

MHP ADVISORY BOARD AGENDA

Date: August 10, 2023

Location: LNSMHP Clubhouse

Call to Order: 6 p.m.

Pledge of Allegiance

Roll Call

Approval of Minutes: Advisory Board Meeting July 13th, 2023 and Special Advisory Board Meeting July 18th, 2023

Approval of Agenda

Public Comments

Board Comments

Business:

- Introduction of Lori Fisher new Village Manager
- Rules and Regulations update
- Lease Agreement update
- Beach Mats Approval for \$3,500. - \$4,000.
- Playground Update
- Planning Committee request to look at a couple of Ordinances that should be reviewed and amended . See attached
- Manager's Report Verbal

Close:

- Next Meeting Date: September 14th, 2023 6 p.m.
- Public Comment
- Board Comment
- Adjournment

Lexington North Shores Mobile Home Park
Advisory Board Meeting Minutes
6:00 P.M. Thursday 7/13/23
Clubhouse

Call to Order: by Judi Resk at 6:00 P.M.

Pledge of Allegiance: Members and audience

Roll Call:

Present: Tracy Zysk, Peggy Moran, Dave Zielinski, Larry Adams, Judi Resk, Sheila Klaas

Absent: N/A

Others: Ed Jarosz, members of community present

Approval of Agenda: Motion made by Adams, supported by Zielinski to amend agenda to add the handicap mats. Zysk made a motion to approve agenda, Zielinski supported.

Approval of Minutes: Motion to approve minutes of June 8, 2023, made by Moran, supported by Zysk.

Public Comment: N/A

Board Comment: N/A

Business:

- I. **Rules and Regulations Update-** Rules committee to meet 7/14/23 to amend the rules and have AB special meeting to vote on amended version of rules. Motion made by Moran, supported by Adams to move rules back to special committee for amendment, then advisory board for special meeting. All in favor.
- II. **Lease Agreement-** Old lease was reviewed by attorney. Moran made motion to accept the lease, Zysk supported. All in favor.
- III. **Traffic berms/street stencils-** Motion was made by Zielinski to purchase street stencils, one "slow" and one "stop" not exceed \$500.00, Adams supported. All in favor.
- IV. **Playground update-** Playground to be shipped next week.
- V. **Beach mats-** Motions made by Zielinski to purchase two 33ft mats not to exceed \$400.00, supported by Moran. All in favor.
- VI. **Beach Toy Box-** current box is in bad condition. Motion was made to purchase new beach toy box not to exceed \$200.00, by Zysk supported by Adams. All in favor.

- VII. Manager's report-** Ed reports that 4th of July weekend went well, no issues reported to Ed or to the police. Bike parade went well, and goal is to have bikes and golf carts in Village parade next year.
Next week Ed to meet on a potential investment mobile being put in the park as a model home.

Close:

- **Next meeting date:** August 10, 2023, at 6pm.
- **Public Comment:** Lot 140-Jacobi: When lease is amended signature line needs to be larger.
Dave Warren- once rules are approved, leave them alone and stop making revisions.
- **Board Comment:** Sheila K., free rent request to council went to attorney for recommendations, having special council meeting to look at attorney comments.

Adjournment: Meeting was adjourned at 6:48 P.M. on a motion by Resk, supported by Moran.

Respectfully submitted: Tracy Zysk, Recorder 7/18/23

Lexington North Shores Mobile Home Park
Special Advisory Board Meeting Minutes
6:00 P.M. Tuesday, 7/18/23
Clubhouse

Call to Order: by Chairperson Judi Resk at 6:00 P.M.

Pledge of Allegiance: Members and audience

Roll Call:

Present: Judi Resk, Peggy Moran, Dave Zielinski, Sheila Klaas, Larry Adams

Absent: Zysk, Adams

Others: Ed Jarosz

Approval of Agenda Klaas made a motion to approve the Agenda as presented, which was supported by Moran.

