

**CITY OF WESTOVER**

BUILDING INSPECTIONS



**Property Owner's Exemption from Home Builders Licensure Law Statement**

State law requires residential construction to be done by licensed residential builders and specialty contractors. You have applied for a permit under an exemption to that law. The exemption allows you, as the owner of your property, to act as your own builder even though you do not have a license.

**Conditions required to use this exemption include *(but are not limited to)*:**

- You may build or improve a one-family or two-family residence.
- You must supervise the construction yourself.
- The building must be for your own use and occupancy.
- It may not be built for sale or rent. *(If you sell or rent a building you have built yourself within two years after the construction is complete, the law will presume that you built it for sale or rent, which is a violation of this exemption)*
- It is your responsibility to make sure that people employed by you have licenses required by state law and by county or municipal licensing ordinances.
- You may not hire an unlicensed person as your residential builder or specialty contractor.
- Your construction must comply with all applicable laws, ordinances, building codes, and zoning regulations.
- To qualify for this exemption, you as the owner of the residential building or structure must promptly file as a matter of public record a notice with the register of deeds, indexed under the owner's name in the grantor's index, stating that the residential building or structure was constructed by the owner as an unlicensed builder. *Failure to do so revokes the statutory exemption.*

**Property Identification**

Parcel Identification Number \_\_\_\_\_-\_\_\_\_\_-\_\_\_\_\_-\_\_\_\_\_-\_\_\_\_\_-\_\_\_\_\_-\_\_\_\_\_-\_\_\_\_\_.

Address: \_\_\_\_\_

_____	_____	_____
<i>Owner Name Printed</i>	<i>Owner Name Signed</i>	<i>Date</i>
_____	_____	_____
<i>Owner Name Printed</i>	<i>Owner Name Signed</i>	<i>Date</i>

**Sworn Statement of party claiming exemption from the requirements of the Home Builders Licensure law, Ala. Code § 34-14A-1, et seq. (1975) (amended 2006).**

I swear and affirm that I, or the entity of which I am a qualifying representative, am exempt from the licensing requirements of the State of Alabama, Home Builders Licensure law pursuant to Section 34-14A-1 for the following reason: *(Please mark appropriate response)*.

I am an **authorized employee of a federal, state, or local government** exempt from this law and do not hold myself out for hire or otherwise engage in contracting except in accordance with my employment. Section 34-14A-6(2).

I am a **General Contractor** holding a current and valid license issued prior to January 1, 1992. General Contractors license # \_\_\_\_\_ Section 34-14A-6(3).

I am the **Property Owner** acting as my own contractor and providing all material supervision myself on property for my own occupancy or use, and not offered for sale. I do not intend to use this permit for the constructing or superintending of the construction of any residential building or structure for sale. (Proof of the sale, or offering for sale, of structure by an owner-builder within one year after completion of the same, is presumptive evidence that the construction was undertaken for the purpose of sale). Section 34-14A-6 (5) (amended 2006).

I understand that by claiming exempt status, I waive my rights for protection under provisions of the Home Builders Licensure law and that in the event of litigation involving activities resulting from the grant of this permit, I may not make demand of any money from the Homeowner's Recovery Fund, established by the Home Builders Licensure Law.

I solemnly swear or affirm that the statements made herein and on any attachments hereto are accurate, complete, and true, to the best of my knowledge. I sign this statement under penalties of perjury.

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**Notary:**

\_\_\_\_\_  
*Applicant Signature with Notary Witness*

\_\_\_\_\_  
*Date*

I certify that the affiant is known (or made known) to me to be the identical party he or she claims to be.

sworn before me this \_\_\_\_\_ day of \_\_\_\_\_, 201\_\_\_\_.

\_\_\_\_\_  
*(Signature and Seal of Notary Public)*

My commission expires \_\_\_\_\_

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*\*Violation of the Alabama Home Builders Licensure Law is a Class A misdemeanor (§ 34-14A-14 (amended 2006) punishable by up to 12 months in jail and fines up to \$6,000.00.*