

City of Alliance Building Guide



Residential Mobile Homes

General Requirements:

1. Lot Coverage: The square footage of the mobile home along with any accessory structures may not exceed 40% of the lot coverage.
2. Size: The mobile home must meet or exceed the minimum dwelling sizes listed below.
 - a) One bedroom: 570 ft²
 - b) Two bedroom: 700 ft²
 - c) Three bedroom: 850 ft²
 - d) Four bedroom: 1020 ft²
3. Skirting: The entire undercarriage and wheel assembly shall be screened from view by means of a nonflammable skirting material that shall extend from the mobile home pad to the floor level of the mobile home.
4. Tie Downs: Mobile homes may be placed on a permanent foundation or basement but as a minimum shall be tied down according to the mobile home manufacturer and HUD specifications.
5. Mobile homes shall not extend farther into the setbacks than previous homes on the same lot.

Permits Required:

1. Plumbing for water and sewer service connections.
2. Gas piping for any natural gas connections.
3. Electric permit from the State of Nebraska.
4. Structure moving permit.
5. Additional building permits are required for any garages, carports, or sheds.

Inspections:

1. Sewer service connections.
2. Water service connections.
3. Natural gas service connection.
4. Electrical service hookup from the State of Nebraska.
5. Mobile home tie down and anchoring BEFORE installing skirting.

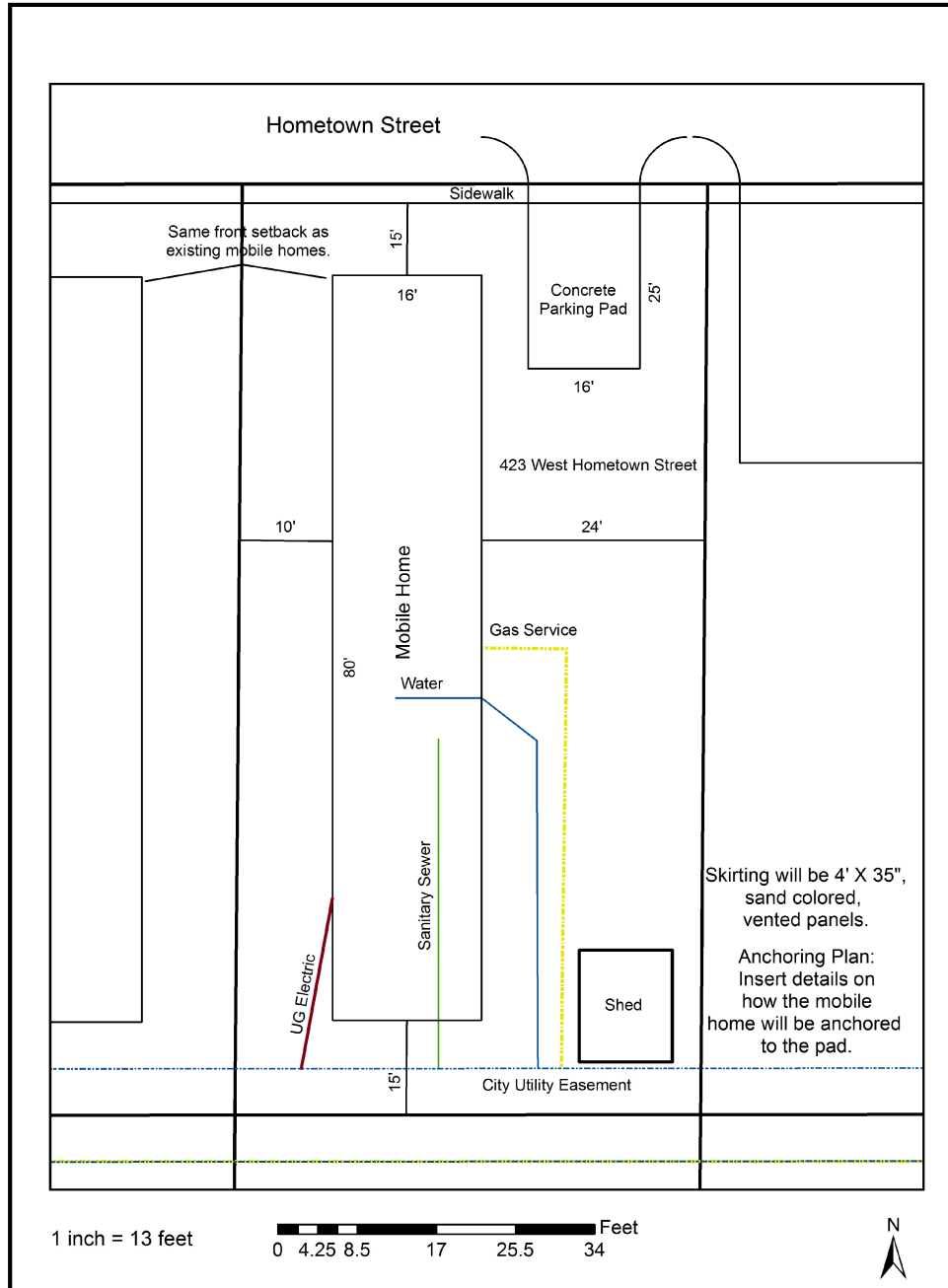
This handout was prepared according to the 2018 International Residential Code and the City of Alliance Municipal Code. This handout is not intended to cover all circumstances. Additional information may be required by the City before approving any permit application.

Contact Information:

City of Alliance	State of Nebraska
PO Box D	Electrical Division
324 Laramie Avenue	Phone: (308) 631-1828
Alliance, NE 69301	www.electrical.nebraska.gov
Phone: (308) 762-5400	
www.cityofalliance.net	

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Sample Site Plan:



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