

**INTERLOCAL AGREEMENT BETWEEN THE CITY OF FRANKLIN, TENNESSEE AND  
WILLIAMSON COUNTY, TENNESSEE CONCERNING PERFORMANCE BONDS  
COF Contract No 2016-0278**

**THIS INTERLOCAL AGREEMENT** ("Agreement"), is entered into by and between WILLIAMSON COUNTY, TENNESSEE ("County"), a political subdivision of the State of Tennessee located at 1320 West Main Street, Franklin, Tennessee, 37064, and the CITY OF FRANKLIN, TENNESSEE ("City"), a municipal government located at 109 3rd Avenue South, Franklin, Tennessee, 37064.

**NOW THEREFORE**, in consideration of the mutual promises contained herein, the sufficiency of which is hereby acknowledged, the parties agree as follows:

**I. Purpose of Agreement.** The purpose of this Interlocal Agreement is to set forth the obligations of the County to be responsible for the satisfactory completion of necessary public improvements and installation of landscape as required and as a condition of approval of projects as agreed by the parties. This Interlocal Agreement shall satisfy the condition of any requirement that the County submit a performance agreement and/or surety for current and future projects which are not yet approved at the time this Agreement is executed, or which are approved, but building permits have not yet been issued. The responsibilities of this Agreement shall only become effective once the parties agree on the conditions concerning any required and needed public improvements and landscape requirements. The parties agree to cooperate in a reasonable manner to reach an agreement on the conditions.

**II. Authority.** This Agreement is made and entered into pursuant to the authority granted to the parties under the *Interlocal Cooperation Act*, Tennessee Code Annotated Sections 12-9-101, et seq. The parties agree that all approvals and filings required by the terms of the Act shall be achieved as soon as possible from and after the execution of this Agreement.

**III. Provision of Surety.** The County, as both principal and surety, agrees to be responsible for all costs associated with satisfying the conditions and requirements set forth by the Franklin Municipal Planning Commission and agreed by the parties for future approved projects concerning the public improvements and installation of landscape requirements in accordance with approved plans and conditions as agreed by the parties.

**IV. Performance Agreement.** The County, as both principal and surety, agrees that it shall be firmly bound in such amounts to satisfy its obligations set forth herein unto the City for the use of the Franklin Municipal Planning Commission, within any certain sites which new projects are approved in the form of site plans, final plats, and miscellaneous construction which are typically subject to performance sureties to ensure the satisfactory completion of public improvements and installation of landscape as required by the plans.

**V. Term.** The initial term of this Agreement shall be for a period of five (5) years which shall begin November 15, 2016 and end on November 14, 2021. The parties may agree to extend this Agreement by written agreement for three (3) additional terms of five (5) years. This Agreement shall be on a continuing basis and shall be effective for all future projects subject to approval of the parties as provided herein.

**VI. Termination.**

- a. **Breach.** Should either party fail to fulfill in a timely and proper manner a material obligation under this Agreement or if either party should violate a material term of this Agreement, the non-breaching party shall provide the breaching party with notice of the breach. The breaching party will then have seven (7) calendar days from the receipt of the notice to cure the breach. Upon breach or default of any of the provisions set forth herein, the non-breaching party shall be entitled to any and all damages and other equitable relief permitted under the laws of the State of Tennessee.
- b. **Termination for Convenience.** City or County may terminate this Agreement at any time upon thirty (30) days written notice to the other party. Such termination shall not affect in any manner any prior existing obligations between the parties.

**VII. Cost.** Each party shall be responsible for its own cost for the satisfaction of the obligations set forth herein.

**VIII. Cooperation.** The parties agree to cooperate fully in order to successfully execute the terms and conditions of this Agreement including obtaining all regulatory and governmental approvals required by this Agreement recognizing that the intent of each party to the other is to serve the individual interests of each party while respecting the conditions and obligations of this Agreement.

**IX. Limitation on Liability.** Each party shall be responsible for its own actions and the actions of their employees, contractors, subcontractors, and agents, conducted pursuant to this Agreement. Neither party shall be

liable for claims against the other party unless liability is imposed under the Tennessee Governmental Tort Liability Act.