Public Comment: N/A

Business: Rules and Regulations:

- a. Special Committee met last Friday and went through and made revisions per attorney comments.
 1. Deleted language on civil infractions.
 2. Added blight section and rename per attorney's comments.
 3. Under security deposits language was deleted.
 4. Financial and Legal responsibilities-Removed language on late charges.
 5. Mobile home guidelines-pg. 8 added short term rental language
 6. Changes made to section on Pg. 8, to state tiny homes and micro homes not allowed.
 7. Added sentence hat landlord will receive copy of inspections and reinspection reports on pg. 5
 8. Pg. 10, revised and added section N.
 9. Pg. 11/12 ordinances were left in the rules.
 10. Pg. 14, Landscaping, no dumping of refuse over bluff.
 11. Pg. 20, Dog language added
 12. Pg. 14, Garbage pickup- added Emterra customer service phone number
 13. Pg. 13. Beach conduct- Beach adjacent to community language followed attorney suggestions.

Motion made by Zielinski and supported by Klaas, to send the rules and regulations to Council for approval. All in favor.

Meeting was adjourned at 6:15 P.M., by Resk

Respectfully submitted: Tracy Zysk, Recorder 7/19/23

REVENUE AND EXPENDITURE REPORT FOR VILLAGE OF LEXINGTON

PERIOD ENDING 07/31/2023

GL NUMBER	DESCRIPTION	2023-24	2023-24		ACTIVITY FOR MONTH 07/31/2023 INCREASE (DECREASE)	YTD BALANCE 07/31/2023 NORMAL (ABNORMAL)		% BDGT USED
		ORIGINAL BUDGET	AMENDED BUDGET					
Fund 595 - LEX MOBILE HOME PARK								
Revenues								
Dept 000								
595-000-520.000	MHPK RENT REVENUE	741,879.00	741,879.00	61,075.83	61,075.83	8.23		
595-000-525.000	MHPK WATER REVENUE	10,000.00	10,000.00	1,606.70	1,606.70	16.07		
595-000-530.000	MHPK SEWER REVENUE	8,400.00	8,400.00	1,179.61	1,179.61	14.04		
595-000-535.000	MHPK RUBBISH REVENUE	27,312.00	27,312.00	2,379.41	2,379.41	8.71		
595-000-627.000	WATER/SEWER READY	96,813.00	96,813.00	10,488.14	10,488.14	10.83		
595-000-662.000	PENALTIES-LATE FEES	1,800.00	1,800.00	175.00	175.00	9.72		
595-000-665.000	INTEREST EARNED	8,000.00	8,000.00	0.00	0.00	0.00		
595-000-671.500	MISC ACCT OF REVENUE	0.00	0.00	150.00	150.00	100.00		
595-000-671.595	Hall Rental MHP	600.00	600.00	40.00	40.00	6.67		
Total Dept 000		894,804.00	894,804.00	77,094.69	77,094.69	8.62		
TOTAL REVENUES		894,804.00	894,804.00	77,094.69	77,094.69	8.62		
Expenditures								
Dept 595 - MOBILE HOME PARK								
ADMINISTRATIVE REIMBURSEMENT								
595-595-699.940	TR PARK MANAGER/CLERICAL	46,778.00	46,778.00	3,898.13	3,898.13	8.33		
595-595-702.400	MHP MANAGER	15,000.00	15,000.00	1,748.13	1,748.13	11.65		
595-595-702.420	DPW WAGES	32,800.00	32,800.00	2,212.50	2,212.50	6.75		
595-595-703.600	DPW-WATER WAGES OVERTIME	37,945.00	37,945.00	2,212.71	2,212.71	5.83		
