

MEMORANDUM

To: Hameed Malik, P.E., PhD
Director of Engineering

Through: Brett Parsons, Principal Engineer Land Development *BP*

From: Richard A. Holliday, Lead Design Engineer *RAH*

Date: March 18, 2022

Subject: Certificate of Completion
Dedication of Governors Place Phase 1
File reference: 22-005(A)3

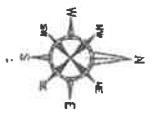
A final inspection has been conducted on the above referenced development. This development meets the standards and specifications set forth in the Augusta-Richmond County Development Regulations Guidelines outlined in the Land Development and Stormwater Technical Manuals. The submitted Deed of Dedication and 18-Month Warranty Agreement reads appropriately, with the language in both documents meeting criteria for dedication of the roadway systems and drainage systems within. The final plat was previously accepted by the Commission on September 21, 2022. Therefore, these development dedication documents are ready to present to the Commission for acceptance into the City's infrastructure system.

Thank you for your assistance on this matter. Please call if you have any questions or need additional information, 706-821-1706.

RAH

Attachment

cc: Walt Corbin, P.E., Engineering Manager *WC*
Carla Delaney, Interim Director of Planning and Development
Terri Turner, Planning & Zoning
File



RIGHT-OF-WAY DEDICATION FOR:
HARPER FRANKLIN AVE.
GEORGE W. CRAWFORD DR.
ADELLE CT.
BELAIR SPRINGS RD.
MATHURIN ST.
BATCHELOR CT.

JACHTENS
LAND SURVEYING, INC.
Professional Land Surveying • Civil Engineering
P.O. Box 12
Lynch, CA 95823
PH: 916.281.6171
DAILY: 916.281.6995
FAX: 916.281.6995
FAC: 916.281.6995



E,41 AGREES TOTAL
RIGHT-OF-WAY TO BE
DEDICATED TO AUGUST 7A



RIGHT-OF-WAY DEDICATION FOR
HARPER FRANKLIN AVE.
GEORGE W. CRAWFORD DR.,
ADELITE CT.
BELAIR SPRING RD.
MATHURIN ST.
BATCHELOR CT.

APPLICANT

JACOEN'S
LAND SURVEYING, INC.

Professional Land Surveying - O&E Mapping
P.O. Box 100
Rt. 1, Box 2002
St. Charles, MO 63301
Tel. (314) 221-2777
Fax (314) 221-2777

Local Government
City of St. Charles
City Engineer

15053

6.41 ACRES TOTAL
 6.41 ACRES TOTAL
 DEDICATED TO AUSTIN

6.41 ACRES TOTAL
 6.41 ACRES TOTAL
 DEDICATED TO AUSTIN

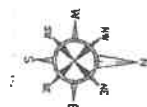
GEORGE W. CRAWFORD
 DR - 60' R/W (PUBLIC)

GEORGE W. CRAWFORD
 DR - 60' R/W

MATHURIN ST
 CT R/W (PUBLIC)

6.41 AC
 6.41 AC
 DEDICATED

DE PLAT B-1821-11
 Date of Survey: 10/20/11
 Project: Project 1, Sheet 1000
 County: Contra Costa
 City: Richmond, CA
 State: California



VICINITY MAP
 NOT TO SCALE

RIGHT-OF-WAY DEDICATION FOR:
 HARPER FRANKLIN AVE.
 GEORGE W. CRAWFORD DR.
 ADELLE CT.
 BELAIR SPRING RD.
 MATHURIN ST.
 BATCHELOR CT.

AUGUST 2011

JACMENS
 LAND SURVEYING, INC.

15005

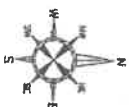




Professional Lead Surveying - Call Mike

15083

Author's address: Department of Mathematics, University of California, San Diego, La Jolla, CA 92037, U.S.A.
E-mail: shashank@ucsd.edu



Return To:
Augusta Engineering Department
452 Walker Street Ste. 110
Augusta, Ga 30901
Attn: Walt Corbin

STATE OF GEORGIA)
)
COUNTY OF RICHMOND)

DEED OF DEDICATION
(Roads, Utilities, and Storm Drainage)

THIS INDENTURE, made and entered into this day ____ of _____, _____, by and between **GOVERNORS PLACE PARTNERS, LLC. A Georgia limited liability company**, hereinafter referred to as the Party of the FIRST PART, and **AUGUSTA, GEORGIA**, a political subdivision of the State of Georgia, acting by and through the Augusta Commission, hereinafter referred to as the Party of the SECOND PART.

