

HOUSE SUMMARY OF SENATE AMENDMENTS

HB 385

2023 Regular Session

DeVillier

HOUSING/MANUFACTURED: Provides relative to manufactured housing

Synopsis of Senate Amendments

1. Amends the exceptions, in conjunction with present law, for the use of model manufactured and modular homes by providing that a licensed dealer or developer can use a manufactured and modular home model to conduct only manufactured and modular sales-related activity at the location of sales of the manufactured and modular home.
2. Requires a licensed dealer or developer to install a manufactured and modular home model in accordance with state and federal statutes, rules, regulations, and codes.
3. Prohibits a licensed dealer or developer from sleeping overnight in the manufactured or modular home.
4. Restores present law by deleting proposed law which provides that no developer or retailer shall lease or offer for lease a manufactured or modular home without a license and retains present law provisions for the sale of manufactured and modular homes with a license.

Present law defines "developer" as any person, group, or entity who sells or offers for sale a lot together with a manufactured home.

Proposed law retains present law and adds that a developer is also any person, group, or entity who leases or offers for lease a lot together with a manufactured home.

Present law provides that a developer shall not include a person selling his personal residence or a real estate broker or real estate salesman retained by a person to sell a manufactured home with its lot.

Proposed law retains present law and adds that a developer shall also not include a federally-insured financial institution, its subsidiaries, or affiliates.

Present law provides that a developer, an employee of the developer, or a retailer shall not sell or offer for sale any manufactured home without a license.

Proposed law retains present law.

Proposed law provides that an unlicensed salesman may work under the supervision of a licensed dealer or developer while the salesman's license application is pending.

Present law provides the term of office and vacancy procedure for the state manufactured housing commissioners.

Proposed law retains present law and adds that if a commissioner misses more than three meetings in a 12-month period that commissioner's term shall be declared vacant.

Present law provides certain powers and duties of the La. Manufactured Housing Commission.

Proposed law retains present law and adds that the commission has the power to conduct

meetings by remote access.

Proposed law provides that manufactured and modular home models may be used by licensed dealers or developers under certain circumstances.

Present law provides certain guidelines for pier installation for manufactured homes.

Proposed law changed the minimum size of the base for a pier from 4 inch x 16 inch x 16 inch to 4 inch x 8 inch x 16 inch.

(Amends R.S. 51:911.22(4), 911.26(B)(1), and 912.23(1)(f); Adds R.S. 51:911.24(I)(4), 911.26(F)(12), and 911.47)