

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-3034

COUNCIL SPONSOR: BINDER/DAVIS

PROVIDED BY: ENGINEERING

RESOLUTION TO ESTABLISH WARRANTY AND  
PERFORMANCE OBLIGATIONS

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

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

THE PARISH OF ST. TAMMANY HEREBY RESOLVES, that 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 action regarding Performance and 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.

(1.)

**PERFORMANCE**

NAME OF SUBDIVISION

Enter Parish R.O.W. (Resolution No. 05-223)

Echo Street, Alexiusville S/D

Amount: \$ 3,000

Expires: February 28, 2011

Ward: 3 District: 1

Heritage Oaks Subdivision

Amount: \$ 30,800

Expires: February 28, 2011

Ward: 1 District: 1

RECOMMENDATION

EXTEND FOR SIX (6)  
MONTHS OR  
UNTIL WORK IS  
SATISFACTORILY  
ACCOMPLISHED

EXTEND FOR SIX (6)  
MONTHS OR  
UNTIL WORK IS  
SATISFACTORILY  
ACCOMPLISHED

(2.)

**WARRANTY**

NAME OF SUBDIVISION

Country Lane Patio Homes S/D, Phase 2

Amount: \$ 23,800

Expires: February 12, 2011

Ward: 8 District: 13

Enter Parish R.O.W. (Resolution No. 09-045)

Emerald Forest Blvd. (Extension)

Amount: \$ 15,000

Expires: November 23, 2011

Ward: 3 District: 5

RECOMMENDATION

EXTEND FOR ONE (1)  
YEAR OR UNTIL  
WORK IS  
SATISFACTORILY  
ACCOMPLISHED

RELEASE L.O.C.  
TO BE BROUGHT  
INTO THE SELECTIVE  
PARISH  
MAINTENANCE  
SYSTEM

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 1 DAY OF January, 2011, 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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THERESA L. FORD, 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

*Kevin Davis*

December 22, 2010

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

**Re: Country Lane Patio Homes S/D, Phase 2  
Warranty Obligation (\$23,800)**

Honorable Council Members:

The Extended Warranty Obligation in the amount of \$23,800 expires February 12, 2011 and is scheduled for review by the Parish Council at the January 6, 2011 meeting.

The developer was notified on October 4, 2010 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. If not, the obligation will be automatically called.

This office has not received such notification. Therefore, this obligation would normally be called. However, in accordance with Resolution Council Series No. C-1528, passed at the September 28, 2005 Special Parish Council meeting regarding Hurricane Katrina, the Warranty Obligation will be extended for (1) year from the expiration date shown or until the work has been satisfactorily accomplished.

The following Punch List items were submitted to the developer on October 4, 2010 and remain:

1. Blue reflectors need to be replaced;
2. Remove construction material storage containers and dumpsters from roadway;
3. Roadway needs to be broomed for a meaningful inspection to be made;
4. The "Credit Agreement" must be executed and returned to this office along with the remainder of the Mandatory Development Fee in the amount of \$34,669. This information was sent to the developer on September 23, 2008 and again on July 1, 2009.
5. The Community Center and recreation area must be completed.

Sincerely,

John E. Smith  
Director of Engineering

JES/chh

xc: Honorable Richard Artigue  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Ron Keller  
Mr. Earl J. Magner, Jr., P.E.  
KLL Consultants, Inc.  
St. Tammany Housing Partners, LLC



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December 22, 2010

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

**Re: Enter Parish R.O.W. (Resolution No. 09-045)  
Emerald Forest Blvd. (Extension)  
Warranty Obligation (\$15,000)**

Honorable Council Members:

The Extended Warranty Obligation in the amount of \$15,000 expires November 23, 2011.

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

1. Drainage barrier to prevent flow from adjacent development has been restored to the original elevation;
2. Shoulders have been regraded and a mature stand of grass is provided;
3. Roadside ditches and outfall ditch have been regraded and a mature stand of grass is provided;
4. Silt fencing and riprap have been removed from the west invert of the 42" culvert;
5. Catch basin junction boxes have been repaired to prevent leakage;
6. Barricade marker has been replaced;
7. Blue reflector (s) have been replaced.

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

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

Sincerely,

John E. Smith  
Director of Engineering

JES/chh

xc: Honorable Marty Gould  
Mr. Shannon Davis  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Earl J. Magner, Jr., P.E.  
Ms. Rebecca Lala, P.E.  
Mr. Jay Pittman, E.I.  
Paisley Court, LLC, Dallas, TX  
Richard C. Lambert Consultants



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

**Re: Enter Parish R.O.W. (Resolution No. 05-223)  
Echo Street  
Alexiusville S/D  
Performance Obligation (\$3,000)**

Honorable Council Members:

The above referenced Performance Obligation expires February 28, 2011 and is schedule for review by the Parish Council at the January 6, 2011 meeting. The work covered by this obligation has not been accomplished.

The following uncompleted item (s) exist (s):

1. As-Built drawing needs to be revised to show signage is in place; this includes speed limit signs;
2. The roadside ditches do not have positive flow and do not exit into the cross culvert at River Highland Blvd. A mature stand of grass is needed before the Performance Obligation can be released.
3. Dumpster pad and dumpster facility needs to be removed from Parish R.O.W.

Therefore, it is recommended that the Performance Obligation be extended for a period of six (6) months or until the work is satisfactorily accomplished.

Sincerely,

John E. Smith  
Director of Engineering

JES/chh

xc: Honorable Marty Dean  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Shannon Davis  
Mr. Earl J. Magner, P.E.  
Abita River, LLC  
Kyle & Associates, LLC



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December 22, 2010

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

**Re: Heritage Oaks S/D  
Performance Obligation (\$30,800)**

Honorable Council Members:

The above referenced Performance Obligation expires February 28, 2011 and is scheduled for review by the Parish Council at the January 6, 2011 meeting. The work covered by this obligation has not been accomplished.

The following uncompleted item(s) exist(s):

1. Outfall ditch drains properly, however the side slopes do not conform to the As-Built drawing;
2. Cross culverts have been cleaned out, however dry storage area B-B still holds water;
3. Roadside ditches need to be dressed after completion of house construction activity.

Therefore, it is recommended that the Performance Obligation be extended for a period of six (6) months or until the work is satisfactorily accomplished.

Sincerely,

John E. Smith  
Director of Engineering

JES/chh

xc: Honorable Marty Dean  
Mr. Ron Keller  
Mr. Greg Gorden  
Ms. Leslie Long  
Mr. Earl J. Magner, Jr., P.E.  
Ms. Rebecca Lala, P.E.  
Kelly McHugh & Associates  
Heritage Oaks of Madisonville, LLC