

# SENATE BILL REPORT

## HB 1041

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As Reported By Senate Committee On:  
Labor, Commerce & Trade, March 20, 1995

**Title:** An act relating to manufactured housing dealers.

**Brief Description:** Authorizing a trade association representing manufactured housing dealers to use a manufactured home as an office.

**Sponsors:** Representatives Quall, Schoesler, Robertson and Sheldon.

**Brief History:**

**Committee Activity:** Labor, Commerce & Trade: 3/16/95, 3/20/95 [DP].

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### SENATE COMMITTEE ON LABOR, COMMERCE & TRADE

**Majority Report:** Do pass.

Signed by Senators Pelz, Chair; Franklin, Hale, Newhouse, Palmer and Wojahn.

**Staff:** Traci Ratzliff (786-7452)

**Background:** Vehicle dealers who buy and sell vehicles are required to have an established place of business. This "established place of business" must be a permanent commercial structure.

Manufactured home dealers are included as vehicle dealers, and must comply with the requirement to provide a permanent commercial structure as their established place of business. They are expressly authorized to use a mobile home as their business office if the structure is connected to utilities and is set up in accordance with state law.

There is no express authority for an association that represents manufactured home dealers to use a manufactured home as a business office.

**Summary of Bill:** A statewide trade association representing manufactured home dealers is expressly authorized to use a manufactured home as a place of business if it complies with all other applicable building code, zoning and other land-use regulatory ordinances.

**Appropriation:** None.

**Fiscal Note:** Available.

**Effective Date:** Ninety days after adjournment of session in which bill is passed.

**Testimony For:** The Manufactured Home Dealers Association is currently prohibited from utilizing a manufactured home as a business office. This bill will give express authority to allow the use of a manufactured home for this purpose.

**Testimony Against:** None.

**Testified:** Ron Clarke (pro).