

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. 2301

COUNCIL SPONSOR: BINDER/DAVIS

PROVIDED BY: ENGINEERING

**RESOLUTION ESTABLISHING PERFORMANCE/WARRANTY OBLIGATIONS.**

WHEREAS, the Department of Finance and the Department of Engineering have notified the Parish Council that certain securities for subdivision Warranty Obligations are maturing in the near future; and

WHEREAS, these Warranty Obligations have been reviewed by said Departments which have made recommendations thereon to the Parish Council.

THE PARISH OF ST. TAMMANY HEREBY RESOLVES, by the St. Tammany Parish Council acting in it's capacity as the governing authority, that it hereby accepts the recommendations of the Department of Finance and the Department of Engineering, and approves the following actions regarding Warranty Obligations as shown.

BE IT FURTHER RESOLVED, that failure to renew or to post an acceptable security on its due date will cause same to be called, and the Department of Finance and the Department of Engineering are hereby authorized and directed to do so.

**PERFORMANCE**

<u>NAME OF SUBDIVISION</u>	<u>RECOMMENDATION</u>
Angelic Estates (aka The Birg) Subdivision Phase 1A Amount: \$26,000 Expires: April 30, 2008 Ward 3, District: 5	<b>PERFORMANCE OBLIGATION</b> TO BE REVIEWED AT APRIL 3, 2008 COUNCIL MEETING

**WARRANTY**

<u>NAME OF SUBDIVISION</u>	<u>RECOMMENDATION</u>
Coquille Subdivision, Phase 1 Amount: \$62,100 Expires: March 7, 2008 Ward 1, District 1	RELEASE L.O.C. TO BE BROUGHT INTO THE SELECTIVE PARISH MAINTENANCE SYSTEM
Grand Champions Subdivision, Filing #3 Amount: \$15,100 Expires: April 7, 2008 Ward 9, District 13	RELEASE L.O.C. THIS IS A PRIVATE SUBDIVISION AND THE PARISH IS NOT RESPONSIBLE FOR ANY MAINTENANCE
Normandy Oaks Subdivision, Phase 2 Amount: \$20,900 Expires: April 13, 2008 Ward 1, District 1	RELEASE L.O.C. TO BE BROUGHT INTO THE SELECTIVE PARISH MAINTENANCE SYSTEM
Pine Creek Acres Subdivision, Phase 1A Amount: \$7,200 Expires: April 3, 2008 Ward 1, District 1	EXTEND FOR ONE (1) YEAR OR UNTIL WORK IS SATISFACTORILY ACCOMPLISHED

<u>NAME OF SUBDIVISION</u>	<u>RECOMMENDATION</u>
Tallow Creek Subdivision, Phase 1-1-2 Amount: \$42,900 Expires: April 25, 2008 Ward 1, District 1	RELEASE L.O.C. TO BE BROUGHT INTO THE SELECTIVE PARISH MAINTENANCE SYSTEM
Tammany Middle, LLC Subdivision, Phase 1 Amount: \$33,200 Expires: March 23, 2008 Ward 1, District 1	EXTEND FOR TWO (2) MONTHS TO FULLY COMPLETE WORK IN SATISFACTORY MANNER
Turtle Creek Subdivision, Phase 5-3-B Amount: \$6,000 Expires: April 22, 2008 Ward 8, District 9	RELEASE L.O.C. TO BE BROUGHT INTO THE SELECTIVE PARISH MAINTENANCE SYSTEM
Vintage Court Subdivision, Phase 1 Amount: \$21,300 Expires: April 6, 2008 Ward 3, District 5	RELEASE L.O.C. THIS IS A PRIVATE SUBDIVISION AND THE PARISH IS NOT RESPONSIBLE FOR ANY MAINTENANCE
Weston Glen Subdivision, Phase 1 Amount: \$27,000 Expires: April 9, 2008 Ward 1, District 1	RELEASE L.O.C. THIS IS A PRIVATE SUBDIVISION AND THE PARISH IS NOT RESPONSIBLE FOR ANY MAINTENANCE
Willow Bend Subdivision, Phase 1 Amount: \$26,400 Expires: April 10, 2008 Ward 1, District 1	EXTEND FOR ONE (1) YEAR OR UNTIL WORK IS SATISFACTORILY ACCOMPLISHED

