

CITY OF CHESTER

100 WEST END STREET CHESTER, SC 29706

OWNER-BUILDER FORM

NAME _____ DATE _____

CONSTRUCTION ADDRESS _____

The City of Chester understands that as an owner you have the right to build on your property. As a public service to protect you and the investment in your property, The City of Chester requires that you complete this form. The Building Codes Enforcement Division under the Authority of the Codes of Laws of the State of South Carolina, 1976 as amended Title 40, Chapter Article 1, Section 40-59-260 is providing the under signed owner builder this disclosure statement:

South Carolina State Law requires residential construction to be done by licensed general contractors, 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. 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 or your family's use and occupancy. It may not be built or improved for sale or rent. If you sell or rent a building you have built or improved yourself within two years after the construction is complete, the law will presume that you built or improved it for sale or rent, which is a violation of this exemption. You may not hire an unlicensed person as your residential builder or specialty contractor. 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. Your construction must comply with all applicable laws, ordinances, building codes, and zoning regulations. As owner/builder you are required to 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.

ADDRESS: _____ CITY _____

TAX MAP # _____ ZONING _____

OWNER BUILDER (S) _____

PRINT NAME _____

WITNESS #1 _____ WITNESS #2 _____

PRINT NAME _____ PRINT NAME _____

STATE OF SOUTH CAROLINA, CITY OF CHESTER The foregoing instrument was acknowledge before this date _____ By _____ (Name of person acknowledged).

Sworn and subscribed before this _____ day of _____, 20_____.

X _____ (NOTARY PUBLIC FOR SOUTH CAROLINA)

MY COMMISSION EXPIRES: _____