**X. General Terms.**

a. **Choice of Law and Forum.** This Agreement shall be exclusively governed by the laws of the State of Tennessee. In the event that any section and/or term of this Agreement, or any exhibits hereto, becomes subject to litigation, the venue for such action will be exclusively maintained in a court of competent jurisdiction sitting in Williamson County, Tennessee.

b. **Notices.** All notices, demands and requests to be given hereunder by either party shall be in writing and must be sent by certified or registered mail and shall be deemed properly given if tendered at the address below or at such other address as either party shall designate by written notice to the other.

If to County: **WILLIAMSON COUNTY, TENNESSEE**  
County Administrative Complex  
1320 West Main Street, Suite 125  
Franklin, TN 37064  
Attn: County Mayor

If to City: **CITY OF FRANKLIN**  
Franklin City Hall  
109 Third Ave. South  
Franklin, TN 37064  
Attn: City Mayor

c. **Entire Agreement and Modifications in Writing.** This Agreement and any exhibits included herewith at the time of execution of this Agreement contain the entire agreement between the parties, and no statement, promises, or inducements made by either party or agent of either party that is not contained in this written Agreement shall be valid or binding; and this Agreement may not be enlarged, modified, or altered except in writing and signed by the parties and attached hereto.

d. **Dispute Resolution.** The parties may agree to participate in non-binding mediation in an attempt to resolve any disputes. Notwithstanding the foregoing statement, any claims, disputes, or other matters in question between the parties to this Agreement, arising out of or relating to this Agreement or breach thereof, shall be subject to and decided by a court of law.

e. **Assignment.** The rights and obligations of this Agreement are not assignable.

f. **Waiver.** No waiver of any provision of this Agreement shall be valid unless in writing and signed by the parties against who charged.

g. **Headings.** The headings in this Agreement are for convenience and reference and are not intended to define or limit the scope of any provision of this Agreement.

h. **Employment Practices.** Neither party shall subscribe to any personnel policy which permits or allows for the promotion, demotion, employment, dismissal, or laying off of any individual due to race, creed, color, national origin, age, sex, or which is in violation of applicable laws concerning the employment of individuals with disabilities. The parties shall not knowingly hire any unauthorized employees or fail to comply with record keeping requirements set forth in the Federal Immigration Reform and Control Act of 1986, Chapter 878 of the 2006 Tennessee Public Acts and all other applicable laws.

i. **Relationship Between the Parties.** The relationship of the parties shall be that of an independent contractor. No principal-agent or employer-employee relationship is created by this Agreement. The parties hereto shall hold itself out in a manner contrary to the terms of this paragraph. No party shall become liable for any representation, act, or omission of any other party contrary to the terms of this paragraph.

j. **Severability.** If any one or more of the covenants, agreements, or provisions of this Agreement shall be held contrary to any expressed provisions of law or contrary to any policy of expressed law, although not expressly prohibited, or contrary to any express provision of public policy, or shall for any reason whatsoever be held invalid, then such covenants, agreements, or provisions shall be null and void and shall be deemed separate from the remaining covenants, agreements or provisions of this Agreement.

k. **Specific Performance.** The parties recognize that the rights afforded to each under this Agreement are unique and, accordingly, County shall, in addition to such other remedies as may be available to them in equity, have the right to enforce their respective rights hereunder by an action for injunctive relief and/or specific performance to the extent permitted by law.

l. **Compliance with Laws.** The parties shall comply with all laws of the United States of America, the State of Tennessee, and local laws and shall secure all necessary permits and licenses and keep the same in force during the term of this Agreement.

m. **Effective Date.** This Agreement shall not be binding upon the parties until it has been properly approved by the legislative bodies of the respective parties, it has then been signed first by the authorized representatives for the City and then by the authorized representatives of Williamson County and has been filed in the

office of the County Mayor. When it has been so signed and filed, this Agreement shall be effective as of the date written below.

**IN WITNESS WHEREOF**, the County and the City have executed this Agreement effective as of the date and year written below.

ATTEST:

WILLIAMSON COUNTY, TENNESSEE

\_\_\_\_\_  
BY:

\_\_\_\_\_  
BY:

DATE: \_\_\_\_\_

DATE: \_\_\_\_\_

APPROVED AS TO FORM AND LEGALITY:

\_\_\_\_\_  
Williamson County Attorney

ATTEST:

CITY OF FRANKLIN, TENNESSEE

\_\_\_\_\_  
BY:

\_\_\_\_\_  
BY:

DATE: \_\_\_\_\_

DATE: \_\_\_\_\_

APPROVED AS TO FORM AND LEGALITY:

\_\_\_\_\_  
Franklin City Attorney

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