

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-6588

COUNCIL SPONSOR: BINDER/COOPER

PROVIDED BY: ENGINEERING

RESOLUTION TO TAKE ACTION ON PERFORMANCE AND/OR WARRANTY OBLIGATIONS

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

WHEREAS, these Performance and/or 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 recommendation of the Department of Finance and the Department of Engineering, and approves the following action regarding Performance and/or 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.

<u>NAME OF SUBDIVISION</u>	<u>OBLIGATION</u>	<u>RECOMMENDATION</u>
<b>Bedico Creek Subdivision, Parcel 12-B</b>	<b>WARRANTY</b>	Extend for one (1) year or
Amount: \$ 34,200.00	<b>(Extended)</b>	until the work is satisfactorily
Expires: May 10, 2022		accomplished.
Ward 1, District 1		
<b>Grande Maison Subdivision, Phase 3-B</b>	<b>WARRANTY</b>	Extend for one (1) year or
Amount: \$ 42,500.00		until the work is satisfactorily
Expires: May 23, 2022		accomplished.
Ward 4, District 5		
<b>Lakeshore Villages Subdivision, Phase 1-B-2</b>	<b>WARRANTY</b>	Extend for one (1) year or
Amount: \$ 38,000.00		until the work is satisfactorily
Expires: May 6, 2022		accomplished.
Ward 9, District 13		
<b>Lakeshore Villages Subdivision, Phase 5</b>	<b>WARRANTY</b>	Extend for one (1) year or
Amount: \$ 60,280.00		until the work is satisfactorily
Expires: May 27, 2022		accomplished.
Ward 9, District 13		
<b>Oaklawn Trace Subdivision, Phase 1</b>	<b>WARRANTY</b>	Release
Amount: \$ 41,400.00	<b>(Extended)</b>	
Expires: March 13, 2023		
Ward 7, District 11		

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 7 DAY OF APRIL , 2022, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

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JERRY BINDER, COUNCIL CHAIRMAN

ATTEST:

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KATRINA L. BUCKLEY, COUNCIL CLERK



## ST. TAMMANY PARISH

MICHAEL B. COOPER  
PARISH PRESIDENT

### ADMINISTRATIVE COMMENT

The following recommendations for the below listed Performance and/or Warranty Obligations are as follows:

1. **Bedico Creek Subdivision, Parcel 12-B**  
Extended Warranty Obligation - \$34,200.00 - Extend
2. **Grande Maison Subdivision, Phase 3-B**  
Warranty Obligation - \$42,500.00 - Extend
3. **Lakeshore Villages Subdivision, Phase 1-B-2**  
Warranty Obligation - \$38,000.00 - Extend
4. **Lakeshore Villages Subdivision, Phase 5**  
Warranty Obligation - \$60,280.00 - Extend
5. **Oaklawn Trace Subdivision, Phase 1**  
Extended Warranty Obligation - \$41,400.00 - Release

<b>NAME OF SUBDIVISION</b>	<b>OBLIGATION</b>	<b>RECOMMENDATION</b>
<b>Bedico Creek Subdivision, Parcel 12-B</b>	<b>WARRANTY</b>	Extend for one (1) year or
Amount: \$34,200.00	<b>(Extended)</b>	until the work is satisfactorily
Expires: May 10, 2022		accomplished.
Ward 1, District 1		
<b>Grande Maison Subdivision, Phase 3-B</b>	<b>WARRANTY</b>	Extend for one (1) year or
Amount: \$42,500.00		until the work is satisfactorily
Expires: May 23, 2022		accomplished.
Ward 4, District 5		
<b>Lakeshore Villages Subdivision, Phase 1-B-2</b>	<b>WARRANTY</b>	Extend for one (1) year or
Amount: \$38,000.00		until the work is satisfactorily
Expires: May 6, 2022		accomplished.
Ward 9, District 13		
<b>Lakeshore Villages Subdivision, Phase 5</b>	<b>WARRANTY</b>	Extend for one (1) year or
Amount: \$60,280.00		until the work is satisfactorily
Expires: May 27, 2022		accomplished.
Ward 9, District 13		
<b>Oaklawn Trace Subdivision, Phase 1</b>	<b>WARRANTY</b>	Release
Amount: \$41,400.00	<b>(Extended)</b>	
Expires: March 13, 2023		
Ward 7, District 11		





## ST. TAMMANY PARISH

MICHAEL B. COOPER  
PARISH PRESIDENT

March 23, 2022

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

Re: Bedico Creek Subdivision, Parcel 12-B  
Warranty Obligation - \$34,200.00 - LOC #2011220

Honorable Council Members,

The extended Warranty Obligation in the amount of \$34,200.00 expires May 10, 2022 and is scheduled for review by the Parish Council at the April 7, 2022 meeting.

The developer was notified on January 24, 2022 by the Department of Engineering of the punch list items required. The developer's engineer shall certify to this office at least sixty (60) days prior to the expiration of the obligation, that the punch list has been completed.

The following punch list items remain:

1. Replace the broken concrete panels at the intersection of Audubon Parkway and Bedico Trail Lane (See Picture #1);
2. Replace the broken concrete panels near Lots #476 & #477 (See Picture #2);
3. Replace the broken concrete panels in front of Lots #470 & #471 (See Picture #3);
4. Replace the broken concrete panels near the sewer manhole in front of Lot #481 (See Picture #4);
5. Replace the broken concrete panels near Lots #485 & #487 (See Picture #5);
6. Seal the pavement crack in front of Lots #484 - #486 (See Pictures #6 & #7);
7. Replace the broken concrete panels in front of Lots #491 & #492 (See Pictures #8 & #9);
8. Remove siltation occurring at the roadway cross culvert next to Lot #492 (See Picture #10);
9. Regrade roadside ditches as needed to provide positive flow (Typical Comment - See Picture #11);
10. Regrade and re-establish roadside shoulders as needed (Typical Comment - See Picture #12).

