

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-4891

COUNCIL SPONSOR: STEFANCIK/BRISTER PROVIDED BY: ENGINEERING

A RESOLUTION TO ESTABLISH PERFORMANCE AND WARRANTY 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 R.O.W. (Resolution #12-035) Ochsner Boulevard Amount: \$ 1,000 Expires: December 8, 2017 Ward 1 District 1	WARRANTY	Release upon expiration
Enter the R.O.W. (Resolution #14-107) Westshore Drive Amount: \$ 12,500 Expires: December 14, 2017 Ward 4 District 1	WARRANTY	Release upon expiration
Enter the R.O.W. (Resolution #15-042) Westshore Drive Amount: \$ 5,600 Expires: December 14, 2017 Ward 4 District 1	WARRANTY	Release upon expiration
Enter the R.O.W. (Resolution #04-162) Walnut & First Streets Amount: \$ 9,800 Expires: December 1, 2017 Ward 4 District 7	PERFORMANCE	Extend six (6) months or until work is satisfactorily accomplished
Lake Ramsey Estates Subdivision, Phase 4A Amount: \$ 10,000 Expires: December 7, 2017 Ward 3 District 3	PERFORMANCE	Extend 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: SECONDED BY:

YEAS: _____

NAYS:

ABSTAIN:

ABSENT:

THIS RESOLUTION WAS DECLARED ADOPTED ON THE 2 DAY OF NOVEMBER , 2017, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

STEVE STEFANCIK, COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK



ST. TAMMANY PARISH

PATRICIA P. BRISTER
PARISH PRESIDENT

ADMINISTRATIVE COMMENT

RESOLUTIONS FOR INTRODUCTION

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

1. Enter the R.O.W. - Resolution #12-035 - Ochsner Boulevard
Warranty Obligation - \$1,000 - Release
2. Enter the R.O.W. - Resolution #14-107 - Westshore Drive
Warranty Obligation - \$12,500 - Release
Roadway Improvements/Sewer & Water
3. Enter the R.O.W. - Resolution #15-042 - Westshore Drive
Warranty Obligation - \$5,600 - Release
Roadway Improvements
4. Enter the R.O.W. - Resolution #04-162 - Walnut & First Streets
Performance Obligation - \$9,800 - Extend
5. Lake Ramsey Estates Subdivision, Phase 4A (Cul-de-sac)
Performance Obligation - \$10,000 - Extend

The following recommendation(s) for below listed Discussions & Other Matters are as follows:

1. Rigolets Estates Subdivision, Phase 1 (PRIVATE TO PUBLIC)
Recommend bringing the infrastructure into Selective Parish Maintenance System.



ST. TAMMANY PARISH

PATRICIA P. BRISTER
PARISH PRESIDENT

October 19, 2017

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

Re: Enter the Parish R.O.W. – Resolution No. 12-035
Ochsner Boulevard
Warranty Obligation (\$1,000)

Honorable Council Members:

The Warranty Obligation in the amount of \$1,000 expires December 8, 2017 and is scheduled for review by the Parish Council at the November 2, 2017 meeting.

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

Therefore, it is recommended that the Warranty Obligation be released upon expiration. This Warranty Obligation covered the ramp for N. Corniche du Lac roadway rear entrance to Maison du Lac Subdivision. It is located within the existing Parish R.O.W. of Ochsner Boulevard which is already in the Parish Maintenance System.

Sincerely,



Jay B. Watson, P.E.
Lead Development Engineer

xc: Honorable Marty Dean
Mr. Shannon Davis
Ms. Kelly Rabalais
Mr. Sidney Fontenot
Ms. Erin Stair
Ms. Leslie Long
Mr. Earl Magner, P.E., P.L.S.
Mr. Mike Noto
Mr. Ron Keller
Ms. Holly Thomas, P.E.
Mr. Theodore Reynolds, E.I.
WBB Realty, L.L.C. c/o Mr. Josh Wainer
Richard C. Lambert Consultants, L.L.C. c/o Mr. Frank Zemmer



ST. TAMMANY PARISH

PATRICIA P. BRISTER
PARISH PRESIDENT

October 19, 2017

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

Re: Enter the Parish R.O.W. - Resolution No. 14-107
Westshore Drive (Roadway Improvements & Sewer & Water)
Warranty Obligation (\$12,500)

Honorable Council Members:

The Warranty Obligation in the amount of \$12,500 expires December 14, 2017 and is scheduled for review by the Parish Council at the November 2, 2017 meeting.

