

SUBDIVISION 7. MOBILE HOME REGULATIONS

1. Purpose. To regulate the individual mobile home that is located outside of a mobile home park. To treat the mobile home in much the same manner as the single family home, recognizing that the mobile home as it is now used, is similar in most but not all respects to the single family home.
2. The individual mobile home will be given the same privileges and will be placed under the same controls as provided in the zoning ordinance as applied to single family home, except:
 - A. It will be treated as a conditional use under the provisions of Section 25 of this Ordinance in all districts within one mile of an incorporated community.
 - B. All mobile homes shall be skirted between the bottom of the mobile home and the ground with a fire-proof material harmonious with the appearance of the mobile home within three months of the placement of the mobile home. Plywood, hardboard, cardboard or bailed hay or straw shall be prohibited.
 - C. Steps and stoops shall be of acceptable wood, metal, or concrete construction.
 - D. Storm entries and porches must be of durable materials harmonious in appearance with the mobile home.
 - E. Each mobile home not having a garage shall have an outside storage building of at least 5' x 7' x 6' in height.
 - F. The mobile home stand shall be at such elevation, distance and angle relative to the street and driveway that placement and removal of the mobile home with a car, tow truck, or other customary moving equipment is practical. The mobile home stand shall have a longitudinal grade of less than four percent and traverse crown grade to provide adequate surface drainage. The stand shall be compacted and surfaced with a material, which will prevent the growth of vegetation while supporting the maximum anticipated loads during all seasons.