This office is working with the developer and the developer's engineer to satisfactorily accomplish the outstanding punch list items. This obligation must be extended for one (1) year or until the work is satisfactorily accomplished.

Sincerely,

A handwritten signature in blue ink, appearing to read "D. Hill", written over a blue horizontal line.

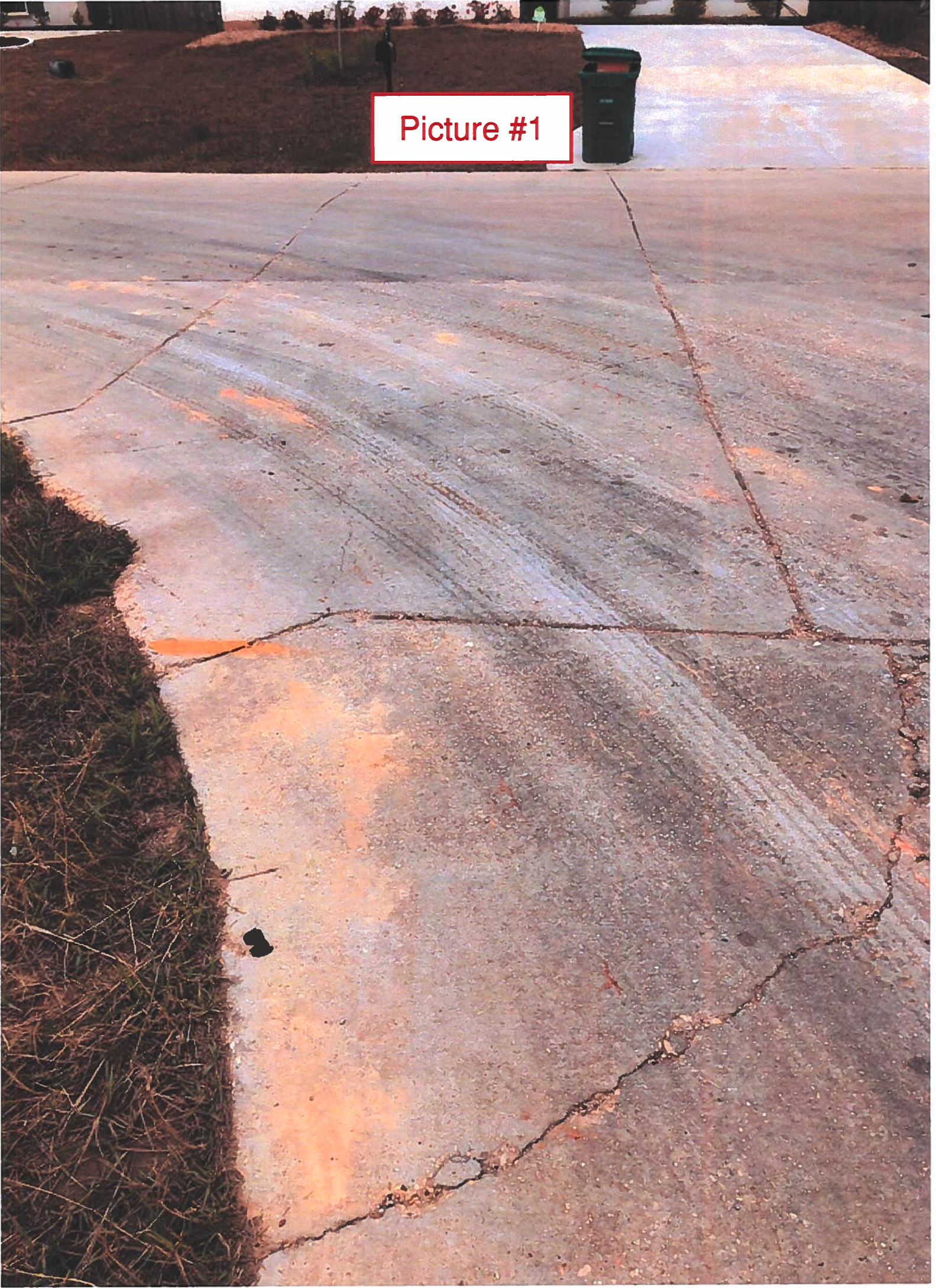
Daniel P. Hill, P.E.

Director, Department of Engineering

*Attachment: Representative photos from site inspection performed on January 19, 2022*

xc: Honorable Michael Cooper  
Honorable Marty Dean  
Mr. Ross Liner, ACIP, PTP, CFM  
Mr. Jay Watson, P.E.  
Ms. Leslie Long  
Mr. Tim Brown  
Mr. Theodore Reynolds, P.E.  
Ms. Maria Robert, P.E.  
Mr. Chris Cloutet, P.E.  
Mr. Joey Lobrano  
Ms. Jan Pavur  
Mr. David Waltemath, Bedico Creek Preserve, LLC  
Mr. Kelly McHugh, P.E., Kelly McHugh & Associates, Inc.





