

ST. TAMMANY PARISH COUNCIL

ORDINANCE

ORDINANCE CALENDAR NO: 6379

ORDINANCE COUNCIL SERIES NO: _____

COUNCIL SPONSOR: LORINO/COOPER

PROVIDED BY: PUBLIC WORKS

INTRODUCED BY: _____

SECONDED BY: _____

ON THE 7 DAY OF MAY , 2020

AN ORDINANCE TO REMOVE FROM THE ROAD AND DRAINAGE INVENTORIES, SPECIFICALLY STONEBROOK SUBDIVISION (WARD 4, DISTRICT 10)

WHEREAS, Developer/Owner(s) in error recorded subdivision plat as public as per recorded plat #4568, C-2978 and memo dated September 24th, 2010.

THE PARISH OF ST. TAMMANY HEREBY ORDAINS: that all of the area within right-of-way, the road base, surface, drainage ditches, culverts, laterals, canals and appurtenances thereunto belonging to or otherwise appertaining to the below indicated developments and authorized in the Resolution/Ordinance stated shall be removed from the Parish Selective Maintenance System.

Stonebrook Subdivision Res. Planning Commission Series #07-176

BE IT FURTHER ORDAINED, that all Parish regulations, policies, procedures and operating methods pertaining to the Parish Selective Maintenance System shall apply to the aforementioned developments:

Streets to be removed from the maintenance system are named:

DEVELOPMENT/SUBDIVISION STREET NAME:

Gallier Court

Mirabeau Place

REPEAL: All ordinances or parts of Ordinances in conflict herewith are hereby repealed.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

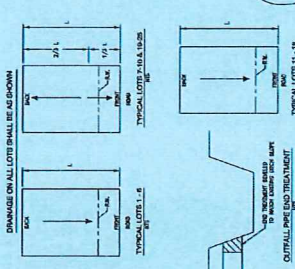
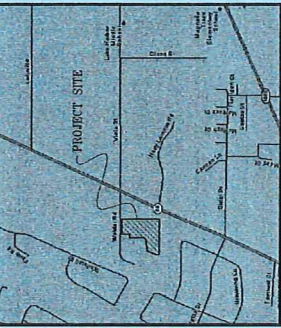
Published Introduction: APRIL 29 , 2020

Published Adoption: _____ , 2020

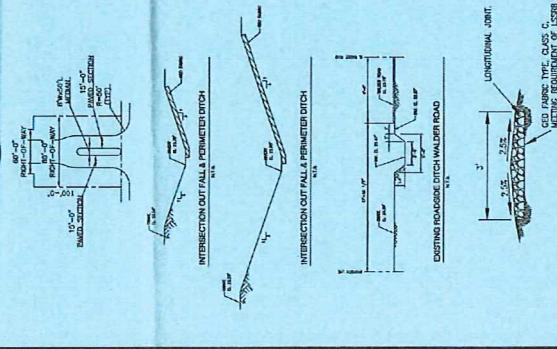
Delivered to Parish President: _____ , 2020 at _____

Returned to Council Clerk: _____ , 2020 at _____

FINAL PLAT
OF
STONEBROOK
in
SECTION 1, TOWNSHIP 8 SOUTH, RANGE 11 EAST
ST. TAMMANY PARISH, LOUISIANA



LOT NO.	LOT AREA (SQ. FT.)	LOT AREA (ACRES)
1	17,120	0.39
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99	17,120	0.39
100	17,120	0.39



RESTRICTIVE COVENANTS

A. NO UTILITY, WATER, SEWER, OR GAS LINES SHALL BE INSTALLED OR MAINTAINED IN ANY LOT OR TRACT OF LAND WITHIN THE SUBDIVISION UNLESS THE SAME ARE INSTALLED OR MAINTAINED IN ACCORDANCE WITH THE REQUIREMENTS OF THE ENGINEER AND THE CITY OF MONROE, LOUISIANA. THE INSTALLATION OF ANY UTILITY, WATER, SEWER, OR GAS LINES SHALL BE SUBJECT TO THE APPROVAL OF THE ENGINEER AND THE CITY OF MONROE, LOUISIANA. THE INSTALLATION OF ANY UTILITY, WATER, SEWER, OR GAS LINES SHALL BE SUBJECT TO THE APPROVAL OF THE ENGINEER AND THE CITY OF MONROE, LOUISIANA.

