

1 Plan Review



MANUFACTURED HOME. Manufactured home means a structure, transportable in one or more sections, which in the traveling mode is 8 body feet (2438 body mm) or more in width or 40 body feet (12 192 body mm) or more in length, or, when erected on site, is 320 square feet (30 m²) or more, and which is built on a permanent chassis and designed to be used as a dwelling with or without a permanent foundation when connected to the required utilities, and includes the plumbing, heating, air-conditioning and electrical systems contained therein; except that such term shall include any structure that meets all the requirements of this paragraph except the size requirements and with respect to which the manufacturer voluntarily files a certification required by the secretary (HUD) and complies with the standards established under this title. For mobile homes built prior to June 15, 1976, a label certifying compliance to the Standard for Mobile Homes, NFPA 501, in effect at the time of manufacture is required.

25-2-1207 LOCATION OF MOBILE HOMES OTHER THAN IN MOBILE HOME PARK. (A) Except as otherwise provided in this section, a person may not place, maintain, or occupy a mobile home in the city other than in a mobile home park that is licensed under this division, or in a mobile home subdivision. (B) This section does not apply to a mobile home that is: (1) located on a construction site and is used as a field office during construction; (2) a mobile home sales lot; or (3) a mobile home that is under construction or stored at a mobile home manufacturing plant. Source: Section 13-2-934; Ord.990225-70; Ord.031211-11.

For Private Property >>> [Residential Application and Zoning Review](#)

For Mobile Home Parks >>> [Site Plan Approval](#)

- Required for homes located in Mobile Home Communities (property not privately owned by the occupant of the manufactured home) will require all of the same permits which are obtained directly from the Permit Center. The Building permit will be for the sole purpose of verifying fire separation requirements for the home. Decks, porches and stair system and accessory structures will be inspected for compliance with the applicable codes.

Permits Required

2

- Building Permit
- Electrical Permit
- Plumbing Permit
- Mechanical Permit
- Driveway & Sidewalk Permit (only for Private Property)
- Additional permits may be required, contact (512)972-0000 (only for Private Property)
 - Sewer/Wastewater Tap
 - Water Tap
 - OSSF (On Site Sewage Facilities)
 - Relocate permits are not required. This is regulated by the State.

3 Inspections Required

These inspections may be conducted at any time after the building pre-construction inspection. Address must be posted on the site at all times and visible from the street throughout the construction process.

Prior to the start of construction, erosion & sediment controls as well as tree protection measures need to be in place if applicable to your project. For more information, [please reference](#) the Tree Protection and Erosion/Sedimentation Controls Flowchart.

Building 101 Layout Inspection

Required to verify the layout is as per the permit and to answer any questions the customer may have. The City approved plot plan must be on site and permit posted.

NOTE: Contractor must receive survey stamped with surveyor's seal.

One-Time Inspections (only for Private Property)

- Right Of Way Driveway/Sidewalk
- 611 Water Tap

Electrical Inspection

- 300 Electrical Slab
- 302 Electrical Grounding
- 304 Temporary Electric
- 305 Final Electric

Plumbing Inspection

- 500 Plumbing Rough
- 503 Plumbing Gas Rough
- 505 Sewer Yard Line
- 506 Water Yard Line
- 521 Final Plumbing

Mechanical Inspection

- 405 Final Mechanical

Building Inspection

- 102 Foundation
- 112 Final Building
- For Private Lots: Ty-Down and Foundation requires a sealed letter from a registered Design Professional or a submittal of the TDHCA Form-T, Notice of installation by a qualified inspector.
- Parking Requirements must comply transportation and zoning requirements.
- Permanent foundation- A foundation which meets the requirements of 80.21 of the Administrative Rules of the Texas Department of Housing and Community Affairs, 10 Texas Administrative Code, Chapter 80 (relating to Requirements for the Installation of Manufactured Homes) and was constructed according to drawings, as required by that section, which state that the foundation is a permanent foundation for a manufactured home.