THIS RESOLUTION HAVING BEEN SUBMITTED TO A VOTE, THE VOTE THEREON  
WAS AS FOLLOWS:

MOVED FOR ADOPTION BY \_\_\_\_\_, SECONDED BY \_\_\_\_\_

YEAS:

NAYS:

ABSTAIN:

ABSENT:

THIS RESOLUTION WAS DECLARED ADOPTED ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_  
2008 AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS  
BEING PRESENT AND VOTING.

\_\_\_\_\_  
JERRY BINDER, COUNCIL CHAIRMAN

ATTEST:

\_\_\_\_\_  
DIANE HUESCHEN, COUNCIL CLERK



**ST. TAMMANY PARISH**

DEPARTMENT OF ENGINEERING  
P. O. BOX 628  
COVINGTON, LA 70434  
PHONE: (985) 898-2552 OR (985) 898-2575  
FAX: (985) 898-5205  
e-mail: eng@stpgov.org

*Jan 21 2008*

*Kevin Davis  
Parish President*

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Angelic Estates (aka The Birg) Subdivision, Phase 1A  
Performance Obligation (\$26,000)**

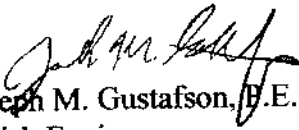
Honorable Council Members:

The above-referenced Performance Obligation was extended by the Parish Council at the October 4, 2007 meeting and expires on April 30, 2008 and is scheduled for review at the March 6, 2008 meeting.

The work covered by the Performance Obligation has not been completed.

Therefore, it is recommended that the Performance Obligation in the amount of \$26,000 not be released at this time and to be reviewed at the April 3, 2008 meeting.

Sincerely,

  
Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Marty Gould  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Earl J. Magner, P.E.  
Helenbirg Properties  
Cooper Engineering, Inc.



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*Kevin Davis*  
*Parish President*

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Coquille Subdivision, Phase 1  
Warranty Obligation (\$62,100)**

Honorable Council Members:

The Warranty Obligation in the amount of \$62,100 expires March 7, 2008 and is scheduled for review at the March 6, 2008 meeting.

This office has inspected the site. All work covered by this Warranty Obligation is satisfactory.

Therefore, it is recommended that the Warranty Obligation be released upon expiration.

This is a public access subdivision and the Parish is responsible for maintenance of roads and drainage.

Sincerely,

A handwritten signature in black ink, appearing to read "Joseph M. Gustafson".

Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Marty Dean  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Earl J. Magner, P.E.  
Forest Lake Estates, LLC  
Kelly McHugh & Associates



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*Kevin Davis*  
*Parish President*

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Grand Champions Subdivision, Filing #3**  
**Warranty Obligation (\$15,100)**

Honorable Council Members:

The Warranty Obligation in the amount of \$15,100 expires April 7, 2008 and is scheduled for review at the March 6, 2008 meeting.

This office has inspected the site. All work covered by this Warranty Obligation is satisfactory.

Therefore, it is recommended that the Warranty Obligation be released upon expiration.

This is a private subdivision and the Parish is not responsible for any maintenance.

Sincerely,

A handwritten signature in black ink, appearing to read "Joseph M. Gustafson".

Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Richard Artigue  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Shannon Davis  
Mr. Earl J. Magner, P.E.  
CJS Real Estate, LLC  
Wink Companies, LLC



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*Kevin Davis*  
*Parish President*

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Normandy Oaks Subdivision, Phase 2  
Warranty Obligation (\$20,900)**

Honorable Council Members:

The Warranty Obligation in the amount of \$20,900 expires April 13, 2008 and is scheduled for review at the March 6, 2008 meeting.

This office has inspected the site. All work covered by this Warranty Obligation is satisfactory.

Therefore, it is recommended that the Warranty Obligation be released upon expiration.

This is a public access subdivision and the Parish is responsible for the roadway and drainage maintenance.

