



Plan Review Notes



Mobile Home / Manufactured Home Plan Review Requirements

THREE (3) COMPLETE PLAN SETS ARE TO BE
SUBMITTED
INCLUDING ONE (1) ORIGINAL
AND
TWO (2) COPIES

(SEE ATTACHED)

**PLEASE DIRECT ALL INQUIRIES TO:
KAREN BUTTERWORTH, PERMIT SUPERVISOR
(941)486-2626 X 7375
(941)486-2448 (FAX)
KBUTTERWORTH@VENICEGOV.COM

MOBILE HOME / MANUFACTURED HOME PLAN REVIEW REQUIREMENTS

Reviewer _____	Date ___ / ___ / ____	Permit # _____
----------------	-----------------------	----------------

Contractor _____ Site Address _____

FEMA or Riverine Flood Zone _____ Minimum Required Elevation _____

Special Notes: In Flood Hazard Zones, the floor must be set at or above the Minimum Required Elevations or
The Chassis of the home must be set on a minimum 36" high reinforced piers or double stack block

If in Flood Hazard Zones, check Elevation Method: Floor at or Above Min. elevations Min. 36" piers

Unit Type: (Check One)

Hook-Up Types: (Quick = R.V. Style Plugs & Hoses – Check One)

Unit Type:	
M.H	R.V

Electrical Service		Water & Sewer		H.V.A.C.	
Hard Wire	Quick	Plumbed	Quick	Site Install	Factory

Unit & Anchorage Specifications: Date of Manufacture _____ Wind Zone _____

COMPONENT	MANUFACTURER	MODEL OR ITEM #	SIZE
MOBILE HOME OR R.V.			X WIDTH LENGTH
GALVANIZED GROUND ANCHOR			X X SHAFT DIA. LENGTH DISK SZ
GALVANIZED STABILIZER PLATE			X X WIDTH EDGE DEPTH
STEEL STRAP			X METAL GAUGE STRAP WIDTH
SWIVEL STRAP CONNECTOR			X SIZE GAUGE
LONGITUDINAL STABILIZER			X SIZE GAUGE
CONCRETE SLAB ANCHOR			X BOLT DIA. BOLT LENGTH

Anchorage Spacing

ANCHORS & STRAPS	FRAME TIES	WALL or OVER TOP	MATING LINE
SPACING FROM ENDS	MAX FROM END	MAX FROM END	MAX FROM END
SPACING ON CENTER	MAX ON CENTER	MAX ON CENTER	MAX SPACING

Foundation Specifications

PIER LOCATIONS	SPACING	MAXIMUM HEIGHT	BASE SIZE
AT END OF MAIN FRAME	MAX FROM END		X
UNDER MAIN FRAME	MAX ON CENTER		X
UNDER MATING LINE	MAX SPACING		X
UNDER SHEAR WALLS	NUMBER PROVIDED		X
PERIMETER BLOCKING	MAX ON CENTER		X

DRAWINGS REQUIRED: (Must Be Drawn To Scale, Dimensioned and of Sufficient Quality for Digitizing)

Survey, Site Plan & Elevation Certificate:

1. Survey, Signed and Sealed by a Florida Registered Land Surveyor. Not Required in Mobile Home or R.V. Parks
2. Site Plan showing proposed Units full footprint, including all appurtenant structures; i.e. decks, porches, carports, screen or glass rooms, u-rooms, etc. Also show driveway, walks and equipment slabs. For FEMA flood zones, show proposed finish floor elevation of all living areas, enclosed additions and equipment platforms. (FBC 1612.5)
3. For homes set in FEMA flood zone areas provide an Elevation Certificate signed and sealed by a Florida Registered Land Surveyor before final inspection.

