**02-385**

Office of Professional and Occupational Regulation

**MANUFACTURED HOUSING BOARD**

2025-2026 Regulatory Agenda

AGENCY UMBRELLA-UNIT NUMBER: **02-385**

AGENCY NAME: Department of Professional & Financial Regulation, Office of Professional & Occupational Regulation, **Manufactured Housing Board**

CONTACT INFORMATION for thE agency **RULEMAKING LIAISON**: Penny Vaillancourt, Director, OPOR, 35 State House Station, Augusta, ME 04333, 207-441-7153, [penny.vaillancourt@maine.gov](mailto:penny.vaillancourt@maine.gov)

**EMERGENCY RULES ADOPTED SINCE THE LAST REGULATORY AGENDA**: None.

**EXPECTED 2025–2026 RULE-MAKING ACTIVITY:**

The Board may undertake rulemaking to re-organize and re-number multiple chapters to clarify provisions to align with statutes, including provisions of P.L. 2025, c. 365.

Expected rulemaking will be to implement legislation governing licensure by endorsement and provisional licensure. A review for conformance with statutes and current rules will be conducted and updated as may be necessary, including an update to discontinue the use of the terms “handicap,” “handicapped” and “hearing impaired” pursuant to 36 M.R.S. § 2557, sub-§2.

**CHAPTER 110: State Certification of Modular Homes**

STATUTORY AUTHORITY: 10 M.R.S. §§ 9005-A, 9041, and 9042

PURPOSE: This chapter sets forth construction standards, compliance assurance, inspection requirements, grounds for violation, and licensee appeal procedures relating to State-certified modular homes. The Board may propose a rule to update the adopted codes for modular home construction.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees and the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 340: Licensing – Licenses**

STATUTORY AUTHORITY: 10 M.R.S. § 9021

PURPOSE: This chapter sets forth requirements for licensure as a mechanic, installer, dealer, developer dealer or manufacturer of manufactured housing. The Board may update this rule to amend the license renewal from a 2-year period to the current 1-year period, simplify reporting requirements, and to clarify recordkeeping requirements at dealer branches.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Applicants for licensure.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 350: Licensing – Scope of Practice, Obligations of Licensees, Prohibited Practices**

STATUTORY AUTHORITY: 10 M.R.S. § 9021

PURPOSE: This chapter describes the scope of practice applicable to the different licenses, obligations of licensees, and prohibited practices. The Board may update this rule to clarify the obligations of licensees and prohibited practices regarding contractors, and to clarify recordkeeping requirements.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees and the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 381: Home Installation Warranty Seal**

STATUTORY AUTHORITY: 10 M.R.S. § 9006-CPURPOSE: This chapter sets forth responsibilities for the purchase and affixation of State of Maine Installation Warranty Seals in manufactured homes installed in Maine. The Board may update this rule to clarify the obligations of licensees regarding the installation and purchase of warranty seals.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees

**CHAPTER 820: Definitions**

STATUTORY AUTHORITY: 10 M.R.S. § 9085

PURPOSE: This chapter defines terms used in the rules relating to manufactured housing communities. The board may propose an amendment of this rule to update/change the private water system definition to align with Chapter 840.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees and the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 830: Licensure of Manufactured Housing Communities**

STATUTORY AUTHORITY: 10 M.R.S. § 9084

PURPOSE: This chapter sets forth initial and renewal licensure requirements of manufactured housing communities. The board will propose an amendment of this rule to clarify the application process in accordance with P.L. 2025, c. 365.

