

**SUMMARY of RECENT CHANGES to**  
**OFFICE OF MANUFACTURED HOUSING REGULATIONS**

4/17/09

**Scope**

The following information applies to the installation and inspection of M/H's (manufactured homes) and FBB's (factory built buildings). Changes to existing regulations were made recently by the U.S. Department of Housing and Urban Development and the Arizona Office of Manufactured Housing. Homes purchased with contracts signed prior to December 31, 2008 are not subject to these changes.

**Installation/Procedures**

All M/H's must be installed by OMH (Office of Manufacture Housing) licensed Installers or ROC (Registrar of Contractors) licensed Contractors.

**Soil Compaction**

For all installations, a compaction test using a penetrometer will be performed by the Installer. The Installer will provide the Inspector with a copy of the results.

**Drainage**

All M/H pads must be "crowned" so that water will drain away and won't collect beneath the M/H. *Exception: M/H's installed in M/H Parks.*

**Roof/Snow Loads**

All M/H's built after January 1, 2009 must meet the roof/snow load requirement of the local jurisdiction.

**Clearance Under M/H**

A minimum of 12" must be maintained between the lowest member of the main frame and the finished grade beneath the M/H. A minimum of 18" must be maintained between the floor joists and the finished grade beneath the M/H.

**Ground Anchoring/Tie-Downs**

All M/H's must be anchored and/or tied down to resist the forces of wind and weather. Meeting this requirement does not necessarily satisfy any flood zone requirements.

**Utility Testing**

For all new M/H's, electric, water and sewer testing will be performed by the Installer. The Installer's insignia affixed to the M/H indicates that testing was performed and passed. Inspectors will perform random verification testing.

**Ground Set Retaining Walls**

Green board retaining walls for ground-sets are no longer allowed unless engineered and the plans approved by OMH.