

ORDINANCE NO. 91-O-446.E

AN ORDINANCE AMENDING ORDINANCE NO. 89-O-446 (LAND DEVELOPMENT CODE), ENACTED APRIL 10, 1989, AND ENTITLED, "AN ORDINANCE ADOPTING THE LAND DEVELOPMENT CODE AND ZONING MAP OF THE CITY OF BROOKINGS, REPEALING CERTAIN PRIOR ORDINANCES, AND DECLARING AN EMERGENCY", BY AMENDING SECTION 24, DEALING WITH MANUFACTURED HOUSING REQUIREMENTS.

Sections:

Section 1. Amendment to Section 24.

The city of Brookings ordains as follows:

Section 1. Amendment to Section 24. Ordinance No. 89-O-446, Section 24 is hereby amended by the addition of Section 24.020.E, Permitted Uses, and 24.100, Manufactured Housing Requirements, as follows:

24.020 Permitted uses.

E. A manufactured home as defined by ORS 197.295(4), in accordance with the requirements of Section 24.100.

24.100 Manufactured Housing Requirements.

A. The manufactured home shall be multi-sectional and inclose a space of not less that 1,000 square feet.

B. The manufactured home shall be placed on an excavated and back-filled foundation and shall be inclosed at the perimeter such that the manufactured home is located so that no more than 12 inches of the enclosing material is exposed above grade. Where the manufactured home is placed upon a building site having a sloped grade, no more than 12 inches of the enclosing material shall be exposed on the uphill side of the home. If the manufactured home is placed on a basement, the twelve inch limitation will not apply.

C. The manufactured home shall have a pitched roof, except that no standard shall require a sloped of greater than a nominal three feet in height for each 12 feet in width.

D. The manufactured home shall have exterior siding and roofing which in color, material and appearance similar to the exterior siding and roofing material commonly used on residential dwellings within the community or which is comparable to the predominant materials used on surrounding dwellings as determined by the local permit approval authority.

E. The manufactured home shall be certified by the manufacturer to have an exterior thermal envelope meeting performance standards which reduce heat loss to levels equivalent to the performance standards required of single-family dwellings constructed under the state building code as defined in ORS 445.010.

F. The manufactured home shall have a garage or carport constructed of like materials.

Section 24.110 Dwelling groups

Section 24.120 Other required conditions.

First Reading: July 8, 1991

Second Reading: July 8, 1991

Passage: July 8, 1991


Effective Date: August 7, 1991

Signed by me in authentication of its passage this 9th day
of July, 1991.



Fred Hummel, Mayor

ATTEST:



Beverly S. Shields
City Recorder