

ORDINANCE NO. 218

AN ORDINANCE REPEALING ORDINANCE NO. 214 AND ORDINANCE NO. 216 AND AMENDING ORDINANCE 168, ARTICLE 2, GENERAL PROVISIONS, SECTIONS 2.040 AND 2.045 SPECIAL REGULATIONS APPLYING TO MANUFACTURED HOMES.

Ordinance No. 214 and Ordinance No. 217 are hereby repealed.

Section 2.040 of Ordinance 168 is amended as follows:

- I. The following standards shall apply to all manufactured homes, placed within the City of Lakeside and outside the boundaries of a mobile home park. The terms "manufactured home" and "mobile home park" shall be construed pursuant to the definitions provided in ORS 448.003.

Section 2.045 of Ordinance No. 168 is amended as follows:

2. The manufactured home shall be placed on an excavated and permanent back-filled foundation and enclosed at the perimeter such that the bottom edge of the manufactured home exterior wall is located not more than 16 inches above grade. Where the building site has a sloped grade no more than 16 inches of the enclosed material shall be exposed on the uphill side, except in the floodplain zones.
3. The manufactured home shall have a pitched roof, but no slope need be greater than a nominal three feet in height for each twelve feet in width.
4. The manufactured home shall have exterior siding and roofing which in color, material and appearance is similar to the exterior siding and roofing material commonly used on residential dwellings within the community or which is comparable to the predominate materials used on surrounding dwellings as determined by the City of Lakeside Planning commission.
5. The manufactured home shall be certified by the manufacturer to have an exterior thermal envelope meeting performance standards which reduce levels equivalent to the performance standards required of single-family dwellings constructed under the state building code as defined in ORS 455.010 and as subsequently amended.
6. If the manufactured home has a garage or carport, the structure shall be constructed of like materials as the manufactured home.

7. The manufactured home shall be anchored to its foundation in accordance with the state building code provisions for conventional single family residential dwellings in effect at the time the manufactured home is installed.
- II. The provisions of this ordinance are severable. If any provision of this ordinance is deemed unenforceable, the remainder of this ordinance shall continue in full force and effect.
- III. The City Council determines that this ordinance is necessary to maintain the peace, health and safety of the citizens of Lakeside. This ordinance, therefore, becomes immediately effective upon its passage and signing by the Mayor.

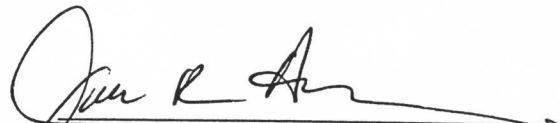
The foregoing ordinance was enacted by the Lakeside City Council at the meeting held on August 13, 1998.

ATTEST:

APPROVED:



Patricia Quigley, City Administrator/Recorder



Julie Anderson, Mayor Pro Tem

APPENDIX C

TABLE C401.1(1)
 PRESCRIPTIVE COMPLIANCE PATHS FOR RESIDENTIAL BUILDINGS^{a, b, c}

BUILDING COMPONENTS	PATH 1	PATH 2	PATH 3	PATH 4	PATH 5	PATH 6	PATH 7	PATH 8	PATH 9
		Sun tempered ^d		Sun tempered ^d		Sun tempered ^d	Sun tempered ^d	House size-limited ^e	Log homes/solid timber
Maximum allowable window area ^f	No limit	No limit	No limit	No limit	No limit	No limit	No limit	12%	No limit
Window class ^g	U=0.40	U=0.40	U=0.50	U=0.50	U=0.60	U=0.60	U=0.60	U=0.40	U=0.40
Doors, other than main entry	U=0.20	U=0.20	U=0.20	U=0.20	U=0.20	U=0.20	U=0.20	U=0.20	U=0.54
Main entry door, maximum 24 square feet	U=0.54	U=0.54	U=0.20	U=0.20	U=0.20	U=0.20	U=0.54	U=0.20	U=0.54
Wall insulation ^m	R-21 ⁱ	R-15	R-21A ^h	R-15A ^h	R-24A ^h	R-21A ^h	R-21A ^h	R-15	— ^c
Underfloor insulation	R-25	R-21	R-25	R-21	R-30	R-21	R-25	R-21	R-30
Flat ceilings	R-38	R-49	R-49A ^h	R-38	R-49A ^h	R-49A ^h	R-49A ^h	R-49	R-49
Vaulted ceilings ^k	R-30 ^k	R-30 ^k	R-30 ^{ll}	R-38	R-38	R-38	R-38	R-38	R-38
Skylight class ^g	U=0.50	U=0.50	U=0.50	U=0.50	U=0.50	U=0.50	U=0.50	U=0.50	U=0.50
Skylight area ^l	<2%	<2%	<2%	<2%	<2%	<2%	<2%	<2%	<2%
Below-grade wood, concrete or masonry walls ⁿ	R-15	R-15	R-15	R-15	R-15	R-15	R-15	R-15	R-15
Slab floor edge insulation	R-15	R-15	R-15	R-15	R-15	R-15	R-15	R-15	R-15
Forced air duct insulation	R-8	R-8	R-8	R-8	R-8	R-8	R-8	R-8	R-8

For SI: 1 inch = 25.4 mm, 1 square foot = 0.0929 m²

- ^a Path 1 is based on cost effectiveness. Paths 2-7 are based on energy equivalence with Path 1. Cost effectiveness of Paths 2-9 not evaluated.
- ^b As allowed in current Section C401.1, thermal performance of a component may be adjusted provided that overall heat loss does not exceed the total resulting from conformance to the required U-value standards. Calculations to document equivalent heat loss shall be performed using the procedure and approved U-values contained in Table C401.1(2).
- ^c R-values used in this table are nominal, for the insulation only and not for the entire assembly. The wall component for Path 9 shall be a minimum solid log or timber wall thickness of 3.5 inches.
- ^d The sun-tempered house shall have one lot line which borders on a street within 30 degrees of true east-west and 50 percent or more of the total glazing for the heated space on the south elevation. An approved alternate to street orientation based on solar design and access shall be accepted by the building official.
- ^e Path 8 applies only to homes with less than 1,500 square feet heated floor space and glazing area less than 12 percent of heated space floor area.
- ^f Reduced window area may not be used as a trade-off criterion for thermal performance of any component, except as noted in Table C401.1(2).
- ^g Window and skylight U-values shall not exceed the number listed. U-values may also be listed as "class" on some windows and skylights (i.e., CL40 is same as U=0.40).
- ^h A=advanced frame construction as defined in Section C401.5.1 for walls and Section C401.6 for ceilings.
- ⁱ R-19 Advanced Frame or 2 by 4 wall with rigid insulation may be substituted if total nominal insulation R-value is 18.5 or greater.
- ^j Insulation level for ceilings with unique architectural features that have limited attic/rafter (e.g., dormers and bay windows) totaling not more than 150 square feet in area may be reduced to not less than R-21. When reduced, the cavity shall be filled (except for required ventilation spaces), and a 0.5 perm (dry cup) vapor retarder installed.
- ^k Vaulted area, unless insulated to R-38, may not exceed 50 percent of the total heated space floor area.
- ^l The skylight area is a percentage of the heated space floor area. Any glazing in the roof/ceiling assembly above the conditioned space shall be considered a skylight.
- ^m Wall insulation requirements apply to all exterior wood framed, concrete or masonry walls that are above grade. This includes cripple walls and rim joist areas.
- ⁿ Below grade wood, concrete or masonry walls includes all walls that are below grade and does not include those portions of such walls that extend more than 8 inches above grade.

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