a) No dead-end street shall be less than one-hundred eighty-five (185) feet long measured to the center of the cul-de-sac or turnaround nor shall any dead-end street system have more than total of seventeen hundred (1700) feet measured to the center of the cul-de-sac or turnaround

(b) Where property adjacent to the subdivision is not yet subdivided provision shall be made for the proper extension of the street at such alignment as will allow for the appropriate extension to idle exterior boundaries of the subdivision.

(c) Dead-End Streets shall serve no more than eight houses unless provisions have been made for the continuation of the water main so as to eliminate a dead end main serving more than eight houses.

(d) Dead-End Street Systems shall serve no more than fifteen (15) lots based upon the frontage requirements of the particular zoning district.

(e) Dead-End streets shall be provided at the closed end with a turn-around with an outside road diameter of one-hundred (100) feet, and a property line diameter of not less than one hundred twenty (120) feet. The width of the paved roadway shall not be diminished at the turn-around. Minimum dead end turnarounds having one-hundred (100) foot diameters shall be completely paved."

## **Blackstone**

### *What is the maximum length of a cul de sac or dead end road?*

#### **500 feet**

Section 191-10. Streets.

C. Dead-end streets.

(1) Dead-end streets shall be no longer than five hundred (500) feet nor shorter than one hundred (100) feet, measured from the center of the turnaround to the sideline of the street providing two (2) means of access, unless, in the opinion of the Board a different length is necessitated by topography or other local conditions. [Revised 9-1-88]

(2) Dead-end streets shall be provided at the closed end with a cul-de-sac having pavement diameter of one hundred feet (100) and property line diameter of one hundred twenty feet (120), or an alternative turnaround designed for a vehicle of thirty (30) foot length, eight (8) foot width, and having an outside turning radius of fifty-seven (57) feet.

Definitions

DEAD-END STREET : A street, extension of a street, or system of streets connected to other streets only at a single point.

RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND, Town of Blackstone, MA (Adopted 1987, Subdivisions last amended 5/2/96) at: [www.ordinance.com](http://www.ordinance.com)

## **Bolton**

### *What is the maximum length of a cul de sac or dead end road?*

#### **500 feet**

5225. Dead end streets (cul-de-sac)

(a) Dead end streets (or streets connected to a throughway at only a single point, whether temporary or permanent) shall not be longer than 500 feet and not shorter than 250 feet measured from the centerline of the intersecting street, along the actual centerline of the cul-de-sac, to the center point of the cul-de-sac. Refer to cul-de-sac schematic in the appendix. A greater length requires a variance from the Bolton zoning by-law.

(b) Dead end streets shall provide (at the closed end) a turnaround having an outside roadway diameter of at least 100 feet and a property line diameter of at least 130 feet.

(c) The unpaved portion of a cul-de-sac shall have a minimum radius of 50 feet and shall be landscaped except where trees or shrubs exist, or where desirable natural features exist to be preserved. This cul-de-sac island shall be curbed as per section 6267(a).

## Boxborough

### What is the maximum length of a cul de sac or dead end road?

#### **500 feet (10 dwellings)**

The length of a dead-end street shall be measured along its centerline from the edge of the pavement of the intersecting through street to the midpoint of the circular turnaround. A dead-end street, shall not be longer than five hundred linear feet (500') in combined total length unless, in the opinion of the Planning Board, a greater length is necessitated by topography or other local conditions, excluding financial considerations, or there are clear and compelling benefits to the Town for granting a greater length. The number of dwelling units served by a dead-end street shall not exceed ten (10).

A fifty foot (50') right of way projection may be required by the Board at the end of the circular turnaround to provide for the continuation of the street. Such projections shall not be included in the measurement of a dead-end street.

Town of Boxborough Planning Board: Rules and Regulations Regarding the Subdivision of Land (Adopted 1954, Amended 2000)

## Boxford

### What is the maximum length of a cul de sac or dead end road?

#### **1,500 feet, 15 lots**

Rules and Regulations Governing the Subdivision of Land in the Town of Boxford, Article IV, Section 300-12(E):

"(2) Dead-end streets and their extensions, if any, shall not be longer than 1,500 feet from their origin to the furthest point and serve no more than 15 lots."

## Boylston

### What is the maximum length of a cul de sac or dead end road?

#### **500 feet or 6 lots**

TOWN OF BOYLSTON RULES & REGULATIONS GOVERNING THE SUBDIVISION OF LAND, 2004

#### SECTION VI - DESIGN AND CONSTRUCTION STANDARDS 6.2.0 STREETS

##### 6.2.6 Dead-End Streets

- a. Dead-end streets shall be defined as a way that does not connect to another existing public way at its end. This shall include, but not be limited to, ways, which are impassible due to the topography, wetlands, or other conditions and shall include so called "paper streets", which have not been improved.
- b. Dead-end streets shall be approved only in situations where connecting roads are not possible due to conditions such as topography and wetlands in order to maintain rural character and the capacity of major roadways for a larger population base. A deadend street, whether temporary or permanent, shall not serve more than six (6) lots nor have a pavement centerline length longer than five hundred (500) feet from the edge of pavement of the intersecting street to the dead-end street's most distant point unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. A dead-end street shall not access from an existing way that is a dead-end street unless the total number of lots on the existing way and the proposed subdivision road does not exceed a total of six (6) lots, excluding lots divided in accordance with MGL Chapter 41, Section 81P, (ANR).
- c. Dead-end streets shall be provided at the closed end with a turnaround having an outside street line diameter of at least one hundred and thirty-five (135) feet, a radius at the outer edge of traveled way of fifty-seven (57) feet and a landscaped island in the center with a diameter of fifty-eight (58) feet. The natural vegetation shall be maintained where possible; in areas that cannot retain the natural vegetation, a landscaping plan shall be provided for the cul-de-sac island.
- d. A dead-end street shall not have a pavement centerline grade of greater than two percent (2%) for the last one hundred (100) feet at the closed end.
- e. Temporary dead-ends shall similarly provide for a turnaround, which may be located in part on easements over lots so long as contractual assurance is provided that upon extension of the street, the terminated turnaround will be removed and replaced with loam and appropriate planting. The new Applicant shall remove the temporary turnaround upon placement of the binder course on the road extension. Provisions shall be made so that when a temporary dead-end street is extended, land in the cul-de-sac beyond the normal right-of-way width shall be deeded to the owners of the abutting lots.

**Braintree**

What is the maximum length of a cul de sac or dead end road?

**Type I - 400 feet,  
Type II - 800 feet**

For Type I streets (A minor street for providing access to individual parcels in areas zoned as Residence A and Residence B Districts) the maximum length of a dead end street with a turnaround is 400 feet. Without a turnaround, it can be only 50 feet. Without a turnaround, it is not allowed for Type II streets, but there is no maximum for Type III. With a turn around, it can be 800 feet for a Type II street, and there is no maximum for Type III streets.

**Bridgewater**

What is the maximum length of a cul de sac or dead end road?

**20 lots (1000  
feet - 1,400 feet)**

According to David Moore, Building Inspector, (10/04) the criteria for a dead end street is as follows:  
20 lots at 125' or 150' depending on the zone; around 1000' to 1400' depending on the layout and zoning district.

DEAD END STREET - A street, extension of a street, or system of streets connected to other streets only at a single point.

6. DEAD END STREETS

- (a) Shall not provide frontage for more than twenty (20) lots under zoning applicable at the time of submittal.
- (b) Shall be provided with a turn-around having a property line diameter of at least one hundred thirty (130) feet. There shall be a fifty-eight (58) foot island in the center of the turn-around. The turn around centers shall be loomed and seeded.
- (c) The board may require a roadway easement from the end of the dead end street to adjacent property if the potential for future connection exists.
- (d) Any easements obtained for turn around purposes at the end of a temporary dead-end street shall terminate upon construction of an, extension of this street. A contractual assurance shall be put in place that upon extension of the street the termination turn-around will be removed and replaced with loam and seeded.
- (e) A twenty (20) foot wide minimum easement shall be required at the end of a cul-de-sac to provide for continuation of pedestrian traffic and/or utilities to the next street or adjoining properties, unless waived by the board in writing.

Bridgewater Rules and Regulations Governing the Subdivision of Land (ordinance.com)

**Brockton**

What is the maximum length of a cul de sac or dead end road?

**700 Feet**

City of Brockton RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND  
SECTION IV DESIGN STANDARDS  
B. Streets  
5. Dead-End Streets

- a. Dead End shall not be longer than seven hundred (700) feet, unless in the opinion of the Board a greater length is necessitated by topography or other local conditions.
- b. Dead-end streets shall be provided at the closed end with a turn around having an outside roadway diameter of at least one hundred (100) feet and a property line diameter of at least one hundred twenty (120) feet unless otherwise specified by the Planning Board. NO "HAMMERHEAD" LAYOUTS WILL BE ALLOWED,

## Burlington

### What is the maximum length of a cul de sac or dead end road?

#### 10 lots

According to the subdivision regulations, "Permanent dead end streets shall serve no more than ten (10) lots of legal frontage." Researcher found in the zoning bylaw (Town of Burlington Zoning Bylaw, Section 5.2.0 (Adopted 1977, Amended 2003)) that the minimum frontage in the single family residential district is 100 feet.

Town of Burlington Rules and Regulations Governing the Subdivision of Land in Burlington, MA Section 10.4 (Adopted 1988, Amended 2002)

#### 10.4 Dead End Streets/Cul-de-sacs

Permanent dead end streets shall serve no more than ten (10) lots of legal frontage. Dead end ways that are approved must be provided with a turning circle having an outside layout radius of not less than fifty (50) feet, and a pavement radius of not less than forty (40) feet. A typical cul-de-sac layout design is provided in Appendix IV. The Planning Board, where appropriate to the needs of vehicular access and public safety, may specify a greater radius. Those dead end ways which shall eventually carry traffic to another way shall have a temporary turning circle having an outside pavement radius of not less than forty (40) feet. Areas within the temporary circle that may be abandoned or conveyed as part of an adjacent lot or continuation of the way, shall be appropriately designated and dimensioned as separate parcels of land. A note shall be added to the plan designating to which lot each parcel "will be added to and become a part of" upon extension of the way (MGL Chapter 41). Additionally, the plan shall provide notation that such parcels are not to be considered buildable by themselves, and that such parcels do not constitute the minimum lot area requirements for adjoining lots at the time of submission of the Definitive Subdivision Plan. The Planning Board may require, where appropriate, that a planted area be placed within the turning circle of a cul-de-sac. (See Section 10.13.)  
Amended March 17, 1994

## Canton

### What is the maximum length of a cul de sac or dead end road?

#### 1000 feet

Subdivision regulations list that the maximum length of a dead-end street in a residential subdivision is 1000 feet. Roger Nicholas, (8/18/04) said "1,200 feet."

Rules and Regulations of the Canton Planning Board Governing the Subdivision of Land in the Town of Canton, Massachusetts, Section 3.4.8 (Adopted 1998)

#### 3.4.8 Dead-End Streets

3.4.8.2 No subdivision street shall exceed the maximum length of a dead end street listed in Table 3.1

This requirement is confusing. Perhaps the regulations were supposed to state: "No dead end street shall exceed the maximum length of a subdivision street listed in Table 3.1."

Table 3.1 contains no reference to dead end streets. The table does include maximum street length requirements for Residential Lanes, Residential Streets, Non-Residential Streets, and Collector Streets. The maximum length for a Residential Street is 1000 feet. The maximum length for a Residential Lane is 500 feet.

Under definitions, researcher found that a Residential Lane is a street or way capable of being extended to provide access to a maximum of four dwelling units or that accommodates a maximum of 40 two way vehicle trips during 24 hours.

Residential streets provide access to a minimum of five and maximum of 49 dwelling units.

**Carlisle**

*What is the maximum length of a cul de sac or dead end road?*

**1,000 feet, 10 lots**

Town of Carlisle Rules and Regulations Governing the Subdivision of Land, Article III, Section 2:

D. Dead-end Streets

(1) No part of the street right of way shall be more than one thousand (1000) feet measured by the centerline from the point of closure referred to in the definition of a Dead-end Street in Article II, Section 1 of these Regulations and no Dead-end Street shall provide legal frontage for more than ten (10) building lots.

**Carver**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

Rules and Regulations Governing the Subdivision of the Land, Town of Carver (Adopted 1981, Amended 1991)

Table 2: Recommended Geometric Design Standards:

Dead-End Streets - Maximum Length

Collector Street: not permitted

Local Street: 600 feet

**Chelmsford**

*What is the maximum length of a cul de sac or dead end road?*

**10 lots**

Chelmsford Chapter 202 SUBDIVISION OF LAND

ARTICLE III Design Standards and Improvements

202-13. Streets

(6) Dead ends. Permanent dead-end streets (a street, extension of a street or system of streets connected to other streets only at a single point) shall not serve more than 10 lots unless, in the opinion of the Board, they are necessitated by topography or other local conditions. If dead-end streets are approved, a turnaround with a radius of at least 62.5 feet to the outside of the layout will be required. Temporary dead-ends shall similarly provide for a turnaround, which may be located in part on easements over lots so long as contractual assurance is provided that upon extension of the street the terminated turnaround will be removed and replaced with loam and planting.

**Chelsea**

*What is the maximum length of a cul de sac or dead end road?*

**No maximum listed**

No maximum listed

City of Chelsea Rules and Regulations Governing the Subdivision of Land, Section IV Design Standards.

7. Dead-end Streets

a. Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred feet (100') and a property line diameter of at least one hundred and twenty feet (120'). The Board may, when potential volume warrants, require a minimum outside roadway diameter of one hundred forty feet (140'), a property line diameter of one hundred sixty feet (160'), and the placement of a circular landscaped island with minimum radius of twenty feet (20') at the center of the turn-around, if the dead-

end street is not intended to connect with another street at some future point.

**Clinton**

*What is the maximum length of a cul de sac or dead end road?*

**800 feet**

Town of Clinton Subdivision Control Rules and Regulations (Adopted 1973)

4.1.8. Dead-End Streets

- a. For the purposes of this Section, any proposed street which intersects with a dead-end street shall be deemed to be an extension of the dead-end street.
- b. Dead-end streets and their extensions shall not be longer than eight hundred (800) feet unless, in the opinion of the Board a greater length is necessitated by topography or other local conditions. The Planning Board may require the construction of a divided roadway (with center island separating traffic flow) as a condition for approval of such streets in excess of five hundred (500) feet in length. No dead-end street shall be less in length than two and one half (2 1/2) times the lot frontage requirements for the zoning district in which it is located.
- c. streets shall be provided at the Dead-end closed end with a turn-around having an outside roadway diameter of at least One hundred (100) feet and a property line diameter of at least one hundred and twenty (120) feet. The turn-around or stub shall be located at the property line unless the Board approves otherwise. All turnarounds shall be constructed to the full outside diameter to the construction standards contained herein.
- d. The Board may require a roadway easement from the end of the dead-end street to adjacent property.

**Cohasset**

*What is the maximum length of a cul de sac or dead end road?*

**1,500 feet**

Cohasset Subdivision Rules and Regulations, Section V(B)(6) (Last Amended 2001).

"6. Dead End Streets

Dead end streets shall not be longer than one thousand five hundred feet as measured by street stationing.

The paved area of temporary or permanent cul-de-sacs shall have an outside radius not less than 50'. Cul de sac stationing shall loop around the cul-de-sac 20' or other approved distance off the street sideline and rejoin the roadway stationing at the beginning of the cul de sac."

**Concord**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

According to the Concord Subdivision Rules and Regulations, Section 6.8.1 Table 1A Minimum Design Standards for Local Streets, the maximum length allowed for a cul de sac is 600 feet.

**Danvers**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

According to Planning Board Rules and Regulations Governing the Subdivision of Land in Danvers, Massachusetts, Section V(B)(4) (adopted 1979), "[d]ead end streets will be limited to a length of six hundred (600) feet in order not to have dead-end water main stubs of greater length than this."

**Dedham**

*What is the maximum length of a cul de sac or dead end road?*

**1,000 feet**

According to table 3-1, the maximum length of a dead end street for a residential street is 1,000 feet.

\*\*\*

3.4.8 Dead-End Streets

a No subdivision street shall be less than two hundred fifty (250) feet in length.

b No subdivision street shall exceed the maximum length of a dead end street listed in Table 3-1.

c No subdivision street shall connect to or extend a system of dead end streets exceeding the maximum length of a dead end street listed in Table 3-1.

d No dead end street or system of dead end streets shall be created or extended to provide frontage for more than twenty potential dwelling units in accordance with applicable provisions of the Dedham Zoning By-Law in effect at the time of application.

e The Point of Beginning of a Dead End Street or a System of Dead End Streets is a point at the intersection of the centerline of the side road with the centerline of a through public way from whence there are two or more distinct vehicular access routes to the general roadway network of the Town. To be considered as a distinct vehicular access route, roadway centerlines shall be separated by a minimum of 250 feet.

f The length of a dead end street shall be the distance measured along the roadway's centerline extending from the Point of Beginning of the Dead End Street to the terminus of the road. The terminus of the road is the center of the cul-de-sac, or if no cul-de-sac is provided, is the end of pavement.

g The length of a system of dead end streets shall be the cumulative distance measured along the intervening segments of all roadway centerlines extending from the Point of Beginning of the System of Dead End Streets to the terminus of the road. The terminus of the road is the center of the cul-de-sac, or if no cul-desac is provided, is the end of pavement.

h To ensure that a dead end street or system of dead end streets is not further extended, the Board may require the applicant to provide a covenant running with 3 -- 14 03/19/2002

the land, a dedicated reserve strip, or other acceptable legal instrument to the benefit of the Town prohibiting further extensions of the roadway.

**Dighton**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

Town of Dighton Rules and Regulations Governing the Subdivision of Land

"4250. Dead-end Streets.

4251. A dead-end street, whether temporary or permanent, shall not have a centerline length in excess of 600 feet from the traveled edge of the street providing egress, to the furthest traveled edge of the dead-end street, unless the Board specifically waives this provision due to unusual topography or other conditions.

4252. A dead-end street shall not have a grade in excess of three (3) percent for the last one hundred (100) feet of its closed end.

4253. Dead-end streets shall be provided at the closed end with a cul-de-sac having a minimum radius of fifty-seven (57) feet and a maximum radius of sixty-eight (68) feet.

