

BILL ANALYSIS

H.B. 1432
By: Dukes
Urban Affairs
Committee Report (Unamended)

BACKGROUND AND PURPOSE

Manufactured homes are built in factories in accordance with federal building codes, are transported to their destinations, and are installed upon arrival. The installation process includes blocking, leveling, and anchoring the home to the appropriate state standards. Improper installation can lead to damage to the home and unsafe conditions for the occupants. Manufactured homes that are not correctly anchored are subject to higher risk of wind damage. Improperly blocked manufactured homes can shift, causing unlevel floors and structural damage to the frame. Multi-section homes that are not properly joined between sections can develop problems such as water leaks.

Under current law, the Texas Department of Housing and Community Affairs, Manufactured Housing Division, is required to inspect at least 25% of newly installed manufactured homes, despite the collection of an inspection fee on all installations. Thus, the majority of families who purchase manufactured homes may never have their final, completed home inspected to ensure it meets state standards.

In the year 2000 the federal Manufactured Home Improvement Act was signed into law (Public Law 106-569 Title VI, effective December 27th 2000). House Bill 1432 requires states to “include the inspection of the installation of manufactured homes” in their manufactured home regulatory programs by December 27, 2005. The current limited inspection system may not meet the level required to avoid HUD intervention in the Texas program. House Bill 1432 provides for the universal inspection of newly installed manufactured homes by the state.

RULEMAKING AUTHORITY

It is the committee’s opinion that this bill does not expressly grant any additional rulemaking authority to a state officer, department, agency, or institution.

SECTION BY SECTION ANALYSIS

SECTION 1. Amends Section 1201.303(b), Occupations Code, to require the Texas Department of Housing and Community Affairs Manufactured Housing Division to provide for the inspection of all newly installed manufactured homes.

SECTION 2. Effective date.

EFFECTIVE DATE: September 1, 2003.