Picture #1

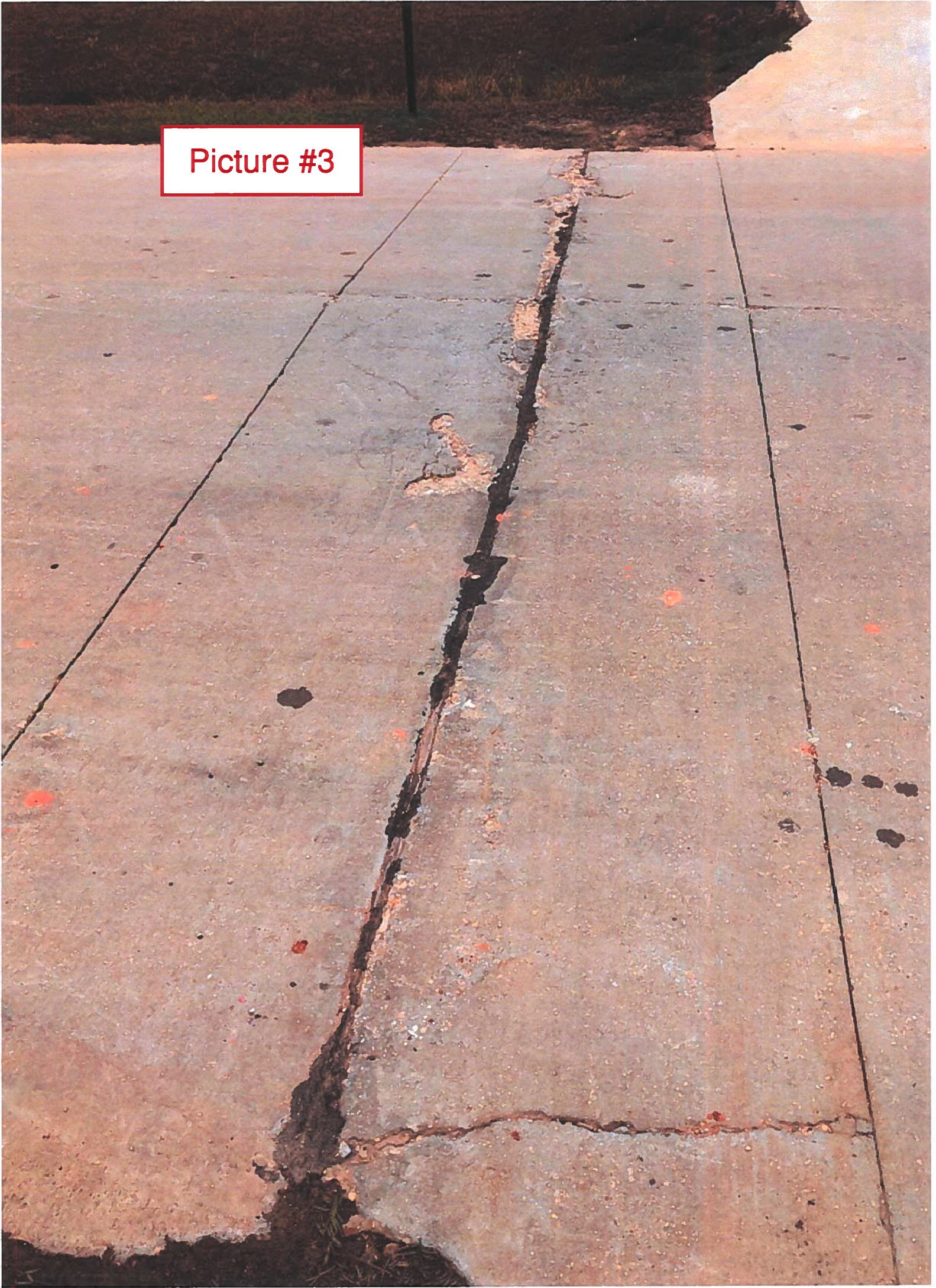




Picture #2



Picture #3

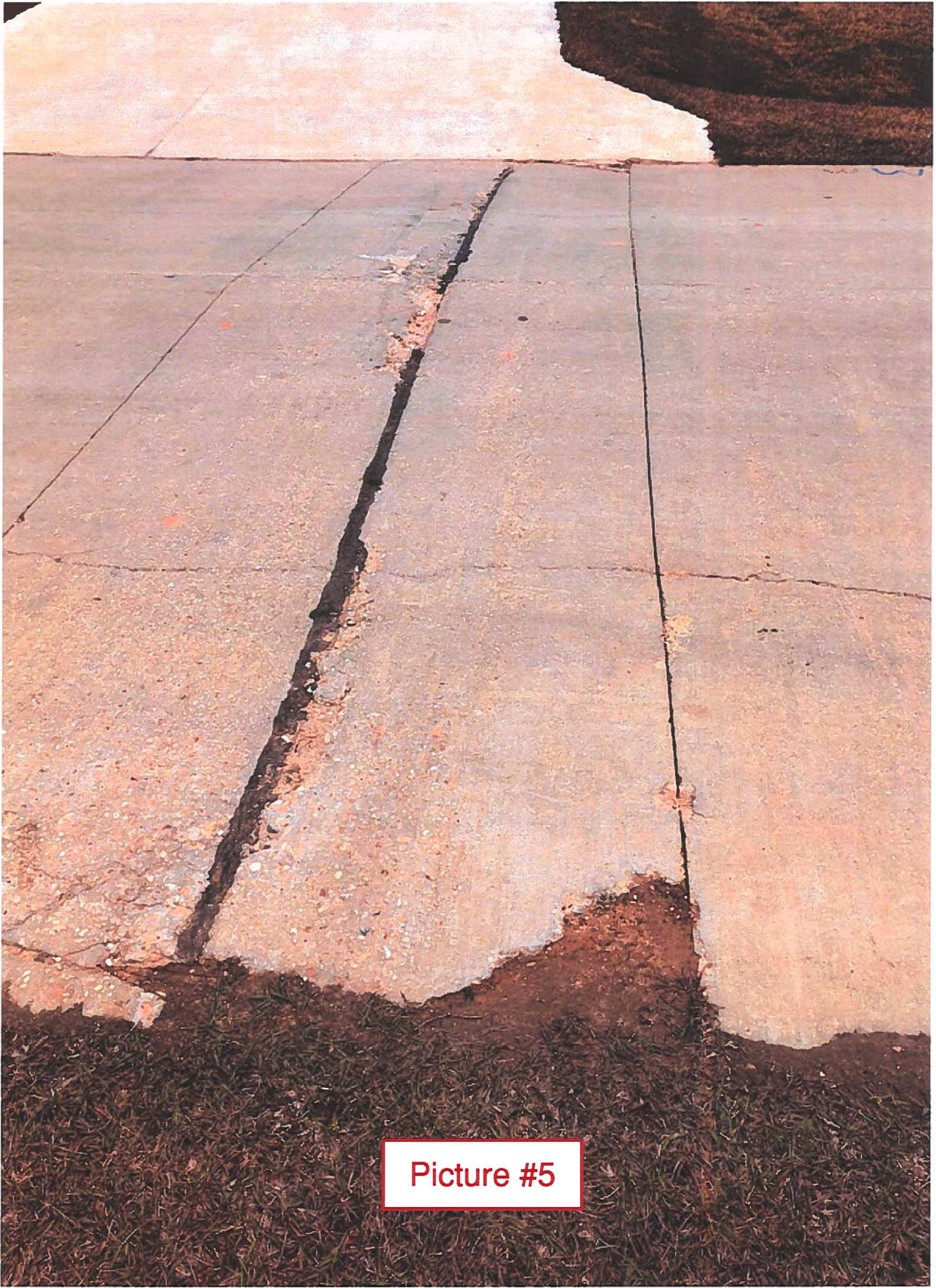






Picture #4





Picture #5





Picture #6





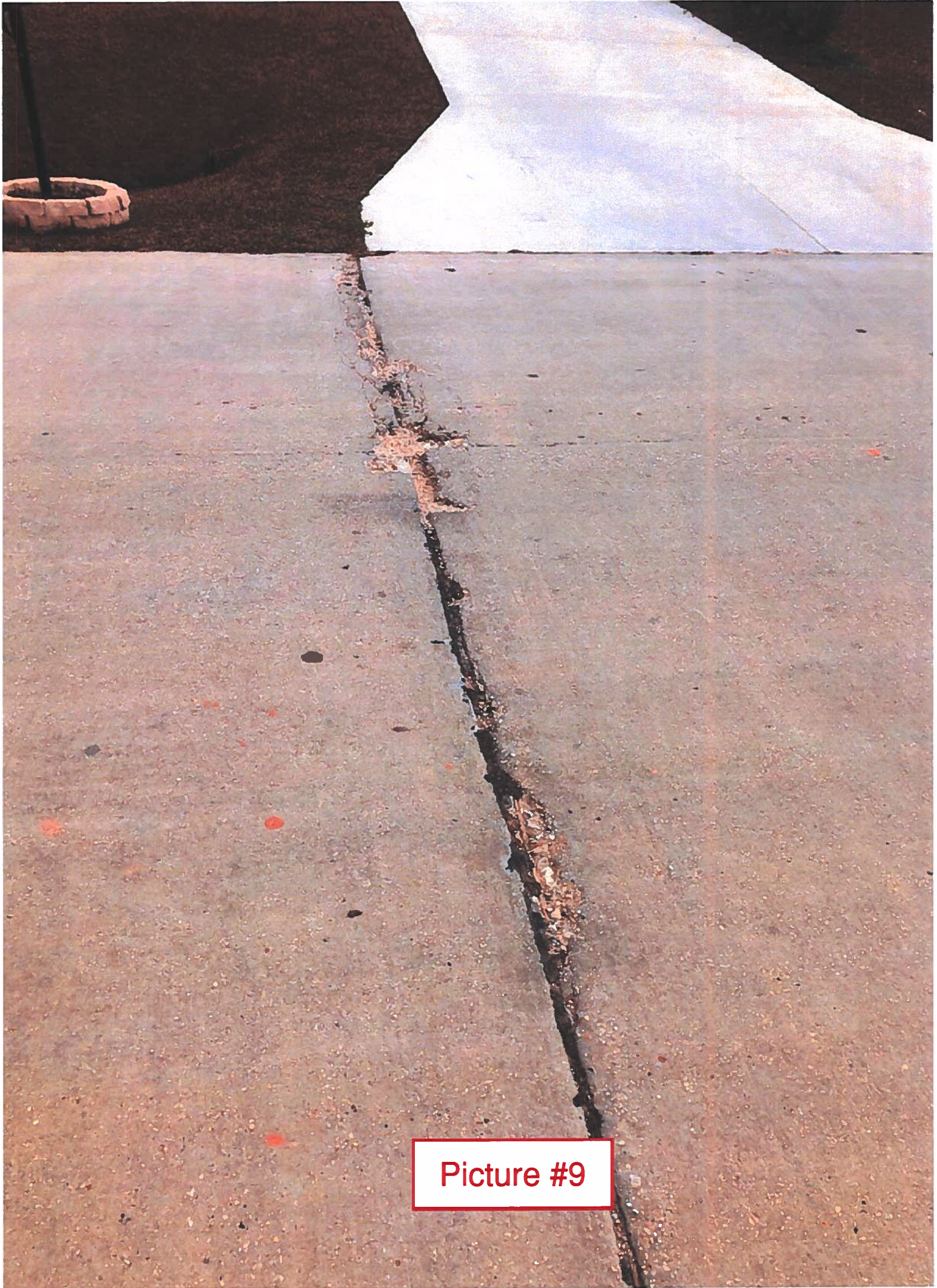
Picture #7





Picture #8





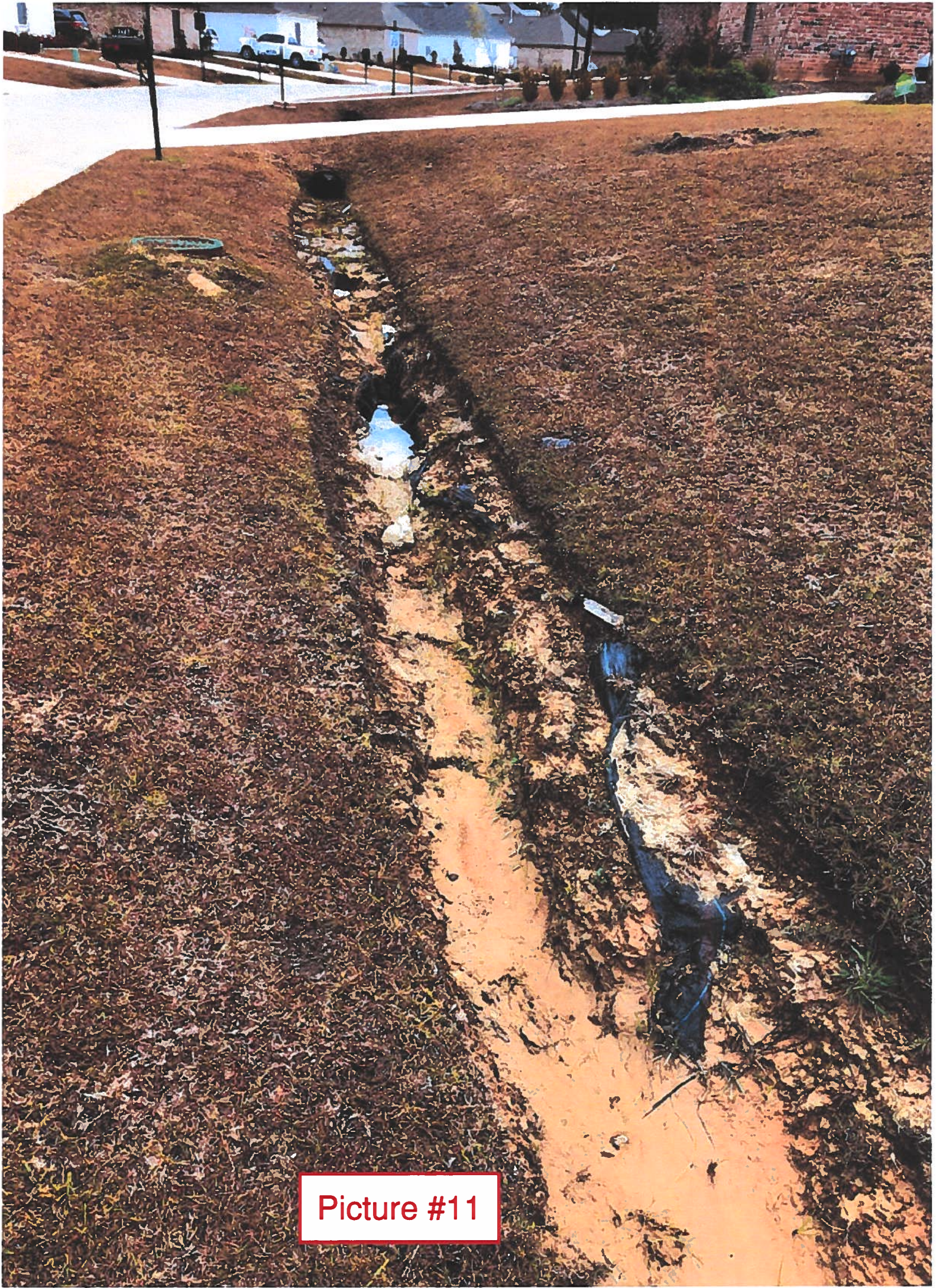
Picture #9





Picture #10





Picture #11





Picture #12





## ST. TAMMANY PARISH

MICHAEL B. COOPER  
PARISH PRESIDENT

March 23, 2022

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

Re: Grande Maison Subdivision, Phase 3-B  
Warranty Obligation - \$42,500.00 - LOC #610

Honorable Council Members,

The Warranty Obligation in the amount of \$42,500.00 expires May 23, 2022 and is scheduled for review by the Parish Council at the April 7, 2022 meeting.

The developer was notified on January 24, 2022 by the Department of Engineering of the punch list items required. The developer's engineer shall certify to this office at least sixty (60) days prior to the expiration of the obligation, that the punch list has been completed.

