



# COBB COUNTY WATER SYSTEM

## Stormwater Easements

Your drainage easement is a stormwater best management practice (BMP) and is designed to reduce the environmental impacts of increased storm flow and pollutants due to urban development. They are an essential part of Cobb's efforts to restore and preserve our water resources. However, an easement may no longer be able to perform its intended functions if it is not maintained properly. We have developed this guide to answer frequently asked questions and provide basic tips for drainage easement maintenance.

### What is a "Drainage Easement" and why are they important?

The purpose of a drainage easement is to provide and preserve a legal path for stormwater conveyance. Most easements are at least 20 feet wide. The term easement can apply to an open ditch, a 100-year floodplain, a flood pool in a detention pond, or a closed pipe system. Easements serve to slow and direct the increased amount of stormwater runoff from impervious surfaces (rooftops, driveways, roads, etc.) away from houses and thereby preventing flooding.



### Who is responsible for the maintenance of drainage easement facilities?

Cobb County places the responsibility for maintaining open drainage easements with the individual property owner [ref. Cobb County Code 110-61(f)]. Property owners who fail to maintain drainage easements in an open unobstructed condition may be subject to fines and may face civil liability in the event of flood damage to surrounding properties. For an individual property owner, easement maintenance responsibilities consist mainly of keeping it free of trash, debris, and sediment; clear of overgrown or clogging vegetation; and free of obstructions or structures.

### What is the difference between private versus public problems?

Per Cobb County Code, public responsibility for stormwater maintenance is limited to the structural infrastructure (pipes and pond) formally dedicated to and accepted by Cobb County for perpetual maintenance. The responsibility for maintaining all private property beyond formally dedicated and accepted structural infrastructure rests with the individual property owner.

Cobb County code 110 - 61

"(e)... and property owner will be required to keep such easements free of obstructions and will maintain the easements in such a way as to assure free and maximum flow at all times.(g)All easements shall be cleared of debris, excess dirt and other materials..."



### STORMWATER POLLUTION PREVENTION TIPS

- Keep your easement free and clear of any obstruction.
- Mow and weed-wack vegetation to control growth.
- Collect leaves and lawn clippings for mulch, compost, or bag for vegetative waste disposal.
- Consider natural alternatives to pest control chemicals.
- Wash your car on grass or gravel with minimal detergent or take it to a car wash where water is recycled.
- Wash out paint brushes and rollers into your sanitary sewage system.
- Keep paint, turpentine, and solvents clear of easements, gutters, and storm drains.
- Reuse turpentine and dispose of properly.
- Allow unused paint to dry out and place in trash can for pickup.
- Pick up after your pet promptly.
- Dispose of pet waste in a garbage can.
- Keep bags readily available near your leash, door, or car for prompt pick up.
- Utilize pet waste stations in your neighborhood or local park for convenient disposal.
- Spread awareness about stormwater pollution and pet care by discussing it with family and friends.