4254. Temporary dead-end streets shall also provide the turn-around set forth in Section 4253, which may be located in part on easements over lots, so long as contractual assurance is provided that upon extension of the street in question, the turn-around shall be removed and replaced with proper plantings and landscaping. Turnarounds shall permit maneuvering without backing.

4255. Only lanes may be permitted to be dead-end streets.

4256. Permanent dead-end water mains shall not be allowed. Easements shall be provided where necessary to allow for extension or looping of mains through subsequent development."

## **Douglas**

### *What is the maximum length of a cul de sac or dead end road?*

#### **500 feet**

Town of Douglas Rules and Regulations Governing the Subdivision of Land (Adopted 1975, Amended 1998)

#### SECTION IV: DESIGN STANDARDS

##### A. Streets

##### 4. Dead-End Streets

a. Dead-end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

b. Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred (100) feet, and a property line diameter of at least one hundred and twenty (120) feet.

c. Through streets indicated on the plan, that are not constructed to provide through traffic, shall provide for temporary turnarounds to be approved by the Board, or its agent, before any houses on such streets shall be occupied.

d. Any easement in a turn-around other than an easement appurtenant to a lot abutting the turn-around shall terminate upon the approval and recording of a plan showing extension of said way, except in such portion of said turn-around as is included in said extension, and upon the recording of a certificate by the Board of the construction of said extension.

## **Dover**

### *What is the maximum length of a cul de sac or dead end road?*

#### **Not allowed**

According to Town of Dover Code, Part III, Chapter 248, Article V, Section 248-12(E), "Dead-end streets are not permissible except in extraordinary circumstances. If such circumstances exist, a waiver will be required. For any dead-end street allowed, a turnaround with an outer curb radius of 45 feet and a landscaped, ellipse-shaped center shall be required. Layout and engineering shall be determined on a case-by-case basis."

## **Dracut**

### *What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Dracut Rules and Regulations Governing the Subdivision of Land

Section V, B, 1, o. Cul-de-sac streets, whether temporary or permanent, shall not be longer than 500 feet, unless otherwise approved by the Board, and shall be paved as described in Design Standards, having a turnaround with an outside roadway diameter of at least 150 feet, and a sideline diameter of at least 130 feet.

**Dunstable**

What is the maximum length of a cul de sac or dead end road?

**600 feet**

"5. Dead End Streets

- a) Dead-end streets shall serve no more than six (6) lots based upon the minimum frontage requirements of the particular zoning district nor be longer than six hundred (600) feet from the beginning to the outside of the turn-around.
- b) Dead-end streets shall be provided, at the closed end, with a turn-around with an outside roadway diameter of one hundred (100) feet and a property line diameter of not less than one hundred twenty (120) feet. The width of the paved roadway shall not be diminished at the turn-around."

- "Rules and Regulations the subdivision of land in Dunstable, Massachusetts, Revised February 2003" Section IV.A.4 Street - Street design standards.

**Duxbury**

What is the maximum length of a cul de sac or dead end road?

**1,000 feet or 10 lots**

Town of Duxbury Rules and Regulations Governing the Subdivision of Land (as of 2004)

7.3.9 Cul-de-Sacs/Dead End Streets

- a) General - A cul-de-sac/dead end street shall not be more than 1000 feet in length, nor serve more than ten (10) lots. The length of cul-de-sacs/dead end streets shall be measured beginning from the edge of the traveled way of the through street to the center of the circular turnaround along the center line of the road.

**East Bridgewater**

What is the maximum length of a cul de sac or dead end road?

**900 feet**

Town of East Bridgewater Subdivision Rules and Regulations, Section 4(b)(6) (Last Amended 2001).

"6. DEAD - END STREETS

Dead-end streets shall not be longer than nine hundred (900) feet and shall be provided at the closed end with a turn-around having an outside roadway diameter as required in SECTION 4.B.4. The center of the turn-around shall be a landscaped area or naturally vegetated. A Hammer Head turnaround or other such design may be used where possible."

**Easton**

What is the maximum length of a cul de sac or dead end road?

**1,200 feet**

According to the Town of Easton Subdivision Rules and Regulations, Table 2, Geometric Design Standards: 600 feet for minor residential streets and 1200 feet for major residential streets.

**Essex**

*What is the maximum length of a cul de sac or dead end road?*

**1,200 feet**

The Land Use Ordinance of Essex  
ESSEX COUNTY, MASSACHUSETTS  
RULES AND REGULATIONS RELATIVE TO SUBDIVISION CONTROL

Section 7: General Requirements and Design Standards For All Subdivision Plans  
7.02 Streets and Ways

2. Street Location and Alignment

- i. Every dead-end street (whether a cul-de-sac, teardrop or other variation) shall not exceed 1,200 feet in length.
- j. Every dead-end street shall have a turnaround designed to accommodate vehicles according to the attached Appendix B. A circular turnaround shall have an outside roadway diameter of at least 100 feet.

4. Table of Geometric and Other Standards for Streets

c. Dead-end streets:

- 1. Width of right of way, 44 feet.
- 2. Length, not more than 1,200 feet.
- 3. Diameter of turn-around at enclosed end:
  - (a) Property line, minimum, 125 feet.
  - (b) Pavement, minimum, 100 feet.

**Everett**

*What is the maximum length of a cul de sac or dead end road?*

6/15/04 Phone conversation with Al Spaulding (394-2223), he stated that there was no maximum length. This was confirmed by Julius Ofurie (394-2250) in Engineering who added that he would estimate lengths between 200-500 feet, but that Everett has no minimum or maximum.

**Foxborough**

*What is the maximum length of a cul de sac or dead end road?*

**800 feet**

Town of Foxborough Subdivision Rules and Regulations, Section 5.03 (Date Not Listed).

SECTION 5.03 DEAD END STREET REQUIREMENTS

- A. A dead end street is a street which does not allow through traffic.
- B. Any proposed street which intersects solely with a dead end street (existing or proposed) shall be deemed to be an extension of the dead end street (existing or proposed).

C. A street shall not be looped or circle back onto itself unless another access is provided off of it connecting with a through street which shall allow egress from the subdivision at a separate location than the access.

D. Dead end streets shall be measured from the edge of the layout line of the street where the dead end Initiates to the end of the pavement in the cul-de-sac. This distance shall not exceed eight hundred (800) feet. An extension of the layout beyond this 800' may be approved; and may be used to obtain legal frontage as approved by the Board.

E. Dead end streets require cul-de-sacs with a minimum layout diameter of one hundred ten (110) feet, and must be laid out for future extensions where applicable. A circular area with a radius of not less than forty two (42) feet from the center of the layout shall be excavated, prepared and paved.

1. In a cul-de-sac with the minimum radius of 42' the Center Island shall not exceed 20' in radius.

2. The applicant shall leave the island area within the cul-de-sac in its natural state or shall propose a landscaping plan of trees and shrubs that will not require maintenance."

## **Framingham**

### *What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Framingham  
Subdivision Rules and Regulations (Ordinance.com)

Section VII. Design Standards And Specifications  
B. Streets  
Table 1 Street Design Minimum Standards

Dead-End Streets

Maximum length 500 feet

Minimum length 225 feet

Maximum radius of Cul-De-Sac:

Street Sideline Radius 70 feet

Minimum radius of Cul-De-Sac:

Street Sideline Radius 60 feet

Curb Radius 45 feet

Island Radius 20 feet

## **Franklin**

### *What is the maximum length of a cul de sac or dead end road?*

**600 feet**

Franklin Subdivision Rules and Regulations, Section 300.9 (Last Amended 1999).

"E. Dead-end streets.

(1) Dead-end streets shall be provided at the closed end with a turnaround capable of serving a vehicle of a thirty-foot length and having an outside turning radius of fifty-seven (57) feet. The right of way radius will be sixty (60) feet, the pavement radius fifty (50) feet and all pavement will be kept within the right of way.

Other. Dead-end streets shall serve no more than twelve (12) dwelling units and shall be no longer than six hundred (600) feet and having a minimum length of two hundred (200) feet, measured from the center of the turnaround to the side line of the closest, connecting through street.

(2) Through streets. Through streets indicated on the plan that are not constructed to provide through traffic shall provide for paved temporary turnarounds suitable for snowplowing purposes, to be approved by the Board, before any houses on such streets shall be occupied."

**Freetown**

What is the maximum length of a cul de sac or dead end road?

**750 - 1,500 feet**

Normally 750', but up to 1,500'. Footnote on chart says:

"(5) For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than seven hundred and fifty feet (750'). A dead-end street and their extensions, if any, may be constructed up to a length, but no longer than one thousand, five hundred feet (1500') as long as it's constructed to the standards of a Secondary street."

-Rules and Regulations governing the subdivision of land in the Town of Freetown, Section IV, Table 1 and footnotes.

**Georgetown**

What is the maximum length of a cul de sac or dead end road?

**500 - 1,000 feet,  
depends on  
district**

Town of Georgetown, CHAPTER 365 SUBDIVISION REGULATIONS, ARTICLE V Contents of Definitive Plan Section 365-37. Design standards.

D. Dead-end streets shall terminate in a turnaround with a diameter of at least one hundred sixty (160) feet to the outside of the layout of the street. They shall have a four-foot wide sidewalk and a six-inch curb on the outside with a three-foot planting strip next to the sidewalk. If the center is larger and unpaved, the sidewalk may go through the center with the permission of the Board. A separate design plan shall show catch basins and drainage and erosion control program. The pavement shall slope to the inside. No dead-end street or complex of streets connected to a dead-ended street shall exceed a sum of five hundred (500) feet in the RA District, eight hundred (800) feet in the RB District and one thousand (1,000) feet in the RC District in total length measured from the center line of the through way. For street layouts falling in two (2) districts, the more restrictive length applies.

**Gloucester**

What is the maximum length of a cul de sac or dead end road?

**600 feet**

Gloucester Rules and Regulations Governing the Subdivision of Land (Adopted 1960, Amended 1998)

Section

4.3.4 Dead-End Streets

a. Where in the opinion of the Planning Board through streets are not needed for adequate fire protection and traffic circulation, dead-end streets may be used. Said streets shall not exceed six hundred (600) feet in length.

**Grafton**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Grafton Rules and Regulations Governing the Subdivision of Land, 1998

4.1.6 Dead End Streets

4.1.6.1 Dead end streets shall be discouraged by the Board, except where such streets create frontage for lots in excess of minimum area requirements of the Zoning By-Law and which are served by minor streets or common driveways.

4.1.6.2 The length of dead end streets shall be measured from the right-of-way line of the intersecting street to the center of the turnaround.

4.1.6.3 However, if they are necessary for subdivisions with minor streets or common driveways, dead end streets and their extensions or segments, if any, shall not be shorter than one hundred fifty feet (150), nor longer than five hundred feet (500).

4.1.6.4 In the unusual event that topography or other site conditions justify a dead end street longer than five hundred feet (500), and where there is a substantial public or conservation benefit to be achieved, the Planning Board may relax these standards. Any waiver request regarding this provision shall require the Board to specify the particular public and/or conservation benefit to be realized, and shall be referred by the applicant to the Police Chief, Fire Chief, Director of Public Works and Conservation Commission for their review and comment on this specific issue prior to the Board's action on such request.

4.1.6.5 In the event a dead end street is allowed, the plans shall show a roadway easement from the end of the dead end street to adjacent property. Such easement shall be demonstrated to be reasonably developable in accordance with these regulations.

**Groton**

*What is the maximum length of a cul de sac or dead end road?*

**1,000 feet or 10 lots**

Town of Groton Subdivision of Land, Chapter 346 (Adopted 1983, Amended 1990)

~ 346-10. Streets.

E. Dead-end streets.

(1) A dead-end street, whether temporary or permanent, shall not serve more than 10 lots nor have a pavement center-line length longer than 1,000 feet from the edge of pavement of the intersecting street to the dead-end street's most distant point unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. A dead-end street shall not access from an existing way that is a dead-end street unless the total number of lots on the existing way and the proposed subdivision road does not exceed 12. See the Determination of Dead-end Street Length Detail.[5] [Amended 8-7-1997; 7-5-2000]

(2) Dead-end streets shall be provided at the closed end with a turnaround having an outside street line diameter of at least 150 feet, a radius at the outside edge of traveled way of 62 feet, a minimum pavement width of 24 feet within the cul-de-sac, and a landscaped island in the center. See the Cul-de-Sac Layout Detail.[6] The natural vegetation shall be maintained where possible; in areas that cannot retain the natural vegetation, a landscaping plan shall be provided for the cul-de-sac island. [Amended 7-5-2000]

(3) A dead-end street shall not have a pavement center-line grade of greater than 2% for the last 100 feet at the closed end.

(4) Temporary dead-ends shall similarly provide for a turnaround, which may be located in part on easements over lots so long as contractual assurance is provided that, upon extension of the street, the terminated turnaround will be removed and replaced with loam and appropriate planting. The new applicant shall remove the temporary turnaround upon placement of the binder course on the road extension.

346-3. Definitions.

STREET CATEGORIES:

B. DEAD-END -- A street or street system which has only one means of ingress from or egress to a collector or minor street.

## Groveland

### What is the maximum length of a cul de sac or dead end road?

**1,200 feet**

Town of Groveland Rules and Regulations Governing the Subdivision of Land (1998)

4.3.7.1

For greater convenience to traffic and more effective police and fire protection, permanent cul-de-sac streets shall, in general, be limited in length to one thousand two hundred (1200') feet.

Section II, Definitions

CUL-DE-SAC . A local street with only one outlet that terminates in a vehicular turn around having an appropriate terminal for the safe and convenient reversal of traffic movement.

ROAD, DEAD-END . A road or a portion of a road with only one (1) vehicular-traffic outlet that does not terminate in a vehicular turnaround. Dead-end roads shall not be permitted.

## Halifax

### What is the maximum length of a cul de sac or dead end road?

**1000 feet**

Town of Halifax, Subdivision Regulations, ARTICLE III Design Standards: Section 235-21. Streets.

E. Dead-end streets.

(1) Dead-end streets, whether temporary or permanent, shall not be longer than one thousand (1,000) feet unless, in the opinion of the Planning Board, a greater length is necessitated by topography or other local conditions.

(2) Dead-end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least one hundred twenty (120) feet.

## Hamilton

### What is the maximum length of a cul de sac or dead end road?

**500 feet**

SUBDIVISION REGULATIONS

Hamilton Planning Board

SECTION V DESIGN STANDARDS

C. Streets

5. Dead-end Streets

a. Dead-end streets, whether temporary or permanent, shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

b. Dead-end streets shall be provided at the closed end with a turnaround having an outside street line diameter of at least one hundred and twenty (120) feet, and the easement for such turn around shall terminate upon construction of an extension of such street.

**Hanover**

*What is the maximum length of a cul de sac or dead end road?*

**1,000 feet**

Rules and Regulations Governing the Subdivision of Land in the Town of Hanover

SECTION II GENERAL

A. Definitions

STREET, DEAD-END . A dead-end street is a way, or portion of a way, or a system of ways, which, if closed at any given point, vehicular access beyond said given point would not be possible by way of alternative roadway routes. The measurement of the length of a dead-end street shall be that maximum length of roadway beyond any such given point which, if closed, would prevent vehicular access or egress. In the case of a system of ways making up a dead-end street, the measurement of the length of a dead-end street shall be the total cumulative length of roadways beyond any such given point which if which, if closed, would prevent vehicular access or egress. In any event, the maximum length of a dead-end street shall not exceed that allowed in Section IV.A.5.a.

SECTION IV DESIGN STANDARDS

A. Streets

5. Dead-end Streets

a. Dead-end streets shall not be longer than one thousand (1,000) feet, unless in the opinion of the Planning Board such a greater length is necessitated by topography or other local conditions.

b. Dead-end streets shall be provided with a turn-around having an outside roadway diameter of one hundred and six (106) feet for minor streets and one hundred and ten (110) feet for major streets and with a way line diameter of one hundred and thirty (130) feet for minor streets and one hundred and forty (140) feet for major streets, unless otherwise specified by the Planning Board.

c. Turnarounds shall be provided with a central circular island of twenty-four (24) foot radius minimum. The paved roadway width around said circular island shall be twenty-nine (29) feet for minor streets and thirty-one (31) feet for major streets. The circular island shall have granite edging and be landscaped with low lying, low maintenance shrubs and other approved plantings and/or trees.

d. The centers of the turn-around and the central circular island shall be located on the extended centerline of the dead-end way.

**Hanson**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

THE RULES AND REGULATIONS OF HANSON PLANNING BOARD  
SECTION 6. DESIGN STANDARDS

DEAD END STREET

6.5.6 Dead end streets shall not be longer than 500 feet on centerline from the near line of intersecting through street to the end of the turnaround, and shall be provided at the closed end with a turnaround having an outside property line diameter of at least 120 feet.

**Harvard**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Code of the Town of Harvard, Chapter 130, Subdivision Control (Adopted 1970, Amended 1986)

§ 130-23. Street design.

E. Dead-end streets. Dead-end streets shall be provided with a turnaround (Figure 2) EN providing for one-way traffic in a counterclockwise direction. All lots shall be designed to conform to the Protective Bylaw both before and after any extension. Such streets shall be < 500 feet in roadway center-line length to the beginning of the turnaround except:

(1) As a section of an expected development of land in common ownership with the locus wherein, in the judgment of the Planning Board, the way will become continuous, with the order of development chosen to minimize the time and probability of discontinuity; or

(2)Where, in the judgment of the Board, a greater length is necessitated by topography or other local conditions.

## Haverhill

### What is the maximum length of a cul de sac or dead end road?

#### 800 feet

City of Haverhill Rules and Regulations Governing the Subdivision of Land, 2000

Section V, 5.1 Streets

Cul-de-sac - A local access street with only one vehicular ingress and egress that terminates in a vehicular turnaround having an appropriate terminal for the safe and convenient reversal of traffic.

Section V, 5.1 streets Cul-de-Sac Streets

a. Cul de Sac streets shall not be longer than eight hundred (800) feet. The length of a cul-de-sac street shall be measured from its intersection with the nearest through street along the road centerline for its entire length.

b. Cul de sac streets shall be provided at the closed end with a turnaround having an outside property line diameter of at least one hundred and twenty (120) feet.

c. Cul de sac streets may be longer than the required maximum length, if a greater length is necessitated by topography or other unique local considerations and if the Board makes a finding that all of the conditions listed below are met by the subdivision plan:

Dead-end - A street or portion of a street with only one vehicular traffic ingress and egress that does not terminate in a vehicular turnaround. Dead end streets in excess of 200 feet shall not be permitted.

