

**THE CODE OF ORDINANCES  
JASPER COUNTY, GEORGIA**

Published in 2012 by Order of the Board of County Commissioners

**§ 119-2 JASPER COUNTY CODE**

**Sec. 119-2. Definitions.**

Manufactured home, Class A, means a manufactured home bearing a label certifying it is constructed in compliance with the Federal Manufactured Home and Standards Act 42 USC 5401—5445 (the HUD Code, which became effective on June 15, 1976), and satisfying each of the following additional criteria:

- (1) The home has a length not exceeding four times its width: **No single wides are allowed in the county. Double wides are only allowed in AG zoning, 5 acre minimum**
- (2) The pitch of the home's roof has a minimum vertical rise of four feet for each 12 feet of horizontal run. The home shall have eaves with a minimum projection of 12 inches;
- (3) The entry to the home facing the road shall have a porch, deck, or entry area extending at least six feet out from the home, and having a minimum width of eight feet;
- (4) All other entrances shall have a deck or landing at least four feet by four feet or the size of the opening;
- (5) The exterior siding consists of wood, hardboard, vinyl, or plastic siding material comparable in composition, appearance, and durability to exterior siding commonly used in standard residential construction;
- (6) A continuous footer and foundation wall or skirt, unpierced except for required ventilation and access, and constructed of brick, block, or stone, installed so that it encloses the area located under the home to the ground level. Such wall must meet the standards specific in ANSI A225.1;
- (7) The tongue, axles, transporting lights, and towing apparatus are removed after placement on the lot and before occupancy.

**RULES AND REGULATIONS OF THE OFFICE OF COMMISSIONER OF INSURANCE SAFETY FIRE DIVISION**

**CHAPTER 120-3-7 RULES AND REGULATIONS FOR MANUFACTURED HOMES120-3-7-.18**

**Installation Instructions.**

**(16) Miscellaneous**

(b) Auxiliary Structures: All auxiliary structures (such as porches, decks, awning, cabanas, stairs, etc., unless provided and approved by the manufacturer) **shall be entirely self-supporting**, unless designed and approved by a professional engineer or registered architect. All such structures shall be constructed in accordance with the Georgia State Building Codes or local authority having jurisdiction.