

DRAFT:
Chapter 220-9S:
Manufactured Housing Standards

LAST REVISED 7/16/2020

§ 220-9 Regulations applicable to all districts.

S. Placement of manufactured housing within the Town of Canandaigua.

(1) The siting of single-wide manufactured homes shall be permitted only in manufactured home parks within the Town of Canandaigua.

(2) A single-wide manufactured home sited under the provisions of this section shall offer no less than 720 square feet of living area, excluding decks, porches and other structures which are either attached or placed immediately adjacent to the single-wide manufactured home.

(3) Double-wide manufactured homes are permitted in all residential zoning districts, **except the Residential Lake District,** provided that the double-wide manufactured home shall offer no less than 1,100 square feet of living space, excluding decks, porches and other structures which are either attached or placed immediately adjacent to the double-wide manufactured home, and further provided that the double-wide shall be no less than 20 feet wide.

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(4) All double-wide manufactured homes located outside of a manufactured home park shall be sited on a full perimeter foundation with concrete or concrete block foundation walls. ~~extended below the frost line and must~~

~~be affixed to the foundation in accordance with the manufacturer's specifications.~~

~~(a) The use of plastic and/or metal type skirting material is not permitted.~~

~~(b) The placement of the permanent concrete or concrete block foundation walls is for aesthetic purposes. The foundation shall be installed per manufacturer's stamped plans.~~

~~(c) It is at the discretion of the manufacturer or owner if the foundation incorporates the permanent aesthetic wall.~~

(5) All manufactured homes to be sited within the Town of Canandaigua shall comply with all applicable federal, state and/or local laws at the time of application.

(6) A permit must be obtained from the Code Enforcement Officer of the Town of Canandaigua prior to the siting of any manufactured home within the Town of Canandaigua.

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