

CITY OF BELLS

ORDINANCE NO. 06-29-15

RULES AND REGULATION FOR PROPERTY OWNERS REGARDING UTILITY DRAINAGE EASEMENTS.

Sec. 29-01 UTILITY DRAINAGE EASEMENT

An easement is a right of way granted from a property owner to another for a specific use of a portion of the owner's land. Utility operators (gas, electric, sewer, etc.) often have easements for the purpose of installing and maintaining their utility lines and structures. As with most utility easements, storm drainage easements are permanent and run with the land (i.e., survive any sale of the property). They generally require the property owner to give up certain rights, such as building permanent structures (additions, decks, certain types of fences, etc.) within the easement to allow for proper function of the system and unimpeded maintenance access.

Sec. 29-02 PROPERTY OWNERS RESPONSIBILITY FOR MAINTAINING UTILITY DRAINAGE EASEMENT

Property owners are responsible for routine grounds maintenance such as grass mowing and trash or debris removal, and should ensure that systems are kept free of yard waste such as grass clippings, tree trimmings and leaves that may block the flow of water. Trees, shrubs and other growth in easements belong to and are maintained by the property owner.

Sec. 29-03 THE CITY OF BELLS SHALL HAVE THE RIGHT OF INGRESS AND EGRESS

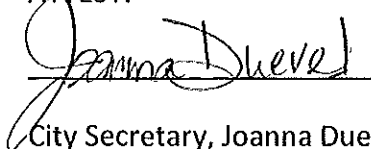
The City of Bells shall have the right of ingress and egress for the purpose of inspection and supervision of maintenance work by the property owner. Provided, however, it is understood that in the event it becomes necessary for the City to erect or consider erecting any type of drainage structure in order to improve the storm drainage that may be occasioned by streets and alleys in or adjacent to the subdivision, then in such event, the City shall have the right to enter upon the Utility Drainage Easement at any point, or points, to investigate, survey or to erect, construct and maintain any Utility Drainage Facility deemed necessary for Utility or Drainage Purposes.

Sec. 29-04 THE CITY OF BELLS REQUIRES A CERTAIN SIZE FOR CULVERTS

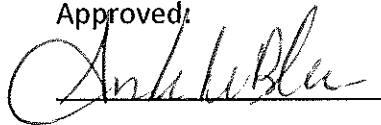
Property owners are responsible for purchase of their culvert and calling Dig Test before digging to replace or add any culvert onto property. The City of Bells requires the culvert to be 14" diameter and made out of steel. Upon completion, the City of Bells shall have the right to inspect the drainage structure.

READ AND ACCEPTED this 10 day of Nov., 2015

ATTEST:


City Secretary, Joanna Duevel

Approved:


Mayor, Angela LeBlanc