

ORDINANCE NO. 2023-08

AN ORDINANCE AMENDING THE CODE OF THE CITY OF LEON PERTAINING TO MOBILE HOMES.

NOW THEREFORE, BE IT ORDAINED by the Governing Body of the City of Leon:

SECTION 1: Section 4-201 of the City Code is amended to read as follows:

4-201 Definition.

(a) Mobile home means a structure which:

- (1) Is transportable in one or more sections which, in the traveling mode, is ten feet or more in width and forty feet “body or living space” in length, and is built on a permanent chassis and is designed to be used as dwelling, with or without a permanent foundation, when connected to the required utilities; and
- (2) Is not subject to the federal manufactured home construction and safety standards established in 42 U.S.C. 5403.

(b) Camping Trailer - Any vehicular portable dwelling unit designed especially for a short-term occupancy such as: travel trailers, tent trailers, truck or auto mounted camping units, converted buses and trucks and all other similar units whether self-propelled, pulled or hauled and designed primarily for highway travel without the necessity of a special permit.

(c) Mobile Home Park - Any area, parcel or tract of ground equipped as required for support of mobile homes and used or intended to be used by one or more occupied mobile home(s). The term mobile home park does not include a sales area on which unoccupied mobile homes, whether new or used, are parked for the purposes of storage, inspection, or sale. A mobile home may, however, be parked on a space for purposes of sale by the resident owner. In addition to rental of space, the mobile home park owner may also rent mobile homes placed on spaces for that purpose.

(d) Single Wide Trailer - A trailer measuring eighteen feet or less in width and ninety feet or less in length, able to be towed as a single unit.

(e) Modular home - A modular home is simply a home built offsite, in an indoor factory setting, to a local state code. The foundation itself supports the house.

(f) Tent – A portable shelter made of cloth, supported by one or more poles and stretched tight by cords or loops attached to pegs driven into the ground.

(g) Canopy – A roof like covering or anything that seems to cover

(h) Collapsible Shelter – Anything made of fabric (such as nylon or canvas) stretched and sustained by poles or trees or other types of structures and used for camping outdoors or as a temporary building.

(i) Property Owner – The named property owner as indicated by the records of the Register of Deeds or Appraiser’s Office in Butler County, Kansas.

(j) Temporary Dwelling - A dwelling intended to be used for human habitation for a time period not exceeding 30 days, and shall include tents, camping trailers, boats, recreational vehicles, and other similar vehicles or equipment.

(k) Temporary Dwelling Unit - Any dwelling which is an ancillary detached dwelling located on the same lot as an existing dwelling and intended to house (for a temporary period) anyone.

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(l) Camp or Camping - To set up, or to remain in or at a place, for the purpose of remaining overnight, or establishing or maintain a temporary place to live (including but not limited to, using a tent, canopy, shelter, etc.)

(m) Foundation, Permanent: A site-built foundation, with or without a basement, that meets or exceeds the foundation requirements determined by the governing body. Dwelling must have masonry perimeter enclosure of approved materials and have approved bearing footing that are below the established frostline of (30").

SECTION 2: This Ordinance shall take effect and be in full force from and after its adoption by the governing body of the City, approval by the Mayor and publication once in the official newspaper of the City. The official newspaper of the City is the city website: www.cityofleon.org.

ADOPTED AND PASSED by the governing body of the City of Leon, Kansas on June 5, 2023, and **APPROVED AND SIGNED** by the Mayor on June 5, 2023.


KRISTINA SEMISCH, Mayor

ATTEST:


JODIE LAIDLER, City Clerk

[SEAL]