WITNESSETH:

THAT the said Party of the FIRST PART, for and in consideration of the sum of One Dollar (\$1.00) in cash to it in hand paid by the Party of the SECOND PART, the receipt of which is hereby acknowledged, at and/or before the sealing and delivery of these presents, and other good and valuable considerations, has granted, bargained, sold, released, conveyed and confirmed and by these presents does grant, bargain, sell, release, convey and confirm unto the said Party of the SECOND PART, its successors and assigns, the following described property, to-wit:

ALL PORTION OF PROPERTY SHOWN ON THE PLAT HEREIN REFERRED TO AS all those streets and storm drainage systems known as HARPER FRANKLIN AVE., GEORGE W. CRAWFORD DRIVE, ADELLE COURT, BELAIR SPRING ROAD, MATHURIN STREET and BATCHELOR COURT, (AKA as **RIGHT OF WAY DEDICATION For HARPER FRANKLIN AVE., GEORGE W. CRAWFORD DR., ADELLE CT., BELAIR SPRING RD., MATHURIN ST., and BATCHELOR CT.**), according to the plat prepared by Jachens Land Surveying, Inc., dated March 26, 2021, shown and designated on said plat as recorded in the Office of the Clerk of Superior Court, of Richmond County, Georgia in Plat Book 16, Page 78-82, to which reference is made for a more complete and accurate description as to the metes, courses, bounds, dimensions and location of said property.

TOGETHER with an easement to enter upon all areas shown as drainage and utility easements to maintain those utilities contained therein, as shown on said plat.

TO HAVE AND TO HOLD SAID property and all the members and appurtenances therein belonging as aforesaid, and every part thereof, unto the said party of the SECOND PART, its successors and assigns, forever.

IN WITNESS WHEREOF, the said Party of the FIRST PART has caused these presents to be executed the day and year first above written as the date of these presents.

SIGNED, SEALED AND DELIVERED
in our presence:



Witness



Notary Public, ~~Georgia~~



**GOVERNORS PLACE PARTNERS,
LLC**

By:  (Seal)

As its: Manager/Member

ACCEPTED:

AUGUSTA, GEORGIA

Witness

By: _____
Garnett L. Johnson
As Its Mayor

Notary Public
State of Georgia, County of _____

Attest: _____
Lena Bonner
As Its Clerk of Commission

My Commission Expires _____
(Notary Seal)

(SEAL)

Return To:
Augusta Engineering Department
Survey Section
452 Walker Street Ste. 110
Augusta, Ga 30901

STATE OF GEORGIA)
)
COUNTY OF RICHMOND)

**MAINTENANCE AGREEMENT
(Roads and Storm Drainage)**

THIS AGREEMENT, entered into this ____ day of _____, 20____, by and between **GOVERNORS PLACE PARTNERS, LLC**. A Georgia limited liability company, hereinafter referred to as "Developer," and **AUGUSTA, GEORGIA**, a political subdivision of the State of Georgia, acting by and through its Commission, hereinafter referred to as "Augusta."

WHEREAS, Developer requested that Augusta, accept certain roads, storm drains and appurtenances for **HARPER FRANKLIN AVE., GEORGE W. CRAWFORD DRIVE, ADELLE COURT, BELAIR SPRING ROAD, MATHURIN STREET and BATCHELOR COURT**, (AKA as **RIGHT OF WAY DEDICATION For HARPER FRANKLIN AVE., GEORGE W. CRAWFORD DR., ADELLE CT., BELAIR SPRING RD., MATHURIN ST., and BATCHELOR CT.**), as shown by deed contemporaneously tendered and recorded in the office of the Clerk of the Superior Court of Richmond County, Georgia, in Realty Reel _____, page _____, and

WHEREAS, the City has adopted a policy requiring the Developer to maintain all installations laid or installed in the subdivision for a period of eighteen months, which

Augusta accepts by deed;

NOW, THEREFORE, in consideration of the premises, the expense previously incurred by Developer and the mutual agreements hereinafter set out, **IT IS AGREED** that:

(1) Augusta, Georgia, accepts the roads and appurtenances, storm drains and appurtenances, respectfully described in the deed contemporaneously tendered herewith to the Augusta, Georgia, Commission, recorded in the office of the Clerk of the Superior Court of Richmond County, Georgia, in Realty Reel _____, page _____.

