

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 6338

ORDINANCE COUNCIL SERIES NO: \_\_\_\_\_

COUNCIL SPONSOR: LORINO/COOPER

PROVIDED BY: TU/CIVIL DIVISION ADA

INTRODUCED BY: MS.

SECONDED BY: MR. CANULETTE

ON THE 5 DAY OF MARCH , 2020

ORDINANCE TO AUTHORIZE THE PARISH OF ST. TAMMANY, THROUGH THE OFFICE OF THE PARISH PRESIDENT, TO ENTER INTO A UTILITY SERVICES AGREEMENT FOR WATER AND SEWER SERVICES FOR WINGFIELD SUBDIVISION (WARD 1, DISTRICT 3)

WHEREAS, St. Tammany Parish Government desires to enter into a Utility Services Agreement with the developer of Wingfield Subdivision to provide water and sewer treatment services to the subdivision; and

WHEREAS, the developer will install the water/sewer lines and related equipment needed to connect to Parish’s existing systems, at their expense and as more fully described in the Utility Services Agreement to be effected; and

WHEREAS, upon completion and acceptance of the water and sewer lines and related equipment, the developer shall donate said lined and equipment to Parish, as more fully described in the Utility Services Agreement to be effected.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS: that the Office of the Parish President is authorized to exercise its discretion in entering into a Utility Services Agreement for provision of water and sewer services to Wingfield Subdivision and to take all actions necessary, including entering into all agreements or negotiations in furtherance of the actions contemplated herein;

BE IT FURTHER RESOLVED: that all actions previously taken by the Office of the Parish President in furtherance of the actions or agreements contemplated herein are hereby ratified and approved.

REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.

SEVERABILITY: If any provision of this Ordinance shall be held to be invalid, such invalidity shall not affect other provisions herein which can be given effect without the invalid provision and to this end the provisions of this Ordinance are hereby declared to be severable.

EFFECTIVE DATE: This Ordinance shall become effective fifteen (15) days after adoption.

MOVED FOR ADOPTION BY: \_\_\_\_\_ SECONDED BY: \_\_\_\_\_

WHEREUPON THIS ORDINANCE WAS SUBMITTED TO A VOTE AND RESULTED IN THE FOLLOWING:

YEAS: \_\_\_\_\_

NAYS: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_

ABSENT: \_\_\_\_\_

THIS ORDINANCE WAS DECLARED DULY ADOPTED AT A REGULAR MEETING OF THE PARISH COUNCIL ON THE 2 DAY OF APRIL , 2020 ; AND BECOMES ORDINANCE COUNCIL SERIES NO \_\_\_\_\_.

\_\_\_\_\_  
MICHAEL R. LORINO, JR. , COUNCIL CHAIRMAN

ATTEST:

\_\_\_\_\_  
THERESA L. FORD, COUNCIL CLERK

\_\_\_\_\_  
MICHAEL B. COOPER, PARISH PRESIDENT

Published Introduction: FEBRUARY 26 , 2020

Published Adoption: \_\_\_\_\_ , 2020

Delivered to Parish President: \_\_\_\_\_ , 2020 at \_\_\_\_\_

Returned to Council Clerk: \_\_\_\_\_ , 2020 at \_\_\_\_\_

### **Ordinance Administrative Comment**

ORDINANCE TO AUTHORIZE THE PARISH OF ST. TAMMANY, THROUGH THE OFFICE OF THE PARISH PRESIDENT, TO ENTER INTO A UTILITY SERVICES AGREEMENT FOR WATER AND SEWER SERVICES FOR WINGFIELD SUBDIVISION (WARD 1, DISTRICT 3)

St. Tammany Parish seeks to enter into a Utility Services Agreement for provision of water/sewer services to Wingfield Subdivision. Appurtenant to the Utility Services Agreement will include the donation of lines constructed and/or extended and all related equipment necessary to facilitate such services. This will also include all necessary servitudes for future operation and maintenance by Tammany Utilities.



