



Department of Public Works

Drainage Easement Agreement Between
MQ Coco Plum LLC and
North Port Road and Drainage District
for Proposed Gateway at Cocoplum
Development

Drainage Easement Agreement Between MQ Coco Plum LLC and North Port Road and Drainage District for Proposed Gateway at Cocoplum Development



- In a severe storm, water in the Cocoplum Waterway overflows the banks and discharges overland across the proposed “Gateway at Cocoplum” development towards the US 41 (Tamiami Trail) swale.
- The proposed “Gateway at Cocoplum” development is located at the northeast corner of US 41 (Tamiami Trail) and Salford Boulevard.
- The developer, MQ Coco Plum LLC, proposes to redirect this flow through a new underground piped conveyance system to be installed by the developer. This will allow road and parking to be constructed over the underground piped conveyance system.
- Drainage Easement Agreement is proposed to be executed between the developer and the North Port Road and Drainage District to allow continuation of the Cocoplum Waterway overflow into the new underground piped conveyance system

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- Following are key points in the drainage easement:
 - The Developer (Grantor) shall install, operate and maintain the new underground piped conveyance system in perpetuity.
 - The City (Grantee) shall assist only if needed in emergencies or if Grantor fails to maintain/repair the system and public health and safety is at risk from drainage backup.
 - In such instances, the Grantee will be allowed access to perform the needed work and Grantor shall reimburse Grantee for all reasonable costs and expenses

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