

RESOLUTION 11-113

**A RESOLUTION TO ESTABLISH A MAINTENANCE SURETY FOR
AUTUMN RIDGE PHASE 1 SUBDIVISION**

WHEREAS, the following improvements have been completed pursuant to the Final Plat:

Water, Sewer, Storm Water Drainage and Basins, Streets and Curbs and final topping to all streets with 1 ½ inches of hot mix asphalt; and

WHEREAS, the City has inspected the completed improvements and issued a “Certificate of Satisfactory Completion”; and

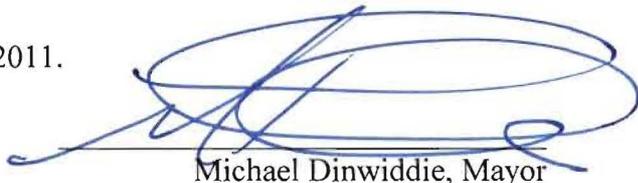
WHEREAS, an Offer of Dedication has been submitted by the developer; and

WHEREAS, pursuant to Article III, Section 3-103 of the Subdivision Regulations, upon completion of the public improvements listed above, the Developer may be required to file a “maintenance” surety guaranteeing performance of the public improvements for an additional one year period with the Planning Commission after the dedication and acceptance of such public improvements by the Board of Mayor and Aldermen.

WHEREAS, it is the recommendation of the Planning Commission that a maintenance surety be established for a period of twelve (12) months in the amount of \$10,000.00; and

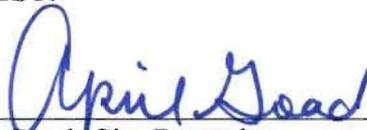
NOW, THEREFORE BE IT RESOLVED, by the Spring Hill Board of Mayor and Aldermen that establishment of a maintenance surety for Autumn Ridge Subdivision in the amount of \$10,000.00 is hereby approved.

Passed and adopted this 21st day of November, 2011.



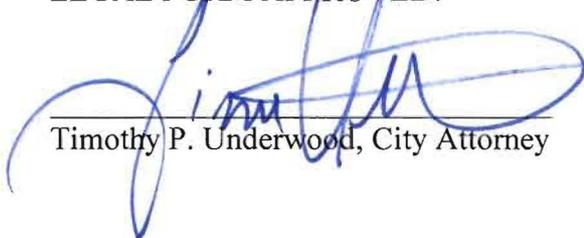
Michael Dinwiddie, Mayor

ATTEST:



April Goad, City Recorder

LEGAL FORM APPROVED:



Timothy P. Underwood, City Attorney

**RESOLUTION 11-30 OF THE
PLANNING COMMISSION
OF THE CITY OF SPRING HILL, TENNESSEE**

**A RESOLUTION TO ESTABLISH A MAINTENANCE SURETY FOR
AUTUMN RIDGE PHASE 1 SUBDIVISION**

WHEREAS, the following improvements have been completed pursuant to the Final Plat:
*Water, Sewer, Storm Water Drainage and Basins, Streets and Curbs and final
topping to all streets with 1 ½ inches of hot mix asphalt; and*

WHEREAS, the City has inspected the completed improvements and issued a "Certificate of Satisfactory Completion"; and

WHEREAS, the performance surety for this development has been released; and

WHEREAS, an Offer of Dedication has been submitted by the developer; and

WHEREAS, pursuant to Article III, Section 3-103 of the Subdivision Regulations, upon completion of the public improvements listed above, the Developer may be required to file a "maintenance" surety guaranteeing performance of the public improvements for an additional one year period with the Planning Commission after the dedication and acceptance of such public improvements by the Board of Mayor and Aldermen.

WHEREAS, it is the recommendation of the Codes Department that a maintenance surety be established for a period of twelve (12) months in the amount of \$10,000.00; and

NOW, THEREFORE BE IT RESOLVED, by the Spring Hill Planning Commission that establishment of a maintenance surety for Glennmont Subdivision in the amount of \$10,000.00 is hereby recommended to the Board of Mayor and Aldermen.

Passed and adopted this 14th day of November, 2011.

Jonathon Schwartz, Chairman

Michael Dinwiddie, Secretary

CHECKLIST

Information for Planning Commission Packets

Deadline: _____

Development: Autumn Ridge phase 1

- | | | |
|---------------------------------|-------------------------------------|--------------------------------------|
| Draft Resolution | <input checked="" type="checkbox"/> | 11-20 |
| → Bond Information Sheet | <input checked="" type="checkbox"/> | Draft |
| Copy of Bond | <input checked="" type="checkbox"/> | Amendment 003 |
| Copy of Recorded Plat or Aerial | <input checked="" type="checkbox"/> | |
| Developer Request for Reduction | <input type="checkbox"/> | NA |
| Cost Estimate for Reduction | <input type="checkbox"/> | NA |
| Correspondence | <input type="checkbox"/> | |
| Initial Letter | <input checked="" type="checkbox"/> | - Verbal conversations w/ D. Cameron |
| → Bond Recon Complete | <input checked="" type="checkbox"/> | - S. Warf & C Brodes |
| Bond Application Form | <input checked="" type="checkbox"/> | 6-9-11 |
| Inspection Log (for new bonds) | <input type="checkbox"/> | NA |
| Copies of Packet Completed | <input checked="" type="checkbox"/> | |
-
-