**TAMMANY UTILITIES**  
DEPT. OF ENVIRONMENTAL SERVICES  
ST. TAMMANY PARISH GOVERNMENT

April 10, 2019

Arrow Engineering and Consulting, Inc.  
Attn: Darrell Fussell  
P.O. Box 881  
Madisonville, LA 70447  
(985) 237-3908  
Email: darrfuss123@gmail.com

**RE: Wingfield Subdivision – 47 lots – Joiner Wymer Road– Covington, LA 70433**

To Whom It May Concern:

Tammany Utilities (TU) will be able to service water to the above referenced development through the existing Faubourg Coquille water system (PWS LA1130149).

At this time, TU is in the final planning stages of an expansion of our West St. Tammany Regional WWTP (LA0120235). Once this expansion is complete, we will have the available sewer capacity to service your development.

It is the developer's responsibility to have a reputable engineer design the infrastructure for the development, including details of the connections for both the water distribution and sewer collection systems. These plans must be submitted to Tammany Utilities for review and approval before applying for tentative subdivision approval with St. Tammany Parish. Tammany Utilities also needs to approve the Louisiana Licensed Contractor that will construct the tie in and the infrastructure before any work may begin. At such time that the plans have been accepted by Tammany Utilities, our legal counsel will draft a Utility Services Agreement between Tammany Utilities and you, as the developer.

Using the information provided to TU by the developer and the State Sanitary Code Loading Criteria, the following sewer and water capacities were calculated for this development:

<b>Item</b>	<b>Quantity</b>	<b>Units</b>	<b>GPD</b>	<b>Total (Gallons)</b>
Water/Sewer Services	47	Lots	400	18,800

Estimated fees may include, but are not limited to:

<u>Fees</u>	<u>Quantity</u>	<u>Units</u>	<u>Rate</u>	<u>Total:</u>
Capacity--Water	18,800	Gallons	\$2.35	\$44,180.00
Capacity--Sewer	18,800	Gallons	\$4.70	\$88,360.00
Lift Station	1		\$25,000.00	\$25,000.00
Legal Fees, Permits, etc.	1		\$2,000.00	\$2,000.00

**Grand Total:                    \$159,540.00**

Please be advised that the above-referenced water system and sewer treatment plant each have limited capacity. This letter should not be construed as a reservation of such capacity. Until such time as a written Utility Services Agreement is executed, Tammany Utilities expressly reserves the right to sell said capacity to any third party. Should the remaining capacity of either the water system or sewer treatment plant be purchased by others before a written Utility Services Agreement is executed and the terms and conditions therein have been fulfilled, Tammany Utilities may be unable to provide such service and you may need to find other alternatives for providing central water and sewer services to your development.

**Finally, any and all fees and charges contained herein are estimates.** Any and all such fees are subject to change up and until the execution of a written Utility Services Agreement between the developer and Tammany Utilities.

At your convenience, please forward to Tammany Utilities one (1) full sized copy and one (1) digital copy of the engineered plans, once prepared, for our review, as well as an estimated project timeline. In addition to this, Tammany Utilities requires three (3) full sized copies and one (1) digital copy of the as built plans, upon completion.

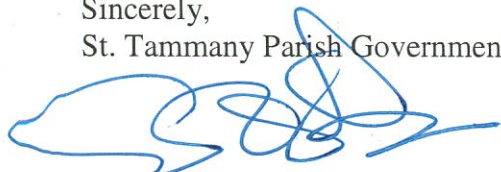
Please send both the full sized plans for review and the as built plans (once completed) to:

Tammany Utilities  
Attn: Amanda Osborn-Kurall  
620 N. Tyler St.  
Covington, LA 70433

Please send the digital copies of the plans to [amosborn-kurall@stpgov.org](mailto:amosborn-kurall@stpgov.org)

If you have any further questions please call me at 985-893-1717.

