

AN ORDINANCE REGULATING THE OPERATION OF
MOBILE HOME PARKS PROHIBITING THE PLACING
OF MOBILE HOMES WITHIN THE CITY LIMITS OF
HALLSVILLE, TEXAS, WITHOUT A PERMIT, REG-
ULATING THE LOCATION OF MOBILE HOMES RE-
QUIRING SEPARATE UTILITY CONNECTIONS FOR
MOBILE HOMES, AND PROVIDING FOR A FINE
NOT TO EXCEED \$100.00 PER DAY

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HALLSVILLE, TEXAS:

1.

For the purpose of this Ordinance, certain terms, words, and phrases shall have the meaning hereinafter ascribed thereto:

(a) Permit: A written permit approved by the City Council, signed by the Mayor, and issued by the City Secretary permitting a person to locate a mobile home under the provisions and regulations of this Ordinance.

(b) Mobile Home: A movable or portable dwelling constructed to be towed by a motor vehicle on its own chassis over Texas roads and highways under special permit, connected to utilities, and designed without a permanent foundation.

(1) Independent mobile home shall mean a mobile home which is equipped with a flush toilet and a bath or shower.

(2) Dependent mobile home shall mean a mobile home which is not equipped with a flush toilet and a bath or shower.

(c) Mobile Home Park: A unified development of mobile home spaces arranged on a tract of land under single-person ownership, meeting all requirements of this Ordinance.

(d) License: A written license approved by the City Council, signed by the Mayor, and issued by the City Secretary permitting a person to operate and maintain a mobile home park under the provisions of this Ordinance.

2.

(a) It shall be unlawful for any person or other entity to operate a mobile home park within the limits of the City of Hallsville unless he holds a valid license issued annually by the City Secretary in the name of such person or entity for the specific park. All applications for licenses shall be made in writing to the City Secretary.

(b) Application for the original license shall be in writing, signed by the applicant, accompanied by an affidavit of the applicant as to the truth of the application and by the deposit of the license fee hereinafter provided, and shall contain:

spaces, structures, roads, walkways, and other service facilities.

(c) Application for renewal of a license shall be made in writing to the City Secretary at least 30 days prior to the anniversary date of the original license and shall contain any change in the information occurring since the last license was obtained.

(d) The license for a mobile home park shall be obtained from the City Secretary at a fee of twenty-five (\$25.00) dollars for the first ten (10) mobile home spaces and one dollar (\$1.00) for each additional mobile home space. Such license shall expire on the first anniversary of its issuance.

(e) Any mobile home park constructed after the adoption of this Ordinance, and any extension or addition to an existing mobile home park in the City, shall be done in compliance with the following site requirements:

(1) A mobile home park shall have no less than two (2) acres in gross area.

(2) Each mobile home space shall provide a minimum area of three thousand five hundred (3,500) square feet; however, no mobile home space shall have dimensions less than forty (40) feet on the narrow dimension nor eighty (80) feet on the long dimension.

(3) The minimum distance between mobile homes at any point shall be fifteen (15) feet.

(4) Maximum dwelling density shall not exceed ten (10) units per acre of gross area in the park.

(5) Internal streets shall be privately owned, built and maintained and shall provide safe and convenient access to all spaces. Internal streets shall be kept open and free of obstructions.

(6) Each mobile home shall have separate water, sewer and utility connections; provided, however, that one main line and one meter may serve any part of or all of a mobile home park.

(f) The owner of any mobile home park and the resident of each

3.

(a) It shall be unlawful for any person or other entity to park, place or locate a mobile home within the city limits of the City of Hallsville unless it is within a validly licensed mobile home park or unless he holds a valid permit issued annually by the City Secretary in the name of such person or entity or unless the mobile home is an uninhabited dependent mobile home parked, placed or located only for storage purposes.

(b) Application for the original permit shall be in writing by the applicant, accompanied by an affidavit of the applicant as the truth of the application and by the deposit of the permit fee hereinafter provided, and shall contain:

(1) The name and address of the applicant.

(2) The location and legal description of the property on which the mobile home is sought to be placed.

(c) Application for renewal of a permit shall be made in writing to the City Secretary at least thirty (30) days prior to the anniversary date of the original permit and shall contain any change in the information occurring since the last permit was obtained. There shall be no permit fee for renewal permits when the applicant is the record owner of both the mobile home and the property on which it is to be located.

(d) The permit for a mobile home to be located in the City of Hallsville shall be obtained from the City Secretary at a fee of twenty-five dollars (\$25.00). Such permit shall expire on the first anniversary of its issuance.

(e) No permit for the location of a mobile home in the City of Hallsville may be issued unless the following requirements are met:

(1) No mobile home may be located or parked on a lot or tract of land with dimensions less than fifty (50) feet on the narrow dimension nor one hundred (100) feet on the long dimension.

(2) No mobile home may be located or parked less than fifteen

(5) feet from an inhabitable structure on the same lot or tract of land.

(5) Each mobile home shall have separate water, sewer and utility connections.

4.

Whenever the standards and specifications in this Ordinance conflict with those contained in another Ordinance, the most stringent or restrictive provisions shall govern.

5.

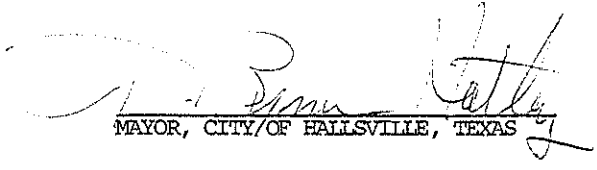
Any person violating any provision of this Ordinance within the corporate limits of the City of Hallsville, Texas, shall be guilty of a misdemeanor, and, upon conviction shall be fined an amount not exceeding one hundred dollars (\$100.00). Each day that such violation continues shall be a separate offense. Prosecution or conviction under the provision shall never be a bar to any other remedy or relief for violations of this Ordinance.

6.

The fact that the overcrowding and improper water, sewer and utility connections of mobile homes in the City of Hallsville creates a hazard to the health of the citizens of the City of Hallsville, creates an emergency and this Ordinance is passed on first and final reading.

PASSED, APPROVED and ADOPTED this the 14 day of August, 1979.

AYES: 21
NOES: 0


MAYOR, CITY/OF HALLSVILLE, TEXAS

ATTEST:


CITY SECRETARY