City of Spring Hill
199 Town Center Parkway
P.O. Box 789
Spring Hill, TN 37174
Phone: 931.486.2252 ext. 211
Fax: 931.486.3596



For additional information, send inquiries to:
Chris Brooks (cbrooks@springhilltn.org)

APPLICATION FOR SURETY

PROJECT NAME: Autumn Ridge PHASE: _____ SECTION: 1
OF LOTS APPROVED: 42 # OF LOTS REMAINING: 0 (1 sales Trailer)
SURETY TYPE: MAINTENANCE _____ PERFORMANCE _____ RESTORATION
POSTED WITH: _____ LETTER OF CREDIT _____ PERFORMANCE BOND _____ CASH
SURETY AMOUNT: \$ _____ EXPIRATION DATE: _____
AUTOMATIC RENEWAL CLAUSE INCLUDED WITH SURETY: Y/N
PURPOSE OF SURETY: Release Performance Bond/Maintenance @ \$10,000.00
for 1 year for Paving, Stormwater, Street signs, sidewalk, sewer

NAME OF FINANCIAL INSTITUTION: SIB BANK SURETY #: _____
CONTACT PERSON: John NADYBAL EMAIL: Jonathan.Nadybal@SB.com
ADDRESS: 745 Chastain Rd NW #4000 CITY, STATE, ZIP: Kennesaw GA 30144
PHONE NUMBER: 404-279-4513 FAX NUMBER: 770-792-9829

NAME OF OWNER/DEVELOPER OR REPRESENTATIVE: DON CAMERON
ADDRESS: 1503 Columbia Ave CITY, STATE, ZIP: FRANKLIN TN 37064
PHONE NUMBER: 615-791-0093 FAX NUMBER: 615-791-0995
EMAIL: HAYLESA@MSA.COM

ACTION REQUEST

I (WE) REQUEST THAT THE FOLLOWING ACTION BE TAKEN:

- ESTABLISH NEW SURETY
- REQUEST FINAL INSPECTION AND RELEASE OF SURETY
- REQUEST REDUCTION OF SURETY AMOUNT
- REQUEST EXTENSION OF SURETY FOR (1) YEAR
(PLEASE PROVIDE PROOF OF DIFFICULTY BELOW)

EXPLANATION FOR PROOF OF DIFFICULTY: Release Performance Bond
to Reduce to maintenance @ \$10,000.00

Don R. Cameron, III 9-14-2011
Applicant Signature / Date

BOND INFORMATION SHEET

Site Name: Autumn Ridge Phase 1

Miscellaneous Site Information

Total Number of Lots:	42	Developer:	Donnie Cameron
Current Number of Available Building Lots:	1	In Bankruptcy:	No

Amenities: Complete:

1
2
3

Staff Comments:

1. A Maintenance Bond to be set for \$10000.00
2. A final walk through inspection will need to be requested and completed prior to release of the Maintenance bond and
3. Developer will start the final topping November 1, 2011, and completed by November 4, 2011
4. storm comment (see attachment) All will be corrected before Maintenance bond is released. S. Warf inspected 7/7/2011

Staff Recommendation:

Release Bond for Phase 1, set a \$10000.00 Maintenance Bond for one year

Chris Brooks
Director of Codes
City of Spring Hill

Zimbra**cbrooks@springhilltn.org**

Autumn Ridge Phase 1 Bond MS4

From : Steven Warf <swarf@springhilltn.org>

Thu, Jul 07, 2011 10:37 AM

Subject : Autumn Ridge Phase 1 Bond MS4**To :** Chris Brooks <cbrooks@springhilltn.org>, Paula Hepp <phepp@springhilltn.org>

General observations

- Debris in catch basins, bricks, rock, soil ect. , back splashes not mortared Bricks on headwall on Spruce Ln have slipped from underneath hood front of lot 62

Specific

- Headwall eroded at the end of Spruce Ridge Ln between lot 57/58, stabilize, soil and debris in pipe, decelerator needs to be cleaned, replace rip rap
 - Weir inlet in basin clogged, remove check dam and stabilize, remove filter material on grate, repair erosion at back of weir, stabilize
 - Clear around outfall and rip rap

 - Weir in basin behind lot 53, clear inlet, remove check dam and stabilize, remove filter material from grate
 - Inlet headwall to basin from Spruce Ridge Ln, soil in pipe, clear decelerator and stabilize, replace rip rap
 - Clear around outfall of weir, rip rap

 - Weir in basin by lot 52, clear inlet headwall and pipe from street in corner of basin, clear and rip rap decelerator
 - Inlet Headwall from Miles Johnson center of basin eroded, repair and rip rap
 - Clear emergency spillway of weeds and small trees, maintain to prevent new established growth and damage

 - Mortar pipe at Autumn Ridge Way beside lot 31
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