The following punch list items remain:

1. Replace the damaged concrete panel and repair the turning radius rutting occurring at the intersection of Chateau Andelot and Chateau Papillon near Lot #157 (See Picture #1);
2. Repair the damage concrete panel on Chateau Fleuri near Lot #160 (See Picture #2);
3. Replace the "End of Roadway Treatment" at the T-turnaround for Chateau Fleuri (See Picture #3);
4. Repair the damaged concrete panel on Chateau Fleuri near Lot #217 (See Picture #4);
5. A driveway was installed in the unopened Right-of-Way section of Chateau Fleuri next to Lot #193 (See Picture #5). One of the following actions will need to be completed:
  - a. A notarized affidavit from the H.O.A. stating they have no objection to the driveway remaining as constructed including a statement from homeowner of Lot #193 stating that in the event the driveway needs to be removed or relocated the homeowner of Lot #193 will be solely responsible to bare the cost of the removal and associated reconstruction.
  - b. The unopened Right-of-Way section in question needs to go through the revocation process and assimilate this land into Lots #192 & #193.
6. Replace the damaged concrete panels at the intersection of Chateau Papillon and Chateau Andelot near Lot #196 (See Pictures #6 & #7);
7. Regrade the roadside ditches as needed to provide positive flow (Typical Comment - See Picture #8);
8. Regrade and re-establish the roadside shoulders as needed (Typical Comment - See Picture #8).

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

Sincerely,



Daniel P. Hill, P.E.  
Director, Department of Engineering

*Attachment: Representative photos from site inspection performed on January 19, 2022*

xc: Honorable Michael Copper  
Honorable Rykert Toledano  
Mr. Ross Liner, AICP, PTP, CFM  
Mr. Jay Watson, P.E.  
Ms. Leslie Long  
Mr. Tim Brown  
Mr. Theodore Reynolds, P.E.  
Ms. Maria Robert, P.E.  
Mr. Chris Cloutet, P.E.  
Mr. Joey Lobrano  
Ms. Jan Pavur  
Mr. Matt Bennett, Grande Maison Development, LLC  
Mr. Kelly McHugh, P.L.S., P.E., Kelly McHugh & Associates, Inc.





Picture #1





Picture #2





Picture #3





Picture #4





Picture #5





Picture #6





Picture #7





Picture #8





## ST. TAMMANY PARISH

MICHAEL B. COOPER  
PARISH PRESIDENT

March 23, 2022

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

Re: Lakeshore Villages Subdivision, Phase 1-B-2  
Warranty Obligation - \$38,000.00 - Bond #9337407

Honorable Council Members,

The Warranty Obligation in the amount of \$38,000.00 expires May 6, 2022 and is scheduled for review by the Parish Council at the April 7, 2022 meeting.

The developer was notified on January 20, 2022 by the Department of Engineering of the punch list items required. The developer's engineer shall certify to this office at least sixty (60) days prior to the expiration of the obligation, that the punch list has been completed.

The following punch list items remain:

1. Patch/Repair the asphalt roadway section in front of Lots #1021 & #1022 (See Pictures #1 & #2);
2. Patch/Repair the asphalt roadway section in front of the greenspace area between Lots #1070 & #1071 (See Picture #3);
3. Repair the broken sidewalk located in the greenspace area between Lots #1070 & #1071 (See Picture #4);
4. Replace the missing stop sign and all way plaque at the intersection of Pelican Bay Drive & Pelican Bay Drive East (See Picture #5);
5. Restripe all pedestrian crosswalks within this phase of Lakeshore Villages (See Pictures #6 & #7 - Typical Comment);
6. Repair the rutting at the street turning radius near Lot #1041 (See Picture #8);
7. Repair the broken sidewalk in the greenspace area to the north of Lot #1047 (See Picture #9);
8. Repair the broken sidewalk in the greenspace area next to Lot #1054 (See Picture #10);
9. Repair the damaged sidewalk areas along Lakeshore Village East within this phase of Lakeshore Villages (See Pictures #11 - #13 - Typical Comment).

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

Sincerely,

Daniel P. Hill, P.E.  
Director, Department of Engineering

*Attachment: Representative photos from site inspection performed on January 6, 2022*

xc: Honorable Michael Cooper  
Honorable Jake Airey  
Mr. Ross Liner, AICP, PTP, CFM  
Mr. Jay Watson, P.E.  
Ms. Leslie Long  
Mr. Tim Brown  
Mr. Theodore Reynolds, P.E.  
Ms. Maria Robert, P.E.  
Mr. Chris Cloulet, P.E.  
Mr. Joey Lobrano  
Ms. Jan Pavur  
Mr. Adam Kurz, D.R. Horton, Inc. Gulf Coast  
Mr. Tommy Buckel, P.E., Duplantis Design Group, PC  
Ms. Elizabeth Songy, E.I., Duplantis Design Group, PC  
Mr. Jeff Schoen, Jones Fussell, LLP

























































## ST. TAMMANY PARISH

MICHAEL B. COOPER  
PARISH PRESIDENT

March 23, 2022

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

Re: Lakeshore Villages Subdivision, Phase 5  
Warranty Obligation - \$60,280.00 - Bond #30100725

Honorable Council Members,

The Warranty Obligation in the amount of \$60,280.00 expires May 27, 2022 and is scheduled for review by the Parish Council at the April 7, 2022 meeting.

The developer was notified on January 20, 2022 by the Department of Engineering of the punch list items required. The developer's engineer shall certify to this office at least sixty (60) days prior to the expiration of the obligation, that the punch list has been completed.

