

## CHAPTER 17

### TRAILER COACH OR MOBILE HOME

#### 17.01 DEFINITIONS

- (A) **TRAILER COACH** is herein defined as any vehicle, whether self-propelled or drawn by another vehicle, used and maintained for use, or originally designed and intended for use as a conveyance upon the streets and highways and so designed, constructed or modified as to permit occupancy thereof as a dwelling or sleeping place for one or more persons.
- (B) **MOBILE HOME** is herein defined as a prebuilt housing module or a home which is designed to be transported by any motor vehicle upon a public highway and designed, equipped and used for sleeping, eating, and living quarters, or is intended to be so used.
- (C) **TRAILER COACH** or **MOBILE HOME PARK** is herein defined as it is defined in Act 243 of the Public Acts of 1959, as amended.

#### 17.02 TRAILER OR MOBILE HOME PARKS

Trailer Coach or Mobile Home Parks may be established within the City in the districts specified by the City Zoning Ordinance upon application to the City Manager and compliance with the provisions of Act 243 of the Public Acts of 1959, as amended.

#### 17.03 TRAILER COACHES OR MOBILE HOMES UNLAWFUL

It shall be unlawful for any person, firm, or corporation to keep or maintain any trailer coach or mobile home which is being used for human occupancy or habitation on any lot, piece, or parcel of ground including public property within the City limits, except in trailer coach or mobile home parks regularly licensed in accordance with the terms of Act 243 of the Michigan Public Acts of 1959, as amended, but this Section shall not prohibit the storage of one (1) trailer coach or mobile home not being used for human habitation in an unenclosed area if said trailer coach or mobile home bears a current vehicle license.

#### 17.04 REMOVAL OF WHEELS

No owner or occupant of any trailer coach or mobile home shall remove or deflate the wheels or tires or cause the same to be removed or deflated from any such occupied vehicle within the City limits except for the purposes of repair, nor shall he in any way erect, block, or stabilize such vehicles except that these provisions shall not apply in the regularly licensed trailer coach or mobile home parks.

**17.05 PUBLIC NUISANCE PER SE**

The location of any trailer, mobile home or trailer coach or mobile home park subsequent to the effective date of this Ordinance and in violation of any of the provisions thereof, is hereby declared to be a public nuisance per se, and shall be abated by order of any court of competent jurisdiction.  
**EFFECTIVE DATE: November 19, 1975**

**17.06 MUNICIPAL TRAILER PARK REGULATIONS**

The following regulations are hereby established for all trailer coach parks owned or operated by the City of Lapeer:

- (A) Applicants for trailer or camp space must be at least sixteen (16) years of age and must furnish the following information:
  - 1. Full name
  - 2. Age
  - 3. Residence address
  - 4. Person and address to notify in case of emergency
  - 5. Type of trailer or camper
  - 6. License number of car
  - 7. Number of days of anticipated occupancy
- (B) A fee established by the Lapeer City Park Board shall be paid for each day's occupancy.  
**EFFECTIVE DATE: August 3, 1981**
- (C) All ground fires are prohibited except in those places or receptacles provided by the City.
- (D) All cases of persons or animals affected or suspected of being affected with any communicable disease shall be immediately reported to the Chief of Police.

- (E) All dogs, cats, or other animals or pets shall be tied and restrained and shall not run loose. The permitting of an animal to continuously bark or make noises shall be grounds for revocation of the owner's trailer park permit and for summary removal of applicant.
- (F) No trailer shall be used by a greater number of occupants than which it is designed to accommodate.
- (G) Each applicant and all persons in his party shall maintain the trailer or camp lot assigned to him in a clean, orderly and sanitary condition at all times, and no person shall throw, deposit or bury on or in the ground any garbage, trash, or refuse of any kind, nature, or description.
- (H) All garbage, trash, and refuse shall be deposited in receptacles provided by the City, and in no other place.
- (I) The discharge and emptying of toilets or sewerage from trailers shall be made in those places provided by the City, and in no instance shall be deposited in any indoor toilet facilities.
- (J) Not more than one trailer or camp, occupied by a single family or group will be permitted on an individual lot. No trailer or camp shall occupy more than one lot unless the fee is paid for the extra lot.
- (K) Not more than two (2) cars will be permitted per trailer or camp lot. Each car must be registered on the trailer or camp permit.
- (L) Visitors must leave their cars in designated parking areas.
- (M) Quiet must be observed for the benefit of those who retire early.
- (N) No dishwashing will be allowed at drinking fountains or in laundry rooms.
- (O) Hot water shall not be taken from buildings for personal camp use.
- (P) Trailer or camp permits must be posted where they can be readily inspected by the park officers or authorities.
- (Q) All persons staying in the trailer park shall conduct themselves in a peaceful and orderly manner and in accordance with these regulations, the Ordinances of the City of Lapeer, and the laws of the State of Michigan, and any violation thereof shall constitute sufficient

grounds for a revocation thereof shall constitute sufficient grounds for a revocation of the trailer or camp permit given to the applicant and for summary removal of the applicant and his family or group.

- (R) No business or trade shall be conducted on the premises other than that specifically licensed and authorized by the City. The trailer park shall be open for registration between the hours of 10:00 a.m. and 10:00 p.m. each day of the week beginning May 1st of each year through October 31st of each year.
- (S) No applicant or person in his party shall stay more than seventy-two (72) hours in any seven (7) day period without special permission from the Park Manager.  
**EFFECTIVE DATE: August 1, 1969**
- (T) This Ordinance shall become effective August 1, 1969.