



MANUFACTURED  
HOUSING  
*Institute of South Carolina*

For more information, contact

**Clayton Evans**, Communication Director  
(304) 629-2566 | [cevens@mhisc.com](mailto:cevens@mhisc.com)  
[mhisc.com](http://mhisc.com)

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## Manufactured Home Owners Should Ensure Wind Safety with Routine Inspections

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COLUMBIA – The Manufactured Housing Institute of South Carolina has published updated guidelines for ensuring that residents of manufactured homes are safe during strong winds or storms. All manufactured homeowners should **know** the age of their home, **inspect** their home’s anchoring system annually, and **ensure** that the home was installed by a licensed installer.

**KNOW** the age of the home. If the home was built after 1976, it is a manufactured home and is designed to hold up in strong winds. If it is built after 1994, it is designed for greater wind safety standards based on the home’s wind zone.

All manufactured homes in the US built after 1994 are required to withstand a minimum of 70mph sustained winds, and 90mph winds in 3-second gusts. In certain regions, this requirement is higher. Manufactured homes must be built to withstand sustained 100mph winds if they are placed in Wind Zone II Counties: Beaufort, Berkeley, Charleston, Colleton, Dorchester, Georgetown, Horry, Jasper, and Williamsburg.

**INSPECT** the home’s anchoring system annually. All manufactured homes have a system of between 10 to 20 metal anchors that attach their heavy steel frame to the ground. Homeowners should inspect the anchors and straps to ensure that they remain tight. These can be tightened simply with a household crescent wrench. If a strap is rusted, it should be replaced by a professional.

**ENSURE** that the home was installed by a licensed installer. A manufactured home will only meet these safety standards when it is installed correctly.

MHISC’s Executive Director Mark Dillard says that a poor installation job by an unlicensed installer can compromise a manufactured home’s wind safety rating.

“All manufactured homes built after 1994 are required by HUD to, at minimum, be able to withstand 70mph sustained winds without damage,” says Dillard. “If a home has not been installed properly, it will not meet these safety standards and can be at risk.”

A proper installation is completed either by (a) the direct, on-staff, employee of the dealer who sold the manufactured home, or by (b) an independent company who holds a license from the South Carolina Manufactured Housing Board. These installers must take installation courses, regular continuing education, and pass a test to install homes.

A licensed installer’s work is required by the South Carolina Department of Labor, Licensing & Regulation to be covered by a bond.