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GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

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The Bureau of Construction Codes (BCC) has received many similar questions regarding guidance issued concerning non-compliant structures and vehicles in Mobile Home Communities. The BCC is issuing the following clarification to address the three main topics.

1. Violation notices and proof of compliance (Mobile home standards)

Mobile home parks and mobile homes are defined under MCL 125.2302. After December 31, 1978, mobile homes are required to be titled according to MCL 125.2330. Rule 125.1185 established that mobile homes are required to comply with the construction standards promulgated by the United States department of housing and urban development, 24 C.F.R. part 1700 to 1799, and parts 3280 and 3282, under the national manufactured housing construction and safety standards act of 1974, 42 U.S.C. §601 to §628. Mobile homes constructed and/or tilted prior to these requirements will be handled on a case-by-case basis. These homes will be granted historical consideration for compliance at the time of their construction/titling and will not automatically be considered a violation.

2. Community mapping requirements

The March 1, 2026, deadline requiring community maps established a date and opportunity for licensees to submit an inventory of homes and home sites for their parks. The BCC will rely on field staff observations and documentation for those communities unable to meet this timeline. Communities that have homes with missing HUD tags will be advised to obtain a Label Verification Letter issued by [IBTS](#) or obtain a title from the [Michigan Secretary of State](#) to document the mobile home.

3. Campground licensing requirements

When BCC field staff observe five or more recreational vehicles (RV's) within a community, they will contact the onsite community representative or licensee to verify proof of a campground license. If a license does not exist, they will advise the community may only have a maximum of four RV's or that the community will need to obtain a campground license. The BCC will reach out to EGLE and advise them of our findings.

Please contact us at LARA-BCC-AIR@michigan.gov for additional information regarding this matter.