

CHAPTER VII  
BUILDING CODE  
Article I  
GENERAL BUILDING CODE

107.0101 ADOPTION OF CODE

The erection, construction, enlargement, alteration, repair, moving, removal, demolition, conversion, occupancy, equipment, uses, height, area and maintenance of buildings or structures in the City of Taylor shall meet with the provisions of the rules and regulations of the North Dakota State Building Code and any future updates and amendments to that code, one copy of which is on file with the City Auditor and is hereby made a part of this chapter by reference with the exception of the sections hereinafter set forth affecting local conditions in the City, which are amended, for use and application in the City, and the City hereby adopts said code as so modified.

107.0102 CLARIFICATION OF CODE

For the purpose of clarifying the Building Code adopted above:

1. "Municipality" or "City" shall mean the City of Taylor.
2. "City Block" shall mean a platted block as determined in the original plat of the City of Taylor, which generally contains twelve (12) city lots.
3. Any reference to fire limits within the City shall mean the fire limits set out in Chapter IV.

107.0103 MOBILE/MANUFACTURED HOMES ON RESIDENTIAL LOTS  
(OTHER THAN THOSE PLACED WITHIN AN APPROVED MOBILE HOME PARK)

Single-wide Mobile/Manufactured Homes may be placed upon residential lots within the City of Taylor, subject to the following provisions:

1. No single-wide mobile/manufactured home shall be placed on a residential lot without the owner first obtaining a permit from the City. Standard building permit fees apply.
2. Only one (1) single-wide mobile/manufactured home shall be allowed per city lot, and only one shall be allowed per quadrant of a city block.
3. A single-wide mobile/manufactured home shall be no more than four (4) years old and shall be supported by foundation and footings or posts and piers. It shall be affixed to its support structure or the ground according to the manufacturer's recommendation.
4. A single-wide mobile/manufactured home shall be connected to utilities including water, sewer, and electricity. It shall be fully skirted within thirty (30) days of set-up.

Double-wide Mobile/Manufactured Homes may be placed upon residential lots within the City of Taylor, subject to the following provisions:

1. No double-wide mobile/manufactured home shall be placed on a residential lot without the owner first obtaining a permit from the City. Standard building permit fees apply. Only one (1) double-wide mobile/manufactured home shall be allowed per city lot.
2. A double-wide mobile/manufactured home shall be no more than four (4) years old; however, application may be made for a Building Permit to place a double-wide mobile/manufactured home older than four (4) years on a city lot, subject to approval by the City Council. The Council's decision is final.
3. A double-wide mobile/manufactured home shall be supported by foundation and footings or posts and piers, and shall be affixed to its support structure or the ground according to the manufacturer's recommendation.
4. A double-wide mobile/manufactured home shall be connected to utilities including water, sewer, and electricity. It shall be fully skirted, if applicable, within thirty (30) days of set-up.

#### 107.0104 FEES

All fees under the Building Code shall be determined by resolution of the City Council.

#### 107.0105 PENALTIES

The violation of any of the provisions of this chapter shall be punishable as provided in Chapter II of this code.

First Reading: July 3, 2012  
Second Reading: August 7, 2012  
Approved August 7, 2012

/s/ Russell Myran, Mayor

/s/ Patricia A. Wilson, Auditor