MOBILE/MANUFACTURED HOME UTILITY GUIDELINES

UTILITY CONNECTIONS FOR MOBILE HOMES/MANUFACTURED HOMES, AND COMMERCIAL MODULARS ON FOUNDATION SYSTEM.

When a foundation system is installed pursuant to section 18551 of the Health and Safety Code, utility connections shall comply with the requirements of Title 25, or at the discretion of the owner, the connections may be installed as required for permanent residential buildings in compliance with the California Plumbing Code and the California Electric Code [1333.5(a)]. Whenever a commercial modular is installed, the utility connections shall comply with the California Plumbing Code and California Electrical Code [1333.5(b)]. Utility connections shall be located within 4 feet of the Mobile Home/Manufactured Home (See Area "N" below). Sewer and water connections may be located under the Mobile Home/Manufactured Home within 18 inches of the outside wall (See Area "B" below). [1184, 1222, 1254(e), and 1274].

ELECTRICAL

Equipment installed to supply electrical to a Mobile Home/Manufactured Home shall be rated at not less than 100 amperes and shall be listed and labeled "Service Equipment" [1180]. Equipment to supply electrical power to a Mobile Home/Manufactured Home shall be located within 4 feet of the home or the proposed location of the home [1184]. Additional loads (well pumps, garage, shops, etc.) require additional power. Approved Mobile Home/manufactured Home lot service equipment shall be stabilized by concrete not less than 3 1/2 inches thick and surrounding the equipment base by not less than 6 inches. The lot service equipment shall be secured to a 4 X 4 redwood or pressure treated post or equivalent installed not less than 2 feet into the earth [1182].
The lot gas outlet shall terminate within 4 feet outside of the home or proposed location of the home [1222(a)]. Gas meters shall not be installed closer than 3 feet from sources of ignition [1226(b)]. All gas piping installed below ground shall have a minimum earth cover of 18 inches. Gas piping shall not be installed underground beneath buildings or that portion of the lot reserved for the location of the home or any accessory buildings [1216]. Underground Liquefied Petroleum Gas shall require a test of 10 pounds for a minimum of 15 minutes.
WATER SUPPLY AND DRAIN CONNECTOR

Each lot shall be provided with potable water service. The water service outlet riser shall be not less than 3/4 inch nominal pipe size [1274(a)]. The lot water outlet shall be located within 4 feet of the outside of the unit, or under the unit within 18 inches of the exterior wall of the unit [1274(b)]. A pressure test of a minimum of 50 pounds or working pressure shall be required.

Each lot shall be provided with a drain inlet not less than 3 inches in diameter and shall be connected to an approved sewage disposal system [1254(a)]. Each drain inlet shall be protected from movement by being encased in a concrete slab not less than 3 1/2 inches thick and which surrounds the inlet by not less than 6 inches on any side [1254(c)]. The lot drain inlet shall be located within 4 feet of the outside of the unit, or under the unit within 18 inches of the exterior wall of the unit [1254(e)].