The following punch list items remain:

1. Restripe all pedestrian crosswalks within this phase of Lakeshore Villages (See Picture #1 - Typical Comment);
2. Seal asphalt cracks along Banks View Street (See Picture #2);
3. Patch/Repair the damaged asphalt roadway section in front of Lot #1155 (See Pictures #3);
4. Repair damaged asphalt patch in front of Lot #1159 (See Picture #4);
5. Remove BMP's from the drop inlet in front of Lot #1106 (See Picture #5)
6. Remove the stop sign on Banks View Street for the south bound traffic in accordance with the approved as-built plans (See Picture #6);
7. Patch/Repair the damaged asphalt roadway section in front of Lot #1143 (See Pictures #7).

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

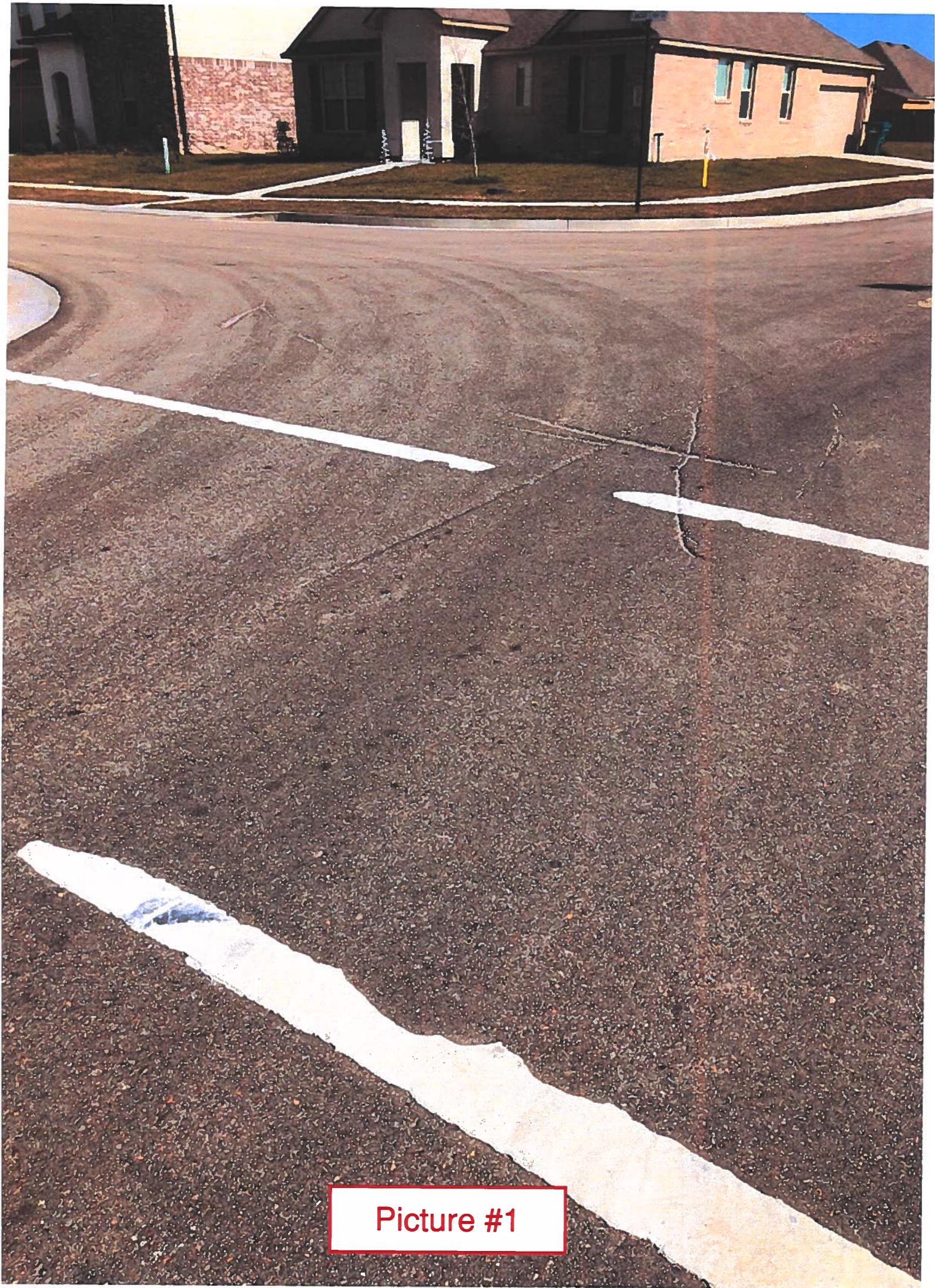
Sincerely,

Daniel P. Hill, P.E.  
Director, Department of Engineering

*Attachment: Representative photos from site inspection performed on January 6, 2022*

xc: Honorable Michael Cooper  
Honorable Jake Airey  
Mr. Ross Liner, AICP, PTP, CFM  
Ms. Leslie Long  
Mr. Tim Brown  
Mr. Jay Watson, P.E.  
Mr. Theodore Reynolds, P.E.  
Ms. Maria Robert, P.E.  
Mr. Chris Cloutet, P.E.  
Mr. Joey Lobrano  
Ms. Jan Pavur  
Mr. Adam Kurz, D.R. Horton, Inc. - Gulf Coast  
Mr. Tommy Buckel, P.E., Duplantis Design Group, PC  
Ms. Elizabeth Songy, E.I., Duplantis Design Group, PC  
Mr. Jeff Schoen, Jones Fussell, LLP