B. CONSTRUCTION OF ANY HOUSE IS PROHIBITED IN PARTIAL DAMAGE ON STREET EASEMENT.

C. LOTS MAY NOT BE USED FOR THE STORAGE OF TRUCKS OR JUNK VEHICLES.

D. THE MINIMUM FINISHED FLOOR ELEVATION SHALL COMPLY WITH THE LATEST FLOOD PLANNING COMMISSION.

E. NO LOT WILL BE PARTIALLY SUBDIVIDED WITHOUT APPROVAL OF THE ST. TAMMANY PARISH PLANNING COMMISSION.

F. THE MINIMUM CULVERT SIZE TO BE USED FOR DRAINAGE SHALL BE STATED.

G. (DRAINAGE WITHIN THE DEVELOPMENT WILL BE SUB-SURFACE)

H. THE HOMEOWNERS ASSOCIATION WILL ASSUME PERPETUAL MAINTENANCE OF THE POND, AND DETENTION POND, AND ASSURE THE CONTINUED PROTECTION OF THE POND.

I. SEWER & WATER SERVICE FOR STONEBROOK WILL BE PROVIDED BY SOUTHWESTERN LOUISIANA WATER AND SEWER COMPANY.

J. REAR SETBACK = 5' TO 10'

K. SIDE SETBACK = 5' TO 10'

L. FRONT SETBACK = 5' TO 10'

GENERAL NOTES

1. THIS PLAT IS SUBJECT TO THE RECORDS OF THE ENGINEER AND THE CITY OF MONROE, LOUISIANA. THE INSTALLATION OF ANY UTILITY, WATER, SEWER, OR GAS LINES SHALL BE SUBJECT TO THE APPROVAL OF THE ENGINEER AND THE CITY OF MONROE, LOUISIANA.

2. ALL LOTS WILL BE SUBJECT TO THE REQUIREMENTS OF THE ENGINEER AND THE CITY OF MONROE, LOUISIANA.

3. THE ENGINEER AND THE CITY OF MONROE, LOUISIANA, SHALL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ANY UTILITY, WATER, SEWER, OR GAS LINES.

4. THE HOMEOWNERS ASSOCIATION WILL ASSUME PERPETUAL MAINTENANCE OF THE POND, AND DETENTION POND, AND ASSURE THE CONTINUED PROTECTION OF THE POND.

5. SEWER & WATER SERVICE FOR STONEBROOK WILL BE PROVIDED BY SOUTHWESTERN LOUISIANA WATER AND SEWER COMPANY.

6. REAR SETBACK = 5' TO 10'

7. SIDE SETBACK = 5' TO 10'

8. FRONT SETBACK = 5' TO 10'

DEDICATION

THE ENGINEER AND THE CITY OF MONROE, LOUISIANA, SHALL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ANY UTILITY, WATER, SEWER, OR GAS LINES.

STONEBROOK SUBDIVISION

ALL STREET RIGHTS-OF-WAY ARE HEREBY DEDICATED TO THE PUBLIC USE OF THE STATE OF LOUISIANA. THE ENGINEER AND THE CITY OF MONROE, LOUISIANA, SHALL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ANY UTILITY, WATER, SEWER, OR GAS LINES.

PROPERTY INFORMATION

OWNER: STONEBROOK HOLDINGS, LLC
 AREA: 6.10 ACRES
 NO. OF LOTS: 25
 LOT SIZE: 48' x 358' LIN. FT.
 LOT FRONTAGE: 48' x 358' LIN. FT.
 LOT DEPTH: 60' R.O.W.
 CONCRETE: 100% R.O.W.
 ROAD WIDTH: 60' R.O.W.
 STREET NAME: N/A
 BAYOU CHICHLERA: 30' R.O.W.
 ULTIMATE SURFACE WATER DISPOSAL: STONEBROOK POND

CERTIFICATION

THIS MAP IS CERTIFIED TO BE CORRECT AND IN ACCORDANCE WITH A PHYSICAL AND SURVEYING INSTRUMENT REGISTERED IN THE OFFICE OF THE ENGINEER AND THE CITY OF MONROE, LOUISIANA. THE ENGINEER AND THE CITY OF MONROE, LOUISIANA, SHALL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ANY UTILITY, WATER, SEWER, OR GAS LINES.

