

# AIA® Document G704® – 2017

## Certificate of Substantial Completion

**PROJECT:** *(name and address)*  
City of Independence Police Station  
1100 1st St E  
Independence, IA 50644

**CONTRACT INFORMATION:**  
Contract For: General Construction  
Date: January 24, 2023

**CERTIFICATE INFORMATION:**  
Certificate Number: 001  
Date: 8.10.23

**OWNER:** *(name and address)*  
City of Independence  
331 1st St E  
Independence, IA 50644

**ARCHITECT:** *(name and address)*  
Levi Architecture, PLC  
1009 Technology Parkway  
Cedar Falls, IA 50613

**CONTRACTOR:** *(name and address)*  
Larson Construction Co. Inc.  
600 17th St. SE.  
PO Box 112  
Independence, IA 50644

The Work identified below has been reviewed and found, to the Architect's best knowledge, information, and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated below is the date established by this Certificate.

*(Identify the Work, or portion thereof, that is substantially complete.)*

General Construction per contract documents and associated change orders.

Levi Architecture, PLC  
ARCHITECT *(Firm Name)*

SIGNATURE

Daniel Levi, AIA,  
Architect/ Owner  
PRINTED NAME AND TITLE

05.15.2023  
DATE OF SUBSTANTIAL COMPLETION

### WARRANTIES

The date of Substantial Completion of the Project or portion designated above is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

*(Identify warranties that do not commence on the date of Substantial Completion, if any, and indicate their date of commencement.)*

### WORK TO BE COMPLETED OR CORRECTED

A list of items to be completed or corrected is attached hereto, or transmitted as agreed upon by the parties, and identified as follows:  
*(Identify the list of Work to be completed or corrected.)*

The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment, whichever occurs first. The Contractor will complete or correct the Work on the list of items attached hereto within ( ) days from the above date of Substantial Completion.

Cost estimate of Work to be completed or corrected: \$0.00

The responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work, insurance, and other items identified below shall be as follows:

*(Note: Owner's and Contractor's legal and insurance counsel should review insurance requirements and coverage.)*

The Owner and Contractor hereby accept the responsibilities assigned to them in this Certificate of Substantial Completion:

Larson Construction Co.  
Inc.  
CONTRACTOR *(Firm Name)*

SIGNATURE

Ed Larson, President  
PRINTED NAME AND TITLE

8/11/23  
DATE

City of Independence  
OWNER *(Firm Name)*

SIGNATURE

Brad Bleichner, Mayor  
PRINTED NAME AND TITLE

DATE