## Hingham

### What is the maximum length of a cul de sac or dead end road?

#### 800 feet

Rules and Regulations Governing the Subdivision of Land in the Town of Hingham, Section 4 Design Standards

(4) Dead-End Streets

(a) Dead-end streets, excepting limited residential streets, shall not be longer than 800' in length.

A dead-end street shall be measured from the nearest point of multiple access and then along the centerline or centerlines of the street or streets to the furthestmost limit or limits of the right-of-way of the required turnaround. For the purposes of this regulation, the point of multiple access shall be the intersection of the dead-end street's centerline with the right-of-way limit of the intersected way or ways.

(b) Dead-end streets shall be provided at the closed end with a turnaround having an exterior line (way line) radius of at least sixty-five (65) feet, the roadway to have a radius of at least fifty-five (55) feet. An island of 30 feet in radius, suitably landscaped with grass, ground cover, trees, natural rock and/or elements blending with the surroundings shall be provided in the center of the turnaround. The island shall be enclosed with sloped granite curbing with 6" reveal from the roadway pavement. (See Figure 2 for Turnaround and Island Plan). An island shall not be required in a temporary turnaround; however, the turnaround shall be paved. When the dead-end street is extended, the turnaround easement shall terminate, and the applicant shall be required to remove, regrade, and restore the turnaround area to the satisfaction of the Planning Board.

**Holbrook**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Rules and Regulations Governing the Subdivision of Land Town of Holbrook, Section IV (A) 1.4, (Adopted, 1954, Amended 1998; from ordinance.com as of August 2004)

4. Dead-end Streets

- a. Dead-end streets shall be avoided whenever possible.
- b. Dead-end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.
- c. Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred (100) feet, and a property line diameter of at least one hundred and twenty (120) feet.

**Holden**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

"4. Dead-end Streets

a. Dead-end streets shall be no longer than five hundred (500) feet measured to the center of the cul-de-sac unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street.

b. Dead-end streets shall be provided at the closed end with a turn around or (cul-de-sac) having an outside diameter of at least one hundred (100) feet paved, and a right-of-way diameter of at least one hundred twenty (120) feet."

- Rules and Regulations Governing Subdivision of Land in Holden, Massachusetts. V.A.4

**Holliston**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Holliston Planning Board Subdivision Rules and Regulations, Section 5.2.4: "Dead-End Streets.

a) Permanent dead-end streets (a street, extension of a street, or system of streets connected to other streets only at a single point) shall not be the exclusive frontage for more than twelve (12) potential lots under zoning applicable at the time of submittal or extend for less than one hundred fifty feet (150') or more than five hundred feet (500') unless, in the opinion of the Board, such dead-end streets are necessitated by topography or other local conditions."

**Hopedale**

*What is the maximum length of a cul de sac or dead end road?*

## 500 feet

Town of Hopedale Rules and Regulations Governing the Subdivision of Land

### SECTION IV DESIGN STANDARDS

#### A. Streets

##### 4. Dead-End Streets

- a. Dead-end streets shall not be longer than 500 feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.
- b. Dead-end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least 100 feet, and a property line diameter of at least 120 feet.
- c. Consideration will be given to other forms of turnaround.

## Hopkinton

What is the maximum length of a cul de sac or dead end road?

## 500 feet

### RULES AND REGULATIONS

RELATING TO THE SUBDIVISION OF LAND (Adopted May 8, 2000, Amended through June 16, 2003)

#### 8.2.5 Dead Ends

- A. Dead end streets shall not be approved except where exceptional circumstances exist in the opinion of the Board. Exceptional circumstances may be: severe environmental conditions which render a through road detrimental to the environment, when such a through road complies with all other local and state regulations, including wetlands regulations; Open Space and Landscape Preservation Development.
- B. Dead end streets, permanently designed as such where exceptional circumstances exist in the opinion of the Board, shall not exceed 500 feet in length unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. Dead end streets within commercial and industrial areas shall be provided at the closed end with a turnaround having an outside pavement diameter of 90 feet and a property line diameter of 110 feet. Within residential areas, these diameters shall be 80 feet and 100 feet respectively.
- C. Circular turnarounds may provide a landscaped island in the center, subject to review and approval of the Board. The applicant shall submit a Landscape Plan for the central portion of turnaround. The island shall be designed to allow for proper emergency vehicle and snowplow access.
- D. A dead end street shall be defined as a street having one common means of ingress and egress from a through street. A dead end street shall not serve as access to another dead end street. The length of a dead end street shall be measured from its intersection with the nearest through street along the road centerline for its entire length.

## Hudson

What is the maximum length of a cul de sac or dead end road?

## 500 feet

Town of Hudson Rules and Regulations Governing the Subdivision of Land, 1993

#### 4.1.5. Dead-end Streets.

4.1.5.1. For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than five-hundred (500) feet unless the water system is looped or, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. Dead-end streets shall be measured from the right-of-way line of the intersecting street. If a dead-end street is longer than one-thousand (1,000) feet in a non-residential subdivision, the Board may require a divided roadway. No dead-end street or extension thereof shall be less in length than one and one-half (1-1/2) times the frontage requirement for the zoning district in which it is located, said length to be measured from the right-of-way line of the intersecting street to the outside diameter of the cul-de-sac (turn-around).

4.1.5.2. Dead-end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least one-hundred and ten (110) feet, and a property line diameter of at least one-hundred and twenty (120) feet unless otherwise specified by the Planning Board. The Planning Board may, at its option, require a minimum outside roadway diameter of one-hundred and forty (140) feet, a property line diameter of one-hundred and sixty (160) feet, if the dead-end street is not intended to connect with another street at some

future point in time. Where a future street is projected beyond the circle, the circle shall be designed in relation to such extension. The turnaround or stub shall be located at the property line of the subdivision, unless the Planning Board approves otherwise.

## Hull

### What is the maximum length of a cul de sac or dead end road?

#### 800 feet

The answer of 800' is from SECTION 4 DESIGN STANDARDS

B. Streets (or Ways) of the Subdivision Rules and Regulations. The regulations also make mention of dead-end minor streets which have a max length of 400'.

TOWN OF HULL RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND, 4.B.1(d) and 4.B.4 (1988, Current 3/27/01)

#### (4) Dead-End Streets

(a) Dead-end streets, shall not be longer than eight hundred (800) feet.

(b) Dead-end streets shall be provided at the closed end with a turnaround having an exterior line (wayline) radius of at least sixty-two (62) feet, the roadway to have a radius of at least fifty-five (55) feet. An island suitably landscaped with grass, ground cover, trees, natural rock and/or elements blending with the surroundings shall be provided in the center of the turnaround. The island shall be enclosed with vertical granite curbing with 9" reveal from the roadway pavement. (See Figure 2 for turnaround and island plan). An island shall not be required in a temporary turnaround; however the turnaround shall be paved. When the dead-end street is extended, the turnaround easement shall terminate and the applicant shall be required to remove, regrade, and restore the turnaround area to the satisfaction of the Planning Board.

(d) Dead-end minor Street. A street less than 400'in length ending in a turnaround and which intersects no other streets except at its origin, which may never serve more than 7 lots, which in the opinion of the Board is of such topography that its layout and design in accordance with the Minimum Design Standards for dead-end minor streets creates no risk to the public safety or convenience, and which the developer agrees will never be lengthened. The requirements of this Section shall be guaranteed by a covenant running with the land of the subdivision and each lot thereof. The Board will not entertain any request for waiver of the length limitation or design requirements for such a street.

## Ipswich

### What is the maximum length of a cul de sac or dead end road?

#### 600 feet

6.8 STREETS - DESIGN STANDARDS

6.8.1

Maximum length of a cul de sac for a lane is 450 feet.

Maximum length of a cul de sac for a court is 300 feet.

Maximum length of a cul de sac for a local road is 600 feet.

## Kingston

### What is the maximum length of a cul de sac or dead end road?

**650 feet**

Town of Kingston, RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND SECTION 4.0 DESIGN STANDARDS

4.2.5. Dead-end Streets

4.2.5.1. For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than six hundred and fifty (650) feet. A dead-end street shall not be less in length than one and one-half (1 1/2) times the frontage required in the District in which it is located. Dead-end streets shall be measured from the right-of-way line of the intersecting street; (Amended February 13, 1995)

4.2.5.2. Dead-end street shall be provided at the closed end with a turn-around having an outside roadway diameter of a least one hundred and ten (110) feet, and a property line diameter of at least one hundred and twenty (120) feet unless otherwise specified by the Planning Board. The Planning Board may, at its option, require a minimum outside roadway diameter of one hundred forty (140) feet, a property line diameter of one hundred sixty (160) feet, If the dead-end street Is not intended to connect with another street at some future point in time. Where a future street is projected beyond the circle, the circle shall be designed in relation to such extension. The turn-around or stub shall be located at the property line of the subdivision unless the Planning Board approves otherwise. Provisions for smaller cul-de-sacs may be made by the Planning Board for developments employing accepted "traffic calming measures." (Amended November 30,1998)

4.2.5.3. The Board may require a roadway easement from the end of the dead-end street to adjacent property. If a dead-end street is subsequently extended beyond the required turn-around, any easement appurtenant to a lot not abutting the turn-around, except that portion of the turn-around included in said extension shall terminate upon the approval and recording of a certificate by the Planning Board of the construction of said extension, at which time additional land used for the circle may be relinquished to the adjacent property.

**Lakeville**

*What is the maximum length of a cul de sac or dead end road?*

**750 feet**

"5. Dead-End Streets

a) For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than seven hundred and fifty feet (750').

b) DEAD END STREETS SHALL BE PROVIDED AT THE CLOSED END WITH A TURN AROUND HAVING AN OUTSIDE ROADWAY DIAMETER OF AT LEAST ONE HUNDRED TWENTY (120) FEET AND A PROPERTY LINE DIAMETER OF AT LEAST ONE HUNDRED FORTY (140) FEET UNLESS OTHERWISE SPECIFIED BY THE PLANNING BOARD. IF THE DEAD END STREET IS NOT INTENDED TO CONNECT WITH ANOTHER STREET AT SOME FUTURE POINT IN TIME, THE PLANNING BOARD MAY, AT ITS OPTION, REQUIRE A MINIMUM OUTSIDE ROADWAY DIAMETER OF ONE HUNDRED SIXTY (160) FEET. A PROPERTY LINE DIAMETER OF ONE HUNDRED EIGHT (180) FEET AND THE PLACEMENT OF A CIRCULAR LANDSCAPED ISLAND WITH MINIMUM RADIUS OF FORTY (40) FEET AT THE CENTER OF THE TURN AROUND.

\*\*Webmasters Note: The previous subsection has been amended as per an update dated 5/7/01."

- Rules and Regulations Governing Subdivision of Land in the Town of Lakeville. IV.B.5

**Lancaster**

*What is the maximum length of a cul de sac or dead end road?*

**12 lots (6 per side)** Researcher was unable to locate any mention of maximum length in the by-laws.

Planning Director Bruce Hamblin said (11/12/04) that the maximum length is the length of 6 lots per side of the street (for a total of 12 houses) and that there is nothing more specific.

What follows is all that the by-laws mention about dead end streets.

423. Dead-End Streets

a) Only lanes may be permitted to be dead-end streets, unless, in the opinion of the Board, such dead-end streets are necessitated in other cases by topography or other local conditions.

b) Dead-end streets shall be provided at the closed end with a cul-de-sac having pavement diameter of one hundred twenty feet (120') and property line diameter of one hundred sixty feet (160'), or an alternative turnaround designed for a vehicle of 30 foot length, 8 foot width, and having an outside turning radius of 57 feet.

Definitions

DEAD-END STREET : a street, extension of a street, or system of streets connected to other streets only at a single point.

**Lawrence**

*What is the maximum length of a cul de sac or dead end road?*

**400 feet**

City of Lawrence Subdivision Rules and Regulations, Section 6.2(i). (Last Amended 2001).

"i. Cul-de-sacs shall not be greater than four hundred feet unless a greater length is needed to solve some unusual local condition. Turn-arounds at the end of cul-de-sacs shall have an outside property line diameter of not less than one hundred fifteen feet."

**Leicester**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Leicester Subdivision Rules and Regulations (Adopted 1995, last Amended 2003)

SECTION IV. DESIGN STANDARDS

A. STREETS:

3. DEAD END STREETS:

a.) Dead end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Planning Board, a greater length is necessitated by topography or other local conditions. Length of a dead end street is measured to the end of a cul-de-sac.

b.) Dead end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least one hundred (100) feet and a property line diameter of at least one hundred and twenty (120) feet and shall meet the Fire Department's minimum equipment access requirements at the time of filing of the definitive plan.

**Leominster**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

City of Leominster Rules and Regulations Governing the Subdivision of Land

4.1.0.5 Dead end streets shall not be longer than 500 feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions

4.1.0.6 Dead end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least 100 feet and a property line diameter of at least 120 feet.

4.1.0.6.0 A dead-end street shall not have a grade of greater Than two (2) percent for the last one hundred (100) feet at the closed end.

4.1.0.6.1. A cul-de-sac shall not have a grade of greater than four (4) percent for the last on6 hundred (100) feet of street approaching the cul-de-sac.

4.1.0 6.2 Temporary dead end streets shall similarly provide for a turn around, which may be located in part on easements over lots so long as contractual assurance is provided that upon extension of the street the terminated turn around will be removed and replaced with loam and appropriate planting.

## **Lexington**

### *What is the maximum length of a cul de sac or dead end road?*

**650 feet**

The Researcher's Answer is from  
Town of Lexington, Chapter 175 Planning Board Development Regulations, Part 2 Subdivision Control, Article VIII, Required Improvements; Design Standards, 175-45. Streets and rights-of-way., E(3)

(3)Dead-end street.

(a)A dead-end street is a street to which there is only one means of access from a street that:

[1]Meets the definition of "street" in the Lexington Zoning Bylaw;

[2]Appears on the Zoning Map; and

[3]Is a through street.

(b)A through street is one that connects in two or more places, more than 125 feet apart, with other streets that meet the definition of "street" in the Lexington Zoning Bylaw and appear on the Zoning Map.

(c)A dead-end street shall not be longer than 650 feet from the point of intersection of its center line with the center line of the right-of-way of a through street measured along the center line of the right-of-way line of the dead-end street to the furthest point on the right-of-way line. If a subdivision street is proposed to be connected to one or more existing streets that are dead-end street(s), the length of the dead-end street shall be measured along the center line of the rights-of-way of all existing and proposed dead-end streets to the point of intersection with the center line of the right-of-way of a through street.

## **Lincoln**

### *What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Lincoln, Rules and Regulations Governing the Subdivision of Land, Section 6.2.2.8 (2001).

6.2.2.8 DEAD ENDS - LENGTH

Dead-end streets shall not be longer than five hundred (500) feet, unless, in the opinion of the Board, a greater length is necessary to comply with Section 1.1 of these Rules and Regulations.

## **Littleton**

### *What is the maximum length of a cul de sac or dead end road?*

**750 feet**

Code of the Town of Littleton, Part II, Chapter 249, Article IV, Section 249-43(as amended 2003):

(1)Dead-end streets (a street, extension of a street or system of streets connected to other streets only at a single point) shall not be allowed, except for lanes, unless, in the opinion of the Board, they are necessitated by topography or other local conditions and in no event shall be more than seven hundred fifty (750) feet, measured from the end of the turnaround to the side line of the first intersecting street not a part of the dead-end street system.

## Lowell

### What is the maximum length of a cul de sac or dead end road?

600 feet

Lowell Subdivision of Land Regulations, Section IV(A)(3):

#### "3. CUL-DE-SACS

a. Cul-de-sacs, permanently designed as such, shall not exceed six hundred (600) feet in length unless, in the opinion of the Board, a greater length is necessitated due to topography."

## Lunenburg

### What is the maximum length of a cul de sac or dead end road?

650 feet

Town of Lunenburg Rules and Regulations Governing the Subdivision of Land

#### SECTION 4.0 DESIGN STANDARDS

##### 4.2. Streets

##### 4.2.5. Dead-end Streets

4.2.5.1. For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than six hundred and fifty (650) feet unless the water system is looped or, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. Dead-end streets shall not be less in length than one and one half (1 1/2) times the frontage required in the District in which it is located. Dead-end streets shall be measured from the right-of-way line of the intersecting street. If a dead-end street is longer than a thousand (1,000) feet in a non-residential subdivision, the Board may require a divided roadway.

4.2.5.2. Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred and ten (110) feet and a property line diameter of at least one hundred and twenty (120) feet unless otherwise specified by the Planning Board. There shall be a traffic island in the center having a diameter of fifty-two (52) feet. The Planning Board may, at its option, require a minimum outside roadway diameter on one hundred forty (140) feet, a property line diameter of one hundred sixty (160) feet and the placement of a circular landscaped island with a minimum radius of thirty (30) feet at the center of the turn-around, if the dead-end street is not intended to connect with another street at some future point in time. Where a future street is projected beyond the circle, the circle shall be designed in relation to such extension. The turn-around or stub shall be located at the property line of the subdivision, unless the Planning Board approves otherwise.

4.2.6.3. The Board may require a roadway easement from the end of the dead-end street to adjacent property. If a dead-end street is subsequently extended beyond the required turn-around, any easement appurtenant to a lot not abutting the turn-around, except that portion of the turn-around included in said extension shall terminate upon the approval and recording of a certificate by the Planning Board of the construction of said extension, at which time additional land used for the circle may be relinquished to the adjacent property.

## Lynn

### What is the maximum length of a cul de sac or dead end road?

500 feet

Lynn's Subdivision Rules, Section IV, A. Streets, 4. Dead-End (Last Amended 2001).

"a. Dead-end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

b. A turn-around having an outside roadway diameter of one hundred and four (104) feet and a property line diameter of one hundred and twenty (120) feet shall be provided at the end of the approved portion of a way which does not connect with another way.

c. A roadway easement from the end of the dead-end street to adjacent property may be required by the Board. Should a dead-end street be subsequently extended beyond the required turn-around, any easement other than land required for the extension of the roadway may

be relinquished to the adjacent properties."

