

City Of Whiting, Indiana



PROPERTY SURVEY NOTICE

FOR HOMEOWNERS APPLYING FOR BUILDING PERMITS

WHEN BUILDING A FENCE OR STRUCTURE ON OR NEAR THE PROPERTY LINES OF YOUR LOT, YOU ARE RESPONSIBLE TO ACCURATELY LOCATE THE LINES OF YOUR LOT.

1. THE FIRST STEP IN GETTING A BUILDING PERMIT IS TO SUBMIT A COMPLETED BUILDING PERMIT APPLICATION TO THE BUILDING DEPARTMENT. PART OF THE APPLICATION PROCESS REQUIRES YOU TO ATTACH A PLAN (DRAWING) SHOWING THE PROPOSED CONSTRUCTION ON YOUR LOT. THIS MUST EVIDENCE TO THE CITY THAT YOUR CONSTRUCTION OR IMPROVEMENT IS WITHIN THE LIMITS OF YOUR PROPERTY. IT MUST MEET THE SETBACK RULES AND OTHER ORDINANCE AND LAWS REQUIRED TO MEET THE ZONING LAWS AND/OR BUILDING CODES.

THE LINE WHERE YOU CUT YOUR GRASS, THE LOCATION OF A FLOWER BED, OR THE SIDEWALK EDGES ARE NOT ACCEPTABLE EVIDENCE OF YOUR PROPERTY LINES.

2. WE STRONGLY URGE YOU TO SECURE A SURVEY FROM A CERTIFIED SURVEYOR SO THAT YOU CAN BE CERTAIN OF YOUR PROPERTY LINES. SECURING THIS LAND SURVEY IS THE ONLY METHOD TO ENSURE THAT YOU DO NOT BUILD ON YOUR NEIGHBOR'S PROPERTY, OR SO THAT YOUR CONSTRUCTION IS NOT BUILT IN VIOLATION OF OUR SETBACK RULES OR OTHER ZONING LAWS OR OUR BUILDING CODES.
3. THE CITY OF WHITING AND ITS BUILDING DEPARTMENT ARE NOT RESPONSIBLE OR LIABLE IF YOU SECURE A PERMIT FROM THE CITY AND THEN BUILD OUTSIDE YOUR PROPERTY LINES. THE CITY OF WHITING AND ITS BUILDING DEPARTMENT ARE NOT RESPONSIBLE OR LIABLE IF YOU SECURE A PERMIT FROM THE CITY AND THEN BUILD IN VIOLATION OF A SETBACK, OUR ZONING LAWS OR OUR BUILDING CODES.

YOU ARE RESPONSIBLE AND LIABLE IF YOU BUILD ON YOUR NEIGHBOR'S PROPERTY. **YOUR NEIGHBORS HAVE THE RIGHT TO SUE YOU IN COURT FOR BUILDING ON THEIR LAND.** YOU CAN AVOID THIS BY SECURING A LAND SURVEY OF YOUR PROPERTY PRIOR TO APPLYING FOR YOUR BUILDING PERMIT.

I, PERMIT APPLICANT, HAVE READ THE ABOVE NOTICE, I UNDERSTAND THE TERMS AND CONDITIONS OF THIS NOTICE, AND I UNDERSTAND THAT I, NOT THE CITY OF WHITING, INDIANA, OR ITS BUILDING DEPARTMENT, SHALL BE HELD RESPONSIBLE IF I BUILD CONSTRUCTION OR IMPROVEMENTS ON THE PROPOSED LAND WITHOUT FIRST SECURING A LAND SURVEY BY A CERTIFIED LAND SURVEYOR.

APPLICANT PRINTED NAME	
APPLICANT SIGNATURE	DATE