

**Chapter 14.44**  
**Mobile Homes and Mobile Home Parks**

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**14.44.010**     **Generally.**

This chapter covers regulating the parking, location and occupation of mobile homes, licensing and regulating mobile home parks and providing for the taxation of mobile homes. (Ord. dated 12/10/82 § 11.5[part])

**14.44.020 Definitions.**

As used in this title the following terms shall have the meanings hereinafter designated:

"Complete bathroom facilities" means a flush toilet, lavatory, bath and kitchen sink.

"Licensee" means any person, firm or corporation licensed to operate and maintain a mobile home park under this title.

"Lot" means a space as defined in this section.

"Mobile home" means that which is, or was as originally constructed, designed to be transported by any motor vehicle upon a public highway and designed, equipped and used primarily for sleeping, eating and living quarters, or is intended to be so used; and includes any additions, attachments, annexes, foundations and appurtenances, except that a mobile home is not deemed a mobile home if the assessable value of such additions, attachments, annexes, foundations and appurtenances equals or exceeds fifty (50) percent of the assessable value of the mobile home.

"Mobile home park" means any plot or plots of ground upon which two or more units, occupied for dwelling or sleeping purposes are located, regardless of whether or not a charge is made for such accommodation. As used in this title mobile home park is limited to plots on which are located two or more nondependent mobile homes.

"Mobile home stand" means that part of an individual space which has been reserved and improved for the placement of one mobile-home unit.

"Nondependent mobile home" means a mobile home equipped with complete bath and toilet facilities, all furniture, cooking, heating, appliances and complete year round facilities.

"Occupied area" means that portion of an individual mobile home space which is covered by a mobile home and its accessory structures.

"Park" means mobile home park.

"Park management" means the person who owns or has charge, care or control of the mobile home park.

"Person" means any natural individual, firm, trust, partnership, association or corporation.

"Space" means a plot of ground within a mobile home park, designed for the accommodation of one mobile home unit.

"Unit" means a mobile home unit. (Ord. dated 12/10/82 § 11.51)

**14.44.030 Parking outside licensed mobile home parks restricted.**

A. No person shall park, locate or place any mobile home outside of a licensed mobile-home park in the village of Oakfield except unoccupied mobile homes may be parked on the lawfully situated premises of a licensed mobile home dealer for purposes of sales display; the lawfully situated premises of a vehicle service business for purposes of servicing or making necessary repairs; the premises leased or owned by the owner of such mobile home for purposes of sales display for a period not exceeding one hundred twenty (120) days, provided no business is carried on therein, or in an accessory private garage, building or rear yard of the owner of such mobile home.

B. No person shall stop, stand or park a mobile home on any street, alley or highway within the village in violation of Chapters 340 to 348 of the Wisconsin Statutes or the traffic ordinances and regulations of the village of Oakfield. (Ord. dated 12/10/82 § 11.52)

**14.44.040 Mobile home occupancy permits.**

A. Mobile homes legally located and occupied on premises outside a licensed mobile-home park prior to the enactment of the ordinance codified in this title may be continued in such location, provided that the owner of the premises on which such unit is located shall apply to the village clerk within sixty (60) days after the effective date of the ordinance codified in this title for a use permit showing the date on which such use and occupancy commenced, the names of the owner and occupants and that such use and occupancy is otherwise in conformity with the applicable laws and regulations of the state and village. Such nonconforming use shall be automatically terminated upon discontinuance for any reason for twelve (12) consecutive months or if the total structural repairs and alterations to the mobile home exceed fifty (50) percent of the net value as determined under Section 14.44.110.

B. The owner or occupant of a mobile home shall within five days after entering of a licensed mobile home park or removing to another park within the village obtain a permit from the municipal clerk. Such permits shall be issued only for mobile homes which comply with Section 218.12, Wisconsin Statutes, or bear a seal, stamp or certificate of the manufacturer guaranteeing that the mobile home is constructed in accordance with the standards of the American National Standards Institute Book A 119.1. (Ord. dated 12/10/82 § 11.53)

**14.44.050 Mobile home park developer's permit.**

A. No person shall construct, alter, modify or extend any mobile home park or mobile home park building or facility within the limits of the village of Oakfield without first securing a mobile home park developer's permit from the village. Such permits shall be issued by the clerk upon approval by the governing body.