Sincerely,

Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Marty Dean  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Shannon Davis  
Mr. Earl J. Magner, P.E.  
Wainer Brothers  
Cooper Engineering, Inc.



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*Kevin Davis*  
Parish President

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Pine Creek Acres Subdivision, Phase 1A  
Warranty Obligation (\$7,200)**

Honorable Council Members:

The Warranty Obligation in the amount of \$7,200 expires April 3, 2008 and is scheduled for review by the Parish Council at the March 6, 2008 meeting.

The developer was notified on December 10, 2007 by the Department of Engineering of the punch list items required and for his engineer to certify to this office at least sixty (60) days prior to the expiration of the obligation, that the punch list has been completed.

This office has not received such notification. Therefore, this obligation must be extended for one (1) year or until the work is satisfactorily accomplished.

The following punch list items remain:

- (1.) Need "No Outlet" sign;
- (2.) Replace blue reflectors where needed;
- (3.) Remove logs and debris from roadside ditches;
- (4.) Revise As-Built drawing to show the following:
  - A. Show size, type of material and invert elevations of the entrance culvert;
  - B. Show size, type of material and invert elevations of the culvert entering detention pond from Shelby Marie Drive roadside ditch. Also show elevation of flush grate at this location;
  - C. Show size, type of material and invert elevations of the culvert in roadside ditch that provides access to pond;
  - D. Show size, type of material and invert elevations of the two (2) drainage structures that allow drainage into pond from the adjacent streams;
  - E. Show x-section of outfall channel at the east end of pond with As-Built elevations and elevation of confluence of the two (2) streams;
  - F. Show a revision date on the As-Built plans.
- (5.) Pond slopes must be re-graded and dressed to remove erosion gullies and a mature stand of grass must be existing before the Parish can accept maintenance of the pond;
- (6.) Remove sprinkler system from pond upon satisfactory grass growth;

Sincerely,

Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Marty Dean  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Earl J. Magner, P.E.  
Pine Creek Development, LLC-Mr. Wayne Buras, Manager  
KLL Consultants



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*Kevin Davis*  
*Parish President*

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Tallow Creek Subdivision, Phase 1-I-2  
Warranty Obligation (\$42,900)**

Honorable Council Members:

The Warranty Obligation in the amount of \$42,900 expires April 25, 2008 and is scheduled for review at the March 6, 2008 meeting.

This office has inspected the site. All worked covered by this Warranty Obligation is satisfactory.

Therefore, it is recommended that the Warranty Obligation be released upon expiration.

This is a public access subdivision and the Parish is responsible for the maintenance of the roadways and drainage. The Homeowners' Association is responsible for the maintenance of the detention ponds.

Sincerely,

A handwritten signature in black ink, appearing to read "Joseph M. Gustafson".

Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Marty Dean  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Shannon Davis  
Mr. Earl J. Magner, P.E.  
Lonesome Development  
J.V. Burkes & Associates





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*Kevin Davis*  
*Parish President*

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Tammany Middle, LLC Subdivision, Phase 1  
Warranty Obligation (\$33,200)**

Honorable Council Members:

The Extended Warranty Obligation in the amount of \$33,200 expired January 23, 2008, but was extended for two (2) months at the December 6, 2007 Council Meeting, which carries it to March 23, 2008.

The developer is in the process of replacing the roadway panels and is gearing to commence regrading the detention pond slopes along with providing erosion protection. The developer has requested that an additional two (2) months extension be granted to complete these two (2) items, due to recent rains and cold weather which has not allowed them to fully complete the work.

The Department of Engineering has inspected the work in progress and has no objection to the extension to May 23, 2008.

Sincerely,

A handwritten signature in black ink, appearing to read "Joseph M. Gustafson".

Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Marty Dean  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Shannon Davis  
Mr. Earl J. Magner, P.E.  
Duplantis Design Group  
Gulf States Development Services  
Bruno and Bruno



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*Kevin Davis*  
*Parish President*

February 22, 2008

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P.O. Box 628  
Covington, LA 70434

**Re: Turtle Creek Subdivision, Phase 5-3-B  
Warranty Obligation (\$6,000)**

Honorable Council Members:

The Warranty Obligation in the amount of \$6,000 expires April 22, 2008 and is scheduled for review at the March 6, 2008 meeting.

