



**VILLAGE OF LAKE BLUFF**  
**LAWN SPRINKLER APPLICATION AND PERMIT**

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The purpose of this permit is to authorize installation of an underground lawn sprinkler (irrigation) system, part of which might be located within the right-of-way or utility easement on or adjacent to the property legally described herein. This permit shall be considered an addendum to the plumbing permit and will become a permanent record of the property file maintained by the Village of Lake Bluff and shall be a covenant that runs with the land and shall be recorded against the land in the Office of the Lake County Recorder of Deeds.

Authorization to place and maintain any portion of any underground lawn sprinkling system is conditionally granted subject to acknowledgment, agreement, and strict compliance with the following terms, conditions and understandings:

1. The final inspection will not be approved until the Village has received a copy of a backflow device inspection and certification report completed by a licensed backflow device inspector.
2. The property owner and installer acknowledge and agree that they are fully aware that any portion of an underground lawn sprinkler system installed within the right-of-way or utility easement is clearly at risk, and that no assurances of its protection can be given by the Village.
3. The property owner and installer acknowledge and agree that they are fully aware that the installation of any underground lawn sprinkler system shall also comply with any other applicable Village of Lake Bluff Ordinances and Municipal Code including but not limited to Tree Preservation which is a part of Title 10 of the municipal code.
4. The property owner understands, acknowledges and agrees that the Village of Lake Bluff assumes no responsibility for, or liability arising out of, the installation, care, operation, or future maintenance or repair of any portion of the underground sprinkler system.
5. The property owner and installer understand and agree that installation and existence of the underground lawn sprinkler system within the right-of-way or utility easement shall not, in any way, interfere with the right of the Village, its contractors, or other utilities to excavate therein for repair, maintenance or installation of any Village or public utility, street, sidewalk, or any other necessary public purpose.
6. The property owner understands and agrees that the Village will not, under any circumstance, maintain, repair, or replace any portion of said system which might be subsequently damaged or removed by any work, accident, and maintenance activity or construction operation related to Item 3 above.
7. The property owner agrees to, and does hereby, release, hold harmless, and indemnify the Village of Lake Bluff, and all of its elected and appointed officials, officers, boards, commissions, employees, agents, representatives, engineers, and attorneys, from any claims, lawsuits, judgments, demands, damages, liabilities, losses, executions, debts, fines, penalties, and expenses, including administrative expenses and attorney's fees (collectively "Claims"), that may arise or be alleged to have arisen, out of or in connection with the presence of the underground lawn

sprinkler system in the Village of Lake Bluff right-of-way or utility easement, whether or not due or claimed to be due, in whole or in part, to the active or passive presence or operation of the underground lawn sprinkler system. The property owner shall, and does hereby agree to, pay all expenses, including attorney's fees, court costs, and administrative expenses, incurred by the Village in defending itself with regard to any and all of the Claims mentioned in this paragraph.

8. The property owner and installer acknowledge and agree that all underground sprinkler systems must be fully protected by a backflow prevention device (RPZ) approved by the Village, and that such systems require initial installation and annual inspection, testing and certification by a certified cross-connection device inspector licensed by the State of Illinois at the owners sole expense, and that such inspector's report, on the form supplied by the Village, must be duly filed with the Village.
9. The property owner acknowledges that the installation of a lawn sprinkler system may reduce water pressure within the dwelling but in no case shall the lawn sprinkler system affect any water pressure required for a fire sprinkler system
10. The applicant and installer acknowledge and understand that installation of a booster pump to increase pressure constitutes an illegal connection to the public water system and is specifically prohibited.
11. The applicant and installer understand that all sprinkling heads and/or control structures shall be constructed at grade and shall not, under any circumstance, protrude above ground level, except for "pop-up" heads which must fully retract when not in use. Further, all sprinkler heads must be so designed, located, shielded, adjusted, controlled or directed in a manner so as to **not sprinkle any public roadway or public sidewalk.**
12. The applicant and installer acknowledge and understand that the installation of the backflow prevention device (usually an RPZ) must comply with all Illinois Plumbing Codes, must not be installed in areas subject to freezing and must be accessible for annual inspection and testing as defined in the Illinois Plumbing Code. If the RPZ is installed outside, it must be drained and removed each Fall and re-installed every Spring and, at the time of re-installation, be tested and certified.
13. Sprinkler lines shall not be installed closer than 18 inches parallel to the edge of a public walk. Sprinkler lines shall not be installed closer than 18 inches parallel to the back of the curb or closer than 18 inches parallel to the edge of pavement along a roadway where no curb exists.
14. Irrigation controllers shall be labeled WaterSense Controllers with rain or moisture sensors in compliance with the State of Illinois requirements.
15. This agreement shall be binding upon and inure to the benefit of the heirs, grantees, successors, and assigns of the parties hereto and shall constitute a covenant running with the land with respect to the private premises served by the sprinkler system permitted hereby.

**INSTALLER'S ACKNOWLEDGEMENT**

Installing Company \_\_\_\_\_

Authorized Agent \_\_\_\_\_

Signature \_\_\_\_\_

Address \_\_\_\_\_

Phone \_\_\_\_\_

Illinois Plumber's License Number \_\_\_\_\_

Photocopy of Plumber's license attached \_\_\_\_\_

**OWNER'S ACKNOWLEDGEMENT**

I hold legal or equitable title to the property for which this permit is being requested. I have read and examined all pages of this application and represent that they are true and correct. I agree that all work will be performed in compliance with the terms of the permit, approved construction documents, and all applicable Village of Lake Bluff code requirements. I have read the foregoing special conditions and understandings of this underground lawn sprinkler permit, fully understand same, and agree to abide by those terms.

Name of Property Owner \_\_\_\_\_

Signature \_\_\_\_\_ Date \_\_\_\_\_

Address \_\_\_\_\_

Home Phone \_\_\_\_\_ Work Phone \_\_\_\_\_

Real Estate PIN# \_\_\_\_\_

Property Legal Description \_\_\_\_\_

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**VILLAGE LAKE BLUFF** - Accepted and Approved by:

Building Commissioner \_\_\_\_\_ Date \_\_\_\_\_

# 5568688\_v1

Revised: July 2019