

Mobile Home and Manufactured Home Placement

Pursuant to K.S.A. 58-4201, K.S.A 75-1226, City Ordinance 1298 & 1331, and Chapter 24 of the Municipal Code of the City of Columbus, this application is to place manufactured homes or mobile homes within the City Limits of Columbus.

Requests and permission for placement, setup, or moving of mobile homes or manufactured homes shall be submitted to the City Council before and prior to arrangements being made for placement, setup, or moving.

All mobile homes and manufactured homes shall, within 60 days of placement, setup, or moving, have concrete footing and be set up on a permanent or masonry foundation. No sewer or water services by the City shall be available to the home until the sewer and water tap or connection fees are paid, and all requirements are completed.

If these requirements are not met within 60 days of placement, setup, or moving of the manufactured or mobile home, the owner must remove the structure from the premises at his/her expense. If the owner does not move the mobile home or manufactured home, the city will remove the structure at the owner's expense.

In addition to the above, all mobile homes and manufactured homes must comply with the following requirements:

- The mobile home or manufactured home must have a manufacture date within 10 years immediately preceding the request.
- Any manufactured home or mobile home shall be placed so there will only be one manufactured home or mobile home on a lot with dimensions of at least 50 feet by 150 feet.
- The manufactured home or mobile home shall not be placed within 10 feet of any property line or 20 feet from any other structure located in the City Limits.
- The manufactured home or mobile home shall not be placed on any lot which contains any other dwelling place occupied by persons, or from which a business is operated.

- The manufactured home or mobile home shall not be left vacant for a period exceeding 90 days.
- The manufactured home or mobile home must be immediately installed on permanent foundation and affixed to the land.
- The manufactured home or mobile home shall be blocked, skirted, leveled, and tied down prior to occupancy.
- The manufactured home or mobile home shall have water, sewer, and electricity.
- The manufactured home or mobile home shall have the proper registration and personal property taxes paid annually.
- The manufactured home or mobile home must be inspected, set up, and installed by a person certified and professionally trained to comply with the standards established by the Kansas Housing Resources Corporation.
- The manufactured home or mobile home shall be maintained continuously.
- The manufactured home or mobile home shall be installed in accordance with the recommended installation procedures of the manufacturer. The running gear, tongue, axles, and wheels shall be removed from the unit at the time of installation, placement, or moving.
- The manufactured home or mobile home shall be equipped with skirting on all sides. Skirting is to be of material harmonious to the structure.
- No manufactured home or mobile home shall be allowed for storage purposes.
- If there is a Kansas Certificate of Title for the manufactured home or mobile home, the owner shall apply to the State of Kansas to eliminate the title to classify the home as real estate.



300 E Maple St
Columbus, KS 66725
Phone: (620) 429-2159
Fax: (620) 429-1159

Mobile Home and Manufactured Home Placement Application

Location: _____

Home Size: _____

Must be 8 ft. or more in width or 40 ft. or more in length in transit, or 320 sq. ft. when erected

Lot Dimensions: _____

Minimum lot dimensions - 50 ft x 125 ft

Is there more than 1 manufactured/mobile home on lot? Yes No

Is placement within 10 ft. any property line? Yes No

Is placement within 20 ft. of any other structure? Yes No

Is placement on lot containing any other occupied dwelling or business? Yes No

Will home be vacant for more than 90 days? Yes No

Will home be blocked, skirted, leveled, and tied down prior to occupancy? Yes No

Will home have water, sewer, and electricity? Yes No

Will running gear, tongue, axles, and wheels be removed? Yes No

Is home for storage? Yes No

Applicant/Representative:

By signing below, I certify the foregoing statements and answers herein made all data, information, and evidence herewith submitted are in all respects, to the best of my knowledge and belief, true and correct. I understand that the submittal of incorrect or false information is grounds for invalidation of application completeness, determination or approval. I understand that the City of Columbus might not approve what I am applying for or may set conditions upon approval.

A nonrefundable \$100 filing fee is due when filing an application for mobile or manufactured home placements.

Signature

Date