

**Chapter 4**  
**Part B:**  
**(OR2-1954)**

***House Trailers – Mobile Homes - Campers***

The Council of the Borough of Saegertown hereby ordains and enacts as follows:

**100.00 House Trailers or Mobile Homes:**

- 100.10 That it shall be unlawful for any person or persons, firms, corporations, or partnerships to have, keep, locate, or maintain any house trailer or mobile home upon any public or private grounds within the borough except in the agricultural (A2) zoning district.
- 200.00 Having, keeping, locating, or maintaining any house trailer upon such public or private grounds except in the agricultural (A2) zoning district is hereby prohibited.
- 300.00 Having, keeping locating, or maintaining any house trailer upon such public or private grounds other than the zoning district permitted is hereby declared to be a nuisance.
- 400.00 The owner or occupier of any such grounds is hereby required to remove said nuisance within a period of thirty (30) days upon receiving notice so to do, and in default thereof, the borough may cause the same to be removed at the cost of the owner, as provided by law.
- 500.00 Modular Homes affixed to a permanent foundation of concrete block or concrete walls that meets the square footage requirement is permitted in residential zoning districts provided it meets the square footage requirement of the district.
- 500.10 Sales of mobile homes, house trailers or campers are permitted in the M1 and B1 zoning districts.
- 501.00 **Campers:** (pull-behind – truck mounted – motorized)
- 501.10 A camper shall not be stored in the flood AE plain zone at any time.
- 501.20 Campers shall not be inhabited, slept in, or used for cooking anywhere in the Borough, without temporary written permission by the Borough or its appointed individual.
- 501.30 Campers may be stored in the Borough provided:
- 501.31 There is no water, electric, sewer attached to the trailer.
- 501.32 They are at least five (5) feet from the side and rear property line
- 501.33 They are no closer to the front property line than the existing residence.

- 501.34 They are registered, and inspected if required by the state, and are in working conditions.
- 501.35 They are maintained to the same standards as required under the property maintenance code for residences, sheds and garages.
- 501.36 They must be removed from the property at least once a year, for a period of at least two (2) weeks.

**502.00 Temporary Use of Campers:**

- 502.10 The Borough or its appointed representative may permit the temporary use of a camper in the Borough for a period of not more than seven (7) consecutive days provided:
  - 502.11 The camper is for use by a visitor of a resident of the Borough.
  - 502.12 There are no annoying lights or noises from the camper or the immediate vicinity.
  - 502.14 A generator shall not be used between the hours of 10:00 pm and 7:00 am, nor shall a generator be used if the noise generated by it is offensive to the surrounding neighbors, at any time during the day.
  - 502.15 No sewage or waste water may be dumped anywhere in the Borough.
  - 502.16 The camper is not parked in the flood AE zone.
  - 502.17 The camper is not parked on Borough Property or parks without prior permission.
- 502.20 During a brief period of construction when the residence is temporarily uninhabitable, due to fire, storm or other disaster:
  - 502.21 Temporary use of a camper noted in section 503.20 above, may be extended to no more than six (6) months by written permission from the Borough.

**600.00 Definitions:**

**600.10 House Trailer:**

- 600.11 A single mobile home that still retains an individual chassis for possible future transport.

**600.20 Mobile Home (double or triple wide):**

- 600.21 A mobile unit consisting of two or three sections combined horizontally to form a single dwelling while still retaining an individual chassis for possible future transport.

**600.30 Modular Home:**

- 600.31 A factory prefabricated transportable home that is installed on a permanent (concrete or concrete block) foundation and no longer has a chassis for possible future transport.

600.40           **Camper:**  
600.41           A portable dwelling (such as a specially equipped trailer or automotive vehicle)  
                    for use during casual travel and camping.

**700.00           Penalty:**

700.10           Any person or persons, firms, corporations, or partnerships violating the  
                    provisions hereof shall, in addition to the penalty provided in Section 400.00  
                    and upon conviction thereof, pay a Class C fine as set by resolution of Council  
                    and costs of prosecution.

**800.00           ORDAINED AND ENACTED:**

800.10           Ordained and enacted into an Ordinance this 12<sup>th</sup> day of October, 1954.