595-595-703.650	MATCH - SOCIAL SECURITY	0.00	0.00	21.81	21.81	100.00		
595-595-704.100	BLUE CROSS	6,650.00	6,650.00	470.97	470.97	7.08		
595-595-704.200	RETIREES HEALTH INSURANCE	20,000.00	20,000.00	1,026.90	1,026.90	5.13		
595-595-704.250	LIFE INSURANCE	7,000.00	7,000.00	237.35	237.35	3.39		
595-595-704.300	PENSION	500.00	500.00	31.26	31.26	6.25		
595-595-704.400	AXA EQUITABLE MATCH	4,500.00	4,500.00	344.14	344.14	7.65		
595-595-704.500	MICH EMP SEC COM	4,000.00	4,000.00	245.55	245.55	6.14		
595-595-704.550	WORKERS COMP INSURANCE	500.00	500.00	14.20	14.20	2.84		
595-595-727.000	POSTAGE	4,000.00	4,000.00	0.00	0.00	0.00		
595-595-728.000	COMPUTER-HARDWARE-SOFTWARE	2,500.00	2,500.00	0.00	0.00	0.00		
595-595-740.000	SUPPLIES	700.00	700.00	0.00	0.00	0.00		
595-595-740.700	DPW EQUIPMENT	17,767.00	17,767.00	375.26	375.26	2.11		
595-595-746.000	LOT PADS	6,000.00	6,000.00	2,195.87	2,195.87	36.60		
595-595-770.000	RUBBISH EXPENDITURES	31,500.00	31,500.00	0.00	0.00	0.00		
595-595-801.000	ELECTRIC-DETROIT EDISON	33,000.00	33,000.00	0.00	0.00	0.00		
595-595-802.000	HEAT-SEMCO ENERGY	2,500.00	2,500.00	197.16	197.16	7.89		
595-595-803.000	PHONE	2,000.00	2,000.00	24.19	24.19	1.21		
595-595-805.000	ADVERT/PUBLICATIONS	3,500.00	3,500.00	263.35	263.35	7.52		
595-595-810.000	MEMBERSHIP/DUES	6,000.00	6,000.00	0.00	0.00	0.00		
595-595-811.000	LEGAL	900.00	900.00	0.00	0.00	0.00		
595-595-814.000	TRAFFIC / STREET LIGHTS	2,000.00	2,000.00	0.00	0.00	0.00		
595-595-816.000	ENGINEERING FEES	2,000.00	2,000.00	0.00	0.00	0.00		
595-595-820.000	CONTRACTED SERVICES	50,000.00	50,000.00	0.00	0.00	0.00		
595-595-822.000	IMPROVEMENT	21,364.00	21,364.00	0.00	0.00	0.00		
595-595-824.500	EQUIPMENT	20,000.00	20,000.00	0.00	0.00	0.00		
595-595-829.000	TRAILER PARK - TAXES	0.00	0.00	101.00	101.00	100.00		
595-595-910.000	LIABILITY INSURANCE	40,000.00	40,000.00	0.00	0.00	0.00		
595-595-971.000	CAPITAL OUTLAY	625.00	625.00	0.00	0.00	0.00		
595-595-999.000	TRANS TO OTHER FUNDS	45,600.00	45,600.00	0.00	0.00	0.00		
Total Dept 595 - MOBILE HOME PARK		359,001.00	359,001.00	29,916.77	29,916.77	8.33		
Total Dept 595 - MOBILE HOME PARK		826,630.00	826,630.00	45,537.25	45,537.25	5.51		

GL NUMBER	DESCRIPTION	2023-24	2023-24	ACTIVITY FOR	YTD BALANCE	% BDC USED
		ORIGINAL BUDGET	AMENDED BUDGET	MONTH 07/31/2023 INCREASE (DECREASE)	07/31/2023 NORMAL (ABNORMAL)	
Fund 595 - LEX MOBILE HOME PARK						
Expenditures						
TOTAL EXPENDITURES		826,630.00	826,630.00	45,537.25	45,537.25	5.51
Fund 595 - LEX MOBILE HOME PARK:						
TOTAL REVENUES		894,804.00	894,804.00	77,094.69	77,094.69	8.62
TOTAL EXPENDITURES		826,630.00	826,630.00	45,537.25	45,537.25	5.51
NET OF REVENUES & EXPENDITURES		68,174.00	68,174.00	31,557.44	31,557.44	46.29