## **Lynnfield**

### *What is the maximum length of a cul de sac or dead end road?*

#### **500 feet**

Town of Lynnfield RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND, 7.1.4(1) (Adopted 1977)

#### 7.1.4 Dead-end Streets

1. Dead-end streets if approved by the Planning Board, permanently designed as such, shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

2. Dead-end streets if approved by the Planning Board, permanently designed as such, shall be provided at the closed end with a turnaround having an outside property line diameter of at least one hundred and twenty (120) feet. Construction of an island within the turn around is prohibited.

## **Malden**

### *What is the maximum length of a cul de sac or dead end road?*

#### **500 feet**

Malden Rules and Regulations of the Malden Planning Board Governing the Subdivision of Land SECTION V DESIGN STANDARDS, A. Streets R6. Dead End Streets

"a. Streets designated to have one end permanently closed will not be approved unless, in the opinion of the Planning Board; the configuration of natural or man-made features makes no other solution practical.

b. In these cases, or where one end is temporarily closed pending a future subdivision, the turning circle at the closed end shall have a diameter of not less than ninety (90) feet. The street line at the intersection of the turning circle and the straight portion of the street shall be rounded at a radius of not less than ten (10) feet.

c. Maximum Length of Dead End Streets. Dead end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions."

## **Manchester-by-**

### *What is the maximum length of a cul de sac or dead end road?*

#### **500 feet**

Manchester-by-the-Sea, Subdivision Rules and Regulations, Section 7.9

"3. The length of a dead-end street or cul-de-sac shall not exceed five hundred (500) feet, as measured to the back of the cul-de-sac loop, unless a greater length is deemed desirable by the Planning Board, because of topography or other local conditions. For the purposes of this Section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. "

**Mansfield**

*What is the maximum length of a cul de sac or dead end road?*

**650 feet**

Town of Mansfield Rules and Regulations Governing the Subdivision of Land

4.1.5. Dead-end Streets

4.1.5.1. Any street having only one point of access to a through way shall be considered to be a dead-end street. For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than six hundred fifty (650') feet in combined total length measured between the sideline intersecting street and to the center of the turn-around unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. In no case shall an existing permanent dead-end street having a maximum length of six hundred and fifty (650') feet be extended beyond the six hundred and fifty (650') foot maximum. In addition, the number of dwelling units served by a dead-end street shall not exceed ten (10).

**Marblehead**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Marblehead Subdivision Rules and Regulations, Section 258-17(B)(5)(a)(adopted 1997),

"Dead-end streets (or streets connected to a throughway at only a single point, whether temporary or permanent) shall be not longer than 500 feet and not shorter than 250 feet measured from the center line of the intersecting street, along the actual center line of the cul-de-sac, to the center point of the cul-de-sac. Refer to cul-de-sac schematic in the Appendix. A greater length requires a special permit from the Marblehead Zoning Bylaw."

**Marlborough**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

City of Marlborough Subdivision Rules and Regulations (Revised 2003)

Section IV: Design Standards (B) Streets

5. DeadEnd Streets

(a) Deadend streets shall not be longer than five hundred feet (500') unless provided with a divided roadway (see 3(b) above) or unless in the opinion of the Planning Board such a greater length is necessitated by topography or other local conditions. (Amended 7/18/88)

**Marshfield**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

Town of Marshfield Subdivision Rules and Regulations

4.1.5 Dead End Streets:

a. Dead-end streets shall not be longer than six hundred (600) feet unless, in the opinion of the Planning Board, a greater length is necessitated by the topography or other local conditions.

In general, maximum lengths are governed by the most stringent of the following performance standards:

Frequency of vehicular conflicts (passing vehicles): More than eight dwelling units:

Convenience of design speed (to insure observance of posted speed):

25 mph, 1/4 mile, (1320 feet);

Stagnation of water lines, and user convenience during repair; 800';

- Child safety; Elementary: walkers 1320' bus pickup 600'
- b. Dead-end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least one hundred and twenty (120) feet in diameter with a property line diameter of at least one hundred and forty (140) feet, the configuration of which is to conform to the typical cul-de-sac detail drawing.
- c. Upon construction of an extension of a dead-end street, the turn-around shall be removed by the extending applicant.

**Maynard**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

According to the Town of Maynard Rules and Regulations Governing the Subdivision of Land, Section IV(A)(4)(a):

"Dead-end streets (a/k/a cul-de-sacs), or systems of dead-end streets shall not be longer than five hundred feet (500') total lineal roadway length from the last intersection with alternate access, measured along the roadway centerline(s)."

**Medfield**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Land Subdivision Rules and Regulations of the Planning Board of the Town of Medfield, Massachusetts, Section 5.2, Table 1 Street Design Standards, maximum length shall be 500 feet for dead end streets.

**Medford**

*What is the maximum length of a cul de sac or dead end road?*

SECTION 9 DEFINITIONS

9.10 STREET, CLASS 'C' Shall mean a street designed to have one permanently closed and 200 feet in length, measured between the center of the circle and the side line of the first intersecting street, serving land in a Single Family Residential District as designated by the Medford Zoning Ordinance.

[City of Medford, RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND ~ Revised through September 1991] obtained from ordinance.com

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7.4 Dead End Streets and Elbows

7.41 Streets designated to have one end permanently closed or temporarily closed pending a future subdivision shall have a turning circle at the closed end. The minimum requirements of such turning circle shall be as follows:

Class A&B Class C

Street line, radius in feet 55 feet 48 feet Outer edge of roadway, radius, in feet 45 feet 40 feet Width of roadway, in feet. 30 feet 25 feet

7.42 Elbows, Loop Corners and other such deviations from uniform street width shall be limited to class B and C streets only and shall have a Minimum radius of fifty five (55) feet, the center of which shall be within the street right-of-way.

7.43 The street line at the intersection of the turning circle or elbow and the straight portion of the street shall be rounded at a radius of not less than fifteen (15) feet.

## Medway

### What is the maximum length of a cul de sac or dead end road?

## 600 feet

The maximum given in the dead-end streets section of the subdivision rules and regulations is 600 feet. If there are only 12 or 15 or fewer dwellings in a subdivision, then the maximum requirement can be waived.

The Land Use Ordinance of Medway  
NORFOLK COUNTY, MASSACHUSETTS  
LAND SUBDIVISION RULES AND REGULATIONS

#### SECTION 2.0 DEFINITIONS

##### 2.1 Definitions

STREET, DEAD-END : Any street or group extension of streets, which has only one means of egress.

#### SECTION 4.0 DESIGN AND CONSTRUCTION STANDARDS

##### 4.1 General

4.1.6.1 The following design and construction standards shall apply to reduced density residential subdivisions as follows.

4.1.6.1.1 Where the density of a subdivision is equal to 1/2 the density allowed under the Zoning By-Law the following standards apply.

Minimum horizontal centerline radius - 100'  
Property line at street intersection radius - 20'  
Granite Curb radius at intersections - 30's  
Layout width - 45'  
Maximum centerline grade - 10%  
Dead end length - no maximum provided that no more than 12 dwellings shall have access from the way  
Pavement width - 20' traveled way + 1.0 Cape Cod berm each side  
Sidewalks - one 5 1/2' walk  
Design Storm - 10 year for pipe size (Rational Method)

4.1.6.1.2 Where the density of a subdivision is equal to or less than 1/3 (one-third) the allowed density the following standards shall apply

Minimum horizontal centerline radius - 75'  
Property line at street intersection - 20'  
Granite Curb radius at intersections - 30'  
Layout width - 40'  
Maximum centerline grade - 12%  
Deadend length - no maximum provided that no more than 15 dwellings shall have access from the way  
Pavement width - 18' traveled way + 1.0 Cape Cod berm each side  
Sidewalks - one 5 1/2' walk  
Design Storm - 10 year for pipe size (Rational Method)

##### 4.2 Streets and Road-ways

##### 4.2.5 Dead-End Streets.

4.2.5.1 For the purpose of this section, any proposed street, which intersects, solely with a non-through street shall be deemed to be an extension of the non-through, street. Non-through streets and their extensions, if any, shall not be longer than six-hundred feet (600'), measured between the sideline of the first through street and the end of the roadway layout, unless in the opinion of the Planning Board, a greater length is proven to be necessary by topography or other local conditions deemed to be in the best interest of the Town. Supporting documentation for waiving the dead end length shall be provided in the form of a professional study(s), the cost of which is to be borne by the applicant.

4.2.5.2 Dead-end streets shall be provided at the closed end with a cul-de-sac having an outside roadway diameter of at least one hundred feet (100), and a property line diameter of at least one hundred and twenty feet (120). If the dead-end street is not intended to connect with another street at some future point in time, the Planning Board may, at its option, in a non-residential subdivision require a minimum outside roadway diameter of one hundred forty feet (140'), a property line diameter of one hundred sixty feet (160') and the placement of a circular landscape island with minimum diameter of forty feet (40) at the center of the turnaround.

## Melrose

### What is the maximum length of a cul de sac or dead end road?

#### 500 feet

According to Rules and Regulations Governing the Subdivision of Land in the City of Melrose, Section V(A)(4) (Adopted 1958), "[d]ead end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. "

## Mendon

### What is the maximum length of a cul de sac or dead end road?

#### 8 lots

Town of Mendon Rules and Regulations for Subdivision of Land

"For the purpose of protecting the safety, convenience and welfare of the inhabitants of the Town of Mendon in any subdivision having one access from an accepted public way in the Town of Mendon, the total lineal feet (be center line) of the proposed street or streets, shall not exceed the combined (when added together) sum of the frontage distance required for four (4) building lots shall be provided at the closed end with a turn-around having an outside roadway diameter of one hundred (100) feet, and a property line diameter of one hundred and twenty (120) feet."

Minimum frontage is 200 feet, cul-de-sacs cannot have more than 8 lots.

" 4.15.9. Cul-de-Sacs

All streets in the subdivision having a closed end shall be designed so that, in the opinion of the Planning Board, they will provide safe vehicular travel. Due consideration shall also be given by the subdivider to the attractiveness of the street layout in order to obtain the maximum livability and amenity of the subdivision and shall not provide access to more than eight (8) lots.

4.15.9.2.1 Any easement in any turnaround shown on a plan approved under the subdivision control law other than an easement appurtenant to a lot abutting the turnaround, shall terminate upon the approval and recording of a plan showing extension, and the recording of a certificate by the Planning Board of the construction of such extension.

4.15.9.2.2 In the case of a temporary turn around, the plan shall show a right of way of street width to abutting develop able land for future road extensions. Said right of way shall be laid out and construction plans included as part of the subdivision plan. The land in the right of way shall be turned over to the Town at the time the street is accepted.

4.15.9.2.3 Cul-de-sacs shall provide a turn around at the closed end(s) having a property line diameter of at least 120 feet; a radius at the outer edge of traveled way of 50 feet, and a landscaped island in the center. Islands shall be designed to allow for proper emergency vehicle and snowplow access. [Amended 12/29/97]

4.15.9.2.4 Cul-de-sacs shall not have a grade of less than 2% for the last 100 feet at the closed end.

4.15.9.2.5 A 20 foot easement may be required at the end of cul-de-sacs to provide for continuation of pedestrian traffic and/or utilities to the next street."

## Merrimac

### What is the maximum length of a cul de sac or dead end road?

**400 feet**

Town of Merrimac Rules and Regulations Governing the Subdivision of Land

SECTION V. DESIGN STANDARDS

A. Streets

6. Dead End Streets

- a. Streets designated to have one end permanently closed will not be approved unless, in the opinion of the Planning Board, the configuration of natural or man made features makes no other solution practical.
- b. In these cases, or where one end is temporarily closed pending a future subdivision, the turning circle at the closed end shall have a diameter of not less than one hundred (100) feet, and a property line diameter of not less than one hundred and twenty five (125) feet. The street line at the intersection of the turning circle and the straight portion of the street shall be rounded at a radius of not less than ten (10) feet.
- c. Dead end streets shall not be longer than four hundred (400) feet unless, in the opinion of the Board, a greater length is necessary by topography or other local conditions.

**Methuen**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

City of Methuen Subdivision Rules and Regulations

4.2.2.8 DEAD ENDS

Dead ends, defined as a street or way with only one access/egress point, shall not be permitted, except where, in the opinion of the Board, such dead ends are deemed necessary and in the public interest.

4.2.3.2 DEAD ENDS

Where the Board has waived the dead end restriction, the following criteria shall be followed: Dead end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions, and in that case, shall be cul-de-sacs. Principal streets having temporary dead-ends shall terminate in circles having a right of way diameter of not less than one hundred twenty (120) feet, and dead end secondary streets of not less than one hundred twenty (120) feet. Where a future street is projected beyond the circle, the circle shall be designed in such a relation to the projection of the right of way that the additional land used for the circle may be relinquished to the adjacent properties at the time the road is constructed over the projected route. The ownership of the fee in land lying within the projection of any road shall remain with the adjacent properties until the road is constructed over the projected route. Any such fee shall not be included in determining the conformity of the area of any lot to the minimum requirements under the Zoning Ordinance of the Town. Where a circle is laid out as a permanent termination of road, the entire area of the circle shall be a permanent part of the right of way. Where a circle is laid out over a projected right of way, the lot lines shall be laid out to the lines of the future projected route, but the additional areas used for the circle may not be included in the areas of the adjacent lots for the purpose of determining their conformity to the minimum requirements under the Zoning Ordinance of the Town.

**Middleborough**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Middleborough Rules and Regulations Governing the Subdivision of Land

SECTION IV DESIGN STANDARDS

B. STREETS AND ROADWAYS

4. DEAD-END STREETS

a. Permanent dead-end streets (a street, extension of a street, or system of streets connected to other streets only at a single point) shall not be the only frontage for more than twelve (12) potential lots under zoning applicable at the time of submittal.

b. A paved walkway and/or bikeway which, in the opinion of the Board, provides an emergency access route for fire, police or snowplowing equipment, and contains water main connections or gas and electric underground systems to adjacent ways, will be considered by the Board as a sufficient cause for waiver of the requirements of IV, B-4 (a).

c. Dead-end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least one hundred

(100') feet, and a property line diameter of at least one hundred twenty-five (125'). There shall be a maximum length of five hundred (500') feet. There shall be a sixty (60) foot diameter island in the center of the turnaround with curb on outside edge of island. The island is to be loamed and seeded. The turnaround stub will be located at the property line unless the Board approves otherwise.

**Middleton**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Middleton Subdivision Rules and Regulations, Section VIII (b)(1)(e) (Last Amended 2001).  
"e. Cul-de-sac Streets shall not exceed five hundred (500) feet in length and shall be provided with a turnaround which shall have a property line diameter of one hundred twenty (120) feet. "

**Milford**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Milford Rules and Regulations Relating to Subdivision of Land, Effective 2002

ARTICLE V DESIGN STANDARDS

A. STREETS

4. Dead-end Streets

a. Dead end street shall not be longer than 500 (five hundred) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

**Millbury**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Rules and Regulations Governing the Subdivision of Land in Millbury (Adopted 1980, Amended 2001)

Section 2: Definitions

Streets and Ways ~ Dead End: no street(s) or way(s) shall be so designed as to provide that individually or collectively, they provide a dead-end length of greater than 500 feet. The means of measurement for the total distance shall be from the point of access from a through street to the point of termination of said street(s) or way(s).

**Millis**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

According to Table 1: Geometric Design Standards, the maximum length of Dead End Streets is 500 ft.

[Town of Millis, LAND SUBDIVISION RULES AND REGULATIONS - current through 2001] obtained from ordinance.com

**Millville**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Millville SUBDIVISION REGULATIONS  
SECTION IV DESIGN STANDARDS

A. Streets

4. Dead-End Streets

a) Dead-end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

b) Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred (100) feet and a property line diameter of at least one hundred twenty (120) feet.

**Milton**

*What is the maximum length of a cul de sac or dead end road?*

**650 feet**

Rules and Regulations of the Planning Board of the Town of Milton, Massachusetts Governing the Subdivision of Land and the Laying Out of Ways, Section 6.1.12 (Adopted 1966, Amended 2004)

6.1.12 Dead Ends

Dead end streets shall not be longer than five hundred (500) feet in Residence A, B and C districts, and six hundred fifty (650) feet in a Residence AA district. Dead end streets shall terminate in a 50 foot radius where the street is unlikely to be extended or a temporary 50 foot radius where there is a possibility of an extension. A circle will not be required on cross streets laid out for planning needs.

Where a future street is projected beyond the circle, the circle shall be designed in such relation to the projection of the right of way that the additional land used for the circle may be relinquished to the adjacent properties at the time the road is constructed over the projected route.

The ownership of the fee in land lying within the projection of any road shall remain with the adjacent properties until the road is constructed over the projected route.

Any such fee shall not be included in determining the conformity of the area of any lot to the minimum requirements under the Zoning By-Laws of the Town.

For the purpose of this Section, a dead end street shall be deemed to include any street which has only one outside public vehicular access notwithstanding whether such street ends in (1) a circle or cul-de-sac, (2) an intersection with a street, streets or combination of streets, of which none has another outside public vehicular access, (3) a loop, or (4) any other configuration without another outside public vehicular access.

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Section 6.0 Design Standards

The length of a dead-end street shall be measured from the point where there is more than one outside public vehicular access to the end or most far distant point of the dead-end street, as measured by the distance that must be traveled by street between these points. The length of a dead-end street opening off another dead-end street shall be the distance on both streets from the point where there is more than one outside public vehicular access to the end or most far distant point of the street being measured.

**Nahant**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Nahant RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND, 4.02(E)

E. Dead-End Streets

1. Dead-end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.
2. Dead-end streets shall be provided at the closed end with a turn around.

**Natick**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Natick Planning Board Subdivision Rules and Regulations, Section IV A (h)(Adopted 1963, from ordinance.com, August 2004)

(h) Dead-end streets shall not be longer than five hundred (500) feet or less than two hundred (200) feet, unless in the opinion of the Board, a greater length is necessitated by topography or other local conditions not related to cost of construction of the development as a whole. The length of the cul de sac shall be measured from the sideline of the intersecting street to the end of the layout that the furthest point of the proposed street.