Soil Reports & Anchor Types:

1. Provide a Soil Report based on *A.S.T.M. D1586* and Signed and Sealed by a Florida Registered Engineer, or Provide a Soil *Probe Torque Test Report* attested to before a notary. Soil is to be tested near the front and near the rear of the unit, at the depth of the anchor helical plates. Also, provide Pocket Penetrometer soil bearing test (Florida Administrative Rule 15C-1.0108)
2. Where the soil test report indicated *Type 4(a) soil*, *minimum 4' long anchors* shall be used. Where the soil test report indicates, *Type 4(b) soil*, *5' long anchors* shall be used. Also check manufactures requirements. (FA Rule 15C-1.0108)
3. Where concrete slab anchors are used, provide specifications as to PSI, reinforcement, size and thickness of the slab, and diameter, length and description of the anchoring bolt. (FA Rule 15C-1.0108)

Foundation & Anchorage Plan:

1. *New Units* shall be set to the *manufacturer's specifications* and the requirements of Florida Administrative Rule, 15C-1. *Used Units* shall be set to the *minimum prescriptive requirements* of Florida Administrative Rule, 15C-1.
2. All anchorage components, bases and piers shall be listed on the front of this form. All components (other than masonry) shall be found on the current approved anchor products listing from the State of Florida, Dept. of Highway Safety & Motor Vehicles and Bureau of Mobile Home & Recreational Vehicle Construction. (FA Rule 15C-1)
3. Show all pier, vertical tie and frame tie locations and spacing. Where more than one type of anchor or pier is used, label where each type is located. (FBC 107 & FA Rule 15C-1)
4. Show and size all footings and slabs, noting concrete P.S.I., vapor barrier, reinforcement, etc. (FBC 107)

Floor Plan:

1. Provide a dimensioned floor plan of the Mobile Home or R.V. unit (FBC 107)
2. Provide dimensioned plans for all appurtenant structures, noting materials and sizes of all structural elements. Include an Aluminum Requirements Form for each attached aluminum carport, screen, glass or u-room, etc. Wood framed attached structures shall be compliant with SSTD 10-99 or specific engineering. (FBC 107 & SSTD 10-99)

Elevations & Wall Sections:

1. Show all sides of appurtenant structures. (FBC 107)
2. Provide detailed cross sections for each type of footing, stem wall, pad and pier. Show reinforcement. (FBC 107)
3. For appurtenant structures, note floor and wall sheathing, nail sizes and spacing, header and beam sizes, stud and joist sizes and spacing. Also note minimum lumber species and grade, anchor bolts and connections, insulation and interior finishes, roof covering, etc... (FBC 107 & SSTD 10-99)

Electrical & Plumbing: (May Be Shown On Floor Plan)

1. For appurtenant structures show all receptacles, GFI's, light fixtures, switches, ceiling fans, smoke detectors, exhaust fans, appliances, etc... Also show any added plumbing fixtures or hook-ups. (FBC 107)

Miscellaneous Details:

1. Provide complete stair and landing, handrail and guardrail details. Show materials, connections, stair stringer size, tread rise and run, handrail and guardrail height, and picket spacing, and post size and anchorage. Note width of stair and landings at required exits. (FBC 1011, 1005 & Table 1004.5)

Energy Code:

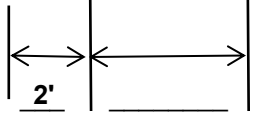
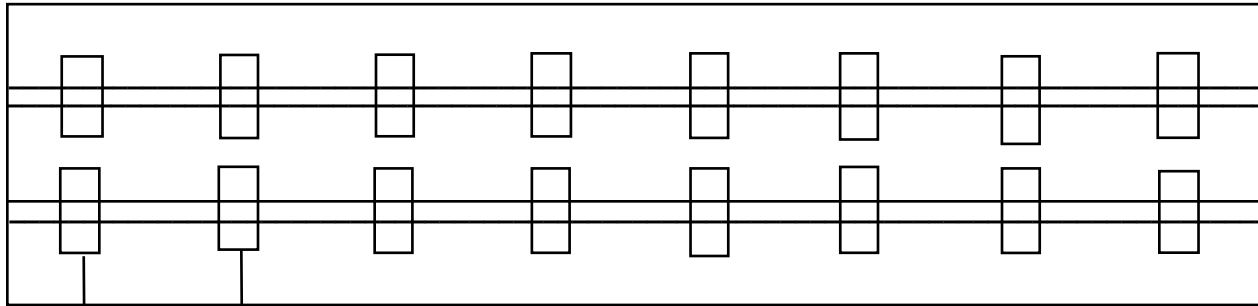
1. For A/C'd additions, attach one copy of the completed energy form to each complete set of plans (FBC Chapter 13)