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

Therefore, it is recommended that the Warranty Obligation be released upon expiration. This is a public access roadway and the Parish is responsible for all maintenance as specifically outlined in the Act of Dedication and Donation recordation No. 1946857.

Sincerely,

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

Jay B. Watson, P.E.
Lead Development Engineer

Enclosed: Act of Dedication and Donation

xc: Honorable Marty Dean
Mr. Shannon Davis w/ *Dedication*
Ms. Kelly Rabalais w/ *Dedication*
Mr. Sidney Fontenot
Ms. Erin Stair
Ms. Leslie Long
Mr. Michael Noto
Mr. Ron Keller
Mr. Earl Magner, P.E., P.L.S.
Ms. Holly Thomas, P.E.
Mr. Theodore Reynolds, E.I.
All State Financial Company c/o Josh Wainer
DDG c/o Mr. Luke Cooley

STATE OF LOUISIANA

PARISH OF ST. TAMMANY

ACT OF DEDICATION AND DONATION

St. Tammany Parish 20
Instrument #: 1945897
Register #: 2016047 mde
07/02/2016 4:05:00 PM
ME 05 X MI UCC

BE IT KNOWN, that on the dates hereinafter set forth,

BEFORE ME, the undersigned Notaries Public, personally came and appeared:

ALL STATE FINANCIAL COMPANY, a Louisiana general partnership, herein represented by its duly authorized partners, Bruce Wainer and Harold Wainer, its mailing address being: 321 Veterans Blvd., Suite 201, Metairie, LA 70005, (referred to herein as "**All State**");

WHO AFTER BEING DULY SWORN, declared that it does hereby and by these presents now and forever, grant, bargain, set over, assign, abandon, dedicate, donate and deliver in fee simple title, with full warranty and guarantee of title, substitution and subrogation, unto:

THE PARISH OF ST. TAMMANY (TIN #72-6001304), State of Louisiana, represented herein by Honorable Patricia P. Brister, St. Tammany Parish President, who is duly authorized to sign and execute this agreement on behalf of the Parish of St. Tammany, State of Louisiana, by virtue of an Ordinance of the St. Tammany Parish Council, a copy of which is recorded in the official records of St. Tammany Parish Clerk of Court, its mailing address being: Post Office Box 628, Covington, Louisiana 70434, (referred to herein as "**St. Tammany Parish**");

for the public use, to and in favor of the public and St. Tammany Parish for use by the public as a public street, including the parcel of ground, any road, road base, surface, drainage ditches, culverts, and appurtenance thereon and thereunder or in any way appertaining thereto. All State transfers, assigns, dedicates, donates, and delivers, to St. Tammany Parish any and all warranties from the Contractor relating to the Dedicated Property (herein described). St. Tammany Parish does appear herein and does accept the dedication and donation and agrees to incorporate the Dedicated Property into the St. Tammany Parish road maintenance system, subject to approval of the roadway standards set by the Parish Council and the Department of Engineering and as per Ordinance recorded in the official records of St. Tammany Parish Clerk of Court, relating to the Dedicated Property, shown on the survey by John E. Bonneau & Associates, Inc., attached hereto as Exhibit A and more particularly described as follows, to wit:

A CERTAIN PIECE OR PORTION OF LAND SITUATED IN SECTION 47, TOWNSHIP 7 SOUTH, RANGE 11 EAST, ST. TAMMANY PARISH, LOUISIANA, AND IS MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING FROM THE SECTION CORNER COMMON TO SECTIONS 12, 13, & 46, TOWNSHIP 7 SOUTH, RANGE 10 EAST, ST. TAMMANY PARISH, LOUISIANA, RUN NORTH 00 DEGREES 40 MINUTES 50 SECONDS EAST FOR A DISTANCE 1423.63 FEET TO A POINT; THENCE RUN NORTH 89 DEGREES 23 MINUTES 30 SECONDS EAST FOR A DISTANCE OF 1109.12 FEET TO A POINT; THENCE RUN NORTH 89 DEGREES 14 MINUTES 55 SECONDS EAST FOR A DISTANCE OF 95.62 FEET TO A POINT; THENCE RUN NORTH 89 DEGREES 17 MINUTES 06 SECONDS EAST FOR A DISTANCE OF 700.84 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF INTERSTATE 12 AND THE EAST RIGHT-OF-WAY OF LOUISIANA HIGHWAY 21; THENCE RUN ALONG SAID NORTH