(2) The Developer agrees to maintain all the installations laid or installed in said subdivision as described in said deed for a period of eighteen months from the date herein.

(3) The Developer agrees that if during said eighteen month period there is a failure of the installations laid or installed in said subdivision described in the deed due to failure of material or poor workmanship, the Developer shall be responsible for adequate maintenance and repair.

(4) In the event of such failure of the improvements, the City shall notify the Developer and set forth in writing the items in need of repair. The Developer shall present within fifteen business days its proposed plan of repair and shall have the repairs completed at a reasonable time, as determined by Augusta.

(5) In the event of an emergency, as determined by Augusta, the Developer is unable to respond in a timely manner, the City shall be authorized to erect barricades, traffic direction devices and such other temporary measures as are necessary to remedy the emergency nature of the problem at the Developer's expense and to allow the Developer time to make the needed repairs.

(6) In the event the Developer fails to comply with the terms of this agreement, then Augusta shall proceed to have the necessary corrective work done, and the Developer

agrees to be responsible to Augusta for payment in full of costs of repairing the improvements due to failure of material or poor workmanship as liquidated damages.

IN WITNESS WHEREOF, Developer has hereunto set his hand and seal, and Augusta has caused the execution of this agreement by and through its duly authorized officers and agents, with its seal affixed, the day and year first above written.

SIGNED, SEALED AND DELIVERED
in our presence:


(Seal)
Witness


Notary Public, Georgia



COMPANY CORPORATION

By: 

As its: Member Title

ACCEPTED BY:

AUGUSTA, GEORGIA

By: _____
Garnett L. Johnson
As Its Mayor

Attest: _____
Lean Bonner
As Its Clerk of Commission
(SEAL)

Return To:
Augusta Engineering Department
452 Walker Street Ste. 110
Augusta, Ga 30901
Attn: Walt Corbin

SUBDIVISION: Governors Place, Phase 1

RESOLUTION ADDING ROAD TO THE
AUGUSTA-RICHMOND COUNTY ROAD SYSTEM

WHEREAS, Adelle Court is an existing road in Richmond County, Georgia, open to public usage; and

WHEREAS, Augusta, Georgia desires to make Adelle Court a part of its County Road System.

NOW, THEREFORE, BE IT RESOLVED by the Augusta Commission of Augusta, Georgia, that Adelle Court is hereby added to its official County Road System of Record, being described as follows and as shown on the attached sketch map or plat showing the approximate alignment and location of said Road.

(a) Points of beginning and ending:

Beginning at Centerline of George W. Crawford Drive

Extending 283.56 FT. Southwest to the cul-de-sac

(b) Length of road to nearest 1/100th mile:

0.05 mile

(c) Width & type of road surface:

31 feet from back of curb to back of curb;

Type E asphalt

(d) Right-of-Way:

60 foot

The Augusta Commission is hereby directed to forward a certified copy of this resolution

to: Georgia Department of Transportation, Road Inventory Section District 2, Post Office Box 8, Tennille,
Georgia 31089.

Adopted this _____ day of _____, 20____.

ACCEPTED

AUGUSTA, GEORGIA

Witness

By: _____
Garnett L. Johnson
As Its Mayor

Notary Public
State of Georgia, County of _____

Attest: _____
Lena Bonner
As Its Clerk of Commission

My Commission Expires _____
(Notary Seal)

(SEAL)

Return To:
Augusta Engineering Department
452 Walker Street Ste. 110
Augusta, Ga 30901
Attn: Walt Corbin

SUBDIVISION: Governors Place, Phase 1

RESOLUTION ADDING ROAD TO THE
AUGUSTA-RICHMOND COUNTY ROAD SYSTEM

WHEREAS, Batchelor Court is an existing road in Richmond County, Georgia, open to public usage; and

WHEREAS, Augusta, Georgia desires to make Batchelor Court a part of its County Road System.

NOW, THEREFORE, BE IT RESOLVED by the Augusta Commission of Augusta, Georgia, that Batchelor Court is hereby added to its official County Road System of Record, being described as follows and as shown on the attached sketch map or plat showing the approximate alignment and location of said Road.

(a) Points of beginning and ending:

Beginning at Centerline of George W. Crawford Drive

Extending South 254.07 FT. to a cul-de-sac

(b) Length of road to nearest 1/100th mile:

0.05 mile

(c) Width & type of road surface:

31 feet from back of curb to back of curb;

Type E asphalt

(d) Right-of-Way:

60 foot

The Augusta Commission is hereby directed to forward a certified copy of this resolution to: Georgia Department of Transportation, Road Inventory Section District 2, Post Office Box 8, Tennille, Georgia 31089.

