

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-6255

COUNCIL SPONSOR: LORINO/COOPER

PROVIDED BY: ENGINEERING

RESOLUTION TO TAKE ACTION ON 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.

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 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>
Enter the Parish R.O.W. Resolution No. 15-068	PERFORMANCE	Release
Powell Drive - RaceTrac Petroleum		
Amount: \$ 7,300		
Expires: September 23, 2020		
Ward 9, District 14		
Enter the Parish R.O.W. Resolution No. 16-001	WARRANTY	Extend for one (1) year or
Bar (Center) Street - Beverly Heights Subdivision		until the work is satisfactorily
Amount: \$ 16,000		accomplished.
Expires: June 1, 2020		
Ward 8, District 13		
Garden Walk Subdivision, Phase 1	WARRANTY	Extend for one (1) year or
Amount: \$ 17,500		until the work is satisfactorily
Expires: June 29, 2020		accomplished.
Ward 3, District 5		
Hidden Creek Subdivision, Phase 1B	WARRANTY	Extend for one (1) year or
Amount: \$ 23,700		until the work is satisfactorily
Expires: June 19, 2020		accomplished.
Ward 1, District 3		
Northpointe Business Park Subdivision, Phase 4	WARRANTY	Extend for one (1) year or
Amount: \$ 18,800		until the work is satisfactorily
Expires: June 25, 2020		accomplished.
Ward 1, District 3		
The Willows Subdivision	WARRANTY	Extend for one (1) year or
Amount: \$ 41,100		until the work is satisfactorily
Expires: June 28, 2020		accomplished.
Ward 1, District 3		

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 MAY , 2020, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

MICHAEL R. LORINO, JR. , COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK



ST. TAMMANY PARISH

MICHAEL B. COOPER
PARISH PRESIDENT

ADMINISTRATIVE COMMENT

The following recommendations for the below listed Performance & Warranty Obligations are as follows:

1. **Enter the Parish R.O.W. Resolution No. 15-068 - Powell Drive - RaceTrac Petroleum**
Performance Obligation - \$7,300 - Release
2. **Enter the Parish R.O.W. Resolution No. 16-001 - Bar (Center) Street**
Warranty Obligation - \$16,000 - Extend for one (1) year
3. **Garden Walk Subdivision, Phase 1**
Warranty Obligation - \$17,500 - Extend for one (1) year
4. **Hidden Creek Subdivision, Phase 1B**
Warranty Obligation - \$23,700 - Extend for one (1) year
5. **Northpointe Business Park Subdivision, Phase 4**
Warranty Obligation - \$18,800 - Extend for one (1) year
6. **The Willows Subdivision**
Warranty Obligation - \$41,100 - Extend for one (1) year

NAME OF SUBDIVISION	OBLIGATION	RECOMMENDATION
Enter the Parish R.O.W. Resolution No. 15-068	PERFORMANCE	Release
Powell Drive - RaceTrac Petroleum		
Amount: \$7,300		
Expires: September 23, 2020		
Ward 9, District 14		
Enter the Parish R.O.W. Resolution No. 16-001	WARRANTY	Extend for one (1) year or
Bar (Center) Street - Beverly Heights Subdivision		until the work is satisfactorily
Amount: \$16,000		accomplished.
Expires: June 1, 2020		
Ward 8, District 13		
Garden Walk Subdivision, Phase 1	WARRANTY	Extend for one (1) year or
Amount: \$17,500		until the work is satisfactorily
Expires: June 29, 2020		accomplished.
Ward 3, District 5		
Hidden Creek Subdivision, Phase 1B	WARRANTY	Extend for one (1) year or
Amount: \$23,700		until the work is satisfactorily
Expires: June 19, 2020		accomplished.
Ward 1, District 3		
Northpointe Business Park Subdivision, Phase 4	WARRANTY	Extend for one (1) year or
Amount: \$18,800		until the work is satisfactorily
Expires: June 25, 2020		accomplished.
Ward 1, District 3		
The Willows Subdivision	WARRANTY	Extend for one (1) year or
Amount: \$41,100		until the work is satisfactorily
Expires: June 28, 2020		accomplished.
Ward 1, District 3		



ST. TAMMANY PARISH

MICHAEL B. COOPER
PARISH PRESIDENT

April 24, 2020

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

Re: Enter the Parish R.O.W. Resolution No. 15-068
Powell Drive - RaceTrac Petroleum
Performance Obligation - \$7,300 - Bond #285051578

Honorable Council Members,

The above referenced Performance Obligation in the amount of \$7,300 expires September 23, 2020 and is scheduled for review by the Parish Council at the May 7, 2020 meeting.