RIGHT-OF-WAY OF INTERSTATE 12 SOUTH 48 DEGREES 43 MINUTES 29 SECONDS EAST FOR A DISTANCE OF 326.61 FEET TO A POINT; THENCE RUN SOUTH 10 DEGREES 45 MINUTES 52 SECONDS EAST FOR A DISTANCE OF 243.47 FEET TO A POINT; THENCE RUN NORTH 51 DEGREES 51 MINUTES 57 SECONDS EAST FOR A DISTANCE OF 368.91 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF PINNACLE PARKWAY, SAID POINT BEING A POINT ON A CURVE TO THE RIGHT (CLOCKWISE & NON-TANGENT); THENCE RUN ALONG SAID RIGHT-OF-WAY AND CURVE WITH A RADIUS OF 353.09 FEET, AND AN ARC LENGTH OF 448.26 FEET, A CHORD BEARING OF SOUTH 33 DEGREES 52 MINUTES 00 SECONDS EAST AND A CHORD LENGTH OF 418.76 FEET TO A POINT; THENCE LEAVING SAID RIGHT-OF-WAY RUN SOUTH 86 DEGREES 14 MINUTES 10 SECONDS EAST FOR A DISTANCE OF 120.07 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY OF PINNACLE PARKWAY, SAID POINT BEING ON A CURVE TO THE LEFT (COUNTERCLOCKWISE & NON-TANGENT); THENCE RUN ALONG SAID NORTHERLY RIGHT-OF-WAY AND CURVE WITH A RADIUS OF 451.09 FEET, AND AN ARC LENGTH OF 522.22 FEET, A CHORD BEARING OF NORTH 30 DEGREES 01 MINUTES 18 SECONDS WEST AND A CHORD LENGTH OF 493.54 FEET TO A POINT; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY, NORTH 65 DEGREES 54 MINUTES 56 SECONDS WEST FOR A DISTANCE OF 91.00 FEET TO A POINT ON A CURVE TO THE RIGHT (CLOCKWISE & TANGENT); THENCE RUN ALONG SAID CURVE WITH A RADIUS OF 360.00 FEET, AND AN ARC LENGTH OF 228.33 FEET, A CHORD BEARING OF NORTH 47 DEGREES 44 MINUTES 46 SECONDS WEST AND A CHORD LENGTH OF 224.52 FEET TO A POINT; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY, NORTH 29 DEGREES 34 MINUTES 34 SECONDS WEST FOR A DISTANCE OF 63.58 FEET TO A POINT; THENCE LEAVING SAID RIGHT-OF-WAY RUN NORTH 34 DEGREES 02 MINUTES 02 SECONDS EAST FOR A DISTANCE OF 11.19 FEET TO A POINT; THENCE RUN SOUTH 29 DEGREES 34 MINUTES 34 SECONDS EAST FOR A DISTANCE OF 68.57 FEET TO A POINT ON A CURVE TO THE LEFT (COUNTERCLOCKWISE & TANGENT); THENCE RUN ALONG SAID CURVE WITH A RADIUS OF 350.00 FEET, AND AN ARC LENGTH OF 37.75 FEET, A CHORD BEARING OF SOUTH 32 DEGREES 37 MINUTES 59 SECONDS EAST AND A CHORD LENGTH OF 37.73 FEET TO A POINT; THENCE RUN NORTH 89 DEGREES 15 MINUTES 56 SECONDS EAST FOR A DISTANCE OF 2228.44 FEET TO A POINT; THENCE RUN SOUTH 21 DEGREES 01 MINUTES 24 SECONDS WEST FOR A DISTANCE OF 288.34 FEET TO A POINT; THENCE RUN SOUTH 24 DEGREES 03 MINUTES 50 SECONDS WEST FOR A DISTANCE OF 129.53 FEET TO A POINT; THENCE RUN SOUTH 68 DEGREES 58 MINUTES 39 SECONDS EAST FOR A DISTANCE OF 1452.99 FEET TO THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING, RUN NORTH 21 DEGREES 03 MINUTES 07 SECONDS EAST FOR A DISTANCE OF 401.27 FEET TO A POINT; THENCE RUN SOUTH 68 DEGREES 58 MINUTES 39 SECONDS EAST FOR A DISTANCE OF 100.00 FEET TO A POINT; THENCE RUN SOUTH 21 DEGREES 03 MINUTES 07 SECONDS WEST FOR A DISTANCE OF 401.27 FEET TO A POINT; THENCE RUN NORTH 68 DEGREES 58 MINUTES 39 SECONDS WEST FOR A DISTANCE OF 100.00 FEET BACK TO THE POINT OF BEGINNING.

