

**Town of Greenfield
La Crosse County, State of Wisconsin
N1800 Town Hall Road
La Crosse, WI 54601
Resolution Number 2014-03**

12-10-14

Resolution to amend mobile home ordinance and adopt standards and require mobile home inspections prior to occupancy. And to require permits for all construction.

An ordinance to require building inspection and standard building inspection fees on all newly installed homes, pre-owned and new structures, to be placed in the Town of Greenfield, La Crosse County, Wisconsin.

Section 1 Authority

The provisions of WI. Statute 66.0435 and as amended from time to time including definitions therein and herein adopted by reference. The Town has the right to license mobile home parks under village power in accordance with Stats. 60.22 as well under authority of 66.0119, 66.0435, 101.645 and 101.935 provides adoption and enforcement of this ordinance that requires enforcement of the Uniform building code.

Section 2 Implementation

The Owner of the Park or Home owner must notify the building inspector and obtain a permit before placing any new or pre-owned manufactured home.

The building inspector will provide inspection of all structures and may order repairs to correct deficiencies. All construction in the home community requires a permit which is the same standard throughout the Town for residential construction. Fees are the same. Construction is defined as home placement, additions, garages, attachments, storage sheds and decks. No portable garages, canopies, fabric hoop sheds are allowed. Existing said structures must be removed within 30 days of written notice from building inspector, town, or county zoning officials.

Section 3 General License and permit provisions

No mobile home may be placed in the Town that is not up

to codes and not in livable conditions.

Use of a residential dwelling shall be limited to occupancy by family members or a maximum 3 or less non related individuals.

Section 4 Enforcement thru license provisions

Any license may be revoked for failure to obtain a building permit, required inspections or failure to provide mandated repairs. No occupancy permit will be issued until inspection is performed and repairs completed.

Section 5 Penalty Provisions

Any person, partnership, corporation or legal entity that fails to comply with the provisions of the ordinance, shall upon conviction pay a forfeiture to the Township of not less than \$100.00 nor more than \$1,000.00 plus applicable surcharges and court costs for each violation.

Each day a violation exists or continues shall be considered a separate offense under this ordinance.

Section 6 Severability

If any provisions of the ordinance or its application to any circumstance is held invalid, the invalidity does not affect the other provisions or applications of this ordinance that can be given effect with the invalid provision or application, and to this end the provisions of this ordinance are severable.

Section 7 Effective Date

This ordinance is effective on publication. The Town Clerk shall properly publish this ordinance under Stat. 60.80 within 30 days of adoption.

Adopted this 10th day of December 2014


Steve Mader, Chairman


Rhonda Helgeson, Supervisor


Thomas Jacobs, Supervisor


Lois Meinking, Clerk