APPROVAL:

John E. Bonneau
 Professional Engineer
 License No. 1423

Chairman - St. Tammany Parish Planning Commission

Ray Kelly
 Parish Engineer

FILED OF COURTY DATE FILED FILE NO. 4549

JOHN E. BONNEAU & ASSOCIATES, INC.
 Professional Land Surveyors - Planners - Consultants
 511 N. GARDNER ROAD SUITE 300 MONROE, LA 70646 (504) 335-0000
 MONROE (504) 334-2541 FAX (504) 334-2547 www.jebon.com

DATE	06/11/07
DRAWN BY	JRM
CHECKED	JEB
SCALE	1" = 50'
SURVEY #	0006-2009

Survey for STONEBROOK HOLDINGS, LLC
 FINAL PLAT OF STONEBROOK SECTION 1, TOWNSHIP 8 SOUTH, RANGE 11 EAST IN ST. TAMMANY PARISH, LOUISIANA

SHEET NUMBER	1
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ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. C-2978

COUNCIL SPONSOR: BINDER/DAVIS PROVIDED BY: ENGINEERING

RESOLUTION ESTABLISHING 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; and

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

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.

(I.) WARRANTY

<u>NAME OF SUBDIVISION</u>	<u>RECOMMENDATION</u>
Pinnacle Parkway Extension (MS08-02-009) Amount: \$50,500 Expires: October 1, 2011 Ward: 1 District: 1	RELEASE L.O.C. TO BE BROUGHT INTO THE SELECTIVE PARISH MAINTENANCE SYSTEM
Normandy Oaks S/D, Phase 4 Amount: \$40,900 Expires: November 6, 2010 Ward: 1 District: 1	RELEASE L.O.C. TO BE BROUGHT INTO THE SELECTIVE PARISH MAINTENANCE SYSTEM
Stonebrook S/D Amount: \$10,900 Expires: November 1, 2010 Ward: 4 District: 10	RELEASE L.O.C. TO BE BROUGHT INTO THE SELECTIVE PARISH MAINTENANCE SYSTEM
Alamosa Park S/D, Phase 3A Amount: \$18,000 Expires: November 19, 2010 Ward: 4 District: 7	EXTEND FOR ONE (1) YEAR OR UNTIL WORK IS SATISFACTORILY ACCOMPLISHED
Enter Parish R.O.W. (Resolution No. 09-045) Emerald Forest Blvd. (Extension) Expires: November 23, 2010 Ward: 3 District: 5	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 MR. STEFANCIK, SECONDED BY MR. BURKHALTER

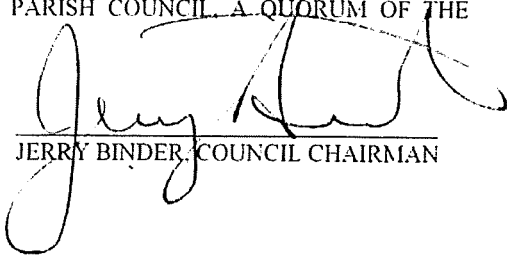
YEAS: DEAN, COOPER, THOMPSON, FALCONER, GOULD, CRAWFORD-HOWELL, HAMAUEI, CANULETTE, BELLISARIO, BILLIOT, STEFANCIK, BINDER, ARTIGUE, BURKHALTER (14)

NAYS: (0)

ABSTAIN: (0)

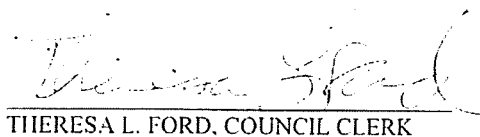
ABSENT: (0)

THIS RESOLUTION WAS DECLARED ADOPTED ON THE 7TH DAY OF OCTOBER 2010 AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.



JERRY BINDER, COUNCIL CHAIRMAN

ATTEST:



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
Parish President

September 24, 2010

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

Re: **Stonebrook S/D**
Warranty Obligation (\$10,900)

Honorable Council Members:

The extended Warranty Obligation in the amount of \$10,900 expires November 1, 2010.

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

1. Roadside & outfall drainage functions properly;
2. Roadside shoulders have been properly dressed;
3. Recreation requirements have been properly addressed.

Therefore it is recommended that the Warranty Obligation be released.

This is a public access subdivision and the Parish is responsible for all maintenance as specifically outlined in the recorded plat file# 4568.

Sincerely,

A handwritten signature in black ink, appearing to read "John E. Smith".

John E. Smith
Director of Engineering

JES/chh

xc: Honorable Henry Billiot
Mr. Shannon Davis w/ recorded plat
Ms. Kelly Rabalais w/recorded plat
Mr. Greg Gorden
Ms. Leslie Long
Mr. Earl J. Magner, P.E.
Ms. Rebecca Lala, P.E.
Stonebrook Holdings, LLC
Kyle Associates, Inc.

ADMINISTRATIVE COMMENT

Reference No. _____

Administrative Department: Public Works

PURPOSE: To remove finalized subdivision from the road inventory.
Developer/Owners(s) in error recorded subdivision plat as public as per
recorded plat #4568, C-2978

RECOMMENDATION: The Public Works Department recommends adoption.