B. Applications for mobile home park developers' permits shall be filed with the

municipal clerk with sufficient copies for the clerk to forward one each to the building inspector who shall investigate and review said application to determine whether the applicant, the premises on which said park will be located and the proposed design and specifications thereof and all buildings proposed to be constructed thereon will comply with the applicable regulations, ordinances and laws of the state and village and report their findings in writing to the governing body within sixty (60) days. Such reports shall be considered by the governing body before any permit is issued hereunder. Failure of any officer or body to report within the allotted time shall be deemed a favorable recommendation.

C. Applications for mobile home park developers' permits shall be accompanied by a fee of one hundred dollars (\$100.00) to cover the cost of investigation and processing, plus regular building permit fees for all buildings or structures to be erected within the proposed park.

D. Applications shall be made on forms furnished by the clerk and shall include the following information:

1. Name and address of the applicant;
2. Location and legal description of the proposed park, addition, modification or extension;
3. A complete plot plan showing compliance with all applicable provisions of this title, and the municipal building code and zoning and subdivision ordinances;

4. Complete preliminary engineering plans and specifications, including a scale drawing of the proposed park showing but not limited to:

a. Plans and specifications of all utilities, including: sewerage collection and disposal, stormwater drainage, water and electrical distribution and supply, refuse storage and collection, lighting, telephone and TV antenna systems,

b. Location and width of roadways and walkways, buffer strips, recreational and other common areas,

c. The location of mobile home stands with the mobile home spaces, including a detailed sketch of at least one typical mobile home space and stand therein,

d. Landscape plan showing all plantings,

e. Plans and specifications of all park buildings and structures;

5. Interest of applicant in proposed mobile home park or extension thereof. If owner of tract is a person other than applicant, a duly verified statement by the owner that applicant is authorized by him to construct and maintain the proposed park, addition, modification or extension and make the application;

6. Written statements describing proposed park operations, management and maintenance, including proposed fees and charges and other requirements to be imposed on park occupants by the park operator.

E. Final engineering plans and specifications complying with the provisions of this title and any modifications or conditions imposed by the governing body shall be submitted to the clerk and checked by the proper municipal officials for compliance before the license is issued. (Ord. dated 12/10/82 § 11.54)

#### **14.44.060 Standard requirements for mobile home parks, additions or extensions.**

All mobile home parks and modifications of or additions or extensions to existing parks shall comply with the following and shall be the

responsibility of and maintained by the park owner.

A. Chapters H 62 and 77 and PSC 184, Wisconsin Administrative Code, which are made a part of this title and incorporated herein by reference as if fully set forth; except that such regulations shall not be deemed to modify any requirement of this title or any other applicable law or ordinance.

B. Mobile home parks shall contain a minimum of five acres and shall be limited to a maximum of ten acres.

C. The maximum number of mobile home spaces shall be five per acre and individual spaces shall be not less than seven thousand (7,000) square feet in area with a minimum of sixty (60) feet in width and arranged to afford ample area for a variety of units, a setback of fifty (50) feet from all public rights-of-way and twenty-five (25) feet from any park drive or common area, including common parking areas, forty (40) feet from all park boundary lines, twenty-four (24) feet from any other unit, building or structure. Mobile homes shall occupy a minimum of six hundred (600) square feet and shall not exceed fifteen (15) feet in height. The basic unit shall not occupy in excess of twenty (20) percent of the area of the site, and the complete unit including all accessory structures shall not occupy more than thirty (30) percent of the area of the site. Accessory structures, such as awnings, cabanas, storage cabinets, carports, windbreaks and attached porches shall be considered part of

the unit for purposes of determining compliance with this provision.

D. No mobile home park shall be laid out, constructed or operated without village water supply and sanitary sewer service. All water or sanitary sewerage facilities in any unit not connected with public water or sewer systems by approved pipe connections shall be sealed and their use is declared unlawful. Sewer and water usage charges shall be billed to the occupant or owner of each mobile home unit on a quarterly basis or as determined by the village.

E. Individual valved water service connections shall be provided for direct use of each unit, so constructed and installed that they will not be damaged by frost or parking of the unit. Water systems shall be adequate to provide a pure, potable water supply of six gallons per minute at a minimum pressure of twenty (20) psi and capable of furnishing a minimum of one hundred fifty (150) gallons per unit per day. Fire hydrants shall be installed within five hundred (500) feet of every mobile home stand and park building.

