



# ST. TAMMANY PARISH GOVERNMENT

*Kevin Davis*  
*Parish President*

**f a c s i m i l e**  
**TRANSMITTAL**

Department of Engineering

**To:** Dammon Engineering  
**Fax #:** 985-641-5950  
**Re:** Fox Lair  
**Date:** April 20, 2007  
**Pages:** 4

From the desk of...  
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**ST. TAMMANY PARISH**  
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*Kevin Davis*  
*Parish President*

April 20, 2007

Dammon Engineering, Inc.  
1095 Florida Avenue  
Slidell, LA 70458

**Re: Fox Lair Subdivision**

Gentlemen:

This office is in receipt of your Preliminary Approval check sheets, plans and hydraulic study for Fox Lair Subdivision.

Please be advised that the following information must be received by this office before close of business Wednesday April 25, 2007 so that our report to the Planning Commission can be complete.

**Drawing Details**

1. Subdivision plat shall be certified by a professional land surveyor.
2. Engineer shall better identify north arrow on preliminary plat.
3. Engineer shall identify floodzone on recorded plat.
4. Engineer shall note in restrictive covenant number six (6) that all finished floor elevations shall comply with the latest FEMA requirements.
5. Engineer shall provided culvert schedule on recorded plat and drainage plan.
6. Engineer shall identify typical lot drainage details on recorded plat and drainage plan.
7. Engineer shall identify one (1) foot drainage contours on drainage plan.
8. Engineer shall identify lot flow arrows per one lot.
9. Engineer shall identify erosion control (i.e. – hydroseeding, sodding, etc.) for detention pond and ditch side slopes.
10. Engineer shall insert typical pond sections and details on drainage plan. Details include pond outfall devices, maintenance servitudes and 100 year water surface elevations.
11. Engineer shall provide ditch inverts at each lot corner.

**Page 2: Fox Lair Subdivision****Hydrologic Analyses**

12. Engineer shall submit hydrologic analyses in accordance with St. Tammany Parish subdivision ordinance standards.

**Traffic**

13. RCP is required for all cross culverts. Please show for all cross culverts on plan.
14. Entering travel lane, of the entrance/exit detail, must meet a minimum width of 14'.
15. Exiting travel lanes, of the entrance/exit detail, must contain a minimum of (2) 10' wide each egress travel lanes.
16. Entering / exiting curve radi from Hwy 433 onto Fox Lair Dr. must be a minimum of 30'.
17. The minimum depth of the median shown on the entrance/exit detail shall be a minimum of 100'.

**Department of Environmental Services**

This office is in receipt of the Preliminary Approval check sheet and plans for the above referenced project.

The following information must be received by this office so that our report to the Planning Commission can be completed.

1. Three (3) copies of the required DHH Design Summary Package were not received by this office
2. The water plan does not show the existing water main that the proposed development will be connecting to. The point of interconnection and information about the existing line must be shown on the water plan.
3. Three (3) sets of plans and specifications for the proposed sewage treatment plant were not received by this office. Said plans must include the outfall location for the STP.
4. The sewer plan does not provide the 100' buffer for the sewage treatment plant that the Planning Commission typically requires.
5. A note must be included on the sewer plan indicating that the sewage treatment plant's blowers will be ground-mounted and enclosed in a noise-dampening enclosure.
6. Slopes and invert elevations are required on the sewer plan.

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7. The PWS ID Number is required on the water plan.
8. The following fire hydrant notes are required on the water plan:

Upon completion of the water system, the fire hydrants shall be tested for gpm capacity. The barrel of each fire hydrant shall be painted chrome yellow and the top and nozzle caps of each fire hydrant are to be painted as follows:

- Class A (1,000 gpm or greater): Green
- Class B (500 gpm to 1,000 gpm): Orange
- Class C (< 500 gpm): Red

Fire hydrants shall have at least three outlets per hydrant; one shall be a steamer connection to allow fire apparatus to provide water from the hydrant to the apparatus and there shall be at least two 2.5-inch outlets with National Standard Threads.

9. Review of the plans indicate that \$180.00 are owed in sewer and water fees.

Please provide three (3) copies of the revised plans to this office.

Sincerely,



Joseph M. Gustafson, P.E.  
Parish Engineer

JMG/ak

Honorable Steve Stefancik  
Mr. Ron Keller  
Mr. Greg Gordon  
Ms. Leslie Long  
Mr. Earl Magnér, P.E.  
DSDSD, LLC