MOBILE HOME / MANUFACTURED HOME PLAN REVIEW REQUIREMENTS

Blocking Plan

Manufacturer _____

Length x Width _____



Spaces at
_____ oc
Typical

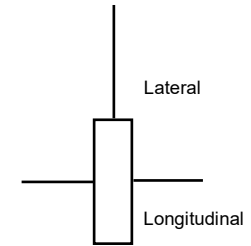
Soil Bearing Capacity _____

Probe Test / Anchor Length _____

I-beam Pier Pad Size _____

Perimeter Pier Pad Size _____

Other Information Needed _____



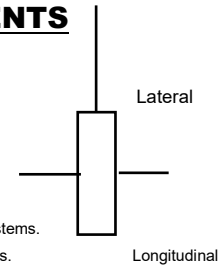
Show locations of Longitudinal
Lateral Systems. Use dark lines
to show these locations.

MOBILE HOME / MANUFACTURED HOME PLAN REVIEW REQUIREMENTS

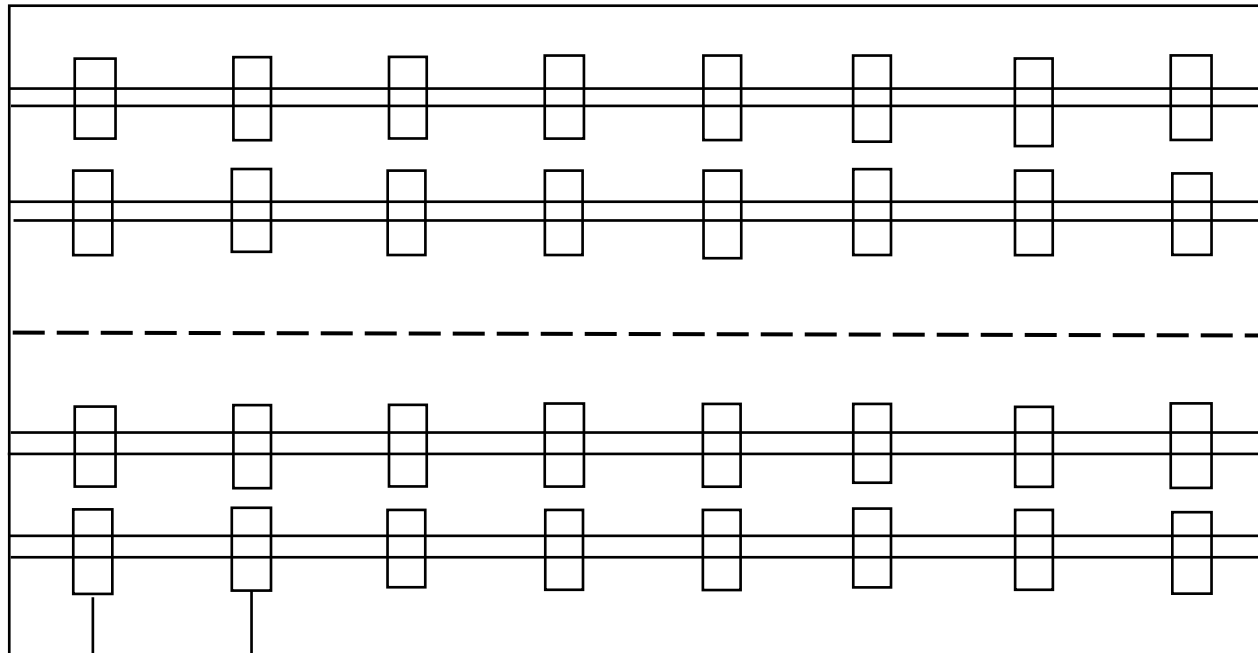
Blocking Plan

Manufacturer _____

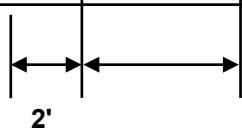
Length x Width _____



*Show locations of longitudinal and lateral systems.
Use dark lines to show these locations.