AFFECTED PARTIES: Licensees.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 840: Rules Relating to Drinking Water Systems of Manufactured Housing Communities**

STATUTORY AUTHORITY: 10 M.R.S. §§ 9005-A, 9084, 9085

PURPOSE: This chapter outlines the jurisdiction of the Board and the Division of Environmental Health within the Maine Center for Disease Control and Prevention, Department of Health and Human Services, in regulating the drinking water systems of manufactured housing communities. This chapter also sets forth the safe drinking water requirements for manufactured housing communities with Private Water Systems, which are regulated by the Board. These requirements pertain to Private Water System approval, operation, and modification; annual water testing, reporting, and notice to community residents; and enforcement remedies when a community violates these rules. The rules in this chapter are established to protect public health from unsafe Private Water Systems and to require that a community notify the population served of annual water test results. The Board may propose a rule to simplify the test scheduling requirements making it easier to understand while maintaining the same level of safety and clarify the responsibilities of the community owner in cases of water system disruption or contamination.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees and the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 850: Community Licensing – Standards**

STATUTORY AUTHORITY: 10 M.R.S. § 9082 and § 9085.

PURPOSE: This chapter establishes licensing standards relating to minimum lot size, potable water, plumbing, fuel supplies, electrical connections, life and fire safety, streets, and nuisances. The Board may propose rulemaking to move Chapter 850, Section 2 to Chapter 840, Section 3(1) , update/change the incorporation of the NFPA 70, 2014 to the edition currently adopted by the Electricians’ Examining Board and update requirements for fuel supply systems to meet requirements of the Maine Fuel Board.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees and the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 890: Manufactured Home Installation Standards**

STATUTORY AUTHORITY: 10 M.R.S. § 9061, 42 U.S.C. § 5404(c)(2)(section 605(c)(2))

PURPOSE: This chapter sets forth minimum requirements for the initial installation of new manufactured homes (HUD) in accordance with federal standards. The Board may propose rulemaking to clarify that these standards do not apply to Tiny Homes as defined in 29-A M.R.S. § 101(80-C), to make compliance with the Pre-Occupation inspection program easier while adding clarity to those requirements and adding clarification language to other individual sections of the chapter.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees and the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 900: Used Manufactured Home Installation Standard**

STATUTORY AUTHORITY: 10 M.R.S. § 9061 and §§ 9062-9070

Purpose: This chapter sets forth minimum requirements for the installation of used manufactured homes. The Board may propose rulemaking to clarify that these standards do not apply to Tiny Homes as defined in 29-A M.R.S. §101(80-C), and add language for clarification.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees and the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 950: Used Standard – Plumbing Systems**

STATUTORY AUTHORITY: 10 M.R.S. § 9061 and §§ 9062-9070

Purpose: This chapter covers the plumbing materials, fixtures, and equipment installed within or on used manufactured (HUD) homes. It is the intent of this chapter to assure water supply, drain, waste and vent systems permit satisfactory functioning and provide for health and safety under all conditions. The Board may propose rulemaking in order to assure that sections within this rule do not conflict with those adopted by the Plumbers Examining Board.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees and the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER 960: Used Standard – Heating and Fuel Burning Systems**

STATUTORY AUTHORITY: 10 M.R.S. § 9061 and §§ 9062-9070

Purpose: This chapter covers heating and fuel burning equipment installed within or on used manufactured (HUD) homes. It is the intent of this chapter to assure that properly licensed technician inspects the heating equipment for safe operation and compliance with appropriate codes. The Board may propose rulemaking in order to clarify, adding specific requirements for gas fired systems, and assure that sections within this rule do not conflict with those adopted by the Maine Fuel Board.

SCHEDULE FOR ADOPTION: Within one year.

AFFECTED PARTIES: Licensees and the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A

**CHAPTER NUMBER and Title: N/A**

STATUTORY BASIS: 10 M.R.S. § 8003-H, § 8003-5-A(D)(7)

PURPOSE: The Board may adopt rules to establish a process to issue a license by endorsement or to grant provisional licenses to applicants from other jurisdictions.

SCHEDULE FOR ADOPTION: Within the year.

AFFECTED PARTIES: Licensees and members of the public.

CONSENSUS-BASED RULE DEVELOPMENT: N/A