



TAYLOR BUILDING / ZONING DEPARTMENT  
425 Papermill Rd. - P.O. Box 158  
Taylor AZ. 85937  
Phone (928) 536-7366

## **Tiny House Minimum Requirements**

### **Shall meet the building code requirements of an Efficiency Dwelling Unit**

**1208.4 Efficiency dwelling units.** An efficiency living unit shall conform to the requirements of the code except as modified herein:

1. The unit shall have a living room of not less than 220 square feet (20.4 m<sup>2</sup>) of floor area. An additional 100 square feet (9.3m<sup>2</sup>) of floor area shall be provided for each occupant of such unit in excess of two.
2. The unit shall be provided with a separate closet.
3. The unit shall be provided with a kitchen sink, cooking appliance and refrigeration facilities, each having a clear working space of not less than 30 inches (762mm) in front. Light and ventilation conforming to this code shall be provided.
4. The unit shall be provided with a separate bathroom containing a water closet, lavatory and bathtub or shower.

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Moved on buildings generally sold on sales lots DO NOT meet the building code requirements and therefore cannot be utilized for "Tiny Homes".

Buildings on wheels shall meet the State Office of Manufactured Housing minimum standards, have placard indicating compliance and be installed by AZ licensed installer.

Cargo containers may be used as a basis for construction provided plan, foundation designs and calculations are provided and sealed by a Licensed AZ registrant.