Sincerely,  
St. Tammany Parish Government



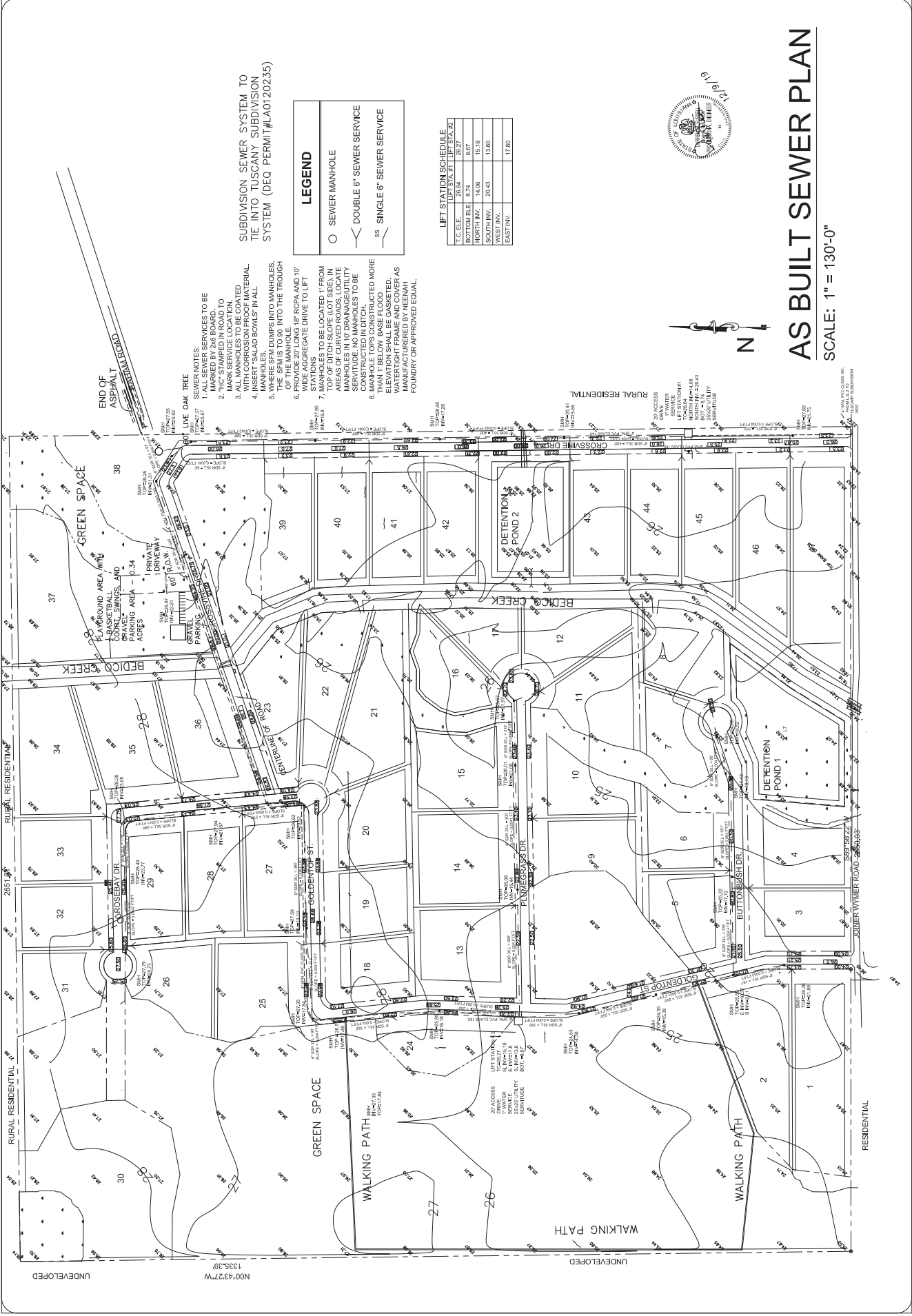
Amanda Osborn-Kurall  
Tammany Utilities – New Development Coordinator

ARROW ENGINEERING & CONSULTING  
 DARRELL FUSSELL, P.E.  
 russell.d@arroweng.com  
 Madisonville, LA 70447  
 Phone: 985-237-3908

AS-BUILT  
 WINGFIELD SUBDIVISION, PHASE 1  
 JOINER WYMER ROAD  
 ST. TAMMANY PARISH

FINAL PLANS FOR DEVELOPMENT ENGINEERING  
 REVIEW COPY

Issue	Description	Date
C	Revised	12-9-19
B	Revised	10-11-19
A	AS BUILT	11-25-19



SUBDIVISION SEWER SYSTEM TO TIE INTO TUSCANY SUBDIVISION SYSTEM (DEQ PERMIT #AQ120235)