F. All liquid wastes originating at units, service or other buildings shall be discharged into a sewerage system extended from and connected with the public sewerage system. Such system shall comply with all provisions of the state code and village ordinances relating to plumbing and sanitation. Each individual space shall be provided with a three-inch watertight sewer connection protected from damage by heaving and thawing or parking of the unit, and located within the rear one-third of the stand, with a continuous grade, which is not subject to surface drainage, so constructed that it can be closed when not in use and trapped in such a manner that it can be kept odor free.

G. Adequate provision shall be made for the disposal of solid and liquid wastes in a manner approved by the village. Open burning of waste or refuse is prohibited.

H. All television antenna systems, electrical and telephone distribution lines and oil or gas piping serving the park or spaces therein shall be installed underground. Distribution systems shall be new and all parts and installations shall comply with all applicable federal, state and local codes. Each space shall be provided with a weatherproof electrical overcurrent protection device, disconnect means and branch service of not less than sixty (60) amperes for two hundred twenty (220) volt service located adjacent to the water and sewerage outlets. Receptacles shall be of the four-pole-four-wire grounding type and have a four-prong attachment for one hundred ten (110) to two hundred twenty (220) volts.

I. Before a mobile home is located on a space, a stand consisting of a slab of six-inch thick concrete three thousand five hundred (3,500) psi having a minimum width of twelve (12) feet and minimum length of fifty (50) feet shall be erected thereon. At least six tie-downs shall be provided at regular intervals on each slab.

J. A minimum of two off-street parking spaces surfaced with bituminous concrete or similar material capable of carrying a wheel load of four thousand (4,000) pounds shall be provided for each mobile home space.

K. Condition of soil, ground water level, drainage and topography shall not create hazards to the property, health or

safety of occupants of mobile home spaces or living units. The site shall not be exposed to objectionable smoke, noise, odors or other adverse influences, and no portion subject to unpredictable and/or sudden flooding, subsidence or erosions shall be used for any purpose which would expose persons or property within or without the park to hazards

L. Exposed ground surfaces in all parts of every mobile home park shall be paved or covered with stone screenings or other solid material or protected with a vegetative growth that is capable of preventing soil erosion and eliminating objectionable dust.

M. The ground surface in all parts of every mobile home park shall be graded and equipped to drain all surface water in a safe, sanitary and efficient manner.

N. All parks shall be furnished with lighting so spaced and equipped with luminaries placed at such heights as will provide the following average maintained levels of illumination for the safe movement of pedestrians and vehicles at night:

1. All parts of the park street systems: 0.6 footcandles, with a minimum of 0.1 footcandles;

2. Potentially hazardous locations, such as major park street intersections and steps or stepped ramps, individually illuminated, with a minimum of 0.3 footcandles.

3. All mobile home spaces shall abut upon a street with a minimum width of thirty-six (36) feet. All streets shall be provided with a smooth, hard and dense surface which shall be well drained under normal use and weather conditions for the area. Pavement edges shall be curbed or protected to prevent raveling of the wearing surface and shifting of the pavement base. Grades of streets shall be sufficient to insure adequate surface drainage but not more than eight percent, provided a maximum grade of twelve (12) percent may be used if approved by the village as safe and designed to avoid traffic hazards. Streets shall be at

approximately right angles within one hundred (100) feet of an intersection. Intersections of more than two streets at one point shall not be allowed. A distance of at least one hundred fifty (150) feet shall be maintained between centerlines of offset intersecting streets.

P. All parks shall be provided with pedestrian walks between individual mobile homes, park streets and community facilities of not less than three feet in width. Walks in locations where pedestrian traffic is concentrated shall be a minimum of four feet wide. Grade and surfacing of walks shall be approved by the village as safe and comparable to sidewalks in other areas of the municipality subject to similar usage.

All mobile home parks shall have a greenbelt or buffer strip not less than fifteen (15) feet wide along all boundaries. Unless adequately screened by existing vegetative cover, all mobile home parks shall be provided within such greenbelt or buffer strip with screening of natural growth or screen fence, except where the adjoining property is also a mobile home park. Compliance with this requirement shall be made within five years from the granting of the mobile home park developer's permit. Permanent plantings shall be grown and maintained at a height of not less than six feet. Screening or planting requirements may be waived or modified by the governing body if it finds that the exterior architectural appeal and functional plan of the park when completed will be materially enhanced by modification or elimination of such screen planting requirements.

