



CODE ENFORCEMENT AGENCY
1633 Route 51, Suite 100, Jefferson Hills, PA 15025
1-866-410-4952 www.cea-code.com

2026 Pennsylvania Manufactured Housing Permit Checklist

This Guideline applies to both NEW and USED Manufactured Housing.

Before Applying:

- • All required documents must be submitted for review by CEA.
- • Incomplete applications will NOT be accepted.
- • Follow manufacturer's approved design at all times.

1. Required Documents

- • Installation Manual: All pages stamped by DAPIA or Table of Contents stamp.
- • Installation Checklist: Completed by installer; submit at final inspection.

2. Structural Requirements

- • Support-Piers: Openings $\geq 4'$ require piers; special piers marked by manufacturer.
- • Foundation Set: Structural connection to sill plate.
- • Crawl Space- Must show ventilation, insulation and vapor barrier.
- • Main-Beam Piers: Within 2' of ends, spaced $\sim 8'$; $< 36''$ high = single stack; $> 36''$ = double stack.
- • Footings: Below frost line 28" diameter typical.
Frost line is 36" minimum.

3. Anchoring

- • Auger & Strap: Within 2' of ends, full depth, below frost line; strap wraps I-beam at 20°–45°.
- • Alternate Systems: Must be DAPIA-approved.

4. Utilities

- • Electrical: No exposed cross-over; bonding wire (#8 copper).
Electrical hook ups and reconnections must be inspected with every permit.
- • Plumbing: Cross-over inside floor cavity; DWV slope $\frac{1}{4}$ " per foot.
- Must verify proper heating and tempered conditions
- Smoke Detectors and Carbon Monoxide detectors operable and installed in proper areas.

5. Site & Exterior

- • Grade: 1" per foot for 6', then $\frac{1}{4}$ " per foot for 4'.
- • Vapor barrier in crawl space; overlap 12", seal joints.
- Proper skirting, covering and protective measures.
- Exterior light for illumination.

6. Restrictions

- • No chassis cutting/removal.
- • **Accessory structures must be free-standing** (garage needs manufacturer approval).

Accessory Structures: Decks, Landings, Platforms and Roofs: NO accessory may be attached to the manufactured house without a sealed designed set of plans (MUST be freestanding).

**EGRESS- Must show egress plan for exterior. If using a deck or platform over 30"
– SEE the CEA Deck guideline for details of code required information.**

7. Certificate of Compliance

- • Completed by certified installer; copies to homeowner, building code official.

Reminder: This checklist does NOT replace manufacturer's instructions. Always verify with DCED and HUD standards.



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MANUFACTURED HOUSING CHECKLIST

Date: _____ Jurisdiction: _____

County: _____

Type of Manufactured House: _____
(**REQUIRES** Manufactured Home Information / Booklet)

NEW / EXISTING : (If existing manufactured date) _____

Setting the Manufactured House: Footing / Piers Slab Foundation

Description of securing method:

_____.

Model # _____ Serial # _____

DAPIA: _____

EXTERIOR: # of Exits: _____ Height from grade: _____

Describe the exterior landings or steps being used: _____

SANITARY / SEPTIC? (Sanitary tap in? / Septic requires a separate SEO certificate)

Electrical Hook up: _____ How many Amps? _____ Distance to service panel: _____

Propane / Gas # gallons _____ Public Water / Private Water