**LEGEND**

○	SEWER MANHOLE
⋈	DOUBLE 6" SEWER SERVICE
—	SINGLE 6" SEWER SERVICE

**LIFT STATION SCHEDULE**

T.C. ELEV.	LIFT STA. #	LIFT STA. #2
26.84	2627	
26.92	2628	
26.99	2629	
27.06	2630	
27.13	2631	
27.20	2632	
27.27	2633	
27.34	2634	
27.41	2635	
27.48	2636	
27.55	2637	
27.62	2638	
27.69	2639	
27.76	2640	
27.83	2641	
27.90	2642	
27.97	2643	
28.04	2644	
28.11	2645	
28.18	2646	
28.25	2647	
28.32	2648	
28.39	2649	
28.46	2650	
28.53	2651	
28.60	2652	
28.67	2653	
28.74	2654	
28.81	2655	
28.88	2656	
28.95	2657	
29.02	2658	
29.09	2659	
29.16	2660	
29.23	2661	
29.30	2662	
29.37	2663	
29.44	2664	
29.51	2665	
29.58	2666	
29.65	2667	
29.72	2668	
29.79	2669	
29.86	2670	
29.93	2671	
30.00	2672	
30.07	2673	
30.14	2674	
30.21	2675	
30.28	2676	
30.35	2677	
30.42	2678	
30.49	2679	
30.56	2680	
30.63	2681	
30.70	2682	
30.77	2683	
30.84	2684	
30.91	2685	
30.98	2686	
31.05	2687	
31.12	2688	
31.19	2689	
31.26	2690	
31.33	2691	
31.40	2692	
31.47	2693	
31.54	2694	
31.61	2695	
31.68	2696	
31.75	2697	
31.82	2698	
31.89	2699	
31.96	2700	

- SEWER NOTES:**
1. ALL SEWER SERVICES TO BE MARKED BY SERVICE MARKERS.
  2. "HC" STAMPED IN ROAD TO MARK SERVICE LOCATION.
  3. ALL MANHOLES TO BE COATED WITH "SALAD BOWLS" IN ALL MANHOLES.
  4. INSERT "SALAD BOWLS" IN ALL MANHOLES.
  5. WHERE SRM DUMPS INTO MANHOLES, DUMPS TO BE TIED INTO THE TROUGH OF THE MANHOLE.
  6. PROVIDE 20' LONG 18" RCFA AND 10' WIDE AGGREGATE DRIVE TO LIFT MANHOLES.
  7. MANHOLES TO BE LOCATED 1' FROM TOP OF DITCH SLOPE (LOT SIDE, IN AREAS OF CURVED ROADS, LOCATE MANHOLES TO BE LOCATED TO BE CONSTRUCTED IN DITCH.
  8. MANHOLE TOPS CONSTRUCTED MORE THAN 12" ABOVE FINISHED GRADE ELEVATION SHALL BE GASETTED, WATER-TIGHT FRAME AND COVER AS MANUFACTURED BY NEMAH POUNDRY OR APPROVED EQUAL.



12/19/19

**AS BUILT SEWER PLAN**  
 SCALE: 1" = 130'-0"

**ARROW ENGINEERING & CONSULTING**  
 DARRELL FUSSELL, P.E.  
 russell.d@arrow.com  
 Masonville, LA 70447  
 Phone: 985-237-3908

**AS BUILT**  
 WINGFIELD SUBDIVISION  
 PLANNED UNIT DEVELOPMENT  
 JOINER WYMER ROAD  
 ST. TAMMANY PARISH

FINAL PLANS RECEIVED  
 7/15/2020  
 ENGINEERING  
**ENGINEERING REVIEW COPY**

Issue	Description	Date
A	AS BUILT	10-11-19
B	REVISED	1-07-20



1/07/20

# AS BUILT WATER PLAN

SCALE: 1" = 130'-0"



**LEGEND**

■	DOUBLE SERVICE CONNECTION
◆	SINGLE SERVICE CONNECTION
FH	FIRE HYDRANT WITH 6" MUELLER
WV	8" VALVE
FW	2" FIRE WATER LINE
SP	8" SAMPLE POINT

