

# MANUFACTURED HOMES INFORMATION SHEET

This form must be completed prior to filling an application for an Improvement Location Permit for a manufactured home, and must be part of an application for any Special Use or Use Variance involving manufactured homes.

**Property Address:** \_\_\_\_\_

## Classification of Home (Check One):

- Type I – A structure, fabricated in an off-site manufacturing facility for installation or assembly at a building site that is designed for use as a dwelling, either by itself or in conjunction with other similar units. Typically, a modular home would fall under this definition.\*
- Type II – A structure, fabricated in an off-site manufacturing facility for installation or assembly at a building site, bearing a seal certifying that it is built in compliance with the Federal Manufactured Home Construction and Safety Standards Act (42 USC Section 5401, et. Seq.) or IC 22-15-4-1, as may be amended, (as opposed to a Type I manufactured home that is built in conformance with the Indiana One and Two Family Dwelling Code.\*\*
- Type III – A structure, fabricated in an off-site manufacturing facility, which is transportable in one or more sections and is designed for use as a single family dwelling. A mobile home meets this definition. \*\*\*

## Installation Specifics:

- Will the home be attached/anchored to a permanent foundation?  Yes  No
- Will the home have a permanent perimeter enclosure?  Yes  No
- Will the home have its wheels/axles/hitch mechanisms removed?  Yes  No
- Will the home have utilities connected in conformance with the One- and Two-Family Dwelling Code, and the manufacturer's installation specifications?  Yes  No

## Unit Specifics:

Manufacturer's Name: \_\_\_\_\_

Model Name and Year of Manufacture: \_\_\_\_\_

Exterior Dimensions: \_\_\_\_\_

Number of Sections: \_\_\_\_\_

Siding material (type): \_\_\_\_\_

(Note: Siding is required to extend over the top of the permanent perimeter enclosure)

Type of roofing material and roof pitch: \_\_\_\_\_

Additional information may be required by the Zoning Administrator and the Board of Zoning Appeals and/or their designated representatives for proper enforcement of the City of Fort Wayne Zoning Ordinance.

I certify that the above information is correct and that if any amendments to the above data are made, I will notify, in writing, the Department of Planning Services.

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Applicant Signature and Date

### **Manufactured Home Type Specifics**

#### **\* Type I**

- (1) Be constructed in conformance with the Indiana One and Two Family Dwelling Code;
- (2) Consist of two or more sections;
- (3) Be placed on a continuous, permanent under floor foundation that is not pierced, except for required ventilation and access;
- (4) Have siding and roofing material of a type customarily used on dwellings constructed on-site;
- (5) Not be constructed with an integral chassis or permanent/detachable hitch; or wheels, axles, or other device allowing transportation; and
- (6) Be designed to be transported by a trailer or other similar carrier that is not designed to be permanently attached to the dwelling or remain with it after the structure is placed on its foundation.

#### **\*\* Type II**

- (1) Contain at least nine hundred fifty (950) square feet of occupied space per dwelling unit;
- (2) Be a double or multiple section unit;
- (3) Be placed on a permanent under-floor foundation installed in conformance with the Indiana One and Two Family Dwelling Code and according to the manufacturer's installation specifications;
- (4) Be placed onto a permanent perimeter enclosure in conformance with the Indiana One and Two Family Dwelling Code;
- (5) Have the wheels, axles, and hitch mechanisms removed;
- (6) Have siding and roofing material of a type customarily used on dwellings constructed on-site;
- (7) Be connected to all the utilities necessary for the occupancy of the unit, in conformance with the Indiana One and Two Family Dwelling Code; and
- (8) Have been constructed after January 1, 1981.

#### **\*\*\* Type III**

- (1) Be properly connected to all utilities necessary for the occupancy of the unit; and
- (2) Be set on piers and properly skirted, with wheels and axles removed, in a manufactured home park or other approved lot (County Only).