**Needham**

*What is the maximum length of a cul de sac or dead end road?*

**1200 feet**

Subdivision Regulations and Procedural Rules of the Planning Board, Town of Needham Massachusetts, Section 3.3.5 (1993)

3.3.5 Streets which are designed as permanent dead-end streets shall not exceed 600 feet in length in SRB Districts nor 1200 feet in length in SRA and RRC Districts and shall have a turnaround or back-up area, paved as required for streets, at the closed end. The minimum radius for a circular turnaround shall be sixty feet for the exterior line of a street and fifty feet for temporary turnaround easement. "Hammerhead" or "T-Shape" back-up strips and alternative layouts may be permitted, under unusual circumstances, if designed to accommodate a vehicle of thirty feet length, eight feet width and having an outside turning radius of forty-seven feet. The typical permanent and temporary strip shall conform to the drawings, as shown in these Rules and Regulations of the Planning Board, as amended.

**Newbury**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

While a "Dead-End" is prohibited by the Newbury's Rules and Regulations, the maximum length allowed for a cul de sac (which is allowed) is 500 feet.

Town of Newbury Chapter 117, Subdivision of Land (Adopted 1961, Amended 2000)

Section 21. General layout and dimensions.

## Newburyport

### What is the maximum length of a cul de sac or dead end road?

#### 600 feet

City of Newburyport Rules and Regulations Governing the Subdivision of Land

According to 6.8 STREETS - DESIGN STANDARDS

(6.8.1 Table IA Minimum Design Standards for COURTS) The maximum length of a cul de sac is 300 feet.

6.8.2 Table IB Minimum Design Standards for LANES

The maximum length of a cul de sac is 450 feet.

6.8.3 Table IC Minimum Design Standards for LOCAL Streets (Design Speed: 30 miles per hour)

The maximum length of a cul de sac is 600 feet

1.3.5 CUL-DE-SAC : a local, dead-end street with a turnaround at the end.

## Newton

### What is the maximum length of a cul de sac or dead end road?

#### 500 feet

Newton Subdivision Rules and Regulations, Section 5. Dead-end and Cross Streets.

a. Streets shall be continuous with existing streets as far as practicable and shall comprise a convenient system with connections adequate to insure free and safe circulation of vehicular traffic. Reserve strips prohibiting adjacent land owners from obtaining access to streets or adjoining property shall not be permitted.

b. If the Planning Board allows a dead end street, the dead end street shall not be longer than (500) feet, unless the Planning Board determines that a greater length is necessitated by topography or other local conditions, and by the public interest.

c. If the Planning Board allows a dead end street, the dead end street shall not be a "keyhole" street, i.e., the street shall not be shorter than

(1) a distance of 90 feet to the beginning of the turnaround, plus

(2) the distance equal to the diameter of the turnaround, unless the Planning Board determines that a shorter length is necessitated by topography or other local conditions and by the public interest.

d. If the Planning Board allows a dead end street, the dead end street shall be provided at the closed end with a turn-around (cul-de-sac) having a minimum property line diameter of (95) feet. The Planning Board may increase the diameter of said turn-around in specific cases if the public interest so requires.

## Norfolk

### What is the maximum length of a cul de sac or dead end road?

#### 600 feet

RULES AND REGULATIONS FOR SUBDIVISION OF LAND AND SITE PLAN APPROVAL  
SECTION 4.0 - GENERAL REQUIREMENTS AND DESIGN STANDARDS

4.14. Arrangement

4.14.9. Cul de sacs

4.14.9.1. The paved portion of cul de sacs, whether temporary or permanent, shall not be less than 250 feet in length and not exceed 600 feet in length measured from the intersection (centerline) of the nearest intersecting through street to the farthest end of the paved turnaround, and shall not provide access to more than seven (7) lots.

4.14.9.2. Cul de sacs, whether permanent or temporary, shall provide a turn around at the closed end(s) having a property line diameter of 120 feet; a radius at the outer edge of traveled way of 47 feet, and a landscaped island in the center. Islands shall be designed to allow for proper emergency vehicle and snowplow access. A "Not a Through Street- sign shall be provided at the entrance to a cul-de-sac and its location shown on the subdivision plan. In the case of a temporary turn around, the plan shall show an easement(s) to accommodate the specifications of this subsection. The frontage of lots abutting a temporary turnaround shall be measured along the permanent street right of way and not the "bulb" of the cul de sac. See detail (Figure 43). Any easement in any turnaround shown on a plan approved under the subdivision control law other than an easement appurtenant to a lot abutting the turnaround, shall terminate following

- (a) the approval and recording of a plan showing extension of the roadway, and
- (b) the recording of a certificate by the Planning Board of the construction of such extension.

4.14.9.3. Provisions for Future Through Access Ail cut de sacs, except those determined by the Planning Board to be permanent in nature, shall include a right-of-way running from the closed end(s) of the cul de sac to the terminus points as described below for purposes of providing future through access. The width of said right-of-way shall be equal to the right-of-way width of the cul the sac street. Said right of way shall be laid out and construction plans included as part of the subdivision plan. The land in the right of way shall be turned over to the Town of Norfolk as a gift of land prior to release of any lot in the subdivision

The terminus point of the right-of-way shall be both to any adjacent Town-owned conservation land, and as follows:

- a. first, to any street which abuts the property line of the parcel being subdivided, other than the street which forms the intersection with the paved portion of the cul de sac;
- b. second, if (a) is not applicable, to any right of way or street easement of at least 20 feet right of way width which abuts the property line of the parcel being subdivided;
- c. third, if (a) and (b) are not applicable, to the point on the property line of the parcel being subdivided which is closest to the closed end of any cul de sac existing on any adjacent parcel;
- d. fourth, if (a), (b) and (c) are not applicable, to the point on the property line of the parcel being subdivided which is closest to any existing through street on any adjacent parcel, other than the street which forms the intersection with the parcel portion of the cul de sac;
- e. fifth, if (a), (b), (c), and (d) are not applicable, to the point on the property line of the parcel being subdivided which is closest to any adjacent "land-locked" (i.e.: without adequate frontage~ parcel; and
- f. sixth, if (a), (b), (c), (d) and (e) are not applicable, to the point on the property line of the parcel being subdivided which is closest to the largest adjacent buildable parcel of land.

For purposes of this regulation, references to the point "closest" shall exclude wetlands. The easement created by this section shall, to the extent practicable, be laid out to exclude lakes, ponds, wetlands, woodlands, water courses and steep terrain.

4.14.9.4. An easement for access and maintenance shall also be provided from all cul-de-sacs to any adjacent Town-owned conservation land. Such easements shall have a minimum width of 20 feet.

4.14.9.5. Cul de sacs shall not have a grade of greater than 4% for the last 100 feet at the closed end.

## **North Andover** *What is the maximum length of a cul de sac or dead end road?*

### ***600 feet***

Section 6.8.7 from the Town of North Andover Massachusetts Planning Board Rules and Regulations Governing the Subdivision of Land (November 2000, revised October 2001) indicates that for Permanent Cul-de-Sacs, "[i]f a street will not extend beyond the subdivision boundaries and its continuation is not required for access to an adjoining property, the terminus shall not be nearer the subdivision boundary than fifty feet (50'). A permanent dead-end street shall be provided with a cul-de-sac turnaround in accordance with Section 6.8.1 Table 1A."

Section 6.8.1 Table 1A "Minimum Design Standards for LOCAL Streets (Design Speed: 30 miles per hour)" indicates that for both residential and non-residential areas the maximum length for a roadway plus turnaround is 600 feet.

Additionally, Section 6.8.1 Table 1A indicates that for Cul-de-Sacs, the minimum ROW radius is 120 feet in residential areas and 170 feet in non-residential areas. The minimum turnaround pavement diameter for residential is 100 feet and for non-residential it is 120 feet.

**North Attleboro** *What is the maximum length of a cul de sac or dead end road?*

**900 feet**

Town of North Attleborough Rules and Regulations Governing the Subdivision of Land (Amended 2004)

5.1. Streets.

f. Permanent dead-end streets (a street extension of a street, or system of streets connected to other streets only from a single point) shall not be greater than 900 feet in length. As an alternative, the Board may require a special double roadway or parkway street.

**North Reading** *What is the maximum length of a cul de sac or dead end road?*

**1000 feet**

Subdivision Rules and Regulations Town of North Reading, Article IV Section 350-14 (E)(Adopted 1944, Amended 1989, from ordinance.com August 2004)

ARTICLE IV Design Standards  
§ 350-14. Streets.

E. Dead-end streets. [Amended 10-5-1982; 12-5-2000]

(1) For the purposes of this section, a dead-end street shall be any street with a single common ingress and egress.

(2) Any new proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street.

(3) Dead-end streets and their extensions, if any, shall not be longer than 500 feet unless the water is looped, in which case the maximum shall be 1,000 feet unless, in the opinion of the Commission, a greater length is necessitated by topography or other local conditions. An extension of a water line to the boundary of the land within a subdivision for the purpose of providing a physical loop at a later date shall not be considered "water looping" for the purpose of this section.

(4) Dead-end streets shall be classified as one of two types. They shall be either a cul-de-sac or a looped road.

(a) Culs-de-sac shall be provided at the closed end with a vehicular turnaround having an outside roadway diameter of at least 100 feet and a property line diameter of at least 120 feet unless otherwise specified by the Community Planning Commission. The Community Planning Commission may, when potential volume warrants, require a minimum outside roadway diameter of 140 feet, a property line diameter of 160 feet and the placement of a circular landscaped island with minimum radius of 20 feet at the center of the turnaround, if the dead-end street is not intended to connect with another street at some future point in time. The Commission may require a roadway easement from the end of the turnaround to adjacent property. Under no circumstances shall a cul-de-sac have a property line diameter greater than 200 feet.

(b) Looped roads shall be any dead-end street which is not a cul-de-sac.

(5) The length of dead-end streets shall be measured along the roadway center line as follows:

(a) Cul-de-sac length shall be measured from the side line of the intersecting street to the center of the turnaround. (See Figure 1.)  
Formula: (length = A - B)

(b) Looped road length shall be measured from the side line of the intersecting street to the point at which a choice in direction is provided (A B), plus half the distance around the looped roadway from the point of choice in direction to the point of reintersection.

## Northborough

### What is the maximum length of a cul de sac or dead end road?

#### 500 feet

Northborough Subdivision Rules and Regulations

10-36-050 D. Dead ends.

(1) Dead-end streets shall not exceed five hundred (500) feet in length unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. Any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street.

(2) Dead-end streets within commercial and industrial areas shall be provided at the closed end with a turnaround having an outside pavement line diameter of one hundred (100) feet and a property line diameter of one hundred twenty (120) feet. Within residential areas, these diameters shall be ninety (90) feet and one hundred ten (110) feet, respectively. [Amended 5-6-2003]

(3) Hammerhead turnarounds may be substituted for circular turnarounds subject to the review and approval of the Board.

(4) Roads permanently designed to be five hundred (500) feet or less shall be paved to a twenty-six-foot width within a fifty-foot right-of-way. Temporary culs-de-sac designed to access abutting undeveloped property shall be paved to a width of thirty (30) feet within a fifty-foot right-of-way.

## Northbridge

### What is the maximum length of a cul de sac or dead end road?

#### 500 feet

Town of Northbridge Chapter 222 Subdivision Rules and Regulations (Adopted 1956, Amended 1998)

Table II Standards for Culs-de-Sac

Standards Description

Maximum length 500 feet unless the water system is looped or, in the opinion of the Board, a greater length is necessitated by topography or local conditions

Article IV Design Standards

§ 222-10. Streets.

D. Street design tables. ...

(2) Dead-ends and culs-de-sac.

(a) For the purposes of this subsection, any proposed street, which intersects, solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets shall be measured from the right-of-way line of the intersecting street. A dead end street in a nonresidential subdivision that is longer than 1,000 feet shall be a divided roadway.

(b) When a future street is projected beyond the circle, the circle shall be designed in relation to such extension. The turnaround or stub shall be located on the property line of the subdivision, unless the Planning Board approves otherwise.

(c) The Board may require a roadway easement from the end of the dead-end street to the adjacent property. If the dead-end street is subsequently extended beyond the required turnaround, an easement appurtenant to a lot not abutting the turnaround, except that portion of the turnaround included in said extension, shall terminate upon the approval and recording of a certificate by the Planning Board of the construction of said extension, at which time additional land used for the circle may be relinquished to the adjacent property.

Article II General Provisions

§ 222-4. Definitions.

E. DEAD-END STREETS/CULS-DE-SAC -- Streets or portions of streets which join another street at only one point.

## Norton

### What is the maximum length of a cul de sac or dead end road?

#### **1000 feet, 13 dwelling units**

Town of Norton Rules and Regulations Governing the Subdivision of Land

#### ARTICLE V: DESIGN STANDARDS

##### 5.4 Location and alignment

##### d. Dead-end streets [Amended 5/19/99]

Deadend streets shall not exceed one-thousand (1000) feet in length and shall provide access to no more than thirteen (13) residential dwelling units. Deadend streets may be constructed upon the granting of a waiver. Deadend streets will be permitted only if they are permanently "private".

In addition to creating a safer neighborhood due to the reduction in traffic, other criteria evaluated in determining whether a waiver should be granted shall include whether:

- a. the dead-end street results in better use of the land and better protection of environmentally-sensitive lands;
- b. the design incorporating the dead-end street preserves open space;
- c. the design based on the dead-end street reduces driveway intersections on an existing street; and
- d. the use of a dead-end street provides adequate pedestrian connection between neighboring streets.

When granted, a dead-end street shall have a circular turn-around at the end of the radius at the edge of the right of way of forty-seven feet, a paved radius of thirty-seven feet, with curves of not less than twenty-five (25) feet at the entrance. Alternative designs, particularly those which reduce the paved area, are encouraged by the Planning Board including ellipses and islands, provided however, landscaped islands will be allowed if language is placed in the applicable deeds of lots fronting on the turnaround, to run with the land, assigning the owners of those lots the responsibility for maintaining the landscaped island in the turnaround.

The Board may require temporary turnarounds to be constructed to provide for extension of roads into adjacent or abutting land or to provide for the orderly "phasing" of construction within a subdivision. These turnarounds shall be constructed within easements which shall conform to the requirements for permanent turnarounds pavement as to dimension; they shall be discontinued when a street is extended and the excess pavement removed, with the sidelines of the right of way loamed and seeded or otherwise improved according to the approved subdivision plan.

## Norwell

### What is the maximum length of a cul de sac or dead end road?

#### **500 feet**

Rules and Regulations of the Norwell Planning Board,  
Section 4.8.1: "LENGTH OF DEAD END STREETS.

Dead end streets shall not be longer than five hundred (500) feet unless, in the opinion of the Planning Board a greater length is necessitated by the topography or other local conditions."

## Norwood

### What is the maximum length of a cul de sac or dead end road?

#### **600 feet**

The Rules and Regulations Governing the Subdivision of Land in the Town of Norwood, Section 5.6.2(F)(Adopted 1991, Amended 2002) states as follows:

"It is the policy of the Board to discourage the inclusion of dead-end streets, as they do not provide for adequate traffic circulation and safety in case of emergency. The dead-ending of collector and arterial streets will not be permitted. The Board may permit local streets to be dead-ended on a temporary (or in some instances on a

permanent) basis if it deems such action to be in the public interest. When the Board does permit the inclusion of a dead-end street, it shall not exceed 600 feet in length and shall be provided with a paved turnaround (cul-de-sac) having an outside roadway diameter of 110 feet and an outside right-of-way diameter of 130 feet. In cases where such a cul-de-sac is temporary, no sale of lots facing the cul-de-sac will be permitted and all municipal services shall be extended to the far side of the cul-de-sac right-of-way to provide for their orderly extension."

## **Paxton**

### *What is the maximum length of a cul de sac or dead end road?*

#### ***1000 feet, 10 lots***

Town of Paxton Rules and Regulations Governing the Subdivision of Land (Adopted 1987, Amended 2001)

##### 4.2.7 Dead End Streets

4.2.7.1 The length of dead end streets shall be measured from the right-of-way line of the intersecting street to the center of the turnaround.

4.2.7.2 A dead-end street shall not serve nor provide access to more than ten (10) lots nor have a length greater than one thousand feet (1000').

4.2.7.3 The plans shall show a roadway easement from the end of the dead end street to adjacent property. If the adjacent property is divided, the easement should align and connect to its corresponding easement. Such easement shall be demonstrated to be reasonably developable in accordance with these regulations through the provision of a plan and profile for the easement corridor.

4.2.7.4 If a dead end street is subsequently extended beyond the required turn-around, any easement other than land required for the extension of the roadway shall be relinquished to the adjacent properties. Until such extension is constructed, no land lying in the easement may be used in determining the area or frontage of any lot to determine conformity with the minimum requirements under the Zoning Bylaw of the Town. In addition, no land lying in the easement may contain permanent structures that would prevent use of such land in the future for right- of-way purposes. Upon such extension, all excess pavement in the turn-around shall be removed and the land brought into conformance with these regulations.

4.2.7.5 Dead end streets shall be provided at the closed end with a paved turnaround having an outside diameter of one hundred feet (100') unless a greater diameter is required by the Board. The turn-around or stub shall be located at the property line.

CUL-DE-SAC : A street intersecting another street at one end and terminated at the other end by a permanent vehicular turnaround.

STREET DEAD-END : A street, extension of a street, or system of streets connected to another street at one (1) point only. Any proposed street, which intersects, with a dead-end street shall be deemed to be an extension of the dead-end street.

## **Peabody**

### *What is the maximum length of a cul de sac or dead end road?*

#### ***500 feet***

RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND City of Peabody, Section IV.A.6(ordinance.com)

##### 6. Dead-end Streets

a. Any proposed street which intersects solely with a dead-end street shall be considered an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than five hundred feet (500'), measured between the sideline of the intersecting street and the center of the turnaround.

b. Dead-end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least eighty feet (80') and a property line diameter of at least one hundred feet (100'). The Board may, when potential volume warrants, require a minimum outside roadway diameter of one hundred forty feet (140'), a property line diameter of one hundred sixty feet (160'), and the placement of a circular landscaped island with minimum radius of twenty feet (20') at the center of the turnaround, if the dead-end street is not intended to connect with another street at some future point.

c. When such circular landscaped islands are approved by the Board as a part of the plan, the Developer shall place a maintenance easement on the islands to the benefit of one or more of the surrounding lots, such easement to run with the land, and be recorded with the deed, and the lot owners shall be responsible for all upkeep in the circular island. The Developer or his successor or assigns shall present a

landscaping plan and a copy of the proposed easement outlining the lot owners' responsibilities to the Planning Board for approval prior to beginning the landscaping.

