

IC 32-31-2.9

Chapter 2.9. Application of Residential Landlord-Tenant Statutes

IC 32-31-2.9-1

Application of definitions

Sec. 1. The definitions in IC 32-31-3 apply throughout this chapter.

As added by P.L.29-2003, SEC.1.

IC 32-31-2.9-2

"Residential landlord-tenant statute"

Sec. 2. As used in this chapter, "residential landlord-tenant statute" refers to any of the following:

- (1) IC 32-31-3.
- (2) IC 32-31-4.
- (3) IC 32-31-5.
- (4) IC 32-31-6.
- (5) IC 32-31-7.
- (6) IC 32-31-8.
- (7) IC 32-31-9.

As added by P.L.29-2003, SEC.1. Amended by P.L.22-2007, SEC.1.

IC 32-31-2.9-3

Applicability of residential landlord-tenant statutes

Sec. 3. The residential landlord-tenant statutes apply to rental agreements for dwelling units located in Indiana.

As added by P.L.29-2003, SEC.1.

IC 32-31-2.9-4

Inapplicability of residential landlord-tenant statutes

Sec. 4. The residential landlord-tenant statutes do not apply to any of the following arrangements unless the arrangement was created to avoid application of the residential landlord-tenant statutes:

- (1) Residence at a rental unit owned or operated by an institution that is directly related to detention or the provision of medical care, maternity home care, education, counseling, religious service, geriatric service, or a similar service.
- (2) Occupancy under a contract of sale of a rental unit or the property of which the rental unit is a part if the occupant is the purchaser or a person who succeeds to the purchaser's interest. However, the residential landlord-tenant statutes apply to occupancy of a rental unit under a rental agreement described in IC 32-31-3-7(b).
- (3) Occupancy by a member of a fraternal or social organization in the part of a structure operated for the benefit of the organization.
- (4) Transient occupancy in a hotel, motel, or other lodging.

(5) Occupancy by an employee of a landlord whose right to occupancy is conditional upon employment in or about the premises.

(6) Occupancy by an owner of a condominium unit or a holder of a proprietary lease in a cooperative.

(7) Occupancy under a rental agreement covering property used by the occupant primarily for agricultural purposes.

As added by P.L.29-2003, SEC.1. Amended by P.L.62-2008, SEC.1.

IC 32-31-2.9-5

Application of other statutes

Sec. 5. This chapter does not limit the application of a statute that is not a residential landlord-tenant statute to a residential landlord-tenant relationship if the statute would otherwise be applicable to the relationship.

As added by P.L.29-2003, SEC.1.