R. In all mobile home parks there shall be one or more recreation areas easily accessible to all park residents. Such areas shall include a total minimum of eight thousand (8,000) square feet. No single

recreational area shall contain less than two thousand five hundred (2,500) square feet. Recreation areas shall be so located as to be free of traffic hazards and convenient to mobile home spaces which they serve.

S. Single-family nondependent mobile-homes and approved accessory structures included in the original plans and specifications or revisions thereof, parks, playgrounds, open space, off-street parking lots, one park office and service buildings for exclusive use of park residents shall be the only permitted uses in mobile home parks; provided the village board may approve the following uses when designed and limited to exclusive use of park residents:

1. Laundromats;
2. Clubhouses and facilities for private social or recreation clubs;
3. Swimming pools.

T. No signs shall be erected in mobile-home parks except signs pertaining to the lease, hire or sale of individual mobile homes not more than two square feet in area and one mobile home park identification sign not more than fifty (50) square feet in area at each park entrance.

U. All mobile home parks shall be provided with safe and convenient vehicular access from abutting public streets or roads to each mobile home space. Entrances to parks shall be designed to minimize congestion and traffic hazards and allow free movement of traffic on adjacent streets.

V. The standards and requirements for mobile home park design, layout and development contained in this section are intended to be minimum standards necessary to create a safe, sanitary, healthful, agreeable and urbane environment in mobile homes and mobile home parks and the village of Oakfield. The express enumeration of such standards shall not preclude the governing body by resolution or bylaw or express written agreement with the mobile home

park owner or developer from imposing additional requirements or modifying the requirements set forth in this title whenever it shall determine that such modifications or additions are more likely to achieve the purposes of this section than those set forth herein and will not conflict with applicable laws of the state (or county). (Ord. dated 12/10/82 § 11.55)

#### **14.44.070 Mobile home park operator's license.**

A. No person shall operate, administer or maintain a mobile home park within the village of Oakfield without a valid, unexpired mobile home park license issued by the municipal clerk and approved by the governing body upon determination that the standards in this section have been met and payment of the required fee.

B. Mobile home park licenses shall be issued for a calendar year and shall expire on December 31st next succeeding date of issue. Licenses may be issued after January 1st of any year but no rebate or diminution of the fee shall be allowed therefore.

C. The annual fee for a mobile home park license shall be one hundred dollars (\$100.00) for each fifty (50) mobile home spaces or fraction thereof. Licenses may be transferred during a license year for a fee of ten dollars (\$10.00).

D. Licenses granted under this section shall be subject to revocation or suspension by the governing body for cause in accordance with Section 66.058(2)(d), Wisconsin Statutes. "Cause" as used in this subsection shall include, but not be limited to:

1. Failure to neglect to abide by the requirements of this title or the laws or regulations of the state of Wisconsin relating to mobile home parks and their operation;
2. Conviction of any offense under the laws of the state or ordinances of the village relating to fraudulent or misleading advertising or deceptive practices regarding the sale or renting of mobile homes or the leasing or rental of mobile home

spaces or sale, lease or operation of park facilities;

3. Operation or maintenance of the mobile home park in a manner inimical to the health, safety or welfare of park occupants or the inhabitants of the village of Oakfield; including, but not limited to, repeated violations of laws or ordinances relating to health, sanitation, refuse disposal, fire hazards, morals or nuisances;

4. Transfer or sale of an ownership interest in any mobile home space or the underlying land other than to another eligible licensee. Such action shall also subject the owner of the underlying land to all requirements of the state and municipal subdivision control laws and regulations regardless of the size or number of lots or spaces so transferred or sold.

E. Except as provided in subsection F of this section, no mobile home park license shall be granted for any premises of to any person not meeting the following standards and requirements:

1. All standards and requirements set forth in Section 14.44.060 except as specifically waived or notified in writing by the village board and endorsed on the mobile home park developer's permit. This requirement includes a valid certificate from the Wisconsin department of health and social services that the park complies with the provisions of Chapter H 77, Wisconsin Administrative Code applicable thereto.

2. Mobile home parks shall be used only for the parking and occupancy of single-family nondependent mobile homes and accessory structures and appurtenances and uses authorized and approved under Section 14.44.060S.

3. Applicant shall file with the approving officer, certificates of the building inspector and health officer certifying that all equipment, roads, sanitary facilities, water facilities, and other equipment and facilities, including roads, have been constructed, or installed in the park as required by this title and are in required operating condition at the time of said application.

4. Location and operation of the park shall comply with all zoning and land use ordinances of the state and village and no permit

shall be issued until the proposed use has been certified by the building inspector as complying with such ordinances.