## **Pembroke**

### *What is the maximum length of a cul de sac or dead end road?*

**2,000 feet**

Town of Pembroke Rules and Regulations Governing the Subdivision of Land (Amended 2000)

#### SECTION IV. GENERAL REQUIREMENTS AND DESIGN STANDARDS

##### C. STREETS

##### 4. Dead-End Streets

a. Dead-end streets shall not be longer than 2,000 feet of total cumulative roadway length.(Amended 12/18/00)

## **Pepperell**

### *What is the maximum length of a cul de sac or dead end road?*

**500 feet or 750 feet**

Town of Pepperell Rules and Regulations Governing the Subdivision of Land

"B. Dead-end streets.

(1) Dead-end streets, often referred to as "culs-de-sac" may only be permitted when, in the opinion of the Planning Board, the area contained in the subdivision and/or the topography of the land will not allow for more than one (1) access and egress street.

(2) In the event that a dead-end street is permitted, such shall not be longer than five hundred (500) feet in length unless a greater length of up to seven hundred fifty (750) feet is required by topography or other local condition. Every dead-end street shall be designed with a turnaround at the closed end of the street. The turnaround shall be of the T-type design with the street forming the stem of the T. The bar of the T shall be perpendicular to the stem. The paved dimensions of the bar shall be one hundred twenty (120) feet in total length, sixty (60) feet either side of the centerline of the stem and twenty five (25) feet in width. The minimum paved radius at the intersection returns shall be thirty five (35) feet. [Amended 5/27/99]"

## **Plainville**

### *What is the maximum length of a cul de sac or dead end road?*

**5 times the minimum frontage**

Town of Plainville Rules and Regulations Governing the Subdivision of Land, Adopted 1971

#### 6.5 Streets

c. Permanent dead-end streets shall not exceed the length shown below:

- Single-family Subdivision - 5 times the minimum lot frontage of the zoning district.
- Apartment/Condo Subdivision - 500 feet
- Industrial Subdivision - 500 feet
- Commercial Subdivision - 500 feet

d. Turn-arounds at the end of dead-end streets shall have outside right-of-way radius of 70 feet and a minimum outside roadway radius of 60 feet, unless an alternative special design has been approved by the Planning Board. See Plate 4.

#### 2.1 - Definitions

AREAS OF SINGLE ACCESS : A permanent or temporary dead-end street, or series of dead-end streets intersecting with each other in such a way as to provide sole access to and from an existing street, for not more than eight dwellings, total. This category is meant to include, but not be limited to cul-de-sac, loop, hammerhead turn-arounds, and other dead-end street types.

**Plymouth**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Plymouth Rules and Regulations Governing the Subdivision of Land

STREETS

311 Dead End Streets

1. Dead end streets, whether temporary or permanent shall not be longer than five hundred (500) feet unless, in the opinion of the Planning Board, a greater length is necessitated by topography or other local conditions.

2. Dead end streets, shall be provided at closed end with a turnaround having an outside roadway diameter of at least one hundred twenty feet (120).

3. Throughout the whole of the rotary the grades shall be as flat as practicable and shall not exceed 3%.

**Plympton**

*What is the maximum length of a cul de sac or dead end road?*

**800 feet, 8 dwelling units**

Town of Plympton Rules and Regulations Governing the Subdivision of Land

Dead-end Streets

a. Dead-end streets shall not be longer than eight hundred (800) feet unless, in the opinion of the Planning Board, topography or other local conditions necessitate a greater length. Each cul-de-sac shall contain no more than eight (8) housing units.

b. Dead-end streets shall be provided at the closed end with a turn-around having an outside paved roadway diameter of at least one hundred and twenty (120) feet, or a temporary turn-around as directed by the Planning Board at its option. The width of pavement on the turn-around shall equal that of the servicing street.

c. Permanent turn-arounds shall be profiled along the centerline turning radius, and the centers shall remain in a natural or landscaped condition in a manner acceptable to the Board. The maximum profile grade for a turn-around shall be 3.0%.

**Princeton**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Princeton Rules and Regulations Governing the Subdivision of Land (1996)

SECTION IV. DESIGN STANDARDS

A. Streets 5. Dead-end Streets

a. For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than five hundred (500') feet unless in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

b. Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred feet (100'), and a property line diameter of at least one hundred and twenty feet (120'). unless otherwise specified by the Planning Board. The Planning Board may, at its option require a minimum outside roadway diameter of one hundred forty feet (140'), a property line diameter of one hundred sixty feet (160'), and the placement of a circular landscaped island with minimum radius of twenty feet (20') at the center of the turn around, if the dead-end street is not intended to connect with another street at some future point in time. The Board may require a roadway easement from end of the cul-de-sac to adjacent property.

## Quincy

### What is the maximum length of a cul de sac or dead end road?

**500 feet**

Subdivision Regulations City of Quincy, Section 3-2, (ordinance.com)

#### Section 3-2. Streets

8. Streets designed to have one end permanently closed shall have a turning circle at the closed end unless such a requirement is wholly impractical because of existing physical conditions. Such turning circle shall permit an inside turning radius of not less than twenty-five (25) feet and a pavement width in addition of not less than twenty-two(22) feet. Such streets shall not extend beyond the center-lines of the nearest intersection for more than four hundred-fifty (450) feet. Where conformance to this provision results in lots longer than one hundred-fifty (150) feet at the end of a cul-de-sac, the maximum length of such streets may be increased to five hundred (500) feet. The property line at the intersection of the turnaround and the straight portion of the street shall be rounded at a radius of not less than twenty (20) feet.

## Randolph

### What is the maximum length of a cul de sac or dead end road?

**600 feet**

Town of Randolph Subdivision Rules and Regulations , Section 3.7.5.

"3.7.5 Dead-end streets, designed to be so permanently, shall be no longer than 600 feet and shall have a turnaround or back-up area, paved as required for streets, at the closed end. "Hammerhead" or "T Shaped" back-up strips and alternate layouts may be permitted, if designed to accommodate a vehicle of thirty foot length, eight foot width and having an outside turning radius of forty-two feet. The minimum radius for a circular turnaround shall be sixty feet for primary and secondary roads in business, industrial, and multifamily zoned areas. The minimum radius for a circular turnaround shall be fifty feet for secondary roads in residential areas. Temporary turnaround easements shall have a minimum radius of fifty feet."

## Raynham

### What is the maximum length of a cul de sac or dead end road?

**9 lots on one side  
with minimum  
frontage**

Town of Raynham Rules and Regulations Governing the Subdivision of Land (Adopted 1955, Amended 1999)

#### 7.3 Streets

#### 4. Dead-end Streets

A. The length of permanent dead-end streets shall not exceed the frontage that would allow for a maximum number of nine (9) lots having the minimum frontage permitted under zoning along each side of the street. In non-residential subdivisions the Board may require a special double roadway or parkway street.

B. Dead-end streets shall be provided at the closed end with a turnabout having a diameter of one hundred five (105) feet and a property line diameter of at least one hundred twenty-five (125) feet. Alternative designs may be permitted by the Planning Board with the written recommendation of the Highway Department and Fire Department. Such alternatives shall provide for sufficient areas so that a vehicle with a turning radius of fifty (50) feet can execute a turnaround in one operation.

C. If a dead-end street is of a temporary nature, a temporary turnaround shall be provided if the street is greater than one hundred fifty (150) feet in length from the nearest street intersection. Temporary turnaround easements shall be provided, and they shall conform to the dimension requirements of permanent turnarounds. Temporary turnarounds must meet specifications of permanent turnarounds, including bonding.

#### 2.2 Definitions

DEAD END STREET - Any street or series of streets which must be entered and exited from the same point, said point being the junction with the nearest connector or through street.

## Reading

### What is the maximum length of a cul de sac or dead end road?

#### 500 feet

##### 7.1.5. Dead End Streets/Cul-de-sacs

a. Any proposed street which intersects solely with a dead end street or cul-de-sac shall be deemed to be an extension of the existing dead end street or cul-de-sac. No dead end street or cul-de-sac and their extensions, shall be longer than five hundred (500) feet. Dead end streets and cul-de-sacs shall be measured between the sideline of the nearest intersecting through street and the center of the turning circle. Cul-de-sacs shall be provided with a turning circle having an outside pavement radius of forty (40) feet.

b. The maximum slope of the turning circle shall be three percent (3%) as measured along the center line of the turning circle.

c. Those dead end ways which shall eventually carry traffic to another way shall have a temporary turning circle having an outside pavement radius of not less than forty (40) feet. Areas within the temporary circle that may be abandoned or conveyed as part of an adjacent lot or continuation of the way, shall be appropriately designated and dimensioned as separate parcels of land. A note shall be added to the plan designating to which lot each parcel will be added to and become a part of upon extension of the way (MGL Chapter 41). Additionally, the plan shall provide notation that such parcels are not to be considered buildable by themselves, and, that such parcels do not constitute the minimum lot area requirements for adjoining lots at the time of submission of the Definitive Plan.

d. If developable land, whether publicly or privately owned, adjoins the subdivision, temporary dead end streets shall be laid out to the perimeter of the subdivision to permit future extension and shall conform to the provisions of alignment, width, and grade that would be applicable to such streets, if extended. Easements for temporary turnarounds outside of the way lines shall be provided. Such easements shall terminate in the manner provided in MGL Chapter 41, Section 81Q. Such turnarounds shall be constructed to the same standards as permanent turnarounds. Frontage for lots abutting a temporary turnaround shall be computed along the way lines.

## Rehoboth

### What is the maximum length of a cul de sac or dead end road?

#### 600 feet (or 800 feet with special conditions)

Rules and Regulations Governing the Subdivision of Land in the Town of Rehoboth (Adopted 1947, Amended 2001)

##### "502.6 Dead-End Streets

.01 For the purpose of these rules, a subdivision street or that portion of a subdivision street from which there are not at least two completely separate and non-overlapping routes of street access to an existing public thoroughfare shall be deemed a "dead end" street. Examples of such dead end streets shall include a "F" or "Y" or "t" or "cul-de-sac" or a "lollipop" or "signpost" connecting at the bottom with an existing public thoroughfare. Dead end streets shall be no longer than six hundred (600) feet. Maximum length is measured from the property line at the roadway layout of the existing way to the end of the turning circle. A turning circle must be provided at the end of all dead-end streets. The Planning Board may grant waivers from the six hundred foot (600) maximum length if the following conditions are satisfied:

a. A dead-end street in excess of six hundred (600) linear feet (LF) but no greater than eight hundred (800) linear feet (LF) must meet the following conditions:

(1.) Eighty-percent (80%) of the lots (rounded to the greater number) serviced by the dead-end street must contain a minimum of two (2) acres (87,120 square feet) of area,

(2.) Curvilinear layout of roadway is preferred when possible; roadways shall be designed to follow the natural contours of the property with minimal disturbance to natural vegetation,

(3.) A Declaration of Restriction pursuant to M.G.L. Chapter 41, Section 81R must be executed, stating that 'no further subdivision will be permitted,' and recorded at the Registry of Deeds contemporaneously with the recording the Definitive Subdivision Plans.

(4.) No lot under this option shall be utilized for the purposes of a duplex residence.

b. A dead-end street in excess of eight hundred (800) linear feet (LF) but no greater than twelve hundred (1200) linear feet (LF) must meet the following conditions:

(1.) Eighty-percent (80%) of the lots (rounded to the greater number) serviced by the dead-end street must contain a minimum of two and one half (2 1/2) acres (108,900 square feet) of area, two (2) of those acres (87,120 square feet) shall contain contiguous upland as set forth in M.G.L. Ch 131, Section 40. (2.) Curvilinear layout of roadway is preferred when possible; roadways shall be designed to follow the natural contours of the property with minimal disturbance to natural vegetation, (3.) A Declaration of Restriction pursuant to M.G.L. Chapter 41, Section 81R must be executed, stating that 'no further subdivision will be permitted,' and recorded at the Registry of Deeds contemporaneously with the recording the Definitive Subdivision Plans. (4.) Bicycle / Pedestrian paths will be required for roadway lengths greater than one thousand (1000) Linear feet (LF), refer to Plate G. (5.) No lot created under this option shall be utilized for the purposes of a duplex residence.

c. A dead-end street in excess of twelve hundred (1200) linear feet (LF) but no greater than two thousand (2000) linear feet (LF) must meet the following conditions:

(1.) The dead-end street will provide access to no more than fourteen (14) lots, inclusive of Form A lots at the g of the proposed roadway,

(2.) Eighty-percent (80%) of the lots (rounded to the greater number) serviced by the dead-end street must contain a minimum of three (3) acres (130,680 square feet) of area, sixty thousand (60,000) square feet (1.38 acres) shall contain contiguous upland as set forth in M.G.L. Ch. 131, Section 40.

(3.) Curvilinear layout of roadway is preferred when possible; roadways shall be designed to follow the natural contours of the property with minimal disturbance to natural vegetation,

(4.) A Declaration of Restriction pursuant to M.G.L. Chapter 41, Section 81R must be executed, stating that 'no further subdivision will be permitted,' and recorded at the Registry of Deeds contemporaneously with the recording the Definitive Subdivision Plans.

(5.) No lot created under this option shall be utilized for the purposes of a duplex residence.

.02 Dead-end streets must provide access to a minimum of three (3) lots and to a maximum of seven (7) lots. Streets ending in a cul-de-sac shall be provided at the closed end with a turn-around in conformance with Plate B; no exceptions to the number of lots, length of roadway and turn-around radius will be granted, unless as conditioned in 502.6.01. A fifteen (15) foot easement maybe required at the end of cul-de-sacs to provide for continuation of pedestrian traffic and/or utilities to the next street. A planted area forty (40) feet in diameter shall be installed in the center of the turnaround and planted with appropriate low growing plantings, as approved by the Rehoboth Tree Warden.

.03 Dead-end streets on the same side of an existing roadway shall not be placed within six hundred (600) feet of each other.

.04 Dead-end streets on opposite sides of an existing roadway shall not be within five hundred (600) feet of each other if intersecting an arterial street, or within"

## Revere

### What is the maximum length of a cul de sac or dead end road?

#### *No maximum*

According to Frank Stringi, City Planner for Revere, (7/2/04) there is nothing or no maximum.

The only mention of cul de sac or dead end street in the rules and regulations for Revere pertains to the radii needed for the curb at the end.

City of Revere, Rules and Regulations Governing the Subdivision of Land, Section 5.B.3:

3) Any dead-end street or cul-de-sac shall be provided with a paved circular turnaround at the end having a curb radii not less than fifty-five feet.

## Rockland

### What is the maximum length of a cul de sac or dead end road?

#### 600 feet

Town of Rockland Subdivision Rules and Regulations, Section III, B, 4 (Adopted 1990, Last Amended 2001).

"4. Dead-End Streets

a. Dead-end streets shall not be longer than six hundred (600) feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

b. Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred (100) feet, and a property line diameter of at least one hundred and twenty (120) feet.

c. Through streets indicated on the plan, that are not constructed to provide for through traffic, shall provide for temporary turn-arounds of the same dimensions as above, before any houses on such streets shall be occupied.

d. Any easement in a turn-around other than an easement appurtenant to a lot abutting the turn-around shall terminate upon the approval and recording of a plan showing extension of said way, except in such portion of said turn-around as is included in said extension, and upon the recording of a certificate by the Board of the construction of such extension."

## Rockport

### What is the maximum length of a cul de sac or dead end road?

#### 500 feet

Town of Rockport Rules and Regulations Governing the Subdivision of Land

"4.1.5 DEAD-END STREETS

(a) Dead-end streets, whether temporary or permanent, shall not be longer than five hundred (500) feet.

(b) Dead-end streets shall be provided at the closed end with a turnaround having a property line diameter of at least one hundred and twenty (120) feet.

(c) Dead-end streets shall not be allowed where a continuation of streets is or will be needed."

## Rowley

### What is the maximum length of a cul de sac or dead end road?

#### 500 feet (longer only in OSRD)

Town of Rowley Rules and Regulations Governing the Subdivision of Land

Section 2.1 Definitions

STREET: DEAD END A street, extension of a street or system of streets connected to a through street at only one point.

4.1.6. Dead-End Streets

4.1.6.1. For the purposes of this section, any proposed street which intersects with a dead-end street shall be deemed to be an extension of the dead-end street.

4.1.6.2. A Dead-end street may not exceed five hundred (500) feet in length, except that, where a greater length is necessitated by topography or other local conditions, the Planning Board may approve a dead-end street in excess of five hundred (500) feet, but only as part of an Open Space Residential Development approved under Section 5.4 of the Rowley Protective Zoning By-Laws. The length of a dead-end street shall be measured along the road centerline from its intersection with the side line of the nearest through street to the center point of the turnaround. (Adopted March 7, 2001, Effective March 7, 2001)

## Salem

### What is the maximum length of a cul de sac or dead end road?

**500 feet**

City of Salem, Rules and Regulations Governing the Subdivision of Land, Section IV Design Standards, (A)(4), (2001).

4. Dead-end Streets

- a. Dead-end streets shall not be longer than five hundred (500) feet.
- b. Dead-end streets which do not have the potential for further subdivision shall be provided at the closed end with a turnaround having curb-face to curb-face roadway diameter of at least ninety (90') feet.
- c. Dead-end streets which have the potential for further subdivision shall contain a T or Hammer Head turnaround 20 feet x 35 feet.

**Salisbury**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

Town of Salisbury Rules and Regulations Governing the Subdivision of Land

SECTION V DESIGN AND CONSTRUCTION STANDARDS  
Geometric Design Standards for Subdivisions  
Table 69 For Minor Streets  
Minimum length without a turnaround 400'.  
Maximum length with a turnaround 600'.

**Saugus**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

TOWN OF SAUGUS RULES AND REGULATIONS  
GOVERNING THE SUBDIVISION OF LAND, Section 4.1(E)(b) (February 1998)  
4.1 Streets E. Dead-End Streets (Except Subsidiary Streets 4.1.A.e) b. Dead-end streets shall be discouraged by the Board. However, if they are necessary, dead-end streets and their extensions, if any, shall not be longer than five-hundred feet (500') unless in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

**Scituate**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

Town of Scituate Subdivision Rules and Regulations, Section 7.2.1(6)(2003):

- "Dead End Streets.
- a. For the purpose of this paragraph, any proposed street which intersects solely with a dead end street shall be deemed to be an extension of the dead end street.
  - b. Dead end streets shall not be longer than six hundred (600) feet measured along the center line from the edge of the layout of the through road from which they are entered to the center of the cul-de-sac, or the midpoint of the turnaround for dead-end streets lacking a

cul-de-sac."