In accordance with the letter dated February 19, 2020, the engineer for the petitioner, RaceTrac Petroleum, has provided the required plans and the work has been satisfactorily accomplished.

Therefore, it is recommended that the obligation be released.

Sincerely,

Jay B. Watson
Jay B. Watson, P.E.
Parish Engineer

Digitally signed by Jay B. Watson
Reason: I am approving this document
Date: 2020.04.20 14:11:11-05'00'

Attachment: Letter to the St. Tammany Parish Council dated February 19, 2020

xc: Honorable Thomas Smith
Mr. Ross Liner, AICP, PTP, CFM
Ms. Helen Lambert
Ms. Leslie Long
Mr. Shannon Davis
Mr. Tim Brown
Ms. Deborah Henton
Mr. Earl Magner
Mr. Christopher Tissue, P.E.
Mr. Theodore Reynolds, P.E.
Ms. Jan Pavur
Mr. Christopher Corvers
Mr. Steven Rittle, RaceTrac Petroleum, LLC
Mr. John Thompson, Duplantis Design Group, PC



ST. TAMMANY PARISH

MICHAEL B. COOPER
PARISH PRESIDENT

February 19, 2020

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

Re: Enter the Parish R.O.W. Resolution No. 15-068
Powell Drive - RaceTrac Petroleum
Performance Obligation - \$7,300 - Bond #285051578

Honorable Council Members,

The above referenced Performance Obligation in the amount of \$7,300 expires March 23, 2020 and is scheduled for review by the Parish Council at the March 5, 2020 meeting.

The engineer for the petitioner, RaceTrac Petroleum, is in the process of revising the plans to adequately repair the roadway. Upon receipt of the acceptable drawings, the petitioner will be given authority to repair the roadway.

Therefore, this obligation must be extended for six (6) months or until the work is satisfactorily accomplished.

Sincerely,

A handwritten signature in blue ink, appearing to read "Jay B. Watson".

Jay B. Watson, P.E.
Parish Engineer

xc: Honorable Thomas Smith
Mr. Ross Liner
Ms. Helen Lambert
Ms. Leslie Long
Mr. Shannon Davis
Mr. Tim Brown
Ms. Deborah Henton
Mr. Earl Magner
Mr. Christopher Tissue, P.E.
Mr. Theodore Reynolds, P.E.
Ms. Jan Pavur
Mr. Christopher Corvers
Mr. Steven Rittle, RaceTrac Petroleum, LLC
Mr. John Thompson, Duplantis Design Group, PC



ST. TAMMANY PARISH

MICHAEL B. COOPER
PARISH PRESIDENT

April 24, 2020

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

Re: Enter the Parish R.O.W. Resolution No. 16-001
Center (Bar) Street - Beverly Heights Subdivision
Warranty Obligation - \$16,000 - Bond #62834266
Laurent Construction Company

Honorable Council Members,

The Warranty Obligation in the amount of \$16,000 expires June 1, 2020 and is scheduled for review by the Parish Council at the May 7, 2020 meeting.

The developer was notified on February 6, 2020 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. Add two (2) inches of aggregate to the roadway, as most of the aggregate has been pushed to the shoulders;
2. Regrade ditches to provide positive flow as ditches are holding 2-3 inches of water with no positive flow;
3. Remove and replace culverts that are impeding positive drainage flow;
4. End-of-road treatment including markers and posts need to be in conformance with St. Tammany Parish Government standard detail (copy attached). Existing wooden posts need to be removed and replaced with "U-channel" galvanized metal.

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

Sincerely,

Jay B. Watson

Jay B. Watson, P.E.
Parish Engineer

Digitally signed by Jay B. Watson
Reason: I am approving this document.
Date: 2020.04.20 14:11:50-05'00'

xc: Honorable Jake Airey
Mr. Ross Liner, AICP, PTP, CFM
Ms. Helen Lambert
Ms. Leslie Long
Ms. Tim Brown
Mr. Shannon Davis
Ms. Deborah Henton
Mr. Earl Magner
Mr. Christopher Tissue, P.E.
Mr. Theodore Reynolds, P.E.
Ms. Holly Thomas, P.E.
Mr. Truman Sharp, III
Ms. Jan Pavur
Mr. Jimmy Laurent, Laurent Construction Company
Mr. Sean Burkes, P.E., P.L.S. J.V. Burkes & Associates, Inc.



