

Individual Lot Deposit

Date:

In accordance with Section 410.140 of Wentzville Municipal Code, the Builder hereby acknowledge the deposit in an account with the City as a guarantee for the correction of any damages to public improvements, grading concerns, or nuisances resulting from home construction by the lot builder or their contractors in the sum of:

- \$1,000 per an individual lot**
Subdivision: _____ Lot #: _____
- \$10,000 for issuance of building permits City Wide**

These funds will be held in an escrow account by the City until written authorization for release of said funds has been coordinated by the Public Works and Community Development Departments through the Final Occupancy Permit inspection process.

Prior to the issuance of a building permit and the commencement of a building construction on the subject lot, the builder shall be responsible for the documentation of the existing site conditions. With City concurrence the builder shall not be held responsible for pre-existing conditions, however the builder shall be held responsible for maintenance/repair of those Improvements on or adjacent to that lot, including: streets, sidewalks, water utilities, sewer utilities, subdivision amenities, common areas, sediment and erosion control and storm and drainage facilities.

The builder must provide twenty-four hours (24) notice prior to beginning any repair work during this period so that a City Representative may be present to verify that the work is completed in accordance with the approved improvement plan and all City Standards. If action is not taken by the builder to remedy deficiencies or damages the deposit will be subject to withdrawal by the City to reimburse or defray costs associated with repairs that may be assumed by the City. Except in emergency circumstances the Director of Public Works shall provide the builder written notice and the opportunity to complete work prior to any City action.

After construction of the home/building is complete the Public Works Department, in coordination with the Community Development Departments final occupancy inspection, will conduct a final inspection of the public Improvements associated with that individual lot. With a passing inspection verifying that all repairs have been satisfactorily completed the Final Occupancy Permit will be issued and the \$1,000 Individual Lot deposit will be released. If the \$10,000 City-wide Lot Deposit is in place the Final Occupancy Permit will be issued however, no release will take place and the full \$10,000 will remain in effect for future building permits. This release shall in no way be construed to release any person from any civil liability that may exist for or waive any right of the City to pursue a remedy for any defects or damages caused by any construction, improvement or development for which any deposit has been released.

**City of Wentzville
Public Works Department
Engineering Division**

Builder: _____
Name of Company

Address

City, State, Zip

Print Name of Authorized Representative

Signature of Authorized Representative _____
Date

Escrow Holder: City of Wentzville
Name of Company

1001 Schroeder Creek Blvd
Address

Wentzville, MO 63385
City, State, Zip

Signature of Authorized Representative _____
Date

City of Wentzville	
Approved by: _____	Date: _____