

**INSTRUCTIONS FOR COMPLETING
SUBDIVISION OFF-SITE IMPROVEMENTS AGREEMENTS**
(3 originals)

The instructions provided below will help you complete the Subdivision Off-Site Improvements Agreement correctly.

Numbered items below indicate what is required in the applicable spaces:

- Item (1) Leave the date blank
- Item (2) Legal name of developer as it reads on the Secretary of State's certificate
- Item (3) Physical address (include street number, street name, city, state and zip code)
- Item (4) Specify the off-site improvements then add the statement in bold below (Example: Curb, gutter, sidewalk, wheelchair ramps, streetlights and traffic signals **“as per the approved plans and Bond & Fee Estimate by (engineering firm) for (name of project)”**)
- Item (5) Exact location of the project. (Sample: Northeast corner Craig & Bruce) Northeast, northwest, southeast and southwest corners can be abbreviated as NEC, NWC, SEC & SWC.
- Item (6) Company name as shown in item 2
- Item (7) Representative's name and title as it appears on the Secretary of State's website or the Company Resolution. (If using a Company Resolution, please provide a copy)
- Item (8) Representative's legal signature
- Item (9) Date signed
- Item (10) Typed or written name of representative (same name as item 7)
- Item (11) Title of representative (same title as item 7)
- Item (12) Name of developer (should be the same as item 2 & 6)
- Item (13) Signature of Notary Public
- Item (14) Notary's stamp
- Item (15) Self Explanatory

CITY OF NORTH LAS VEGAS

2250 Las Vegas Boulevard North, Suite 200, North Las Vegas, Nevada 89030



SUBDIVISION OFF-SITE IMPROVEMENTS AGREEMENT

EXHIBIT "A"

THIS AGREEMENT is made and entered into effective the (1) day of (1) , 20 by and between (2) , whose mailing address is (3) (hereinafter referred to as "Developer"), and the CITY OF NORTH LAS VEGAS, a political subdivision of the State of Nevada (hereinafter referred to as "City"):

SUBJECT: Construction of off-site improvements consisting of:

(4)

at the following location:

(5)

(General Location)

WHEREAS, the Director of Public Works or his authorized representative, hereinafter referred to as "Director," will be asked to approve the final map relating to the proposed development, subject to the construction of certain improvements to be made by the Developer and as set forth herein

WHEREAS, the Director of Public Works or his authorized representative, hereinafter referred to as "Director," shall administer the provisions of this Agreement; and,

NOW THEREFORE, for and in consideration of the mutual promises herein contained and for other good and valuable consideration, the parties do hereby agree as follows:

1. OFFSITE IMPROVEMENTS:

The Developer, at its own cost, shall perform and complete all off-site work and improvements consisting of streets, street name signs, traffic signs, sewers, water systems, fire hydrants, curbs, gutters, sidewalks, street lighting, driveways, drainage, rights of way, accesses, lawns, trees, shrubs, survey monuments, reference lines or points, etc., in accordance with currently applicable ordinances, regulations, standards and specifications, or other requirements of the City in the particular circumstances of the development herein specified.

2. PLANS APPROVED BY THE DIRECTOR:

No work on improvements shall commence until improvement plans have been approved by the Director, one hundred percent (100%) of the plan check and inspection fees have been paid, and Developer's performance security or surety has been furnished to, approved by, and accepted by the City as required by this Agreement and City ordinances.

IN WITNESS WHEREOF, the parties hereto have set their hands and official seals to be effective the date first above written.

DEVELOPER:

Company Name (Print or Type) -----> _____ (6)

Representative's Name & Title (Print or Type) ----> _____ (7)

Representative's Signature -----> _____ (8)

Corporate Seal:

DEVELOPER ACKNOWLEDGMENT:

State of Nevada)
) ss.
County of Clark)

This instrument was acknowledged before me on _____ (9)
 [date]

by _____ (10)
 [name(s) of person(s)]

as _____ (11)
 [type of authority, e.g., president, officer, trustee, partner, etc.]

of _____ (12)
 [name of Developer on behalf of whom instrument was executed]

Notary Stamp/Seal:

_____ (13)
Notary Public in and for Clark County, State of Nevada
My commission expires: _____ (15)

(14)

CITY OF NORTH LAS VEGAS:

Print Name:
Jennifer E. Doody, P.E., CFM
DIRECTOR OF PUBLIC WORKS

DATE

Print Name: _____ DATE
Robert McLaughlin, P.E.
MANAGER, DEVELOPMENT & FLOOD CONTROL

ATTEST

Print Name: _____ DATE
Catherine A. Raynor, MMC
CITY CLERK