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	Γ is made and ent	ered into effectiv	e the(1)	day of	(1)	, 20	by and
between	(2)					, who	se mailing
address is to as "Developer"), and the	(3)				(h	nereinafte	er referred
to as "Developer"), and the referred to as "City"):	CITY OF NORT	H LAS VEGAS, a	political subdi	vision of the St	ate of Nevad	da (hereir	nafter
SUBJECT: Construction of	off-site improvem	ents consisting o	f:				
	(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.

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)	
County of Clark) ss.	
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 instrumer	
[name of Developer on behalf of whom instrumer	nt 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: DATE Mike HudgeonsP.E. DIRECTOR OF PUBLIC WORKS	Print Name: DATE Mark Escobedo, P.E., CFM MANAGER, DEVELOPMENT & FLOOD CONTROL
Print Name: DATE Jackie Rodgers CITY CLERK	

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