Fund 595 LEX MOBILE HOME PARK

GL Number	Description	Balance
*** Assets ***		
595-000-001.800	INVESTMENT-CADRE	55,240.95
595-000-002.000	EASTERN MICHIGAN BANK	1,135,258.90
595-000-015.000	ACCOUNTS RECEIVABLE	13,320.32
595-000-015.200	A/R MISC.	(501.61)
595-000-015.700	ACCT REC. LATE FEES PENALTIES	3,244.92
595-000-025.000	MHP WATER RENT RECEIVABLE	390.98
595-000-030.000	ACCRUAL DEPRECIATION	2,835,836.82
595-000-030.150	BUILDINGS	51,238.42
595-000-030.300	DEFERRED OUTFLOW	1,360.00
595-000-031.000	DEFERRED OUTFLOWS	1,943.00
595-000-035.000	MHP RUBBISH REVENUE RECEIVABLE	343.96
595-000-036.000	MHP SEWER REVENUE RECEIVABLE	746.14
595-000-123.000	PREPAID EXPENSES	1,869.88
595-000-144.000	EQUIPMENT	9,846.73
595-000-264.000	ACCUMULATED DEPRECIATION	(1,877,549.49)
Total Assets		2,232,589.92
*** Liabilities ***		
595-000-204.700	TENANT DEPOSIT	48,370.26
595-000-204.725	TENANT DEPOSIT MAIL BOX KEYS	1,080.00
595-000-205.000	OPEB OBLIGATION	19,605.00
595-000-205.600	NET PENSION LIABILITY	26,593.00
595-000-258.000	ACCRUED WAGES	1,066.23
595-000-260.000	ACCRUED VACATION LEAVE PAYABLE	6,038.88
595-000-300.500	DEFERRED INFLOWS	3,007.00
595-000-300.501	DEFERRED INFLOWS OPEB	18,425.00
Total Liabilities		124,185.37
*** Fund Balance ***		
595-000-390.000	FUND BALANCE ACCOUNT	2,025,179.92
595-000-395.000	RETAINED EARNINGS	50,632.57
Total Fund Balance		2,075,812.49
Beginning Fund Balance - 22-23		2,075,812.49
Net of Revenues VS Expenditures - 22-23		1,034.62
*22-23 End FB/23-24 Beg FB		2,076,847.11
Net of Revenues VS Expenditures - Current Year		31,557.44
Ending Fund Balance		2,108,404.55
Total Liabilities And Fund Balance		2,232,589.92

