

BALTIMORE COUNTY  
Department of Permits Approvals and Inspections

**U/A; R/A SECURITY REDUCTIONS**

- Developer must submit a written request to PAI to reduce security (Development Management, 111 West Chesapeake Avenue, Towson 21204, ATTN: Ms. Brenda Payne)
- Developer must submit **typed original** “Affidavit of Payment to Contractors” certifying that **all parties** performing work covered by the UA/RA have been paid (utility, road, landscape, etc.).
- If work covered by the agreement is not completed, **developer’s engineer** must submit revised redlined estimates showing that at least 50% of the work required has been completed.
- Contractor(s) must submit a letter addressed to Baltimore County stating that they have been paid in full for work covered by UA/RA (contractors: utility, road, landscape, etc.).
- Development Services must obtain approval from Real Estate Compliance section stating that the appropriate deeds have been submitted and approved.
- Development Services will post “Notice of Intent to Reduce/release Security” in lobby of Room 123 of the County Office Building, 111 W. Chesapeake Ave., and on the Internet for 30 days.
- Development Services may then reduce security down to no less than 10% of amount of approved estimate. 1-Year maintenance period begins from completion date established by Division of Construction Contracts Administration, Dept. of Public Works.
- On commercial projects closeout will begin 6 months from completion date established by DCCA.
- Residential projects—developer must provide Development Services (Attn: Mr. Tom Goode) a written “Request to Close” once the developer has provided “as-built” drawings to the satisfaction of the Department of Public Works.

|