SUBDIVISION WATER SYSTEM TO TIE INTO  
 TUSCANY WATER SYSTEM PWS ID #1103149

- WATER LINE NOTES: 1. ALL WATER SERVICES TO BE MARKED BY 2" AS BUILT. 2. ALL WATER SERVICES TO BE MARKED BY 2" AS BUILT. 3. IN ROADS TO BE MARKED BY 2" AS BUILT. 4. IN ROADS TO BE MARKED BY BLUE REFLECTORS. 5. ROAD MARKING TO BE MAINTAINED. 6. MAINTAINED BETWEEN THE OUTSIDE EDGE OF WATER MAINS AND THE OUTSIDE EDGE OF WATER MAINS. 7. MAINTAINED BETWEEN THE OUTSIDE EDGE OF WATER MAINS AND THE OUTSIDE EDGE OF WATER MAINS. 8. SPN TO BE GREEN APPLE WATER LINE TO BE BLUE PIPE. 9. PROTECTED WITH GILL BOXES.



PVC CLASS 150  
 2" STAND PIPE  
 TO THE MAIN BURNING LANE. SEE SHEET C241

UNDEVELOPED  
 1335.39' N00°43'27"W  
 2651.01' N89°13'29"E

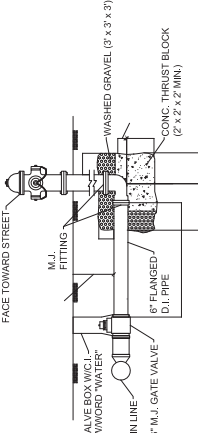




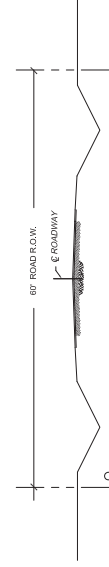


**NOTES:**

1. WATER LINE SHALL BE PROVIDED AND INSTALLED ACCORDING TO CURRENT SPECIFICATIONS OF THE GOVERNING WATER COMPANY.
2. WATER LINE SHALL BE SDR-26, PVC CLASS 160, ASTM D3138, ASTM F442, ASTM D3139.
3. ALL BENDS AND FITTINGS SHALL BE BACKED WITH CONCRETE AS SHOWN ON PLAN.
4. ALL BENDS AND FITTINGS MUST BE USED WHERE DUCTILE IRON FITTINGS CONTACT GEAR.
5. ALL BENDS SHALL BE INSTALLED WITHIN THE STREET TO MARK THE LOCATION OF NEW FIRE HYDRANTS.
6. PROVIDE TRACER WIRE FOR FULL LENGTH OF WATER LINES.
7. WHERE WATER LINES CROSS SEWER LINES, THE WATER LINE MUST BE 18" ABOVE THE SEWER LINE.
8. PIPING FITTINGS AND FIRE HYDRANTS SHALL CONFORM TO APPLICABLE ANSWA AND/OR NSF STANDARDS.
9. WATER TEST SHALL BE 128 PSI FOR 2HRS. AND SPW SHALL BE 75 PSI FOR 2HRS. TAMMANY UTILITIES TO BE NOTIFIED 48 HRS PRIOR TO SCHEDULE TEST.
10. THE PROPOSED WATER DISTRIBUTION SYSTEM WILL BE FLUSHED AND DISINFECTED IN ACCORDANCE WITH LAC 51:301.355.A.
11. A MINIMUM HORIZONTAL AND VERTICAL SEPARATION OF 6" AND 18" RESPECTIVELY, SHALL BE MAINTAINED BETWEEN WATER LINES AND SEWER LINES AT ALL POINTS. THE EDGE OF ANY SPORE MANHOLES, WELLS, FORCE MAINS, AND GRAVITY MAINS TRENCH WALLS SHALL BE REINFORCED AND SET BACK FROM THE EXISTING TRENCH WALL TO UNDISTURBED EARTH. ALL LOOSE MATERIAL AND EXTERIOR TRENCH BLOCK TO UNDISTURBED MATERIAL.
12. BACKFILL SHALL CONSIST OF CLEAN SAND.
13. ALL TUB SET BLOCKS SHALL BE CAST IN PLACE WITH 2500 P.S.I. CONCRETE.
15. CONTRACTOR TO COORDINATE METER CONSTRUCTION WITH TAMMANY UTILITIES.
17. ALL FIRE HYDRANTS TO BE 1" INSIDE R.O.W.
18. LENGTH OF WATER LINE = 2.897'
19. WATER LINE TO BE CONSTRUCTED ON BACKSIDE OF DITCH
20. ALL DRIVEWAY CROSSINGS TO BE BORED, 8" SDR36, PVC CLASS 160, ASTM D3138, ASTM F442, ASTM D3139.