## Seekonk

### What is the maximum length of a cul de sac or dead end road?

#### ***1,000 feet or 6 lots***

Town of Seekonk Rules and Regulations Governing the Subdivision of Land

#### SECTION VII DESIGN STANDARDS

##### 7.2.4. Dead-end Streets

1. The length of permanent dead-end streets shall not exceed the frontage that would allow for a maximum number of six (6) lots having the minimum frontage permitted under zoning along each side of the street. Where in the opinion of the Board safety and convenience will not be sacrificed or whenever the total length of a dead-end street exceeds one thousand (1,000) feet, or in non-residential subdivisions, the Board may require a special double roadway or parkway street.

2. Dead-end streets shall be provided at the closed end with a turnabout having a diameter of one hundred five (105) feet and a property line diameter of at least one hundred twenty-five (125) feet, and with a forty (40) foot diameter landscaped island at the center point (see Appendix IV). Alternative designs may be permitted by the Planning Board with the written recommendation of the Public Works Department and/or Fire Department. Such alternatives shall provide for sufficient area so that a vehicle with a turning radius of fifty (50) feet can execute a turnaround in one operation.

3. If a dead-end street is of a temporary nature, a temporary turnaround shall be provided if the street is greater than one hundred fifty (150) feet in length from the nearest intersection. Temporary turnaround easements shall be provided and they shall conform to the dimension requirements of permanent turnarounds. Temporary turnarounds must meet specifications of permanent turnarounds, including bonding.

## Sharon

### What is the maximum length of a cul de sac or dead end road?

#### ***1000 feet***

#### RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND SHARON, MASSACHUSETTS

##### 4.2.4. Dead-End Streets

4.2.4.1. To ensure consistency with the purpose of these regulations as enumerated in Sect. 1.1, permanent dead-end streets (a street, extension of a street, or system of streets connected to other streets only at a single point) shall not be the only frontage for more than ten (10) potential lots under zoning applicable at the time of submittal. In determining the number of lots on a dead-end street, the enumeration of lots shall begin at the closest intersection whether within or without the subdivision where two (2) distinct means of access to the Town's public street system are provided.

4.2.4.2. A paved walkway and/or bikeway (sec. 4.3) not exceeding 1000' in length, which, in the opinion of the Board, provides an emergency access route for fire, police or snowplowing equipment, and contains water main connections to adjacent ways, will be considered by the Board as a sufficient cause for waiver of the requirements of 4.2.4.1. The emergency access must connect to the public street system at a location outside of the system of dead-end streets described in 4.2.4.1.

4.2.4.3. Dead-end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least one hundred and thirty feet (130') unless otherwise specified by the Board. There shall be a traffic island in the center having a diameter of fifty-two feet (52'), if the dead-end street is not intended to connect with another street at some future time. The turnaround or stub will be located at the property line unless the Board approves otherwise.

4.2.4.4. The Board may require a roadway parcel from the end of the dead-end street to adjacent property.

4.2.4.5. Temporary dead-ends shall similarly provide for a turnaround, which may be located in part on easements over lots so long as contractual assurance is provided that upon extension of the street the termination turnaround will be removed and replaced with loam and

planting.

## Sherborn

### What is the maximum length of a cul de sac or dead end road?

#### **600 feet**

Town of Sherborn, Subdivision Rules and Regulations, Section 4.3.7. Dead-end Streets, (1998).  
4.3.7. Dead-end Streets

- a. Any proposed street which connects only with a dead-end street shall be deemed to be an extension of the dead-end street.
- b. Dead-end streets and their extensions, if allowed, shall not exceed six hundred (600) feet in length, measured from the centerline of the street with which it intersects, to the centerline of the circle or ellipse.
- c. Dead-end streets shall be provided with a turn-around (see section 4.3.7.f below) at the closed end.
- d. The Definitive Plan shall show the right-of-way lines of each dead-end street projected through the turn-around to the subdivision property line. Street easements in the segments of a turnaround lying outside of such projected lines shall be temporary and shall terminate pursuant to MGL Ch. 41, Sec. 81M, when the street is extended beyond the turnaround.
- e. An Applicant who extends a dead-end street at a later date shall remove the pavement, relocate any sidewalks, extend any driveway entrance and properly grade, loam and seed the areas included within the temporary easements. All such work shall be deemed to be a part of the required improvements of the connecting subdivision.
- f. If, by reason of topography or other physical characteristics of land within or adjoining the subdivision, or by reason of the present use or development of the adjoining land, the Board is of the opinion that a particular dead-end street will not be extended beyond the turn-around, the Board may require that the outside right-of-way line of the turn-around be laid out with a minimum radius of forty-five (45) feet and that a circular landscaped island having a radius of twenty two (22) feet less than the designed radius of the turn-around be reserved at the center of the turn-around. The circumference of such island shall coincide with the inside edge of the circular paved street.
- g. The centerline profile grade of a turnaround from its beginning to its terminus shall not exceed 3% unless otherwise approved by the Board.

## Shirley

### What is the maximum length of a cul de sac or dead end road?

#### **1,000 feet, 12 lots**

Town of Shirley Rules and Regulations Governing the Subdivision of Land

#### 4.5.5 Dead-end Streets

4.5.5.1 A dead-end street, whether temporary or permanent, shall not serve more than twelve (12) lots nor have a centerline length longer than one thousand (1000) feet from the sideline of the intersecting street to the dead-end streets most distant point unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions, or is an integral part of an approved cluster housing development under Section 4.2 of the Shirley Zoning By-Law.

4.5.5.2 Dead-end streets shall be provided at the closed end with a turn-around having an outside street line diameter of at least 135 feet

and a radius at the outer edge of traveled way of fifty-seven (57) feet. Alternative layouts, such as a "tee", may be permitted by the Board if designed for a vehicle of sixty (60) feet in length, sixteen (16) feet in width, and having an outside turning radius of fifty-seven (57) feet.

4.5.5.3 A dead-end street shall not have a grade of greater than two (2%) percent for the last one hundred (100) feet at the closed end.

4.5.5.4 Temporary dead-ends shall similarly provide for a turn-around, which may be located in part on easements over lots, so long as contractual assurance is provided that upon extension of the street the terminated turn-around will be removed and replaced with loam and appropriate plantings.

4.5.5.5 Cul-de-sac islands will be vegetated with appropriate plantings unless otherwise required by the Planning Board.

## Shrewsbury

### What is the maximum length of a cul de sac or dead end road?

#### 600 feet

Town of Shrewsbury Rules and Regulations Governing the Subdivision of Land (Adopted 1973, Amended 2002)

#### SECTION IV DESIGN STANDARDS

##### A. Streets

##### 4. Dead End Streets

a. Dead-end streets shall not be longer than 600 feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

## Somerset

### What is the maximum length of a cul de sac or dead end road?

#### 500 feet

Town of Somerset Rules and Regulations Governing the Subdivision of Land (Adopted 1954, Amended 1999)

#### ARTICLE 7 - DESIGN STANDARDS

##### 7.1.4 DEAD-END STREETS

- a. The creation of dead-end streets is discouraged, and will be approved only when, in the opinion of the Board, no possibility exists for eventual coordination with the existing or planned street system of the Town as determined by the Board.
- b. Dead-end streets shall not be longer than five hundred (500) feet, unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. On dead-end streets having a greater length than five-hundred (500) feet, the Board may require the separation of travel lanes by a median strip of suitable width.
- c. Dead-end streets shall be provided at the closed end with a turnaround having an outside right-of-way radius of 60 feet and roadway radius of 45 feet and no island, or a dead-end street shall be provided at the closed end with a turnaround having an outside right-of-way radius of 60 feet and roadway radius of 55 feet, and with a landscaped island.

##### Definitions

DEAD-END : See Definitions of Areas of Single Access above. [Single Access is not defined above.]

## Somerville

### What is the maximum length of a cul de sac or dead end road?

**Southborough**

*What is the maximum length of a cul de sac or dead end road?*

**1000 feet**

Rules and Regulations Governing the Subdivision of Land in the Town of Southborough, Massachusetts, Section 244-13(4)(adopted 1986):

"Dead-end streets shall not exceed the lesser of one thousand (1,000) feet from the side line of the intersecting street to the street side line at the end of the turnaround, measured along the center line of the street extended or the minimum length necessary to accommodate twelve (12) lots with the minimum permitted frontage along both sides of such street. This limitation shall apply to any subdivision with a single street exit, whether terminating in a turnaround or involving loops or branching side streets, except that only one-half (1/2) the length of any loop shall be included in calculating the length of a dead-end street. Dead-end and horseshoe shaped streets are appropriate where a through street connection is not required. "

**Sterling**

*What is the maximum length of a cul de sac or dead end road?*

**675 feet, 6 lots**

Town of Sterling Subdivision Rules and Regulations

4000. REQUIRED IMPROVEMENTS

4250. Lanes or Dead-end Streets.

4251. A lane or dead-end street, whether temporary or permanent, shall not serve more than six (6) lots, nor have a centerline length in excess of 675 feet from the traveled edge of the intersecting street to the furthest traveled edge of the dead-end street in cases where the corner lots at the intersection of the proposed street and existing street are part of the subdivision plan. In the case of a Lane with one or both corner lots being pre-existing buildable lots the 675 feet will be measured from the mean of their back lot lines where they intersect with proposed road. The Board may waive this provision due to unusual topography or other conditions.

4252. A lane or dead-end street shall not have a grade in excess of three (3) percent for the last one hundred (100) feet of its closed end.

4253. Lanes or dead-end streets shall be provided at the closed end with a cul-de-sac having a minimum radius of fifty-seven (57) feet and a maximum radius of sixty-eight (68) feet.

4254. Temporary dead-end streets shall also provide the turn-around set forth in Section 4253, which may be located in part on easements over lots, so long as contractual assurance is provided that upon extension of the street in question, the turn-around shall be removed and replaced with proper plantings and landscaping. Turnarounds shall permit maneuvering without backing.

4255. Only lanes and cartways may be permitted to be dead-end streets.

4256. Permanent dead-end water mains shall not be allowed. Easements shall be provided where necessary to allow for extension or looping of mains through subsequent development. Such extension or looping shall be at the expense of the subdivider where required by the Board.

**Stoneham**

*What is the maximum length of a cul de sac or dead end road?*

***no maximum***

Jeff Oxman, Assistant Town Engineer, (6/30/04) said Stoneham does not have a maximum length requirement for dead end streets.

**Stoughton**

*What is the maximum length of a cul de sac or dead end road?*

***500 feet***

DEAD-END STREET : A segment of a street which only intersects another street at one end. For the purposes of this regulation, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, or any combination thereof shall not be longer than 500 feet (500'). The roadway length shall be measured from the sideline of the intersecting roadway to the center point of the cul-de-sac.

**Stow**

*What is the maximum length of a cul de sac or dead end road?*

***1500 feet or 500 feet***

Town of Stow Subdivision Rules and Regulations, Section 7.8.2.2 (Last Amended 2001).

" 7.8.2.2 Cul-de-Sac streets shall not exceed five hundred feet (500') in length (as measured from the point of intersection with existing street through the cul-de-sac turnaround) nor serve more than eight (8) dwelling units. The Board may allow a cul-de-sac street to be extended to one thousand five hundred feet (1500') in length when the following additional terms and conditions are met. No waiver will be granted unless the following conditions are met, in which case the cul-de-sac street may be extended to one thousand five hundred feet (1500') in length.

- a) A minimum property line diameter of one hundred fifty feet (150'); a minimum pavement diameter of one hundred thirty two feet (132'); and a minimum inside pavement radius of forty feet (40').
- b) A turn-out is provided is provided along the roadway at a location between the 500 foot and 1200 foot length marker.
- c) The subdivide provides the Board with a covenant running with the land and binding upon his heirs, successors and assigns that all dwelling units constructed on lots with frontage on the cul-de-sac shall be provided with a residential sprinkler system.
- d) The subdivide provides a minimum of ten percent of the land suitable for development (excluding wetlands) contained within the Subdivision to be dedicated for open space, parks or future public facilities and infrastructure. A covenant limiting said land shall be provided in a form suitable for recording at the Registry of Deeds or Land Court as appropriate.
- e) The subdivision is a Planned Conservation Development as defined in the Stow Zoning Bylaw. In such case, the 500 foot cul-de-sac street limit shall not apply to a conceptual plan drawn for the purpose of determining the maximum number of building lots as required in the Stow Zoning Bylaw.
- f) An open space buffer is provided along that portion of any existing street upon which the proposed subdivision had frontage as of June 1, 1995. The open space buffer shall have a minimum depth of 300 feet. There shall be no buildings or structures located within the open space buffer."

**Sudbury**

*What is the maximum length of a cul de sac or dead end road?*

**1,200 feet**

PLANNING BOARD  
TOWN OF SUDBURY, MASSACHUSETTS  
RULES AND REGULATIONS  
Governing the Subdivision of Land  
Adopted September 10, 1973  
Latest Revision January 26, 1999

SECTION V. DESIGN STANDARDS

B. Street and Roadway Design  
4. Dead End Streets

- a. Dead-end streets, whether temporary or permanent, shall not be longer than 1200 feet, measured from the farthest end of the right-of-way of the turnaround to the side line of the intersecting traveled way, unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. A dead-end street is any street or way or combination of streets or ways having only one terminus at a through street. A through street is a street that has two completed and usable ways of access.
- b. Dead-end streets shall be provided at the closed end with a turnaround having a layout radius of sixty (60) feet, said radius to be centered on the street centerline.
- c. The last one hundred (100) feet of a dead end street shall not have a grade of greater than two percent (2%).

**Sutton**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Sutton Subdivision Rules and Regulations (Amended 2004)

SECTION 4 DESIGN STANDARDS A. STREETS

5. Dead-End Street

- a. Dead-end streets shall not be longer than 500 feet (measured from the centerline of the intersecting street to the furthest curb line, along the centerline, on the dead end street) unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. Future extension must be shown to the nearest proposed or constructed street. Sidelines and centerline shall be parallel. The minimum sideline radii shall be 30 feet.

**Swampscott**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

According to the Rules and Regulations Governing the Subdivision of Land in the Town of Swampscott, Section IV(57)(47), "Dead end streets shall not be longer than five hundred (500) feet."

**Swansea**

*What is the maximum length of a cul de sac or dead end road?*

**12 lots** Town of Swansea Subdivision Rules and Regulations

"6.109 Where in the opinion of the Planning Board through streets are not needed for a safe and convenient circulation pattern, dead-end streets may be used, but the total length of a dead-end street shall be such as to provide minimum street frontage for not more than a total of twelve lots meeting the minimum frontage requirements of the Swansea Zoning By-law. The Board may waive this limitation where in the Board's opinion greater length is justified by topography or other local conditions."

**Taunton** What is the maximum length of a cul de sac or dead end road?

**1,000 feet** City of Taunton Rules and Regulations Governing the Subdivision of Land

311 DEAD END STREETS

1) Dead end street, whether temporary or permanent, shall not be longer than one thousand (1,000) feet unless, in the opinion of the Planning Board, a greater length is necessitated by topography or other local conditions.

2) Dead end streets shall be provided at closed end with a turnaround having an outside roadway diameter of at least one hundred and twenty-(120) feet.

3) Throughout the whole of the rotary the grades shall be as flat as practicable, and shall not exceed three percent (3%)

**Tewksbury** What is the maximum length of a cul de sac or dead end road?

**1000 feet** "8.1.13 Dead-end streets shall not exceed 1,000 feet in length."

**Topsfield** What is the maximum length of a cul de sac or dead end road?

**600 feet** Topsfield Rules and Regulations Governing the Subdivision of Land, Table 1, Geometric Design Standards. The researcher was directed to this table from Article 5, Section 5.1.3 which states, "5.1.3 Alignment, Grade, Dead End, and Intersections. These shall be accordance with the standards shown in Table 1."

**Townsend** What is the maximum length of a cul de sac or dead end road?

## 500 feet

Townsend Rules and Regulations for Subdivision Control

§175-16. Design standards.

B. Streets.

(16) Dead-end streets will not be permitted except where such dead-end streets are deemed by the Planning Board to be in the public interest. If dead-end streets are permitted they shall not be longer than 500 feet unless, in the opinion of the Board, a greater length is necessitated by topography or other local conditions. In any event, dead-end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of at least 110 feet and an outside property diameter of 120 feet and shall be increased, in specific cases, at the discretion of the Board, for the public interest. There shall be a circular landscaped island with a minimum radius of 30 feet, with the landscaping designed by a licensed landscape architect, using maintenance-free plantings. The outer six feet of such landscaped island shall be planted with low ground cover or other suitable plantings that can withstand the piling of snow from snowplowing. The Board may require a roadway easements from the end of the dead end consistent with- the provisions of MGL c. 44, 81 Q11 for easements in turnarounds.

## Tyngsborough

What is the maximum length of a cul de sac or dead end road?

## 500 feet

Tyngsborough Planning Board Subdivision Rules and Regulations (Approved 1987)

Section VII, B, i. Dead-end streets shall be permitted on residential streets only. Dead-end streets shall not be more than 500 feet in length. This limit may be waved only when an adjacent subdivision plan of the area clearly indicates further extension. Dead-end streets shall be provided at the closed end with a turn around having an outside roadway diameter of at least one hundred (100) feet and a property line diameter of at least one hundred twenty (120) feet. An area the width of the street by fifty (50) feet deep must be provided at the end of the turn-around for storage of snow.

## Upton

What is the maximum length of a cul de sac or dead end road?

## 750 feet, 6 lots

Town of Upton Rules and Regulations Governing the Subdivision of Land (Adopted 1970, Amended 2000)

SECTION IV. DESIGN STANDARDS

A. Streets

5. Dead-end Streets

a. Dead-end streets shall not be longer than five hundred feet [500']. The Planning Board may in its discretion allow a cul-de-sac of up to seven hundred and fifty feet [750'] if in its opinion such length does not pose any safety concerns and the developer has addressed all issues of emergency vehicle access, increased maintenance, and safety. No cul-de-sac shall exceed seven hundred and fifty feet [750']. No cul-de-sac shall provide access to more than six [6] lots.

