



McIntosh County Building and Zoning Office

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REQUIREMENTS to obtain a Mobile Home PERMIT:

Do not locate a mobile home on your property without having your PERMIT first or you will be fined a double fee (\$600⁰⁰).

In order to move a mobile home into McIntosh County, you must provide the following:

- 1) **Septic Tank Permit** (This must be obtained from Corey Lightsey/Environmental Health Specialist, (912) 832-5473, even if there is an existing septic tank & well.)
- 2) **Plat** of the property where the mobile home will be located. (Be sure the location is zoned to allow mobile homes.)
- 3) If the property is in a flood zone, an Elevation Certificate will be required and will also need to be submitted with your application.
- 4) **Bill of Sale** or copy of **Sales Agreement** that shows Mobile Home ID# as well as the description and purchase price. Mobile homes must be at least 720 square feet – nothing smaller.

Also:

- a) You must have a state certified mobile home installer.
- b) A vapor barrier, #6 poly, **MUST** be placed underneath the mobile home.
- c) You **MUST** have a licensed electrician.

FEES:

\$100⁰⁰ Move-On Permit (*This permit must be in the truck when the mobile home is being moved*)
\$200⁰⁰ Inspection Fee
* \$100⁰⁰ Move-Off Permit (*if applicable*)

ALSO:

*Any mobile home being moved from one location to another within the county (providing it meets all requirements to do so) **MUST** obtain a Move-Off permit (\$100⁰⁰).

*Any mobile home being moved out of the county **MUST** obtain a Move-Off Permit (\$100⁰⁰).

(A copy of the current and paid-in-full Tax Receipt from the McIntosh County Tax Commissioner's Office must be presented with this packet before a Move-Off Permit will be issued.)

Mobile homes **MUST** have a vapor barrier underneath, **MUST** be tied down, **MUST** be hooked to both water and septic systems, **MUST** be under-skirted, and the electrical service **MUST** be ready for the power company to connect **BEFORE** the Inspector is called. Electrical wire must be in conduit.

***** MOBILE HOMES MUST HAVE THE CURRENT DECAL VISIBLE IN FRONT WINDOW BEFORE INSPECTION CAN BE DONE. *****

ABSOLUTELY NO POWER UNTIL THESE REQUIREMENTS ARE MET!!!



Permit # _____
(for office use only)

McIntosh County Mobile Home Permit Application

Date: _____

Name: _____

TAX DISTRICT:

Address: _____

COUNTY: _____

Telephone: _____

CITY: _____

Map & Parcel #: _____ Zoning: _____

DECAL #: _____

Setbacks: Front: _____ feet; Sides: _____ feet; Rear: _____ feet

Landowner: _____

Address of or Directions to mobile home: _____

Manufacturer _____ Model _____

Title # _____ Serial # _____

Purchase Date: _____ Purchase Price \$ _____

New _____ Used _____ Previous Owner: _____

Model Year _____ Width _____ Length _____ Singlewide _____ Doublewide _____ Triplewide _____

Bedrooms _____ Bathrooms _____ Fireplace _____

Condition of Mobile Home: Very Good _____ Average _____ Fair _____ Poor _____

Roof Type _____ Foundation _____

Type of Heat & Air System _____



Permit # _____
(for office use only)

Permit Amount Paid \$ _____

Please attach the following:

- Septic Tank Permit
- Well Permit or County Water Receipt (*Water Dept: County Annex, 1200 North Way, Darien, GA*)
- PT-41 or Bill of Sale
- Tax receipt (for mobile homes already in the county, also at *County Annex*)
- Driveway Culvert letter from Road Dept., **912-832-5220**
- Mobile Home Installer's State & Business Licenses
- Electrician's State & Business Licenses
- Proof that mobile home is designed for **Wind Zone II** (www.IBTS.org)
- A copy of your Deed
- A copy of your Plat
- Elevation Certificate (if required)
- A Site Plan/Plot Plan showing setbacks

**FOR OFFICE USE
ONLY**

Director's Approval:

Date: _____

Inspector's Approval:

Date: _____



Permit # _____
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Affidavit Page

Mobile Home Permit Application

You **MUST** display the 5x5 McIntosh County DECAL to avoid arrest and being fined \$25⁰⁰ to \$250⁰⁰ by the court. This law requires that the DECAL be displayed in an easy-to-see location by April 1st of each year. _____ Initial

Burning or Burying of any construction/demolition material is a violation of State Law. _____ Initial

Please call for inspections. Allow at least 24 hours advance notice (by 12pm previous day). _____ Initial

If an inspection fails, or if an inspection is called in and not ready when the inspector shows up on site, a Re-inspection Fee will be charged and must be paid before the inspector can re-visit the site:

1st: \$35⁰⁰
2nd: \$50⁰⁰
3rd: \$65⁰⁰ _____ Initial

I hereby certify that I have read and examined this permit application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. The granting of this permit does not presume to give authority to violate or cancel the provisions of any other state or local laws regulating construction or the performance of construction. This permit becomes null and void if work or construction authorized is not commenced within six (6) months or if construction is suspended or abandoned for a period of six (6) months at any time after work is commenced.

Taxpayer or Agent's Signature

Date