F. Mobile home parks in existence and operating under a valid mobile home park license upon the effective date of the ordinance codified in this title including parks in areas hereafter annexed to the village shall be exempt from the requirements hereof relating to land use and occupancy provided such use and occupancy complies with the applicable laws and ordinances in effect at the time of issuance of the original license but shall file application for a mobile home park developer's nonconforming use permit and comply with all other provisions of this title within six months after the effective date hereof; provided that an existing mobile home park having a density in excess of that provided in Section 14.44.060C shall not increase its density and shall be operated in other respects in accordance with this title. The governing body may extend the time for compliance as herein required upon such conditions as it shall determine necessary to protect the health, safety and welfare of park occupants or inhabitants of the village. All extensions, modifications or additions to lawfully licensed existing parks or facilities or structures therein shall comply with this title.

G. Each applicant for an original or renewal license shall file with the municipal clerk a bond in the sum of one thousand dollars (\$1,000.00) for each fifty (50) mobile-home spaces or fraction thereof guaranteeing the collection by the licensee of the monthly parking permit fees as provided in Section 14.44.110 and the compliance of licensee and the park management with the provisions of this title. Such bond shall also be for the use and benefit and may be prosecuted and recovery had thereon by any person who may be injured or damaged by reason of the licensee violating any provision of this title. (Ord. dated 12/10/82 § 11.56)

#### **14.44.080 Operation of mobile home**



**parks—Responsibilities of park management.**

A. In every mobile home park there shall be located an office of the attendant or person in charge of said park. A copy of the park license and of the ordinance codified in this title shall be posted therein and the park register shall at all time be kept in said office.

B. The attendant or person in charge and the park licensee shall operate the park in compliance with this title and regulations and ordinances of the village and state and their agents or officers and shall have the following duties:

1. Maintain a register of all park occupants, to be open at all times to inspection by state, federal and municipal officers, which shall show:

- a. Names and addresses of all owners and occupants of each mobile home,
- b. Number of children of school age,
- c. State of legal residence,
- d. Dates of entrance and departure of each mobile home,
- e. Make, model, year and serial number or license number of each mobile home and towing or other motor vehicles and state, territory or country issuing such licenses,
- f. Place of employment of each occupant, if any;

2. Notify park occupants of the provisions of this title and inform them of their duties and responsibilities and report promptly to the proper authorities any violations of this title or any other violations of law which may come to their attention;

3. Notify the health officer immediately of any suspected communicable or contagious disease within the park;

4. Supervise the placement of each mobile home on its stand which includes securing its stability and installing all utility connections and tiedowns;

5. Maintain park grounds, buildings and structures free of insect and rodent harborage and infestation and accumulations of debris which

may provide rodent harborage or breeding places for flies, mosquitoes and other pests;

6. Maintain the park free from growth of noxious weeds;

7. Maintain the park free of litter, rubbish and other flammable materials; provide portable fire extinguishers of a type approved by the fire chief of all locations designated by the chief and maintain such extinguishers in good operating condition and cause every area within the park designated as a fire lane by the fire chief to be kept free and clear of obstructions;

8. Provide every mobile home unit with a substantial, fly tight, watertight, rodent proof container for the deposit of garbage and refuse in accordance with the ordinances of the municipality and the regulations of the health officer. The management shall provide stands for all refuse and garbage containers so designed as to prevent tipping and minimize spillage and container deterioration and facilitate cleaning;

9. Provide for the sanitary and safe removal and disposal of all refuse and garbage at least weekly. Removal and disposal of garbage and refuse shall be in accordance with the laws of the state of Wisconsin and the ordinances and regulations of the municipality, including regulations promulgated by the health officer and the fire chief;

10. Collect the monthly parking permit fee and cash deposits for each occupied nonexempt mobile home within the park and remit such fees and deposits to the municipal clerk as required by Section 14.44.110;

11. Allow inspections of park premises and facilities at reasonable times by municipal officials or their agents or employees as provided by Section 14.44.100B. (Ord. dated 12/10/82 § 11.57)

**14.44.090 Responsibilities and duties of mobile home park occupants.**

A. Park occupants shall comply with all applicable requirements of this title and regulations issued hereunder and shall maintain their

mobile home space, its facilities and equipment in good repair and in a clean and sanitary condition.