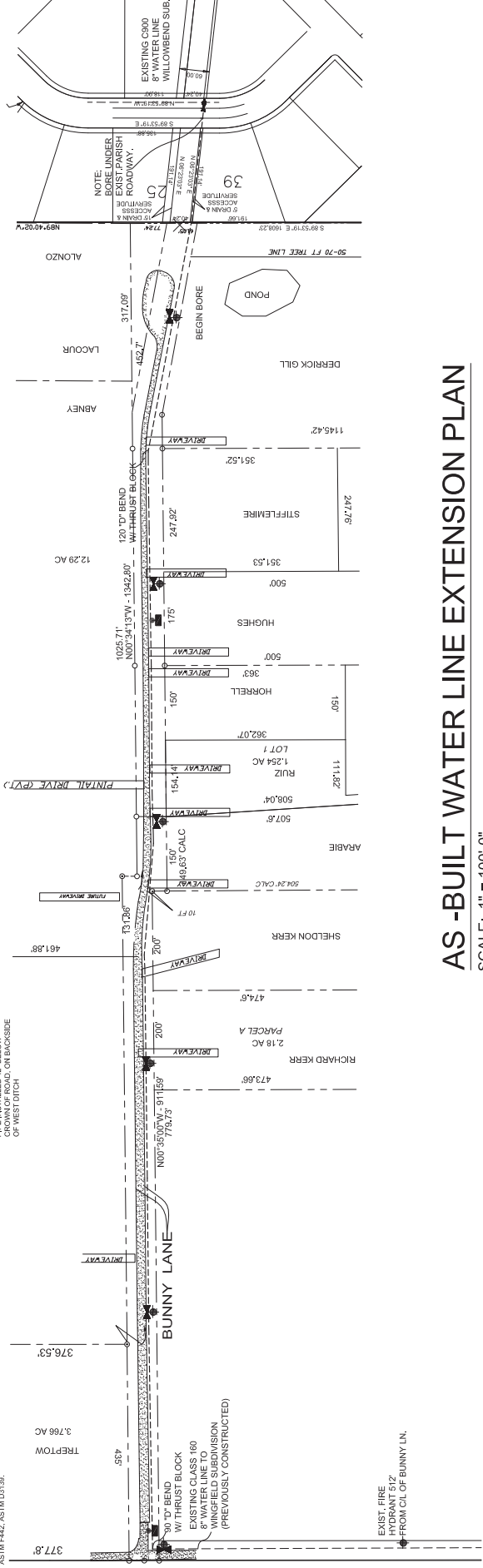
**5 1/4" M.J. FIRE HYDRANT**  
7/7.5" (MUELLER SUPER CENTURION OR EQUAL)



**BUNNY LANE - CROSS SECTION**  
NOT TO SCALE

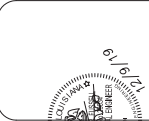
AS BUILT TO WATER LINE.  
A. BORED - 2' BELOW BOTTOM OF DITCH.  
B. OPEN CUT - CLASS 160 PVC PIPE INSTALLED 42" BELOW FINISH GRADE ON BACKSIDE OF WEST DITCH

LEGEND	
D.H.H. 1" SAMPLE POINT	
FIRE HYDRANT WITH 8" MUELLER VALVE	
8" TAPPING SLEEVE AND VALVE	
REQUIRED SIZES 160, 8" WATER LINE	
FIRE HYDRANT VALVE	



**AS-BUILT WATER LINE EXTENSION PLAN**  
SCALE: 1" = 100'-0"

Date	Description	Issue
10-11-19	AS BUILT	A
12-9-19	REVISED	C



**AS - BUILT**  
**WINGFIELD SUBDIVISION, PHASE 1**  
**JOINER WYMER ROAD**  
**ST. TAMMANY PARISH**

**ARROW ENGINEERING & CONSULTING**  
DARRELL FUSSELL, P.E.  
fussell.d@unocom.com  
Phone: 985-237-3908  
PO BOX 881  
Madisonville, LA 70447

**C 8.1**

**FINAL PLANS**  
12/06/2019  
DEVELOPMENT  
ENGINEERING  
**REVIEW COPY**