Adopted this _____ day of _____, 20____.

ACCEPTED

AUGUSTA, GEORGIA

Witness

By: _____
Garnett L. Johnson
As Its Mayor

Notary Public
State of Georgia, County of _____

Attest: _____
Lena Bonner
As Its Clerk of Commission

My Commission Expires _____
(Notary Seal)

(SEAL)

Return To:
Augusta Engineering Department
452 Walker Street Ste. 110
Augusta, Ga 30901
Attn: Walt Corbin

SUBDIVISION: Governors Place, Phase 1

RESOLUTION ADDING ROAD TO THE
AUGUSTA-RICHMOND COUNTY ROAD SYSTEM

WHEREAS, Belair Spring Road is an existing road in Richmond County, Georgia, open to public usage; and

WHEREAS, Augusta, Georgia desires to make Belair Spring Road a part of its County Road System.

NOW, THEREFORE, BE IT RESOLVED by the Augusta Commission of Augusta, Georgia, that Belair Spring Road is hereby added to its official County Road System of Record, being described as follows and as shown on the attached sketch map or plat showing the approximate alignment and location of said Road.

(a) Points of beginning and ending:

Beginning at Centerline of George W. Crawford Drive

Extending Northeast 100.72 FT.

(b) Length of road to nearest 1/100th mile:

0.02 mile

(c) Width & type of road surface:

31 feet from back of curb to back of curb;

Type E asphalt

(d) Right-of-Way:

60 foot

The Augusta Commission is hereby directed to forward a certified copy of this resolution

to: Georgia Department of Transportation, Road Inventory Section District 2, Post Office Box 8, Tennille,
Georgia 31089.

Adopted this _____ day of _____, 20 ____.

ACCEPTED

AUGUSTA, GEORGIA

Witness

By: _____
Garnett L. Johnson
As Its Mayor

Notary Public
State of Georgia, County of _____

Attest: _____
Lena Bonner
As Its Clerk of Commission

My Commission Expires _____
(Notary Seal)

(SEAL)

Return To:
Augusta Engineering Department
452 Walker Street Ste. 110
Augusta, Ga 30901
Attn: Walt Corbin

SUBDIVISION: Governors Place, Phase 1

RESOLUTION ADDING ROAD TO THE
AUGUSTA-RICHMOND COUNTY ROAD SYSTEM

WHEREAS, George W. Crawford Drive is an existing road in Richmond County, Georgia, open to public usage; and

WHEREAS, Augusta, Georgia desires to make George W. Crawford Drive a part of its County Road System.

NOW, THEREFORE, BE IT RESOLVED by the Augusta Commission of Augusta, Georgia, that George W. Crawford Drive is hereby added to its official County Road System of Record, being described as follows and as shown on the attached sketch map or plat showing the approximate alignment and location of said Road.

- (a) Points of beginning and ending:

Beginning at Centerline of Harper Franklin Avenue

Extending South, South East, South, South East 2089.87 FT.

- (b) Length of road to nearest 1/100th mile:

0.40 mile

- (c) Width & type of road surface:

31 feet from back of curb to back of curb:

Type E asphalt

- (d) Right-of-Way:

60 foot

The Augusta Commission is hereby directed to forward a certified copy of this resolution

to: Georgia Department of Transportation, Road Inventory Section District 2, Post Office Box 8, Tennille,
Georgia 31089.

Adopted this _____ day of _____, 20 ____.

ACCEPTED

AUGUSTA, GEORGIA

Witness

By: _____
Garnett L. Johnson
As Its Mayor

Notary Public
State of Georgia, County of _____

Attest: _____
Lena Bonner
As Its Clerk of Commission

My Commission Expires _____
(Notary Seal)

(SEAL)

Return To:
Augusta Engineering Department
452 Walker Street Ste. 110
Augusta, Ga 30901
Attn: Walt Corbin

SUBDIVISION: Governors Place, Phase 1

RESOLUTION ADDING ROAD TO THE
AUGUSTA-RICHMOND COUNTY ROAD SYSTEM

WHEREAS, Harper Franklin is an existing road in Richmond County, Georgia, open to public usage; and

WHEREAS, Augusta, Georgia desires to make Harper Franklin a part of its County Road System.