ST. TAMMANY PARISH

MICHAEL B. COOPER
PARISH PRESIDENT

April 24, 2020

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

Re: Garden Walk Subdivision, Phase 1 - Emerald Forest Boulevard
Warranty Obligation - \$17,500 - CASH IN ESCROW
Citadel Builders, LLC

Honorable Council Members,

The Warranty Obligation in the amount of \$17,500 expires June 29, 2020 and is scheduled for review by the Parish Council at the May 7, 2020 meeting.

The developer was notified on February 11, 2020 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. Repair broken curb located 100 feet east of Garden Walk Drive, along Emerald Forest Boulevard;
2. Vegetation needs to be established along Emerald Forest Boulevard to the south of Lot #45;
3. Fill needs to be added behind the curbing of Jardin Loop at Emerald Forest Boulevard so that the correct grade can be established and then vegetated.

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

Sincerely,

Jay B. Watson

Digitally signed by Jay B. Watson
Reason: I am approving this document.
Date: 2020.04.20 14:12:07-05'00'

Jay B. Watson, P.E.
Parish Engineer

xc: Honorable David Fitzgerald
Honorable Rykert Toledano
Mr. Ross Liner, AICP, PTP, CFM
Ms. Helen Lambert
Ms. Leslie Long
Ms. Tim Brown
Mr. Shannon Davis
Ms. Deborah Henton
Mr. Earl Magner
Mr. Christopher Tissue, P.E.
Mr. Theodore Reynolds, P.E.
Ms. Holly Thomas, P.E.
Mr. Truman Sharp, III
Ms. Jan Pavur
Mr. Denzel Clark, Citadel Builders, LLC
Mr. Kelly McHugh, P.E., Kelly McHugh & Associates, Inc.



ST. TAMMANY PARISH

MICHAEL B. COOPER
PARISH PRESIDENT

April 24, 2020

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

Re: Hidden Creek Subdivision, Phase 1B
Warranty Obligation - \$23,700 - CASH IN ESCROW
Hidden Creek, LLC

Honorable Council Members,

The Warranty Obligation in the amount of \$23,700 expires June 19, 2020 and is scheduled for review by the Parish Council at the May 7, 2020 meeting.

The developer was notified on March 6, 2020 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 all blue reflectors;
2. The previous "record drawing" received by this office; dated March 15, 2016, indicates that there are two (2) "FUTURE POND EXPANSION" notes on either side of the existing pond. Our records do not indicate that these two (2) expansions were ever constructed. It will be necessary that you furnish a revised record drawing indicating that they were constructed or furnish an updated hydrological report that indicates that the two existing ponds in Phase 1A and phase 1B are adequate to conform to the Parish drainage requirements;
3. An unauthorized drainage feature was dug to the north of Lot #9 that drains this area to White Chapel Road instead of through the detention ponds as required. Remove this drainage feature, regrade the area and the drainage swale to drain through the detention ponds in accordance with the drainage plan (picture attached);
4. Provide engineering certification that Ponds 3 and 4 provide the required capacity for both, required detention and fill mitigation, in accordance with the drainage study and cut/fill calculations.
5. The revised record drawing for Phase 1B dated October 1, 2019 still shows "Future Pond Expansion". See Items 2 & 4 for actions required by your engineer to provide an accurate, complete "As-Built" record drawing with current date. The "As-Built" record drawing and supporting documentation for drainage requirements (hydrologic report, cut/fill calculations, etc.) shall have consistent information throughout (ie. pipe sizes, invert elevations, etc.).

