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____ April 22 _____, 2005.)

ORDINANCE NO. 21041

AN ORDINANCE AMENDING TITLE 42, TULSA REVISED ORDINANCES, ENTITLED "THE TULSA ZONING CODE," RELATED TO RESTRICTIONS ON LAND USES WITHIN THE CITY OF TULSA; AMENDING SECTION 1800, ENTITLED "DEFINITIONS"; AMENDING DEFINITIONS FOR THE WORDS AND PHRASES "DWELLING, MANUFACTURED HOME", "DWELLING, SINGLE-FAMILY DETACHED", "MANUFACTURED HOME", "MOBILE HOME" AND "PERMANENT FOUNDATION"; ADDING A DEFINITION WORDS "MODULAR HOME"; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY; AND DECLARING AN EMERGENCY.

BE IT ORDAINED BY THE CITY OF TULSA:

Section 1. That Title 42, Chapter 18, Section 1800, Tulsa Revised Ordinances, be and the same is hereby amended by amending the definitions of "Dwelling, Manufactured Home" "Dwelling, Single-Family Detached", "Manufactured Home", "Mobile Home," and "Permanent Foundation" to read as follows:

"Dwelling, Manufactured Home : A manufactured home or a mobile home used as a detached dwelling"

"Dwelling, Single-Family Detached: A modular home, building or structure, other than a manufactured home or mobile home, containing one dwelling unit designed for occupancy by not more than one family."

"Manufactured Home: A structure, transportable in one or more sections, which is built on a permanent chassis and designed to be used as a dwelling with or without a permanent foundation when connected to the required utilities, and includes the plumbing, heating, air conditioning and electrical systems contained therein. This definition shall include any structure that meets all the requirements of the *National Manufactured Housing Construction and Safety Standards Act of 1974* (42 U.S.C. §§5401, et seq.). For mobile homes built prior to June 15, 1976, a label certifying compliance to the *Standard for Mobile Homes, National Fire Protection Association (NFPA) 501*, American National Standards Institute (ANSI) 119.1, in effect at the time of manufacture, is required.

For purposes of these provisions, a mobile home shall be considered a manufactured home. It does not include recreational vehicles."

"Mobile Home: A manufactured home designed and constructed in accordance with the *National Manufactured Housing Construction and Safety Standards Act of 1974* (42 U.S.C. §§5401, et seq.). For mobile homes built prior to June 15, 1976, a label certifying compliance to the *Standard for Mobile Homes, National Fire Protection Association (NFPA) 501*, American National Standards Institute (ANSI) 119.1, in effect at the time of manufacture, is required."

"Permanent Foundation: A foundation which meets requirements established in Title 51 Tulsa Revised Ordinances."

Section 2. That Title 42, Chapter 18, Section 1800, Tulsa Revised Ordinances, be and the same is hereby amended by adding a definition for "Modular Home" to read as follows:

"Modular Home: An off-frame structure, transportable in one or more sections, which after transportation is erected on a permanent foundation and is built in compliance with the laws of the state of Oklahoma, Title 51 Tulsa Revised Ordinances, Chapter 2, which adopted the ICC International Residential Code for One and Two-Family Dwellings, as amended, and all other ordinances of the City of Tulsa governing the design, construction, quality of materials, erection, installation, use and maintenance of the structure, including but not limited to building, mechanical, plumbing, electrical and fire code ordinances."

Section 3. SEVERABILITY CLAUSE. If any section, sentence, clause or phrase of this ordinance or any part thereof is for any reason found to be invalid by a court of competent jurisdiction, such decision shall not affect the validity of the remainder of this ordinance or any part thereof.

Section 4. REPEAL OF CONFLICTING ORDINANCES. That all ordinances or parts of ordinances in conflict herewith be and the same are now expressly repealed.

Section 5. EMERGENCY CLAUSE. That an emergency is now declared to exist for the preservation of the public peace, health and safety, by reason whereof this ordinance shall take effect immediately from and after its passage, approval and publication.

ADOPTED by the Council: April 14, 2005.
Date

s/ Roscoe H. Turner

Chairman of the Council

ADOPTED as an emergency measure: N/A .
Date

Chairman of the Council

OFFICE OF THE MAYOR

Received by the Mayor: N/A , at _____.
Date Time

Bill LaFortune, Mayor

By _____
Secretary

APPROVED by the Mayor of the City of Tulsa, Oklahoma: April 18, 2005 ,
Date
at 5:00 p.m. .
Time

s/ Bill LaFortune
Mayor

(Seal)
ATTEST:

s/ Dana Burks
Deputy City Clerk

APPROVED:

s/ Alan L. Jackere
City Attorney