



CITY OF EDMONDS

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MIKE NELSON
MAYOR

PUBLIC WORKS DEPARTMENT &
PLANNING AND DEVELOPMENT DEPARTMENT

Planning, Building, and Engineering Divisions

Bond No. _____

Improvements to be complete by _____

PERFORMANCE BOND BONDING COMPANY

For Building Permits, Subdivisions, Critical Areas & Landscaping

The Edmonds Community Development Code (ECDC) (Chapter 17.10 – **Bonds**, Title 19 – **Building Codes**, Chapter 20.75 – **Subdivisions**, Chapter 23.40 – **Critical Areas**, and Chapter 20.13 – **Landscaping Requirements**) requires the owner/applicant or general contractor of a building/development project to provide to the City a surety bond, in an amount to be determined by the City and executed by a surety company authorized to do business in the state of Washington, to assure the performance of the work authorized by the permit.

Edmonds Permit/Subdivision No. _____

Project Name _____

Project Address _____

Owner/Developer/Contractor _____

Improvements Bonded For _____

RECITALS

WHEREAS, _____, hereinafter referred to as “the Principal”, has applied to the City of Edmonds, hereinafter referred to as “the City”, to construct the project known as _____ on a site located at _____ within the City of Edmonds, and

WHEREAS, the City approved the Permit/Subdivision on _____, and

WHEREAS, the approval granted by the City and the provisions of the Edmonds Community Development Code require certain improvements to be made in connection with construction of the project, and

WHEREAS, the improvements are shown on the approved site plan and other required plans and are further defined by the conditions identified in the City file,

NOW, THEREFORE, the undersigned Principal and bonding company, _____, a corporation authorized to transact surety business in the State of Washington, hereinafter referred to as “the Surety”, agree and bind themselves, their heirs, executors, administrators and assigns, unto the City in the sum of _____ (\$ _____), lawful money of the United States, according to the following terms and conditions:

1) If the Principal does not complete all improvements required by the above-referenced conditions, plans, and file within _____ weeks/months of permit issuance or recording of subdivision (timeframe determined by the City and not to exceed 24 months), then the Surety shall, upon the demand of the City, remit to the City within ten (10) days of receipt of said demand the amount of this bond or such lesser amount as may be specified in the demand.

2) In the event the Principal fails to complete all of the above referenced improvements within the time period specified by the City, its employees and agents shall have the right at their sole election to enter onto said property described above for the purpose of completing the improvements. This provision shall not be construed as creating an obligation on the part of the City or its representatives to complete such improvements.

3) In the event any lawsuit is instituted by the City of Edmonds, the Principal, or the Surety to enforce the terms of this bond or to determine the rights of any party hereunder, the prevailing party in such litigation shall be entitled to recover from the losing party its costs, including reasonable attorneys’ fees, incurred as a result of such lawsuit.

4) This bond shall remain in full force and effect until the obligations secured hereby have been fully performed and a bond or frozen fund agreement guaranteeing maintenance of all improvements, if required, has been submitted to the City in an amount determined by the City, and in a form suitable to the City, and until released in writing by the City at the request of the Surety or the Principal upon expiration of the period specified in paragraph 1, above.

DATED this _____ day of _____ 20_____.

BONDING COMPANY NAME

PRINCIPAL (OWNER/DEVELOPER) NAME

OFFICER SIGNATURE & TITLE

SIGNATURE OF ABOVE & TITLE

BONDING COMPANY ADDRESS

MAILING ADDRESS

CITY/STATE/ZIP

CITY/STATE/ZIP

BONDING COMPANY PHONE NUMBER

PHONE NUMBER

BOND NUMBER

ACCEPTED BY:

CITY OF EDMONDS/DIVISION

DATE

SURETY ACKNOWLEDGMENT

STATE OF)
) **ss.**
COUNTY OF)

On this _____ day of _____ 20_____, before me, the under-signed, a Notary Public in and for the State of _____, duly commissioned and sworn, personally appeared _____ to me known to be the _____ of _____, the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal hereto affixed the day and year first above written.

NOTARY PUBLIC in and for the State of _____, residing at

PRINCIPAL (OWNER/DEVELOPER)
ACKNOWLEDGEMENT

Complete Section A below if the property is owned by an individual or partnership. Complete Section B below if the property is owned by a corporation.

A. Individual/Partnership/Sole Proprietor

STATE OF _____)
) ss.
COUNTY OF _____)

On this _____ day of _____ 20____, before me, the undersigned, a Notary Public in and for the State of _____, duly commissioned and sworn, personally appeared _____ to me known to be the individual or the _____ of _____, the sole proprietorship/general partnership that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said individual/ sole proprietorship/general partnership, for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument.

WITNESS my hand and official seal hereto affixed the day and year first above written.

NOTARY PUBLIC in and for the
State of _____, residing at

B. Corporation

STATE OF _____)
) ss.
COUNTY OF _____)

On this _____ day of _____ 20____, before me, the undersigned, a Notary Public in and for the State of _____, duly commissioned and sworn, personally appeared _____ to me known to be the _____ of _____, the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal hereto affixed the day and year first above written.

NOTARY PUBLIC in and for the
State of _____, residing at
