

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO: C-3208

COUNCIL SPONSOR: GOULD/DAVIS

PROVIDED BY: ENGINEERING

A RESOLUTION ESTABLISHING WARRANTY OBLIGATIONS.

WHEREAS,

THE PARISH OF ST. TAMMANY HEREBY RESOLVES that

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 6 DAY OF OCTOBER, 2011, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING.

MARTIN W. GOULD, JR., 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 23, 2011

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

**Re: Northpointe Business Park S/D, Phase 3
Warranty Obligation (\$12,000)**

Honorable Council Members:

The extended Warranty Obligation in the amount of \$12,000 expires September 9, 2012.

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

1. The computer disk has been furnished.

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 #4998.

Sincerely,

John E. Smith
Director of Engineering

JES/chh

xc: Honorable Marty Dean
Mr. Shannon Davis *w/recorded plat*
Ms. Kelly Rabalais *w/recorded plat*
Mr. Greg Gorden
Ms. Leslie Long
Mr. Earl J. Magner, Jr., P.E., P.L.S.
Ms. Rebecca Lala, P.E., PTOE
Northpointe, LLC
Arrow Engineering and Consulting, Inc.



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September 23, 2011

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

Re: Enter Parish R.O.W. (Resolution No. 10-009)
Mulberry Avenue
Lewisburg S/D
Warranty Obligation (\$2,900)

Honorable Council Members:

The Warranty Obligation in the amount of \$2,900 expires November 11, 2011 and is scheduled for review by the Parish Council at the October 6, 2011 meeting.

The 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 subdivision and the Parish is responsible for all maintenance.

This project is located within an old platted subdivision wherein the street R.O.W. is already recorded.

Therefore, it is recommended the Warranty Obligation be released upon expiration. A copy of the As-Built drawing will be furnished to the Department of Public Works.

Sincerely,

John E. Smith
Director of Engineering

JES/chh

xc: Honorable R. Reid Falconer
Mr. Ron Keller
Mr. Shannon Davis *w/As-Built Drawing*
Ms. Leslie Long
Mr. Greg Gorden
Mr. Earl J. Magner, Jr., P.E., P.L.S.
Ms. Rebecca Lala, P.E., PTOE
Dr. Pervez Mussarat
Arrow Engineering



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Kevin Davis
Parish President

September 23, 2011

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P.O. Box 628
Covington, LA 70434

Re: Enter Parish R.O.W. (Resolution No. 08-010)
Unnamed Street between Dupre & Molitor Sts. (Fay St.)
Town of Mandeville S/D
Warranty Obligation (\$10,200)

Honorable Council Members:

The Extended Warranty Obligation in the amount of \$10,200 expires November 23, 2011 and is scheduled for review by the Parish Council at the October 6, 2011 meeting.

The developer was notified on July 6, 2011 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 July 6, 2011 and remain:

1. The detention pond's slopes and bottoms must have a mature stand of grass before the warranty can be recommended for release;
2. The main detention pond does not drain fully into the 18" PVC culvert and needs to be regraded so that there is no standing water;
3. The roadside shoulders and ditches must be sodded as they are at the completed home sites;
4. Blue reflectors need to be replaced; and
5. The rear 10' drainage servitudes need to be maintained to provide positive flow.

Sincerely,

John E. Smith
Director of Engineering

JES/chh

xc: Honorable Al Hamauei
Mr. Greg Gorden
Ms. Leslie Long
Mr. Ron Keller
Mr. Earl J. Magner, Jr., P.E.
Ms. Rebecca Lala, P.E.
Resilire Engineering and Consulting
Mr. William Johnson



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Kevin Davis
Parish President

September 23, 2011

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

**Re: Tuscany West Estates S/D
Warranty Obligation (\$155,500)**

Honorable Council Members:

The extended Warranty Obligation in the amount of \$155,500 expires October 14, 2011 and is scheduled to be called at the October 6, 2011 meeting.