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

Sincerely,

Jay B. Watson

Digitally signed by Jay B. Watson
Reason: I am approving this document.
Date: 2020.04.20 14:12:24-05'00'

Jay B. Watson, P.E.
Parish Engineer

xc: Honorable Marty Dean
Mr. Ross Liner, AICP, PTP, CFM
Ms. Helen Lambert
Ms. Leslie Long
Ms. Tim Brown
Mr. Shannon Davis
Ms. Deborah Henton
Mr. Earl Magner
Mr. Christopher Tissue, P.E.
Mr. Theodore Reynolds, P.E.
Ms. Jan Pavur
Mr. Joseph Mistich, Hidden Creek, LLC
Mr. Matthew Falati, P.E. Meyer Engineering, Ltd



ST. TAMMANY PARISH

MICHAEL B. COOPER
PARISH PRESIDENT

April 24, 2020

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

Re: Northpointe Business Park Subdivision, Phase 4
Warranty Obligation - \$18,800 - CASH IN ESCROW
Northpointe Business Park, LLC

Honorable Council Members,

The Warranty Obligation in the amount of \$18,800 expires June 25, 2020 and is scheduled for review by the Parish Council at the May 7, 2020 meeting.

The developer was notified on March 3, 2020 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. Concrete joints need to be cleaned out and sealed;
2. Remove trash and litter from the Northpointe Court cul-de-sac right of way;
3. Replace blue reflectors where needed to identify fire hydrants;
4. Fire hydrant on north side of Northpointe Court in front of Fed Ex building could not be located. Clear area around fire hydrant and mark roadway with blue reflector in front of it;
5. Detention pond(s) need to be excavated. Secure proper approval to perform required work in accordance with the approved plans, hydrologic analysis, and St. Tammany Parish Ordinances.

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

Sincerely,

Jay B. Watson

Jay B. Watson, P.E.
Parish Engineer

Digitally signed by Jay B. Watson
Reason: I am approving this document.
Date: 2020.04.20 14:12:47-05'00'

xc: Honorable Martha Cazaubon
Mr. Ross Liner, AICP, PTP, CFM
Ms. Helen Lambert
Ms. Leslie Long
Ms. Tim Brown
Mr. Shannon Davis
Ms. Deborah Henton
Mr. Earl Magner
Mr. Christopher Tissue, P.E.
Mr. Theodore Reynolds, P.E.
Ms. Holly Thomas, P.E.
Mr. Truman Sharp, III
Ms. Jan Pavur
Mr. Chris Lopez, Northpointe Business Park, LLC
Mr. Gary Bourgeois, Northpointe Business Park, LLC
Mr. Darrell Fussell, P.E., Arrow Engineering & Consulting



ST. TAMMANY PARISH

MICHAEL B. COOPER
PARISH PRESIDENT

April 24, 2020

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

Re: The Willows Subdivision
Warranty Obligation - \$41,100 - LOC #634
Reiher, LLC

Honorable Council Members,

The Warranty Obligation in the amount of \$41,100 expires June 28, 2020 and is scheduled for review by the Parish Council at the May 7, 2020 meeting.

The developer was notified on March 6, 2020 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. Blue reflectors need to be installed in the vicinity of fire hydrants where missing;
2. Areas of the shoulder have rutted along Rue Charlotte and need to be repaired (see attached mark-up for locations);
3. The wooden fence located within the Rue Charlotte right-of-way needs to be removed;
4. The subsurface pipe crossing under Rue Charlotte within the Soap & Tallow Creek needs to be extended;
5. The cul-de-sac median needs to be regraded and vegetated;
6. A swale was constructed from the rear of Lot #19 to the retention pond. The As-Built Drainage Plan needs to be updated to reflect this swale, or the swale needs to be filled in;
7. Remove the playground equipment from the Retention Pond Maintenance Area;
8. The gas line located within the Rue Charlotte right-of-way was placed in an area not in accordance with Section 35-14 and needs to be relocated or a waiver from the Planning Commission must be granted.

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

Sincerely,

Jay B. Watson Digitally signed by Jay B. Watson
Reason: I am approving this document.
Date: 2020.04.20 14:13:03-05'00'

Jay B. Watson, P.E.
Parish Engineer

xc: Honorable Martha Cazaubon
Mr. Ross Liner, AICP, PTP, CFM
Ms. Helen Lambert
Ms. Leslie Long
Ms. Tim Brown
Mr. Shannon Davis
Ms. Deborah Henton
Mr. Earl Magner
Mr. Christopher Tissue, P.E.
Mr. Theodore Reynolds, P.E.
Mr. Truman Sharp, III
Ms. Jan Pavur
Mr. Henry Billiot, Reiher, LLC
Mr. Franz Zemmer, P.E., Richard C. Lambert Consultants, LLC