NOW, THEREFORE, BE IT RESOLVED by the Augusta Commission of Augusta, Georgia, that Harper Franklin is hereby added to its official County Road System of Record, being described as follows and as shown on the attached sketch map or plat showing the approximate alignment and location of said Road.

- (a) Points of beginning and ending:
Beginning at Centerline of Harper Franklin _____
Extending West 349.24 FT. _____
- (b) Length of road to nearest 1/100th mile:
0.07 mile _____
- (c) Width & type of road surface:
31 feet from back of curb to back of curb;
Type E asphalt
- (d) Right-of-Way:
80 foot _____

The Augusta Commission is hereby directed to forward a certified copy of this resolution

to: Georgia Department of Transportation, Road Inventory Section District 2, Post Office Box 8, Tennille,
Georgia 31089.

Adopted this _____ day of _____, 20____.

ACCEPTED

AUGUSTA, GEORGIA

Witness

By: _____
Garnett L. Johnson
As Its Mayor

Notary Public
State of Georgia, County of _____

Attest: _____
Lena Bonner
As Its Clerk of Commission

My Commission Expires _____
(Notary Seal)

(SEAL)

Return To:
Augusta Engineering Department
452 Walker Street Ste. 110
Augusta, Ga 30901
Attn: Walt Corbin

SUBDIVISION: Governors Place, Phase 1

RESOLUTION ADDING ROAD TO THE
AUGUSTA-RICHMOND COUNTY ROAD SYSTEM

WHEREAS, Harper Franklin is an existing road in Richmond County, Georgia, open to public usage; and

WHEREAS, Augusta, Georgia desires to make Harper Franklin a part of its County Road System.

NOW, THEREFORE, BE IT RESOLVED by the Augusta Commission of Augusta, Georgia, that Harper Franklin is hereby added to its official County Road System of Record, being described as follows and as shown on the attached sketch map or plat showing the approximate alignment and location of said Road.

(a) Points of beginning and ending:

Beginning at Centerline of Harper Franklin _____

Extending West and Northwest 782.24 ft. to a cul-de-sac _____

(b) Length of road to nearest 1/100th mile:

0.15 mile _____

(c) Width & type of road surface:

31 feet from back of curb to back of curb;
Type E asphalt

(d) Right-of-Way:

60 foot _____

The Augusta Commission is hereby directed to forward a certified copy of this resolution

to: Georgia Department of Transportation, Road Inventory Section District 2, Post Office Box 8, Tennille,
Georgia 31089.

Adopted this _____ day of _____, 20____.

ACCEPTED

AUGUSTA, GEORGIA

Witness

By: _____
Garnett L. Johnson
As Its Mayor

Notary Public
State of Georgia, County of _____

Attest: _____
Lena Bonner
As Its Clerk of Commission

My Commission Expires _____
(Notary Seal)

(SEAL)

Return To:
Augusta Engineering Department
452 Walker Street Ste. 110
Augusta, Ga 30901
Attn: Walt Corbin

SUBDIVISION: Governors Place, Phase 1

RESOLUTION ADDING ROAD TO THE
AUGUSTA-RICHMOND COUNTY ROAD SYSTEM

WHEREAS, Mathurin Street is an existing road in Richmond County, Georgia, open to public usage; and

WHEREAS, Augusta, Georgia desires to make Mathurin Street a part of its County Road System.

NOW, THEREFORE, BE IT RESOLVED by the Augusta Commission of Augusta, Georgia, that Mathurin Street is hereby added to its official County Road System of Record, being described as follows and as shown on the attached sketch map or plat showing the approximate alignment and location of said Road.

(a) Points of beginning and ending:

Beginning at Centerline of George W. Crawford Drive

Extending North 130.00 FT.

(b) Length of road to nearest 1/100th mile:

0.02 mile

(c) Width & type of road surface:

31 feet from back of curb to back of curb;
Type E asphalt

(d) Right-of-Way:

60 foot

The Augusta Commission is hereby directed to forward a certified copy of this resolution

to: Georgia Department of Transportation, Road Inventory Section District 2, Post Office Box 8, Tennille, Georgia 31089.

Adopted this _____ day of _____, 20____.

ACCEPTED

AUGUSTA, GEORGIA

Witness

By: _____
Garnett L. Johnson
As Its Mayor

Notary Public
State of Georgia, County of _____

Attest: _____
Lena Bonner
As Its Clerk of Commission

My Commission Expires _____
(Notary Seal)

(SEAL)