

NAME OF OWNER _____

LOCATION ADDRESS _____

LOT # _____ MOBILE HOME PARK _____

Pre-Owned Manufactured Home Minimum Standards & Relocation Approval

DEFINITIONS

Pre-owned Manufactured Home: Any manufactured home as defined in O.C.G.A. 8-2-170(3) that has been previously utilized as a residential dwelling.

The following must be inspected for and brought into proper compliance prior to occupancy of any pre-owned manufactured home that is relocated into or within unincorporated Cobb County. Permanent electrical power will not be allowed unless/until all of the items are certified as compliant. Inspections must be conducted by a third-party Professional Engineer (of your choosing and at your cost), with an active State of Georgia registration to include an original stamped seal on this document **OR a Private Home Inspector (of your choosing and at your cost), Certified by NACHI or ICC.**

All check boxes must indicate a "yes" response without any exceptions or clarifications. Color photos of the interior and exterior of the pre-owned manufactured home showing compliance with the health and safety standards as listed below must be provided to the Cobb County Tax Commissioners Office along with this completed document before a Move Permit Authorization can be issued.

This form must then be presented to the Cobb County Permit Office, by the applicant requesting permanent electrical power, at time of permitting.

Inspection is required prior to relocation? yes If NO, why? _____

- (1) **Exterior:** All components of the exterior are in sound condition and appearance and with no obvious defects. yes no
- (2) **Roof:** The roof is in sound condition and with no obvious defects. yes no
- (3) **Interior:** The flooring, interior walls and ceiling are in sound condition and appearance and with no obvious defects. yes no
- (4) **Egress Windows:** Each bedroom has at least one operable escape window. yes no
- (5) **Ventilation:** Bathrooms and kitchen either have a window or an operable ventilation device at each individual location that allows for proper ventilation. yes no
- (6) **Smoke Detectors:** Contains one operable battery-powered smoke detector in each bedroom and in the kitchen area and are installed per the manufacturer's recommendations. yes no
- (7) **Sanitary Facilities:** Properly installed kitchen sink. Each bathroom contains a lavatory and water closet and at least one bathroom contains a tub and/or shower facility. Each fixture is properly connected and is in good working order. yes no
- (8) **Electrical:** The distribution panels are in compliance with the approved listing, complete with required breakers, with all unused openings covered with solid covers approved and listed for that purpose. Connections are tight and panel is accessible. All switches, receptacles and fixtures are properly and securely installed. yes no
- (9) **Hot Water Supply:** A water heater that is in safe and working condition is installed yes no
- (10) **Heating Source:** Has a safe and working central heating system without any unvented heaters. yes no

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Occupancy

(1) No pre-owned manufactured home shall be occupied until the standards herein are met.

(2) If a pre-owned manufactured home is sold "as is" for purposes of repair prior to occupancy, the sales agreement and/or contract shall specifically state that the purchaser understands and agrees that the pre-owned manufactured home is not habitable in its present condition and that the purchaser agrees to bring the home into compliance with the standards specified herein prior to occupancy.

In addition to the standards specified herein, all pre-owned manufactured homes must comply with **all other** applicable local and state laws and regulations.

Acceptance of this document is solely for purposes of approving habitable conditions and in no way grants approval to occupy an unsafe structure.

Printed name of Professional Engineer or Home Inspector:

*Professional
Engineer's
Seal*

Signature of above professional: _____

Date: _____, 201__ License# _____

Accepted for relocation by _____
(Tax Commissioners Office)

(Attach a copy of this document and pictures to electrical service permit)

Courtesy Information for locating a Certified Home Inspector:

Approved Residential Inspections, LLC @ 770-403-6200
Marvin Rouse, ICC Certified Home Inspector.

OR

A list of NACHI Certified Home Inspectors can be obtained from Americas Real Estate Academy by calling 770-591-5552.