* Year Not Closed

User: SHELLEY

DB: Village Of Lexington

TRANSACTIONS FROM 07/01/2023 TO 07/31/2023

Date	JNL	Type	Description	Reference #	Debits	Credits	Balance
Fund 595 LEX MOBILE HOME PARK							
07/01/2023			595-595-699.940 ADMINISTRATIVE REIMBURSEMENT		BEG. BALANCE		0.00
07/31/2023	GJ	JE	ADMIN. REIMBURSEMENT JULY 2023	2660	3,898.13		3,898.13
07/31/2023			595-595-699.940	END BALANCE	3,898.13	0.00	3,898.13
07/01/2023			595-595-702.400 TR PARK MANAGER/CLERICAL		BEG. BALANCE		0.00
07/05/2023	PR	CHK	SUMMARY PR 07/05/2023		408.73		408.73
07/12/2023	PR	CHK	SUMMARY PR 07/12/2023		462.40		871.13
07/19/2023	PR	CHK	SUMMARY PR 07/19/2023		356.20		1,227.33
07/26/2023	PR	CHK	SUMMARY PR 07/26/2023		520.80		1,748.13
07/31/2023			595-595-702.400	END BALANCE	1,748.13	0.00	1,748.13
07/01/2023			595-595-702.420 MHP MANAGER		BEG. BALANCE		0.00
07/05/2023	PR	CHK	SUMMARY PR 07/05/2023		725.00		725.00
07/12/2023	PR	CHK	SUMMARY PR 07/12/2023		737.50		1,462.50
07/19/2023	PR	CHK	SUMMARY PR 07/19/2023		750.00		2,212.50
07/31/2023			595-595-702.420	END BALANCE	2,212.50	0.00	2,212.50
07/01/2023			595-595-703.600 DPW WAGES		BEG. BALANCE		0.00
07/05/2023	PR	CHK	SUMMARY PR 07/05/2023		404.78		404.78
07/12/2023	PR	CHK	SUMMARY PR 07/12/2023		1,034.78		1,439.56
07/19/2023	PR	CHK	SUMMARY PR 07/19/2023		368.83		1,808.39
07/26/2023	PR	CHK	SUMMARY PR 07/26/2023		404.32		2,212.71
07/31/2023			595-595-703.600	END BALANCE	2,212.71	0.00	2,212.71
07/01/2023			595-595-703.650 DPW-WATER WAGES OVERTIME		BEG. BALANCE		0.00
07/05/2023	PR	CHK	SUMMARY PR 07/05/2023		21.81		21.81
07/31/2023			595-595-703.650	END BALANCE	21.81	0.00	21.81
07/01/2023			595-595-704.100 MATCH - SOCIAL SECURITY		BEG. BALANCE		0.00
07/05/2023	PR	CHK	SUMMARY PR 07/05/2023		118.83		118.83
07/12/2023	PR	CHK	SUMMARY PR 07/12/2023		169.78		288.61
07/19/2023	PR	CHK	SUMMARY PR 07/19/2023		112.33		400.94
07/26/2023	PR	CHK	SUMMARY PR 07/26/2023		70.03		470.97
07/31/2023			595-595-704.100	END BALANCE	470.97	0.00	470.97
07/01/2023			595-595-704.200 BLUE CROSS		BEG. BALANCE		0.00
07/05/2023	PR	CHK	SUMMARY PR 07/05/2023		185.50		185.50
07/12/2023	PR	CHK	SUMMARY PR 07/12/2023		398.47		583.97
07/19/2023	PR	CHK	SUMMARY PR 07/19/2023		181.21		765.18
07/26/2023	PR	CHK	SUMMARY PR 07/26/2023		261.72		1,026.90
07/31/2023			595-595-704.200	END BALANCE	1,026.90	0.00	1,026.90
07/01/2023			595-595-704.250 RETIREES HEALTH INSURANCE		BEG. BALANCE		0.00
07/20/2023	AP	INV	RETIREE HEALTH INSURANCE AUG 2023	AUG 2023	237.35		237.35
07/31/2023			595-595-704.250	END BALANCE	237.35	0.00	237.35
07/01/2023			595-595-704.300 LIFE INSURANCE		BEG. BALANCE		0.00
07/11/2023	AP	INV	JULY LIFE INURANCE	211964732660	31.26		31.26
07/31/2023			595-595-704.300	END BALANCE	31.26	0.00	31.26
07/01/2023			595-595-704.400 PENSION		BEG. BALANCE		0.00
07/05/2023	PR	CHK	SUMMARY PR 07/05/2023		63.88		63.88
07/12/2023	PR	CHK	SUMMARY PR 07/12/2023		168.79		232.67
07/19/2023	PR	CHK	SUMMARY PR 07/19/2023		10.13		242.80
07/26/2023	PR	CHK	SUMMARY PR 07/26/2023		101.34		344.14
07/31/2023			595-595-704.400	END BALANCE	344.14	0.00	344.14
07/01/2023			595-595-704.401 AXA EQUITABLE MATCH		BEG. BALANCE		0.00
07/05/2023	PR	CHK	SUMMARY PR 07/05/2023		48.16		48.16
07/12/2023	PR	CHK	SUMMARY PR 07/12/2023		87.87		136.03
07/19/2023	PR	CHK	SUMMARY PR 07/19/2023		50.43		186.46
07/26/2023	PR	CHK	SUMMARY PR 07/26/2023		59.09		245.55
07/31/2023			595-595-704.401	END BALANCE	245.55	0.00	245.55
07/01/2023			595-595-704.500 MICH EMP SEC COM		BEG. BALANCE		0.00
07/05/2023	PR	CHK	SUMMARY PR 07/05/2023		4.19		4.19
07/12/2023	PR	CHK	SUMMARY PR 07/12/2023		6.11		10.30
07/19/2023	PR	CHK	SUMMARY PR 07/19/2023		1.78		12.08
07/26/2023	PR	CHK	SUMMARY PR 07/26/2023		2.12		14.20
07/31/2023			595-595-704.500	END BALANCE	14.20	0.00	14.20
07/01/2023			595-595-740.000 SUPPLIES		BEG. BALANCE		0.00
07/11/2023	AP	INV	MOWER BLADES	116776	14.99		14.99
07/11/2023	AP	INV	OFFICE SUPPLY	14856	49.99		64.98
07/20/2023	AP	INV	PAPER	14862	62.49		127.47
07/20/2023	AP	INV	ENVELOPES	221789	63.78		191.25
07/20/2023	AP	INV	BLADES FOR MOWER	2140148	15.46		206.71
07/20/2023	AP	INV	BLADES FOR MOWER	P52276	13.56		220.27
07/20/2023	AP	INV	DECALS VILLAGE CART TONER	REIMBURSE JLY 202	154.99		375.26
07/31/2023			595-595-740.000	END BALANCE	375.26	0.00	375.26

