

ORDINANCE NO. 2025-02

**AN ORDINANCE AMENDING SECTION 18 OF THE CITY CODE.**

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF ST. GEORGE, KANSAS:

SECTION 1. That Section 18-2 of the City Code is amended as follows:

**Installation of manufactured homes, or mobile homes within the city.** Manufactured homes shall henceforth be subject to the following regulations concerning their placement within the city:

- (1) The home shall have been constructed no earlier than January 1, 2000.
- (2) The Home shall have outside dimensions of at least 14 feet in width by 58 feet in length.
- (3) The home shall be installed in accordance with the recommended installation procedures of the manufacturer. The running gear, tongue, axles, and wheels shall be removed from the unit at the time of installation.
- (4) The home shall be equipped with skirting on all sides. Skirting shall be of material harmonious to the mobile structure. Skirting shall comply with requirements within 30 days after placement of the home.
- (5) The owner of the home may be either the owner of the real estate upon which it is placed or the tenant of the real estate upon which it is placed.
- (6) The owner of the property is permitted to install and place the home on the property and pay all fees therefor as long as it conforms with all zoning ordinances and ordinances of the city concerning setbacks and side yards that are in effect. This shall not contradict the city's right to enforce zoning codes or waive City's right for inspection.

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SECTION 2. That Section 18-3(1) of the City Code is amended as follows:

**Installation of residential designed manufactured homes and modular homes within the city.** Residential design manufactured homes and modular homes shall be permitted in the city, when in compliance with the following architectural and aesthetic standards:

- (1) The home shall have a minimum of 800 square feet of main floor living area, excluding any attached garage or porch. The minimum width of the home shall not be less than 14 feet.

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SECTION 3. All other subsections of Section 18 to remain unchanged.

SECTION 4. All Code sections and Ordinances in conflict with this Ordinance are hereby repealed.

SECTION 5. This ordinance shall take effect and be in force from and after its publication in the official city newspaper.

PASSED BY THE COUNCIL AND APPROVED BY THE MAYOR this 6<sup>th</sup> day of February 2025.

  
DEBBY WERTH, Mayor

Attest:

  
ELIZABETH WAGONER, City Clerk

