



9955 Live Oak Blvd. Live Oak, CA 95953
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INSTALLATION REQUIREMENTS FOR MOBILEHOMES ON PERMANENT FOUNDATIONS

LOCATION: The mobilehome shall be located as shown on the approved plot plan. Property lines must be clearly identified. Owner must provide a copy of the approved plot plan to the inspector.

PLANS & SPECIFICATIONS: When a mobilehome is to be installed on a foundation system, a foundation system plan shall be submitted to the City Building Division. The manufacturer may provide a foundation system plan in its installation instructions, or a foundation system plan may accompany the installation instructions. Foundation systems without approval from California Housing and Community Development shall be wet-stamped and signed by a California registered engineer or architect.

ALL mobilehome exits must have approved landings and/or decks (**See Typical Landing Detail**). Location and dimensions of all landings and/or decks shall be shown on the plot plan. Wood framed landings and/or decks that are more than 30" above grade must have drawings submitted, showing construction details.

FOUNDATION INSPECTION: Inspection requirements differ depending upon the type of foundation system. Check with the City Building Division when your permit is issued.

UTILITY FACILITIES

Prior to installation of a mobilehome for human habitation or occupancy, utility facilities for the mobilehome shall be provided. The electrical, water and drain connections may be through rigid or flex connections. The gas line shall be connected through a flex connector.

ELECTRICAL

Electrical service equipment installed to supply power to a mobilehome shall be not less than 100 amperes rating with an overcurrent protective device. Additional loads such as garages, shops, etc. will require additional power. If rebar is used in the footings, it shall be bonded to the electrical system.

TESTS: The electrical wiring and power supply feeder assembly shall be tested for continuity and grounding. The electrical wiring system of the mobilehome shall not be energized during the test. The continuity test shall be made with all mobilehome interior branch circuit switches or circuit breakers and all switches controlling individual outlets, fixtures and appliances in the "on" position. The test

shall be made by connecting one lead of the test instrument to the mobilehome grounding conductor at the point of supply to the feeder assembly, and applying the other lead to each of the supply conductors, including the neutral conductor. There shall be no evidence of any connection between any of the supply conductors and the grounding conductor. In addition, all noncurrent-carrying metal parts of electrical equipment of the mobilehome, including fixtures and appliances, shall be tested to determine continuity between such equipment and the equipment grounding conductor.

Upon completion of the continuity test, the power supply cord or feeder assembly shall be connected at the lot or site service equipment.

FUEL GAS

YARD PIPING: Metal gas piping installed below ground shall be approved factory-wrapped pipe and have a minimum earth cover of 18". No gas piping shall be installed underground beneath the mobilehome. **TESTS:** Fuel gas piping shall be tested with air, CO₂, or nitrogen pressure. Low pressure systems shall be tested with a minimum of 15 p.s.i. for not less than 15 minutes, with no perceptible drop in pressure. Medium Pressure System and Second Stage Pressure System: Minimum 60 p.s.i. for not less than 30 minutes. All necessary apparatus for conducting this test shall be furnished by the permit holder. If using LPG, the tanks must be located a minimum of 10 feet from the mobilehome, any structures and the property lines.

MOBILEHOME FUEL GAS PIPING TEST: The mobilehome gas piping system shall be subjected to a pressure test with all appliance shutoff valves, except those ahead of fuel gas cooking appliances, in the open position. Appliance shut-off valves ahead of fuel gas cooking appliances shall be closed. The test shall consist of air pressure at not less than 10 inches nor more than a MAXIMUM of 14 inches water column. (Six ounce to a MAXIMUM of eight ounce p.s.i.) The system shall be isolated from the air pressure source and maintain this pressure for not less than two minutes without perceptible leakage.

NOTE: Do not overpressurize the fuel gas piping system. Pressurization beyond the maximum specified may result in damage to valves, regulators, appliances, etc.

Gas appliance vents shall be visually inspected to insure that they have not been dislodged in transit and are securely connected to the appliance.

WATER PIPING

TEST: Water piping shall be tested at normal operating pressure or by a 50 p.s.i. air pressure test for a period of not less than 15 minutes, without leaking.

DRAINAGE

An approved clean-out shall be installed.

TEST: The drainage piping system shall be tested by letting at least three gallons of water into each fixture and receptor. There shall be no visible evidence of leaks.

ALL THE AFOREMENTIONED TESTS MUST BE CONDUCTED IN THE PRESENCE OF THE INSPECTOR. ALL TRENCHES MUST BE INSPECTED BEFORE COVERING.

SKIRTING

All mobilehomes installed in the City of Live Oak shall have approved skirting before the permit can be finalized.

ACCESS: The skirting shall have a removable access panel not less than 18 inches in dimension, and not less than four square feet in area. The access panel shall be located so that the lot utility connections to the electrical, water, sewer and gas systems of the mobilehome are within 20 feet. The access panel shall not be fastened by any means requiring the use of a special tool or device to remove the panel.

VENTILATION: Cross ventilation shall be provided by openings having a net area of not less than 1½ square feet for each 25 linear feet of the mobilehome and including all attached enclosed unventilated structures such as porches. The openings shall be provided on at least two opposite sides and shall be as close to all the corners as practicable.

WOOD: Where wood is used for the mobilehome skirting within six inches of the ground, it shall be an approved treated material or wood of natural resistance to decay.

DEPARTMENT CLEARANCES

The following clearances (when applicable) are required BEFORE an occupancy inspection can be scheduled:

- 1) Public Works Department clearances for water and sewer connections.
- 2) Planning Department clearance for road encroachment.
- 3) Department of Transportation for road encroachment if property has access to a state highway.

Before the final inspection can be made the following must be submitted to the Building Division.

- (a) Completed HCD Form 433(A).
- (b) Completed HCD Form 433(B).
- (c) Check in the amount of \$ 6.00 for recording fees, payable to the Sutter County Recorder.
- (d) Check in the amount of \$ 11.00 per transportable section payable to the California Department of Housing & Community Development (HCD).
- (e) Certificate of title and registration issued by either HCD or DMV (when applicable).
- (f) Any license plate or license decals issued by either HCD or DMV (when applicable).

CAUTION: DO NOT REMOVE THE FEDERAL (HUD) LABELS OR THE CALIFORNIA HCD INSIGNIAS FROM THE UNIT.