User: SHELLY

DB: Village Of Lexington

TRANSACTIONS FROM 07/01/2023 TO 07/31/2023

Date	JNL	Type	Description	Reference #	Debits	Credits	Balance
07/01/2023			595-595-740.700 DPW EQUIPMENT		BEG. BALANCE		0.00
07/31/2023	GJ	JE	DPW EQUIPMENT REIMBURSEMENT JULY 202	2661	1,631.81		1,631.81
07/31/2023	GJ	JE	BACKHO JULY 2023	2662	564.06		2,195.87
07/31/2023			595-595-740.700	END BALANCE	2,195.87	0.00	2,195.87
07/01/2023			595-595-801.000 ELECTRIC-DETROIT EDISON		BEG. BALANCE		0.00
07/20/2023	AP	INV	ELECTIR MULTI FUNDS	DUE 8-01-23	197.16		197.16
07/31/2023			595-595-801.000	END BALANCE	197.16	0.00	197.16
07/01/2023			595-595-802.000 HEAT-SEMCO ENERGY		BEG. BALANCE		0.00
07/27/2023	AP	INV	HEAT/ GAS	DUE 8-9-23	24.19		24.19
07/31/2023			595-595-802.000	END BALANCE	24.19	0.00	24.19
07/01/2023			595-595-803.000 PHONE		BEG. BALANCE		0.00
07/20/2023	AP	INV	MHP INTERNET	10020175-5 JULY 23	52.95		52.95
07/20/2023	AP	INV	LANDLINES	1154646	157.45		210.40
07/27/2023	AP	INV	MHP JULY 2023 INTERNET	10020175-5 MHPJY2	52.95		263.35
07/31/2023			595-595-803.000	END BALANCE	263.35	0.00	263.35
07/01/2023			595-595-824.500 EQUIPMENT		BEG. BALANCE		0.00
07/11/2023	AP	INV	AP 2023 TO JULY 2023 LEASE	3317710947	101.00		101.00
07/31/2023			595-595-824.500	END BALANCE	101.00	0.00	101.00
07/01/2023			595-595-999.000 TRANS TO OTHER FUNDS		BEG. BALANCE		0.00
07/31/2023	GJ	JE	MHP ALLOCATION 7-31-23	2658	26,458.44		26,458.44
07/31/2023	GJ	JE	EXTRA TRANSFER TO GF FROM MHP	2663	3,458.33		29,916.77
07/31/2023			595-595-999.000	END BALANCE	29,916.77	0.00	29,916.77
TOTAL FOR FUND 595 LEX MOBILE HOME PARK					45,537.25		45,537.25



before the construction or erection of any screened, glassed-in, or otherwise enclosed awning or canopy attached to the mobile. The setback requirement for enclosed and attached structures from an adjacent hardwall is ten (10) feet.