*Draw in pier size and locations, Show Anchors
← Marriage Wall



Spaces At _____
_____ OC
Typical

Other Information Needed _____

Soil Bearing Capacity _____

Probe Test / Anchor Length _____ / _____

I-beam Pier Pad Size _____

Marriage Wall Pier Pad Sizes 1. _____ 5. _____

2. _____ 6. _____

3. _____ 7. _____

4. _____ 8. _____

Perimeter Pier Pad Sizes _____

MOBILE HOME / MANUFACTURED HOME

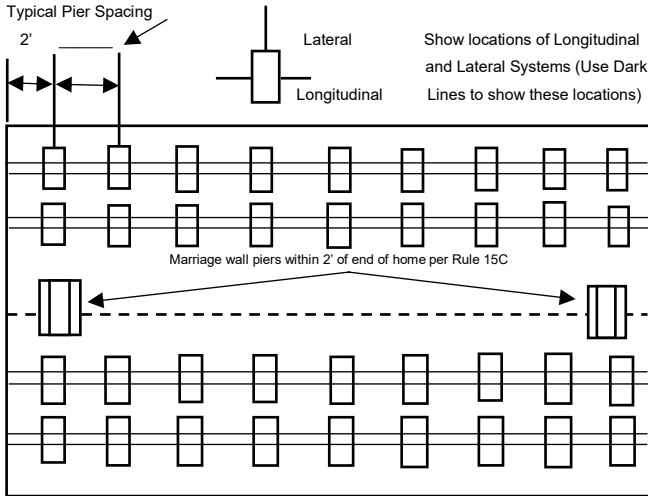
PLAN REVIEW REQUIREMENTS

Permit # _____
 Installer _____ License # _____
 Manufacturer _____ Length x Width _____
 FEMA or Riverine Zone _____ Min Req Elevation _____
 Floor at or Above Min Req. Elevation _____ or Min 36" Piers
 Address of Home _____

Note: Complete diagram below or submit separate diagram.

I understand Lateral Arm Systems cannot be used on any home (new or used) where the sidewall tie spacing exceeds 5ft 4in.

Installer's Initials _____



Longitudinal Stabilizing Device (LSD)
 Manufacturer _____ Model # _____
 Longitudinal Stabilizing Device w/ Lateral Arms
 Manufacturer _____ Model # _____

Pocket Penetrometer Test

The pocket penetrometer tests are rounded down to _____ psi
 Or check here to declare 1000lb. soil without testing.

X _____ X _____ X _____

Pocket Penetrometer Testing Method

- Test the perimeter of the home at 6 locations
- Take the reading at the depth of the footer.
- Using 500lb. increments, take the lowest reading and round down to that increment

X _____ X _____ X _____

Torque Probe Test

The results of the torque probe test is _____ inch pounds or check here if you are declaring 5' anchors without testing. A test showing 275 inch
A test showing 275 inch pounds or less will require 5ft anchors.

Note : A state approved lateral arm system is being used and 4ft anchors are allowed at the sidewall locations. I understand 5ft anchors are required at all centerline tie points where the torque test requires anchors with 4000lb holding capacity.

_____ Installer's Initials

All Tests Must Be Performed by a Licensed Installer

Installer Name _____
 Date Tested _____

Installer verifies all information given with this permit worksheet is accurate and true based on the manufacturer's installation instructions and/or Rule 15C-1 & 2

Installer Signature _____ Date _____

PERMIT WORKSHEET

New Home _____ Used Home _____
 Home installed to the Manufacturer's Installation Manual
 Home is Installed in Accordance with Rule 15-C
 Single Wide _____ Wind Zone III
 Double Wide _____ Installation Decal # _____
 Triple Quad _____ Serial # _____

