

**ORDINANCE NO. 331**

**AN ORDINANCE AMENDING ARTICLE 3, CHAPTER 3.01, SECTION 3.01.05, MANUFACTURED HOMES, OF THE ZONING REGULATIONS OF THE CITY OF VALLEY SPRINGS, MINNEHAHA COUNTY, SOUTH DAKOTA.**

**BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF VALLEY SPRINGS, MINNEHAHA COUNTY, SOUTH DAKOTA:**

**Section 1. That Section 3.01.05 of the Valley Springs Zoning Regulations is hereby amended in its entirety to read as follows:**

**3.01.05 Manufactured Homes.** Regulations for manufactured homes shall be as follows:

- (A) The manufactured home shall meet United States Department of Housing and Urban Development Safety Standards Act of 1974, effective July 15, 1976. The installation of a manufactured home shall not be permitted if more than ten (10) years have elapsed between the date of manufacture of the manufactured home and the date of issuance of a permit to install the manufactured home;
- (B) The exterior dimensions of the structure, exclusive of overhangs, shall be twenty-two (22) feet in width or greater;
- (C) The manufactured home shall be supported by a permanent foundation system consisting along the perimeter and piers on the interior. All foundation walls and piers shall extend a minimum of forty-two (42) inches below final grade;
- (D) The manufactured home shall comply with all lot and yard requirements established for the zoning district in which it is to be located; and
- (E) The manufactured home shall be aesthetically compatible with neighboring dwelling units, including but not limited to the following factors: width, length, area, number of stories, siding and roofing materials, roof style and pitch, and condition.

**All ordinances and parts of ordinances in conflict with this ordinance are hereby repealed. This ordinance shall be in full force and effect from and after its approval, adoption, and publication as provided by law.**

**Adopted this 12th day of December, 2017.**

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**Signed:**  
**Mayor, City of Valley Springs**

**ATTEST:**

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**Sandy Severtson**  
**Finance Officer, City of Valley Springs**

**Seal**

**First Reading & Public Hearing: November 14<sup>th</sup>, 2017**  
**Second Reading & Adoption: December 12<sup>th</sup>, 2017**  
**Publication: December 20<sup>th</sup>, 2017**  
**Effective Date: January 9<sup>th</sup>, 2018**