

DLD's Surety Bond expertise stretches across multiple surety disciplines including General Builders and Engineers, Subcontractors, Developers, Commercial and Manufacturing operations with both domestic and international bonding needs.

- Strategic Consultation
- Surety Bond Program Placement
- Contract Review and Analysis
- Bond Form Language Review
- Subcontract Bond Review and Verification
- Surety Bond Reports
- Reference Checks
- Bond Claims Advice
- Industry Reports

We maintain strong relationships with surety markets and are proud members of:

- National Association of Surety Bond Producers (NASBP)
- Surety Underwriters Association of Southern California (SUASC)
- Construction Financial Management Association (CFMA)
- Associated General Contractor (AGC)

TYPES OF BOND PLACEMENT

SUBDIVISION BONDS

Subdivision bonds are used by real estate developers/home builders to assure public entities that infrastructure improvements associated with new commercial and residential developments will be completed. They are also used to guarantee various financial responsibility requirements.

Construction Improvement Bonds

Construction Improvement Bonds guarantee to the local municipality or county that specified improvements such as streets, sidewalks, curbs, gutters, sewers, water main will be installed by the developer/home builder within a certain time period and according to the governing body's requirements. Developer/home builder funds the cost of the required improvements.

Miscellaneous Financial Guarantee Bonds

Various types of real estate bonds that guarantee developer/home builder financial responsibility requirements as defined by state statute and Department of Real Estate regulations. These include Escrow Deposit, Homeowner's Association Subsidy, Homeowners Association Start-Up Funds bonds.

CONTRACT BONDS

Contract surety bonds are used in the construction industry to provide assurance that a construction project will be completed.

Performance Bonds

Guarantee that the obligee (project owner or general contractor) will be indemnified for any loss resulting from the principal's (general contractor or subcontractor) failure to perform the work according to the contract, plans, and specifications at the agreed price within the time allowed.

Payment Bonds

Also referred to as labor and materials payment bonds, guarantee that bills incurred by a contractor for labor and materials will be fully paid at the completion of the construction project.

COMMERCIAL BONDS

Commercial Surety Bonds encompass many types of bonds in areas other than construction. The most common types are:

Court Bonds

Court bonds are guarantees required by courts at various points in legal proceedings. These include appeal bonds, injunction bonds, lost note bonds, stop notice bonds, release of lien bonds, attachment bonds, etc.

License/Permit Bonds

License and permit bonds are required by federal, state or municipal governments before they will grant a license or permit to conduct business in certain occupations or professions. License and permit bonds typically guarantee a corporation or individual will operate in accordance with governmental statutes, regulations, and ordinances.

FIDELITY BONDS

Fidelity Bonds protect the employer from dishonest acts committed by their employees.

Employee Dishonesty Bonds

Guarantee that the bonded employee(s) will handle their employer's money and property with trustworthiness. Small companies can be especially hard hit because

they can't afford extensive safeguards and do not have the financial capacity to absorb the losses.

Pension Trust (ERISA) Bonds

Required by The Pension Reform Act of 1974, which states that the fiduciaries of a pension or profit sharing fund are required to post a bond for 10% of the amount of funds handled. Pension plans and profit sharing programs are managed by appointed individuals known as plan fiduciaries.