Pier Spacing Table for Used Homes

Load Bearing Capacity	Footer Size (sq in)	16" x 16" (256)	18.5" x 18.5" (342)	20" x 20" (400)	22" x 22" (484)	24" x 24" (576)	26" x 26" (676)
1000 psf		3'	4'	5'	6'	7'	8'
1500 psf		4' 6"	6'	7'	8'	8'	8'
2000 psf		6'	8'	8'	8'	8'	8'
2500 psf		7' 6"	8'	8'	8'	8'	8'
3000 psf		8'	8'	8'	8'	8'	8'
3500 psf		8'	8'	8'	8'	8'	8'

*Interpolated from Rule 15C-1 pier spacing table

Pier Pad Sizes

I-beam pier pad size _____ x _____
 Perimeter pier pad size _____ x _____
 Other Pier pad sizes _____ x _____
 (required by the mfg.)

Popular Pad Sizes

Pad Size	Sq In
16 x 16	256
16 x 18	288
18.5 x 18.5	342
16 x 22.5	360
17 x 22	274
13.25 x 26.25	348
17.5 x 22.5	394
20 x 20	400
17.1875 x 25.1875	441
24 x 24	576
26 x 26	676



Draw the approximate locations of marriage wall openings 4 foot or greater.

Use this symbol to shoe the piers.

List all marriage wall openings greater than 4ft and their pier pad sizes below.

Openings _____ **Pier Pad Size** _____

_____ X _____

_____ X _____

_____ X _____

Other Ties Number _____

Marriage Wall _____ Sidewall _____

Shearwall _____ Longitudinal _____

Anchors

4ft _____ 5ft _____

Frame Ties

within 2' of the end
 or spaced at 5'4" OC

Electrical – Connect electrical conductors between multi-wide units, but not to the main power source. This includes the bonding wire between multi-wide units. Pg. _____

Plumbing – Connect all sewer drains to an existing sewer tap or septic tank. Pg. _____

Site Preparation – Debris and organic material removed.

Water Drainage – Natural Swale Pad Other

Fastening Multi-Wide Units:

Floor: Type Fastener: _____ Length: _____ Spacing: _____

Walls: Type Fastener: _____ Length: _____ Spacing: _____

Roof: Type Fastener: _____ Length: _____ Spacing: _____

*For used homes a min. 30ga 8" wide galvanized metal strip will be centered over the peak of the roof and fastened with galvanized roofing nails at 2' on center on both sides of the centerline.

Gasket (Weatherproofing Requirement) Installer Initials _____

I understand a properly installed gasket is a requirement of all new and used homes and that condensation, mold, mildew, and buckled marriage walls are a result of a poorly installed or no gasket of being installed. I understand a strip of tape will not serve as a gasket.

Type of Gasket – Pg. _____

Installed – Between Floors _____ Between Walls _____ Bottom of Ridgebeam _____

Weatherproofing – The bottom board will be repaired and/or taped. Pg. _____

Siding on the units is installed to manufacturer's specifications.

Fireplace chimney installed so as not to allow intrusion of rain water

Misc. – *Skirting to be installed. Yes No

*Dryer vent installed outside of skirting. Yes N/A

*Range downflow vent installed outside of skirting. Yes N/A

*Skirting Drain lines supported at 4ft intervals Yes

*Electrical crossovers protected. Yes

*Other: _____

Permit # _____

City Of Venice

Mobile Home Plan Review Checklist

Contractor: _____	Contact: _____	Phone: _____
Owner: _____	Bldg Address: _____	
Comments: _____		

Anchorage Specifications

Component	Manufacturer	Model #	Size
Mobile Home Unit			X Width Length
Ground Anchor			X X Shaft Length Depth
Stabilizer Plate			X X Width Edge Depth
Steel Strap			X Gauge Strap Width
Strap Buckle			X For Gauge Strap Width
Frame Tie			X Gauge Strap Width

Anchorage Spacing

Anchors & Straps	Frame Ties	Wall/Over Top	Mating Line
Spacing From Ends	Max From End	Max From End	
Spacing From Center	Max On Center	Max On Center	

Foundation Specifications

Pier Locations	Spacing	Max Height	Base Size
At End Main Frame			X
Under Main Frame	Max On Center		X
Under Wall Openings	And Larger		X
Under Mating Line			X