5.7.9. Setback requirements:

District	Front	Side	Rear	Other
Mobile Home	10 feet to the street	10 feet to the next mobile	4 feet to the rear P/L	
Sheds	10 feet to the street	4 feet to the next mobile	4 feet to the rear P/L	Not to exceed 80 sq. ft.
Deck	10 feet to the street	4 feet to the next mobile	4 feet to the rear P/L	On double frontage lots: front 10 ft. from the street; 4 ft. from the street.
Club House	25 feet	10 feet	15 feet	Height: not to exceed 35 ft.

5.7.10. General Provisions:

1. Obstructions – there shall be no obstructions of any form within ten (10) feet of the adjacent mobile home, including an attached structure that may be used for living space.
2. Mobile homes must be kept in a well-maintained condition. The lot shall be kept neat, mowed and clear of all debris.
3. The storage of flammable, combustible or hazardous material is expressly forbidden. The use of ancillary propane fuel, fuel oil or kerosene heaters in the mobile is prohibited. Propane cylinders for outdoor grills are allowed.
4. Air conditioners must be in working order and free of rust, loose covers and faulty connections. All window units must be self-supported.
5. No outdoor aerials or towers are permitted. Satellite dishes and digital antennas up to twenty-four inches (24") in diameter and attached to the mobile are permissible.
6. No windows or doors should be covered with foil, paper, cardboard or metal.
7. Free-standing steps must be constructed of pre-cast concrete, vented fiberglass, metal or treated lumber and must include handrails. A permit is required for new/or replacement steps. Steps installed in conjunction with a new set up are included in the original permit.
8. Ice and snow removal from sidewalks and driveways is the sole responsibility of the tenant.
9. Decks and porches must be of a design approved by the Village and shall include a handrail. A permit is required.
10. Screened-in porches must be factory installed and readily removable. A permit is required.
11. A temporary canopy may be erected for recreational use only. It may not be used for a sleeping area. The canopy must be removed when the tenants are not in residence.
12. Children's swing sets are not permitted.





13. Skirting is required on all mobiles. The skirting may be of aluminum or vinyl and must be installed within 30 days of the installation of the mobile.
14. All mobiles are required to have life, safety and habitability inspection every five (5) years. The cost of the inspection Fifty Dollars (\$50) will be the obligation of the tenant and shall be paid within ten days (10) of billing. Any safety deficiencies shall be corrected within ninety days (90) of the inspection. Verification of corrections will be copied to the Village. Written notice will be sent by the Village prior to the inspection to establish an appointment time.
15. Spray painting of any kind is expressly prohibited.
16. All renovations or repairs of a mobile must be completed by a licensed contractor.
17. Campfires shall be in an enclosed fire pit which must have a lid and be a minimum of four feet (4') from any mobile. There shall be no open fires. Fireworks are not allowed anywhere in the Park.
18. Fencing is not permitted on mobile home lots.

SEC. 5.8 DAY CARE FACILITIES

5.8.1. Intent.

It is the intent of this section to establish standards for day care facilities which will ensure compatibility with adjacent land uses and maintain the character of the neighborhood.

5.8.2. Application of Regulations.

1. A State licensed Family Day Care Home shall be considered a residential use of property and a permitted use in all residential districts. Family Day Care Homes shall be prohibited in all other districts.
2. The Village Council may, by issuance of a special land use permit, authorize the establishment of Group Day Care Homes and Day Care Centers as specified in District regulations and subject to the standards herein.

5.8.3. Standards for Group Day Care Homes.

Group Day Care Homes shall be considered as special land use subject to the requirements and standards of Section 3.3 and the following additional standards:

1. The subject parcel shall meet the minimum lot area requirements for the zoning district in which it is located.
2. The property is maintained in a manner that is consistent with the character of the neighborhood.
3. There shall be an outdoor play area of at least five hundred (500) square feet provided on the premises. Said play area shall not be located within the front yard setback. This requirement may be waived by the Planning Commission if a public play area is within five hundred (500) feet of the subject parcel.
4. All outdoor play areas shall be enclosed by a fence that is designed to discourage climbing, and is at least four (4) feet in height, but no higher than six (6) feet.

