



CONSTRUCTION WITHIN EASEMENT TOWN OF BEL AIR

While the Town of Bel Air Zoning Code allows property owners to erect fences, sheds (under 200 sf) and other approved improvements, in recorded easements, they do so at their own risk and in accordance with the following caveats:

1. Excavation may not cause damage to existing pipes located in the easement.
2. The construction must not cause a drainage or sediment control problem for a neighboring property.
3. Town of Bel Air may enter the property and make use of the easement area for grading and/or the installation or repair of utilities.
4. Town of Bel Air may either remove the improvement as part of the work being done or require the property owner remove the improvement prior to the work.
5. Town of Bel Air may enter the property and remove the improvement if it violates one of the above provisions.

THE COST OF REPAIR RESULTING FROM ANY DAMAGE TO PIPES LOCATED IN THE EASEMENT OR THE COST FOR REMOVAL OF THE IMPROVEMENT BY THE TOWN OF BEL AIR WILL BE THE RESPONSIBILITY OF THE PROPERTY OWNER.

Location of Property: _____

Witness, Printed Name Date

Property Owner, Printed Name Date

Witness, Signature Date

Property Owner, Signature Date

Should you have any questions regarding utilities in your easement, you may call the Department of Public Works at 410.638.4536.