



## Community Planning – Development Engineering Bulletin September 19, 2025

### **Subject: Top Lift Bond Requirements – Effective Immediately**

Effective immediately, the City of Calgary will no longer accept bonds from Contractors to secure its obligation to maintain final top lift asphalt under development agreements.

Instead, as outlined in Clause 18.05 of the *Development Agreement Standard Terms & Conditions*, the City will only accept additional security from the Developer to cover the top lift asphalt going forward. A separate letter of credit or surety bond from the Developer is not required as the necessary security will be retained within the existing letter of credit or surety bond already provided under the Development Agreement. The City will hold the full cost of the top lift in performance security beyond FAC approval, for the same amount and term that would have previously been covered by a separate bond:

- 1 year for top lift paving completed after September 15.
- 2 years for Major/Arterial Roads, regardless of top lift paving date.

After the applicable period has passed, the Developer may request a reduction in security equal to the cost of the top lift. Consultants will no longer submit a top lift bond with FAC packages to Development Commitments, and instead, they must provide a cost calculation for the top lift using the annually published rate available on the City's website: [Development Agreements](#).

For any questions regarding this change, please contact [urban@calgary.ca](mailto:urban@calgary.ca)