

Flood Damaged Homes

My manufactured / mobile home has been flooded what do I do?

If your home has been damaged from flood water contact your local Labor and Industries office and talk with one of our Contractor / Compliance Inspectors for technical assistance. There is a one time structural fee of \$87.70 and the department is waving all plan review and re-inspection fees.

If your foundation, skirting, footings or other structures have been damaged please contact your local building department.

How do I repair my manufactured / mobile home?

- Prior to performing any work that live electrical conductors may be involved you must disconnect power to avoid shock.
- Remove "Rodent Barrier" and insulation from under home.
- Spray floor system under home with "Health Department" recommended disinfectant and **allowed to dry.**
- Remove the interior or exterior wall covering one (1) foot above water damage line.
- Remove all insulation at this point, **dry thoroughly,** spray wall system with "Health Department" recommended disinfectant and **allowed to dry.**
- If furnace was flooded, call a furnace representative for inspection.
- All heat ducts in floor shall be sanitized or replaced.
- If water entered any part of the electrical plug-ins, disconnect power and remove and replace all receptacles affected, including appliance receptacles, e.g., range, dryer, etc. *If you are unfamiliar with this process hire a licensed electrical contractor.*
- Before replacing installation have an electrical contractor run a "Hi-Pot, Megger or Dielectric" test on all circuits in the home. A copy of an affidavit is required to show that the test was performed by an electrical contractor.
- Replace insulation with new insulation having the same or better "R" factor than was originally installed.
- Prior to re-installing floor and wall coverings the home must be level and moisture content must be at 19 percent or less.
- Call Labor and Industries for inspection of insulation replacement and electrical test verification

- Install "Rodent Barrier" assuring that all seams running with or across the home are taped with **approved material**, e.g., I-beams and floor penetrations. (Rodent Barrier may be purchased from M/H repair services or manufacturers.)
- Call for final inspection.
- Note: If you have to replace decking (flooring) talk with your Contractor / Compliance Inspector for possible engineering that may be required and contact your county health department for information on treating mold.

A common solution to treating for mold prior to covering is: 1 cup of bleach to 5 gallons of water. Never mix bleach with ammonia or other house hold cleaners. Be sure to open all windows and doors. Wear a face mask while cleaning to prevent breathing in any fumes or mold that may be present. The State Department of Health recommends applying a borate-based detergent solution, without rinsing, as a last step after cleaning and disinfecting. This prevents mold for growing again.