## Uxbridge

What is the maximum length of a cul de sac or dead end road?

**500 feet**

Town of Uxbridge, Rules and Regulations Governing Subdivision of Land SECTION 4 Design Standards

A. Streets

4. Dead-end Streets.

a. Dead-end streets shall not be longer than 500 feet. Dead-end streets shall be provided at the closed end with a turn-around having an outside roadway diameter of at least one hundred (100) feet and a property line diameter of at least one hundred twenty (120) feet, or such diameters as approved by the Planning Board.

b. Any street which provides through-traffic using two or more entrances from existing or proposed streets shall be a minimum of three hundred (300) feet apart.

c. A dead-end street shall not be extended to provide egress to itself unless in the opinion of the Planning Board it is necessitated by topography or other local conditions.

d. A 50' wide right of way shall be provided for the future expansion of the roadway on a dead-end street.

**Wakefield**

*What is the maximum length of a cul de sac or dead end road?*

**800 feet**

According to Rules and Regulations Governing the Subdivision of Land in the Town of Wakefield, Section 4.3, the maximum length for a dead end road for minor roads is 600 feet. The dimensions are listed in a table that cannot be reproduced in this space.

Note that the Rules and Regulations Governing the Subdivision of Land in the Town of Wakefield, Section 4.3.4 indicates that if all of the structures with human occupancy on a dead end street are equipped with fire protection sprinkler systems, the maximum length may be 800 feet.

**Walpole**

*What is the maximum length of a cul de sac or dead end road?*

**750 feet**

Walpole Subdivision Rules and Regulations, Section IV. 2 (Last Amended 2001).

"IV-2 Dead-end Streets

(a) Dead-end streets, shall not exceed seven hundred fifty (750) feet in length.

(b) No street or system of streets in a proposed subdivision may continue an existing dead-end street so that on its completion the total length of the dead-end street exceeds seven hundred and fifty (750) feet."

**Waltham**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Land Rules and Regulations of the Board of Survey and Planning of the City of Waltham (adopted 1997), Section 4.2.2.8.1:

Dead end streets, or streets connected to a throughway at only a single point, whether temporary or permanent, shall not be longer than five hundred (500) feet.

**Wayland**

*What is the maximum length of a cul de sac or dead end road?*

**750 feet**

TOWN OF WAYLAND SUBDIVISION RULES AND REGULATIONS, 4.B.d

No dead-end street shall be more than six hundred ninety (690) feet in length, as measured along its center line from its intersection with the sideline of the right-of-way of the through street to the center point of the circular turn-around (making the overall length no more than seven hundred fifty (750) feet).

**Wellesley**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Wellesley Rules and Regulations Governing the Subdivision of Land in Wellesley, Section V. B. 4(Adopted 1993)

4. Dead End Streets

Except in cases deemed by the Board to be in the best public interest, so-called reservation strips, which would prevent further extensions of development, will not be approved.

Based on the need to provide dual access for emergency purposes, to reduce winter maintenance costs, and to reduce the amount of paved impervious surface which must be maintained, dead end streets in excess of 500' in length, from an intersecting street, shall not be allowed.

Dead end streets shall be provided at the closed end with a cul-de-sac (turnaround) having an outside street line diameter of 112 feet in residential subdivisions. The cul-de-sac roadway pavement diameter shall be a minimum of 82 feet. The Planning Board may consider central landscaped islands within cul-de-sacs. In such instances the paved roadway around the island shall not have a pavement width of less than 24 feet. This can be increased or decreased in specific cases for the public interest at the discretion of the Board.

**Wenham**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet or 6 lots**

Town of Wenham Rules and Regulations Governing the Subdivision of Land, Section 4.1.6 (Adopted 1984, Last Amended 2001)

"4.1.6. Dead End Streets

4.1.6.1. Dead-end streets shall be discouraged by the Board, except where such streets create frontage for lots in excess of minimum area requirements of Section XE of the Protective Zoning Bylaw and which are served by modified local streets or minor streets as defined in Section 2.1.1.32.1. and 2.1.1.33. and designed and covenanted as discussed in Sections 4.1.1.2., 4.1.4. and 4.1.5. of these Regulations.

4.1.6.2. However, if they are necessary for subdivisions with local streets or modified local streets, dead-end streets and their extensions, if any, shall not be longer than five hundred foot (500') unless in the opinion of the Board a greater length is necessitated by topography or other local conditions. 4.1.6.3. Any dead-end streets in excess of five hundred feet (500') shall be in Low Density Areas and shall not serve more than six (6) dwelling units and unless there are suitable turning and passing areas for fire vehicles shall not extend further than five hundred feet (500') from the street from which it originates."

**West Boylston**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

From the Town of West Boylston's Subdivision Bylaw, Section VI (B)(5):

"Dead end streets shall not be longer than 500 feet measured along the centerline, from the center line of the intersecting through street to the end of the turnaround, and shall be provided at the closed end with a turnaround having an outside property line diameter of at least 120 feet."

**West Bridgewater**

*What is the maximum length of a cul de sac or dead end road?*

**10 lots maximum  
(10 @ 150 ft =  
1,500 feet)**

Email from Paul F. Stringham, Inspector of Buildings/ Zoning Enforcement Officer (7/29/04): "Max of 10 lots providing frontage connected to street (10 @ 150-ft. = 1,500-feet)".

Hugh Hurley, Planning Board Chair, (7/28/04) said that west Bridgewater does not specify a numeric maximum length, but does have a maximum number of lots on a dead end street -- 10.

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The Land Use Ordinance of West Bridgewater  
PLYMOUTH COUNTY, MASSACHUSETTS

RULE AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND  
SECTION 4.0 REQUIREMENTS

4.2. Streets and Roadways

4.2.4. Dead-end Streets

4.2.4.1. Permanent dead-end streets (a street, extension of a street, or system of streets connected to other streets only at a single point) shall not be the only frontage for more than ten potential lots under zoning applicable at the time of submittal (as determined by the minimum frontage then allowed) unless, in the opinion of the Board, such dead-end streets are necessitated by topography or other local conditions.

4.2.4.2. A paved walkway and/or bikeway (Sec. 4.3.) which, in the opinion of the Board, provides an emergency access route for fire, police or snowplowing equipment, and contains water main connections to adjacent ways, will be considered by the Board as a sufficient cause for waiver of the requirements of 4.2.4.1.

4.2.4.3. Dead-end streets shall be provided at the end with a turnaround having an outside roadway diameter of at least one hundred and twenty feet (120') unless otherwise specified by the Board. The turnaround or stub will be located at the property line unless the Board approves otherwise.

4.2.4.4. A parcel of land suitable for roadway construction from the end of the dead-end street to the adjacent property shall be provided unless the Board approves otherwise.

4.2.4.5. Temporary dead-ends shall similarly provide for a turnaround, which may be located in part on easements over lots so long as contractual assurance is provided that upon extension of the street the termination turnaround will be removed and replaced with loam and planting,

**West Newbury**

*What is the maximum length of a cul de sac or dead end road?*

## 500 feet

Town of West Newbury, RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND  
SECTION 4.0. DESIGN STANDARDS 4.1. Streets

### 4.1.5. Dead-end Streets.

4.1.5.1. For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than five hundred (500) feet unless in the opinion of the Board, a greater length is necessitated by topography or other local conditions. Dead end streets shall not be shorter than one and one half (1) times the frontage requirement for the district in which it is located.

4.1.5.2. Dead-end streets shall be provided at the closed end With a turn around having an outside roadway diameter of at least one hundred (100) feet and a property line diameter of at least one hundred and twenty (120) feet unless otherwise specified by the Planning Board.

a) The Planning Board may, at its option, in a non-residential subdivision require a minimum outside roadway diameter of one hundred forty (140) feet, a property line diameter of one hundred sixty (160) feet and the placement of a circular landscaped island with minimum radius of twenty (20) feet at the center of the turn around if the dead-end street is not intended to connect with another street at some future point in time.

## Westborough

### What is the maximum length of a cul de sac or dead end road?

## 600 feet, 12 lots

Town of Westborough RULES AND REGULATIONS GOVERNING THE SUBDIVISION OF LAND SECTION IV DESIGN STANDARDS

### B. Conventional Subdivision Design Standards

#### 1. Streets

#### d. Dead-End Streets

1. Dead-end streets (1) shall not exceed 600 feet in length; (2) shall be provided with a turn-around; and (3) shall not provide access to more than 12 lots.

2. Any easement obtained for turn-around purposes at the end of a temporary dead-end street shall terminate upon construction of an extension.

3. Shall not provide egress to another dead-end street or to another street whose egress and return is to a dead-end street.

4. Shall not be extended to provide egress to itself.

5. A 25-foot easement may be required at the end of cul-de-sacs to provide for continuation of pedestrian traffic and/or utilities to the next street.

6. Dead end streets shall be provided at the closed end with a turnaround having an outside roadway diameter of one hundred and twenty feet (120'), and an outside pavement diameter of not less than one hundred feet (100'), unless otherwise specified by the Board. The Planning Board may, at its option, allow an outside roadway diameter of at least one hundred sixty feet (160') and the placement of a circular landscaped island with radius of at least forty feet (40') at the center of the turnaround, if the dead end street is not intended to connect with another street at some future point in time.

In an effort to have circular landscaped islands larger than 40' diameter, the Board may entertain proposals of larger islands, The island is not to include any land protected by the Wetland Protection Act or land in a flood zone. The island is not to be considered a buildable lot. The island configuration shall be approved by the Planning Board after recommendation from the Department of Public Works.

The applicant shall develop a homeowners association or other private mechanism, acceptable to the Planning Board, DPW Manager, and Town Engineer for the future maintenance of any landscaped islands which are proposed by the applicant. The applicant shall develop this association or mechanism and submit it to the Planning Board with the Definitive Plan. The Town shall not be responsible for any maintenance, replacement or other improvements to the landscape or other surface conditions of the cul-de-sac island."

7. The minimum length of a dead-end street shall be not less than one hundred fifty feet (150').

**Westford**

*What is the maximum length of a cul de sac or dead end road?*

**10 lots  
(approximately  
1,000 feet)**

Town of Westford Subdivision Rules and Regulation, Section 218-12, Subsection B.3 (Adopted 1981, Last Amended 2004)

"(3) Residential subdivision streets shall be built to Town standards, and dead-end streets shall not be longer in length than necessary to service ten (10) lots (approximately one thousand (1,000) feet), and shall be required to have two (2) means of access via roadways also built to Town standards. When a new street is to be constructed as an extension from an existing single access street(s), the house lots fronting on the existing street(s) shall be added to the proposed new lots in determining compliance with the above standards. [Amended 9-30-96; 4-5-99]"

**Weston**

*What is the maximum length of a cul de sac or dead end road?*

**Permanent dead  
ends not allowed**

Town of Weston Planning Board Rules and Regulations Article IV, 4.05 (Adopted 2002, Amended 2002)

4.05 Dead-end

Subdivision plans providing for permanent dead end streets will not be approved. However, the Board may determine in a particular case that circumstances exist where a dead end street may be allowed. If a waiver is granted a circular turnaround shall be required. The exterior line of the circular turnaround layout shall have a minimum radius of 70.00 feet; the outer edge of the pavement shall have a minimum radius of 57.00 feet; the inner edge of the pavement shall have a minimum radius of 33.00 feet.

Where a waiver has been granted for a dead-end road in contemplation of future extension to adjoining land, the area of the turning circle between the outside of the circular right of way and the future straight/parallel right of way lines forced by the extension of the approved right of way width, may be relinquished to the adjacent properties upon extension of the road over the projected route.

**Westwood**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Westwood Subdivision Rules and Regulations, Section IV Design Standards, Subsection (A)(4) Dead-end Streets (Revised 1998)

"a. The term "Dead-end street" shall include, without limitation, any street with only a single access onto an existing through street.

b. No new dead-end street shall originate from an existing dead-end street unless the total length of the combined streets is less than five hundred (500) feet.

c. Dead-end streets shall not be longer than five hundred (500) feet.

d. Dead-end streets shall be provided at the closed end with a turnaround having an outside street line diameter of at least one hundred (100) feet."

**Weymouth**

*What is the maximum length of a cul de sac or dead end road?*

**800 feet**

5.5. Dead-end Streets

5.5.1. For the purposes of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than eight hundred feet (800') unless in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

5.5.2. Dead-end streets, in residential subdivisions, shall be provided at the closed end with a turn-around having a minimum outside roadway diameter of at least ninety feet (90'), and a property line diameter of at least one hundred feet (100'), unless otherwise specified by the Board.

5.5.3. Dead-end streets, in all nonresidential subdivisions, shall be provided at the closed end with a turn-around having a minimum outside roadway diameter of at least one hundred feet (100'), and a property line diameter of at least one hundred twenty feet (120'), unless otherwise specified by the Board.

5.5.4. Dead-end streets shall be provided with a circular landscaped island with minimum radius of thirty feet (30') at the center of the turn-around, if the dead-end street is not intended to connect with another street at some future point in time.

5.5.5. The Board may require a roadway layout from the end of the dead-end street to adjacent property, not a part of the subdivision. In such cases, the portions of the turn-around wider than the normal right of way width shall be shown as a roadway easement. If a dead-end street is subsequently extended beyond the required turn-around, any easement on that portion of the turn-around included in said extension, shall terminate upon the approval and recording of a certificate by the Board of the construction of said extension.

**Whitman**

*What is the maximum length of a cul de sac or dead end road?*

**800 feet**

Town of Whitman  
RULES AND REGULATIONS GOVERNING SUBDIVISION OF LAND  
SECTION II GENERAL PROVISIONS  
2.0 DEFINITION

d. DEAD END STREETS (CUL-DE-SACS) - A passage, closed at one end, a blind alley, a place having no outlet except by the entrance.

SECTION IV GENERAL REQUIREMENTS AND DESIGN STANDARDS

4.1 STREETS

4.1.6 Dead-End Streets - (Cul-de-sacs)

a. shall not exceed 800 feet in length

b. shall be provided with a turn-around having a property line diameter of at least one hundred twenty (120) feet (60 Ft. radius).

Any easement obtained for turn-around purposes at the end of a temporary Dead-End Street shall terminate upon construction of an extension. A 20 foot-wide minimum easement shall be required at the end of cul-de-sacs to provide for continuation of pedestrian traffic and/or utilities to the next street, unless waived by the Board in writing.

4.1.7 Driveway Cuts - Driveway cuts shall not be allowed within fifty-five (55) feet of an intersecting street, or at catch basin locations, including catch basin transition curbing. Underground utilities servicing a lot will not be allowed at driveway locations.

**Wilmington**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

Town of Wilmington Rules and Regulations Governing the Subdivision of Land (Adopted 1975)

4.A.5(a)

SECTION IV. DESIGN REQUIREMENTS

A. Streets

5. Dead-end Streets

a. For the purpose of this section, any proposed street which intersects solely with a dead-end street shall be deemed to be an extension of the dead-end street. Dead-end streets and their extensions, if any, shall not be longer than five hundred feet (500') unless in the opinion of the Board, a greater length is necessitated by topography or other local conditions.

Dead-end streets shall be measured from the right-of-way line of the intersection street. If a dead-end street is longer than a thousand feet (1000'), the Board may require a divided roadway.

**Winchester**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

Town of Winchester Subdivision Rules and Regulations, Section IV, A.6 Dead-End Streets (Adopted 1953, Amended 1988)

6. Dead-end Streets

a. Dead-end streets, designed as permanent culs-de-sac, shall not exceed six hundred (600) feet in length unless, in the opinion of the Board, a greater length is necessitated by topography.

b. Such culs-de-sac shall be provided at the closed end with a turnaround having an outside street line diameter of at least one hundred (100) feet.

**Winthrop**

*What is the maximum length of a cul de sac or dead end road?*

**500 feet**

According to the Rules and Regulations Governing the Subdivision of Land, Chapter 450-6(A)(4)(a) of the Winthrop Town Code (adopted 1957), "[d]ead-end streets shall not be longer than 500 feet unless, in the opinion of the board, a greater length is necessitated by topography or other local conditions."

**Woburn**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

According to the 2002 Woburn Planning Board Land and Subdivision Rules & Regulations, Table II, the maximum length for a dead end street is 600 feet.

**Worcester**

*What is the maximum length of a cul de sac or dead end road?*

**600 feet**

Section X - Required Improvements:

"MAX. LENGTH OF STREET TO DEAD END OR CUL-DE-SAC 600 FT. WITH ONLY ONE ACCESS

- MAX. GRADE OF CUL-DE-SAC 3%
- MIN. DIAMETER RIGHT-OF-WAY 100 FT.
- MIN. DIAMETER ROADWAY PAVEMENT 80 FT.
- MAX. DONUT OR ISLAND 30 FT."

Design Standards (Section IX):

"8. Dead Ends (Cul-de-sac)

a. Dead end streets, or streets connected to a throughway at only a single point, whether temporary or permanent, shall not be longer than five hundred (500) feet. The grade of the cul-de-sac shall not exceed 3% slope.

b. Temporary Dead Ends (Cul-de-sac) Streets having temporary dead ends shall terminate in circles having a right-of-way diameter of not less than one hundred (100) feet.

Where a future street is projected beyond the circle, the circle shall be designed in such relation to the projection of the right-of-way that the additional land used for the circle may be relinquished to the adjacent properties at the time the road is constructed over the projected route.

The ownership of the fee in land lying within the projection of any road shall remain with the adjacent properties until the road is constructed over the projected route. Any such fee shall not be included in determining the conformity of the area of any lot to the minimum requirements under the Zoning Ordinance of the City.

Where a circle is laid out as a permanent termination of the road, the entire area of the circle shall be a permanent part of the right-of-way. Where a circle is laid out over a projected right-of-way, the lot lines shall be laid out to the lines of the future projected route. The additional areas used for the circle may be included in the areas of the adjacent lots for the purpose of determining their conformity to the minimum requirements under the Zoning Ordinance of the City."

- "REGULATIONS GOVERNING THE SUBDIVISION OF LAND" (no date). Section IX Design Standards

**Wrentham**

*What is the maximum length of a cul de sac or dead end road?*

**1,500 feet**

Wrentham Subdivision Rules and Regulations, Section 4.45:

"Dead-End Streets

Dead-end streets shall not be longer than fifteen hundred (1500) feet."