Picture #1





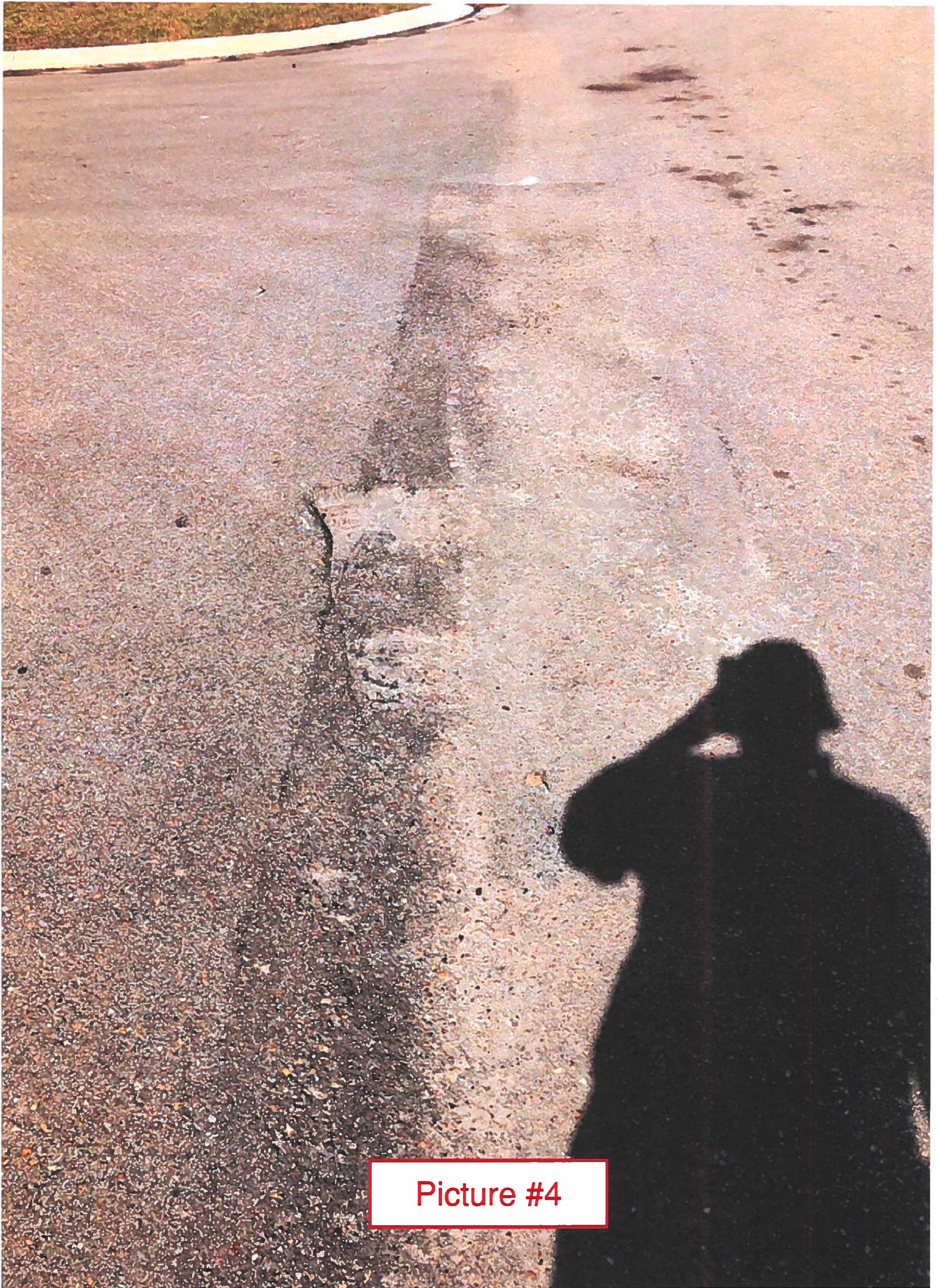
Picture #2





Picture #3





Picture #4





Picture #5





Picture #6





Picture #7





## ST. TAMMANY PARISH

MICHAEL B. COOPER  
PARISH PRESIDENT

March 23, 2022

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

Re: Oaklawn Trace Subdivision, Phase 1  
Extended Warranty Obligation - \$41,400.00 - Bond #6131037204

Honorable Council Members,

The extended Warranty Obligation in the amount of \$41,400.00 expires March 13, 2023 and is scheduled for review by the Parish Council at the April 7, 2022 meeting.

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

Therefore, it is recommended that the extended Warranty Obligation be released upon. This is a public access subdivision and the Parish is responsible for all maintenance specifically outlined in the Recorded Plat File #5947.

Sincerely,



Daniel P. Hill, P.E.

Director, Department of Engineering

*Attachment: Oaklawn Trace Subdivision, Phase 1 Recorded Plat File No. 5947*

xc: Honorable Michael Copper  
Honorable Kirk Drumm  
Mr. Ross Liner, AICP, PTP, CFM  
Mr. Jay Watson, P.E.  
Ms. Leslie Long  
Ms. Holly O'Neal, P.E.  
Mr. Theodore Reynolds, P.E.  
Ms. Maria Robert, P.E.  
Mr. Chris Cloutet, P.E.  
Ms. Jan Pavur  
Mr. Joey Lobrano  
Mr. Chris, Jean, J/MAC Development  
Mr. Kelly McHugh, P.E., P.L.S, Kelly McHugh & Associates, Inc.  
Mr. Adam Henning