This office has inspected the site. All work covered by the Warranty Obligation is satisfactory.

Therefore, it is recommended that the Warranty Obligation be released upon expiration.

This is a public access subdivision and the Parish is responsible for the maintenance of the roads and subsurface drainage.

Sincerely,

A handwritten signature in black ink, appearing to read "Joseph M. Gustafson".

Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon.E.L. "Gene" Bellasario  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Shannon Davis  
Mr. Earl J. Magner, P.E.  
Cross Gates, Inc.  
J.V. Burkes & Associates



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*Kevin Davis*  
*Parish President*

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Vintage Court Subdivision, Phase 1  
Warranty Obligation (\$21,300)**

Honorable Council Members:

The extended Warranty Obligation in the amount of \$21,300 expires April 6, 2008.

This office has inspected the site. The following work has been satisfactorily completed:

- (1.) Sidewalk east of Lot #22 has been tied into the existing sidewalk;
- (2.) Subdivision name sign is re-installed;
- (3.) Blue reflector is replaced;
- (4.) Low area of road has been repaired and drains satisfactorily;
- (5.) Roll over curbs have been repaired;
- (6.) Concrete debris has been removed from pond shoulder vicinity entrance.

Therefore, it is recommended that the Warranty Obligation be released .

This is a private subdivision and the Parish will not be responsible for any maintenance.

Sincerely,

Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Marty Gould  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Shannon Davis  
Mr. Earl J. Magner, P.E.  
Marigold Court, LLC  
Scalfano Engineering



## ST. TAMMANY PARISH

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*Kevin Davis*  
*Parish President*

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Weston Glen Subdivision, Phase 1  
Warranty Obligation (\$27,000)**

Honorable Council Members:

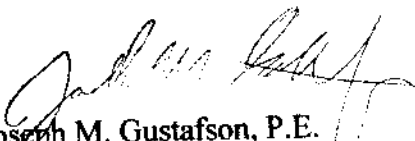
The Warranty Obligation in the amount of \$27,000 expires April 9, 2008 and is scheduled for review at the March 6, 2008 meeting.

This office has inspected the site. All work covered by this Warranty Obligation is satisfactory.

Therefore, it is recommended that the Warranty Obligation be released upon expiration.

This is a private subdivision and the Parish will not be responsible for any maintenance.

Sincerely,



Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Marty Dean  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Earl J. Magner, P.E.  
Webber Land  
Kelly McHugh & Associates



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*Kevin Davis*  
*Parish President*

February 22, 2008

St. Tammany Parish Council  
P.O. Box 628  
Covington, LA 70434

**Re: Willow Bend Subdivision, Phase 1  
Warranty Obligation (\$26,400)**

Honorable Council Members:

The Warranty Obligation in the amount of \$26,400 expires April 10, 2008 and is scheduled for review at the March 6, 2008 meeting.

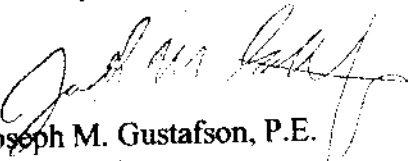
The developer was notified on December 10, 2007 by the Department of Engineering of the punch list items required and for his engineer to certify to this office at least sixty (60) days prior to the expiration of the obligation that the punch list has been completed.

This office has not received such notification. Therefore, this obligation must be extended for one (1) year or until the work is satisfactorily accomplished.

The following punch list items remain:

- (1.) Replace blue reflectors where needed;
- (2.) Complete construction of the cul de sac;
- (3.) Dry detention pond is holding water and must be restored to design plan, as approved;
- (4.) Please advise as to status of you request to convert detention pond to a wet pond, since construction is underway.

Sincerely,

  
Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ef

xc: Hon. Marty Dean  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Earl J. Magner, P.E.  
Willow Bend Development  
Kelly McHugh & Associates