The following punch list items have not been completed:

1. Several sections of roadside ditches are holding water and need to be regraded to provide positive flow; a revised As-Built drawing is needed confirming positive flow;
2. Blue reflectors are to be replaced as needed;
3. Detention pond side slopes have rain wash erosion and void of mature grass growth. Slopes need to be regraded and erosion protection applied. The Parish can not accept the pond for maintenance until there is a mature stand of grass; furnish AS-BUILT elevations of the top of bank showing design elevations have been attained around the pond;
4. The drainage ditches within the fifteen (15) foot drainage servitudes between lots 7/8, 15/16, 23/24 and 41/42 are constructed to drain out of the subdivision in lieu of draining the green space into the subdivision. It will be necessary that the drainage ditches be constructed in the correct direction and as-built drawings be furnished showing as-built elevations;
5. The outfall weir construction is not in accordance with the as-built drawing. The earthen fill is not constructed to the top of the weir which allows flow around each side of the weir. Plus, the outfall ditch has not been lined with riprap from top of ditch to top of ditch; construct in accordance with approved drawing.
6. The east roadside ditch improvements along LA Hwy 1077 extending from the subdivision entrance to Stanga Road R.O.W. was approved for construction when the "TURN LANE" was constructed. However, this ditch has never been constructed and must be constructed in accordance with the approved drawing "Tuscany West Estates - PAVING, ENTRANCE AND TURN LANE" DATED 3/16/07; Job No. 0692; Drawing No. 12. Therefore, this work needs to be constructed before the Warranty Obligation can be released.
7. Parking spaces, vicinity walking trail and pool;
8. Mulched walking trail.

The developer requests that he be allowed to perform the required work covering the punch list items by converting the Warranty Obligation to a Performance Obligation for a period of six (6) months.

The Department of Engineering has no objection to converting the Warranty Obligation to a Performance Obligation for a period of six (6) months in the amount of \$155,500.

St. Tammany Parish Council
Re: Tuscany West Estates S/D
September 23, 2011
Page 2

Therefore, it is recommended that action be taken at the October 6, 2011 meeting.

Sincerely,

John E. Smith
Director of Engineering

JES/chh

xc: Honorable Marty Dean
Mr. Ron Keller
Ms. Leslie Long
Mr. Greg Gorden
Mr. Shannon Davis
Mr. Earl J. Magner, Jr., P.E., P.L.S.
Ms. Rebecca Lala, P.E., PTOE
Tuscany West Estates, LLC
Richard C. Lambert Consultants, LLC

ST. TAMMANY PARISH COUNCIL

RESOLUTION

RESOLUTION COUNCIL SERIES NO. C-3208

COUNCIL SPONSOR: GOULD/DAVIS PROVIDED BY: ENGINEERING

A 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 it hereby accepts the recommendations of the Department of Finance and the Department of Engineering, and approves the following action regarding 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.) WARRANTY

<u>NAME OF SUBDIVISION</u>	<u>RECOMMENDATION</u>
Enter Parish R.O.W. (Resolution No. 10-009) Mulberry Avenue Lewisburg S/D Amount: \$2,900 Expires: November 11, 2011 Ward: 4 District: 4	RELEASE L.O.C. TO BE BROUGHT INTO SELECTIVE PARISH MAINTENANCE SYSTEM
Northpointe Business Park S/D, Ph. 3 Amount: \$12,000 Expires: September 9, 2012 Ward: 1 District: 1	RELEASE L.O.C. TO BE BROUGHT INTO SELECTIVE PARISH MAINTENANCE SYSTEM
Enter Parish R.O.W. (Resolution No. 08-010) Unnamed St. Between Dupre & Molitor(Fay St.) Town of Mandeville S/D Amount: \$10,200 Expires: November 23, 2011 Ward: 4 District: 7	EXTEND FOR ONE (1) YEAR OR UNTIL WORK IS SATISFACTORILY ACCOMPLISHED
Tuscany West Estates S/D Amount: \$155,500 Expires: October 14, 2011 Ward: 1 District: 1	RELEASE WARRANTY OBLIGATION & ESTABLISH PERFORMANCE OBLIGATION FOR SIX (6) MONTHS 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 6 DAY OF OCTOBER, 2011, AT A REGULAR MEETING OF THE PARISH COUNCIL, A QUORUM OF THE MEMBERS BEING PRESENT AND VOTING

MARTIN W. GOULD, JR., COUNCIL CHAIRMAN

ATTEST:

THERESA L. FORD, COUNCIL CLERK