

MAINTENANCE BOND FOR SIDEWALKS

KNOW ALL MEN BY THESE PRESENTS, that _____
_____ [name of developer/owner] hereinafter called "Principal," and
_____ [name of surety company]
hereinafter called "Surety," are held and firmly bound unto Newton County, Georgia, in the sum of
_____ [amount of bond] for securing the maintenance of the required improvements and
works, as hereinafter set forth, for the payment of which sum Principal and Surety do well and surely bind
themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by
these presents, acknowledge and agree as follows:

WHEREAS, the Principal has completed a development known as _____
hereinafter called "Project," and located at _____ in Newton County,
Georgia, and Principal now desires a Final Plat approval, Certificate of Occupancy or Letter of Completion;
and

WHEREAS, the Newton County Development Regulations require a Development Performance and
Maintenance Agreement and maintenance bond to insure maintenance of sidewalks for a period of 36
months from _____ [date of final plat approval by Planning Director], through and
including _____ [end date];

NOW THEREFORE, the conditions of this obligation are as follows, that whenever the Principal is declared
in default by the Newton County Planning Director or his designee, the Surety shall promptly remedy the
default as follows:

1. Reimburse Newton County for all costs of repair and maintenance of sidewalks in the Project during the
bond period; or at the option of the County,
2. Complete the repairs and maintenance required under the direction and approval of Newton County.

The Surety shall commence performance of its obligations and undertakings under this Bond promptly and
without delay, after written notice from the Newton County Planning Director to the Surety.

This bond is intended to comply with the requirements of the Newton County Development Regulations and
shall be interpreted so as to comply with the minimum requirements thereof. However, in the event the
express language of this bond exceeds the minimum requirements, then the additional protection shall be
enforced to the benefit of the County. All legal proceedings initiated with respect to this document shall be
subject to Georgia courts and law.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed and their respective
corporate seals to be affixed and attested by their duly authorized representatives this ___ day of
_____, 20__.

PRINCIPAL:
[corporation or entity name]

by: [print name of officer] L.S.
its: [title]

Attest:

Secretary

SURETY:
[corporation or entity name]

by: [print name of officer] L.S.
its: [title]

Attest:

Secretary

[attach power of attorney]