SAID PIECE OR PORTION OF LAND CONTAINS 0.92 ACRES (40,127.01 SQUARE FEET) MORE OR LESS.

Herein referred to as the "Dedicated Property."

Pursuant to Section 149 of the Louisiana Mineral Code, All State reserves all mineral rights and interests in perpetuity in and under the Dedicated Property.

This transfer is made for and in consideration of the use by St. Tammany Parish of the hereinabove Dedicated Property for the citizens of St. Tammany Parish through the maintenance of roads, and supporting infrastructure.

All State has been informed of the acquisition process and hereby certifies that it waives the following right(s) in connection with the acquisition process of the Dedicated Property: 1) To have St. Tammany Parish appraise the Dedicated Property; and 2) To receive payment of the established Just Compensation Amount for the acquisition of the Dedicated Property.

All State declares that there are no mortgages or liens affecting the Dedicated Property.

IT IS FURTHER AGREED AND UNDERSTOOD THAT THE UNDERSIGNED NOTARIES PUBLIC ARE RELEASED AND RELIEVED OF ANY LIABILITY HEREIN INsofar AS NO TITLE EXAMINATION HAS BEEN REQUESTED NOR CERTIFICATES ISSUED AND RUN BY ANY CLERK OF COURT.

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[SIGNATURES BEGIN ON FOLLOWING PAGE]

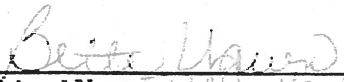
STATE OF LOUISIANA

PARISH OF ST. TAMMANY


THUS DONE AND PASSED, in duplicate originals, on this 11th day of June, 2014, in the presence of the undersigned competent witnesses, who hereunto sign their names with the said appearers and me, Notary, after due reading of the whole.

WITNESSES:


ALL STATE FINANCIAL COMPANY


Printed Name: Rolie YAWN

By: 
Bruce Wainer, Partner


Printed Name: Harold Wainer

By: 
Harold Wainer, Partner


NOTARY PUBLIC
NAME: A. W. B. B. B.
LA Bar No. 13651
My Commission Expires: 6/2014

[SIGNATURES CONTINUED ON THE FOLLOWING PAGE]

STATE OF LOUISIANA

PARISH OF ST. TAMMANY

THIS DONE AND PASSED in duplicate originals, in ^{Grandville} Covington, Louisiana, on the 1st day of December, 2014, in the presence of the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES:

PARISH OF ST. TAMMANY

Anne Pastovich
Printed Name: Anne Pastovich

By: Patricia P. Brister
Patricia P. Brister, Parish President

Mary Brumhall
Printed Name: Mary Brumhall

Kelly M. Babutais
NOTARY PUBLIC
NAME: Kelly M. Babutais
LA Bar No. 26705
My Commission Expires: undefined



ST. TAMMANY PARISH

PATRICIA P. BRISTER
PARISH PRESIDENT

October 19, 2017

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

Re: Enter the Parish R.O.W. - Resolution No. 15-042
Westshore Drive (Roadway Improvements)
Warranty Obligation (\$5,600)

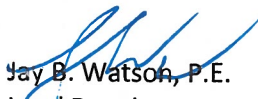
Honorable Council Members:

The Warranty Obligation in the amount of \$5,600 expires December 14, 2017 and is scheduled for review by the Parish Council at the November 2, 2017 meeting.

