

OWNER/BUILDER AFFIDAVIT

Disclosure statement pursuant to Section 489.103(7) Florida Statutes

State law requires construction to be done by licensed contractors. You have applied for a permit under exemption to that law. The exemption allows you, as the owner of your property, to act as your own contractor even though you do not have a license. You must supervise the construction yourself. You may build or improve a one-family or two-family residence, or a farm outbuilding. You may also build or improve a commercial building at a cost of \$25,000 or less.* the building must be for your own use and occupancy. It may not be built for sale or lease. If you sell or lease more than one building you have built yourself within one (1) year after the construction is complete, the law will presume that you built it for sale or lease, which is a violation of this exemption. You may not hire an unlicensed person as your contractor. Your construction must be done according to building codes and zoning regulations. It is your responsibility to make sure that people employed by you have licenses required by State law and by local licensing ordinances.

For you information, the Owner/Builder becomes liable and responsible for the employees he hires to assist in the construction project. This responsibility may include the following where required by law:

- A. Worker's Compensation (for workers injured on the job).
- B. Social Security Tax (must be deducted from the employee's wages and match with the owner's funds).
- C. Liability Coverage
- D. Unemployment Compensation (may or may not be required).
- E. Federal Withholding Tax

I acknowledge that as an Owner/Builder, I _____ am obligated to actually, physically, build the structure or do the work which I have permitted.

I understand that if I am not physically doing the work or physically supervising free labor from friends or relatives, that I must hire licensed contractors, i.e.; electrician, plumber, mechanical (heating & air conditioning), etc. I further understand that the violation of not physically doing the work, and use of unlicensed contractors at the construction site, will result in a stop work order being issued by the Building Division of the Cape Coral Department of Community Development. Additional State Statues allow for penalties up to \$1,000 and up to one (1) year in jail. I also understand that if this violation does occur, in order for the job to proceed, I will have a licensed contractor come in and sign on the permit as taking over the job. I understand that if I hire subcontractors under a contract price, they must be licensed to work in Cape Coral by the Cape Coral Construction Licensing Board, they are required to have worker's compensation and liability coverage, and must be registered with the State of Florida.

I will assume full responsibility as an Owner/Builder Contractor, and will personally supervise or do all work allowed by law on the permitted structure.

Property Owner Address: _____

Permit Address: _____

Telephone Number: _____

I hereby acknowledge that I have read and understood the above affidavit on the _____ day of _____, 20_____.

Owner/Builder Signature

STATE OF FLORIDA / COUNTY OF LEE

The foregoing instrument has been signed before me this _____ day of _____, 20_____, by _____, who is personally known or produced _____ as identification.

Signature of Notary Public _____

(Seal)

Printed Name of Notary Public _____

***NOTE: Section 489-Part II, Florida Statutes only exempts from licensing an owner doing or supervising any electrical work on a one-or-two family residence. Commercial work requires a licensed electrician.**