B. Park occupants shall be responsible for proper placement of their mobile home stand and proper installation of all utility connections in accordance with the instructions of the park management.

C. No owner or person in charge of a dog, cat or other pet animal shall permit it to run at large or cause any nuisance within the limits of any mobile home park.

D. Each owner or occupant of a nonexempt mobile home within a mobile home park shall remit to the licensee or authorized park management the cash deposit and monthly parking permit fee as required by Section 14.44.110.

E. It shall be the duty of every occupant of a park to give the park licensee or management, or his agent or employee, access to any part of such park or mobile home premises at reasonable times for the purpose of making such repairs or alterations as are necessary to effect compliance with this title or any law or ordinance of the state or municipality or lawful regulation or order adopted thereunder.

F. Mobile homes shall be parked only on the mobile home stands provided and shall be placed thereon in accordance with all requirements of this title.

G. No mobile home owner or occupant shall conduct in any unit or any mobile home park any business or engage in any other activity which would not be permitted in single-family residential districts in the village.

H. No person shall discharge any waste water on the surface of the ground within any mobile home park.

I. No person shall erect or place upon any mobile home space, any permanent or temporary structure intended to be used for dwelling purposes or in connection with a mobile home unit except as specifically authorized by this title. (Ord. dated 12/10/82 § 11.58)

#### **14.44.100 Additional regulations on mobile homes and mobile home parks.**

A. Wrecked, damaged or dilapidated mobile homes shall not be kept or stored in a mobile home park or upon any premises in the village. The building inspector shall determine if a mobile home is damaged or dilapidated to a point which makes it unfit for human occupancy. Such mobile homes are declared to be a public nuisance. Whenever the building inspector so determines he shall notify the licensee or landowner and owner of the mobile home in writing that such public nuisance exists within the park or on lands owned by him giving the findings upon which his determination is based and shall order such home removed from the park or site or repaired to a safe, sanitary and wholesome condition of occupancy within a reasonable time, but not less than thirty (30) days.

B. The health officer, building inspector, fire chief, municipal engineer, board of health or their lawful agents or employees are authorized and directed to inspect mobile home parks not less than once in every twelve (12) month period to determine the health, safety and welfare of the occupants of the park and inhabitants of the village as affected thereby and the compliance of structures and activities therein with this title and all other applicable laws of the state and ordinances of the municipality.

C. Fires in mobile home parks shall be made only in stoves and other cooking or heating equipment intended for such purposes. Outside burning is prohibited except by permit and subject to requirements or restrictions of the fire chief.

D. All plumbing, building, electrical, oil or gas distribution, alterations or repairs in the park shall be in accordance with the regulations of applicable laws, ordinances and regulations of the state and municipalities and their authorized agents.

E. All mobile homes in mobile home parks shall be skirted unless the unit is placed within one foot vertically of the stand with soil or other material completely closing such space from view and

entry by rodents and vermin. Areas enclosed by such skirting shall be maintained free of rodents and fire hazards.

F. No person shall construct, alter, add to or alter any structure, attachment or building in a mobile home park or on a mobile home space without a permit from the village building inspector. Construction on, or addition or alteration to the exterior of a mobile home shall be of the same type of construction and materials as the mobile home affected. This subsection shall not apply to addition of awnings, antennae or skirting to mobile homes. Accessory structures on mobile home spaces shall comply with all setback, side yard and rear yard requirements for mobile home units.

G. Storage under mobile homes is prohibited.  
(Ord. dated 12/10/82 § 11.59)

**14.44.110 Monthly parking fee.**

A. There is imposed on each owner of a nonexempt, occupied mobile home in the municipality, a monthly parking permit fee determined in accordance with Section 66.058(3) Wisconsin Statutes. It shall be the full and complete responsibility of the mobile home park licensee to collect the proper amount from each mobile home owner or occupant. Licensees and owners and occupants of mobile homes permitted to be located on land outside a mobile home park and owner of lands on which such homes are parked shall pay to the village treasurer such parking permit fees on or before the tenth of the month following the month for which such fees are due in accordance with the terms of this title and such reasonable regulations as the treasurer may promulgate.

B. Licensees of mobile home parks and owners of land on which are parked any occupied, nonexempt mobile homes shall furnish information to the village clerk and assessor on such homes added to their park or lands within five days after arrival of such homes on forms

furnished by the clerk in accordance with Section 66.058(3)(c) and (e) of the Wisconsin Statutes.  
(Ord. dated 12/10/82 § 11.60)