

Release Process for Performance bond or Letter of Credit posted for Residential Subdivision

Generally speaking, the release of a performance surety is given when **both** the specific improvement is accepted by the appropriate agency and a maintenance bond is provided to cover the improvement should it fail. Maintenance bonds must be provided for all covered improvements, with the exception of erosion control, street signs and monuments.

Maintenance bonds

- Φ All maintenance bonds must be on the City of Indianapolis/Department of Metropolitan Development forms.
- Φ Original, signed, Maintenance bonds must be presented to the DMD Subdivision Administrator with a copy provided to the accepting agency.
- Φ The amount of the maintenance bond must be, at a minimum, 20% of the cost of the covered improvements.
- Φ The maintenance bond is effective for three years beginning at the time that the improvement is officially accepted.
- Φ Beneficiary:
 - ⊙ For projects within the City of Indianapolis and not within the jurisdiction of an excluded city or town (Beech Grove, Lawrence, Speedway, Meridian Hills, Southport), the beneficiary shall be the City of Indianapolis with the original bond presented to the Subdivision Administrator and copies sent to the accepting department.
 - ⊙ For projects within the jurisdiction of an excluded city or town (Beech Grove, Lawrence, Speedway, Meridian Hills, Southport), the beneficiary shall be the City of Indianapolis and the excluded city, with duplicative original bonds presented to both the Subdivision Administrator and the excluded city.

Acceptance by the City of Indianapolis			
Covered Improvements	Accepting Dept.	Contact Person or Phone	Basic Steps to Acceptance
Streets (asphalt surface, base/binder and curbs)	DMD / DPW	Project Manager or George Krack III, 1200 Madison Ave. 327-8461	<ul style="list-style-type: none"> ➤ Call to schedule an inspection; ➤ Successful inspection; ➤ Affidavit of Completion completed by inspecting engineer; ➤ Proof of payment to inspecting engineer; ➤ Copy of signed maintenance bond (original to DMD)
Sanitary sewer	DMD / DPW	Project Manager or Stefan Wofla 1200 Madison Ave. 327-8471	<ul style="list-style-type: none"> ➤ Call to schedule an inspection; ➤ Successful inspection; ➤ Affidavit of Completion completed by inspecting engineer; ➤ Proof of payment to inspecting engineer; ➤ Copy of signed maintenance bond (original to DMD)
Storm drainage	DMD / DPW	Project Manager or Stefan Wofla, 1200 Madison Ave. 327-8471	<ul style="list-style-type: none"> ➤ Call to schedule an inspection; ➤ Successful inspection; ➤ Affidavit of Completion completed by inspecting engineer; ➤ Proof of payment to inspecting engineer; ➤ Copy of signed maintenance bond (original to DMD)
Erosion control	DMD / DPW	Project Manager or Stefan Wofla, 1200 Madison Ave. 327-8471	<ul style="list-style-type: none"> ➤ Call to schedule an inspection; ➤ Successful inspection;
Sidewalks	DMD	Linda Ahlbrand City-County Building 200 East Washington Street, Room 1821 Indianapolis, IN 46204 Phone: 327-4968	<ul style="list-style-type: none"> ➤ Request for sidewalk inspection and inspection fee (\$139). ➤ Copy of signed Maintenance bond (original to DMD)
Monumentation	DMD	Linda Ahlbrand 327-4968	<ul style="list-style-type: none"> ➤ Certification, with an attached drawing showing the location of the improvements, by project engineer or surveyor that the improvements are installed per requirements
Street signs	DMD	Linda Ahlbrand 327-4968	<ul style="list-style-type: none"> ➤ Certification, with an attached drawing showing the location of the improvements, by project engineer or surveyor that the improvements are installed per requirements. Street signs can not be released until the streets are accepted.

Contacts for acceptance by excluded cities and towns:

City of Lawrence –City Engineer, 545-5566

City of Beech Grove – DPW, Streets 788-4982; Sanitation, 788-4983

City of Speedway – 241-2566

Town of Meridian Hills – 253-5678

Southport – 786-5489