All work covered by this Warranty Obligation is satisfactory.

Therefore, it is recommended that the Warranty Obligation be released upon expiration. This Warranty Obligation covered improvements to a portion of Westshore Drive which is already in the Parish Maintenance System.

Sincerely,



Jay B. Watson, P.E.
Lead Development Engineer

xc: Honorable Marty Dean
Mr. Shannon Davis
Ms. Kelly Rabalais
Mr. Sidney Fontenot
Ms. Erin Stair
Ms. Leslie Long
Mr. Michael Noto
Mr. Ron Keller
Mr. Earl Magner, P.E., P.L.S.
Ms. Holly Thomas, P.E.
Mr. Theodore Reynolds, E.I.
All State Financial Company c/o Josh Wainer
DDG c/o Mr. Luke Cooley



ST. TAMMANY PARISH

PATRICIA P. BRISTER
PARISH PRESIDENT

October 19, 2017

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

Re: Enter the Parish R.O.W. (Resolution No. 04-162)
Walnut & First Streets
Abita Terrace S/D
Performance Obligation (\$9,800)

Honorable Council Members:

The above referenced Performance Obligation in the amount of \$9,800 expires December 1, 2017 and is scheduled for review by the Parish Council at the November 2, 2017 meeting.

The developer was notified on August 2, 2017 by the Department of Development - Engineering of the punch list items required.

A meeting was recently held in the field with the developer and staff from the Department of Development - Engineering. Maintenance work is required by the Department of Public Works for this project to function properly. The maintenance work will be accomplished so that the developer can complete the punch list items. Therefore, this obligation must be extended for six (6) months or until the work is satisfactorily completed.

The following punch list items remain:

1. Street name signs are needed.
2. STOP & SPEED LIMIT signs are needed in accordance with approved Preliminary plans;
3. Blue reflector is needed;
4. Revise AS-BUILT drawing to show individual lot drainage on lots 66 thru 74;
5. Since lots 67 through 73 have 5' drainage easement at the rear of lots 72 & 73 have a 2.5 drainage easement between lots and since the resubdivision plat does not indicate these servitudes, it will be necessary that an "ACT OF CORRECTION" be confected to indicate these additions to the plat;
6. Revise As-Builts to show Lot#66, invert elevations at all lot corners and correct CMP to BCCMP;
7. Asphalt roadway cracks need to be properly filled with approved crack filler material;
8. Regrade roadside ditches to provide positive flow and clean out all cross culverts.

Sincerely,

A blue ink signature of Jay B. Watson, P.E.

Jay B. Watson, P.E.
Lead Development Engineer

xc: Honorable Jacob Groby
Mr. Sidney Fontenot
Ms. Leslie Long
Mr. Greg Gordon
Ms. Erin Stair
Mr. Ron Keller

Mr. Michael J. Noto
Mr. Earl Magner, P.E., P.L.S.
Mr. Joey Lobrano
Hallmark Homes (Mr. George Hallal)
Mr. Alex Williams



ST. TAMMANY PARISH

PATRICIA P. BRISTER
PARISH PRESIDENT

October 19, 2017

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

Re: Lake Ramsey Estates Subdivision, Phase 4A (PRIVATE SUBDIVISION)
Performance Obligation (\$10,000)

Honorable Council Members:

The Performance Obligation in the amount of \$10,000 expires December 7, 2017 and is scheduled for review by the Parish Council at the November 2, 2017 meeting.


The following punch list item remains:

1. Hard surface has not been constructed at the cul-de-sacs.

This office has not received notification from the developer's engineer that the punch list item has been accomplished.

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

Sincerely,



Jay B. Watson, P.E.
Lead Development Engineer

xc: Honorable James A. "Red" Thompson
Mr. Sidney Fontenot
Ms. Leslie Long
Ms. Erin Stair
Mr. Michael J. Noto
Mr. Ron Keller
Mr. Earl Magner, P.E., P.L.S
One Consort International, LLC