



Santa Cruz County Mobile and Manufactured Home Commission

701 Ocean Street, Fifth Floor, Room 510
Santa Cruz, CA 95060
P: (831) 454-2772 F: (831) 454-2411 TTY/TDD: 711
commissions@santacruzcounty.us

MOBILE AND MANUFACTURED HOME COMMISSION MEETING MINUTES

DATE: November 15, 2018
LOCATION: Simpkins Family Swim Center, 979 17th Avenue, Santa Cruz, CA 95062
PRESENT: Jean Brocklebank (*Vice Chair - 1st District*), Henry Cleveland (*Chair - 2nd District*), David Allenbaugh (*3rd District*), Carol Lerno (*Golden State Manufactured Homeowner's League*)
EXCUSED: Rick Halterman (*5th District*), Charlene Garza (*Western Manufactured Housing Communities Association*)
ABSENT: None
STAFF: Ryan Thompson (*County Counsel*), Brooke Miller (*County Counsel*), Britt Harmssen (*EEO Officer*), Kaite McGrew (*Commissions Coordinator*)
GUESTS: 2

Meeting convened at 9:30 AM

1. Call to Order/Roll Call/Agenda Review
2. Approve *September 20, 2018 Meeting Minutes*
Item tabled to next meeting because a majority could not be achieved given the number of abstentions.
3. Public Comment: None
4. New Business/Action Items: None
5. Commissioner Reports
 - 5.1. Golden State Manufactured Homeowner's League (GSMOL) Report
Lerno reported that the GSMOL hopes to increase membership.
 - 5.2. 3rd District Report
Allenbaugh reported that a new security gate in the De Anza MHP has successfully reduced traffic in the park.
 - 5.3. 1st District Report
Brocklebank reported that the issue regarding the sale of a mobile home in Soquel Gardens MHP has been resolved, the home has sold, and the new owner has moved in. Brocklebank and Cleveland observed the Beachcomber MHP Board of Directors election. Brocklebank reported that Carriage Acres management has not yet addressed the water sourcing issue as they've been responding to an emergency situation at a property they manage in Paradise. Brocklebank requested that the Commission consider adding a report from the Central Coast Resident-Owned Parks as standing agenda item in future meetings. Topic was tabled until next meeting.

5.4. 2nd District Report:

Chairs requested that park management data on MHP lists be audited in advance of the January space fee mailing and that online park lists be updated.

6. Legislative Report

Cleveland updated the Commission on SB136 regarding the Mobilehome Park Rehabilitation and Resident Ownership Program (MPRRROP). The Commission reviewed a GSMOL fact sheet on AB3066, and a WMA summary update of current industry legislation. Commission discussed Mobile Home Residency Law (MRLA) jurisdiction as it relates to resident park ownership. Topic tabled to the next meeting.

7. County Counsel Report

Brooke Miller introduced Ryan Thompson who will be representing County Counsel at MMHC meetings going forward. Thompson updated the Commission on the status of the Pinto Lake appeal (Case 17CV01424). County Counsel expects appellants' opening brief within the week and will have thirty days to respond. Miller confirmed that Santa Cruz County is a general law County, which dictates that State regulations will generally take precedence over local ordinances. However, apparent conflicts must be reviewed on a case-by-case basis. Thompson and Miller will report back to the Commission on two issues in which the MRLA appears to be in conflict with County Code (SCCC 13.32 "readiness to serve" and SCCC 13.34 market rate rental of sublet mobile homes).

8. County Supervisor Report: None

9. Staff Report

The Commission reviewed a letter sent to MHP owners notifying them of the space fee increase they will receive in January.

10. Correspondence/Communications

11. Adjournment at 10:14 AM

Submitted: Kaite McGrew, *Commissions Coordinator*