

THE SCMOA REPORT

Protecting Our Rights and Lifesyle with Education, Communication and Integrity



Next Meeting

Saturday, November 2
Fircrest MHP
965 Gravenstein Ave,
Sebastopol, CA 95472

Meeting begins @ 1:30 pm

DIRECTIONS

From Petaluma & Sonoma:
North on 101 to Exit 481B. West on
CA 116/ Gravenstien Hwy. towards
Sebastapol for 7.4 mi. Please park
at the Fircrest Market, walk across
Gravenstien Hwy. and follow
Redwood Ave to Spruce Ave, make
a left and ontinue to the clubhouse.

From Santa Rosa:
West on CA 12. towards
Sebastapol for 6.5 mi. Turn left on
Gravenstein Hwy./S Main St. for .9
mi. Please park at the Fircrest
Market, walk across Gravenstien
Hwy. and follow Redwood Ave to
Spruce Ave, make a left and
ontinue to the clubhouse.

President's Message

Autumn greetings to all...

I join the other SCMOA officers in wishing you a safe and calm fall season. If you are reading this message via email or on the SCMOA.org website, then we say, "Hooray!"

If, however, you are reading this message from a printed page that came via snail mail, then we must say, "It's time for a change."

The times are insisting that we move to an an electronic format. So, if you are not yet on email, please have your kids or grandkids get you hooked up and send your email address to our editor at jjkyle@mac.com. Alternately, you can ask them print out the quaterly newsletter for you.

Email can also be a terrific way of keeping up with your state wide mobile home association, GSMOL. Sign up for their periodic notices also. Ask to be informed about the local event of GSMOL's upcoming new regional conference for Northern California.

The Sonoma County Board of Supervisors, with our input, is in the final stage of updating their "Park Closure and Conversion Ordinance". Also, they will soon be implementing a new county-wide RSO (rent stabilization ordinance) for the unincorporated areas.

We are initiating mutual support outreach with CARA (California Association of Retired Americans), with Mobile Home Action and Legal Aid's housing policy attorney, Shelley Clark. SCMOA representatives will be attending CARA's annual convention this month in Sacramento.

Legal Aid's most helpful attorney, Evan Livingstone, has moved into paid private practice, but promises to stay in touch. He is available for calls related to mobile home issues.

Another departure is that of Stephanie Reid of the California Senate's Select Committee on Manufactured Homes and point person for the MRL. Kudos and many thanks for their important years of service to us.

Thus, as some old timers leave, opportunities abound for new faces and new ideas. Half of the SCMOA officers will be termed out next year. You are invited to join in the selection process, maybe even to throw your own hat in the ring.

Join us at 1:30 PM, Saturday November 2. We will form a nominating committee for open positions next year.

See you there, get involved....

Rich Shames. SCMOA President

If You Don't Vote, They Can't Hear You

Stephanie Reid, former staff member of the Senate Select Committee for Manufactured Homes

You no doubt have heard people complain “It doesn’t matter if I vote. One vote won’t change anything.” Yeah, that’s right. However, when a whole group votes it has the power to change the direction of an election. Suddenly, the group becomes very important. One vote is a whisper, a group vote is a roar.

I remember standing in front of the gates of a sprawling mobilehome park. The kind of park where there were at least 150 homes. But looking at my precinct list, I counted and re-counted and still only saw the names of 15 registered voters.

Allow me to use the analogy of war. Politics is a military strategy, and voting is a tactical maneuver. One soldier (voter) on the field won’t win the battle, but an army (bloc) could decide history. Political campaigns know where all the voters are.

Candidates for public office rely on this information to structure their messages – and decide who gets their attention. The more votes that a group or a neighborhood casts, the more attention that group or neighborhood gets.

It is a political fact that mobilehome parks are voting blocs. Some mobilehome parks are so big that they comprise an entire precinct on their own. Imagine if all the eligible residents in those parks voted. You get the idea. Think, pins on the map. More pins, more attention.

A few years ago, I was speaking before a small crowd of mobilehome park residents. One person spoke defeatedly about how the park owners have the advantage of money to influence elections and policy. I reminded the resident, “That is ALL they have. They don’t have votes like you do.” I explained that a campaign contribution of five hundred dollars does not carry the influence of five hundred votes on Election day. Campaign contributions buy advertising. I offer this analogy: Money buys equipment for the diamond mine, and votes are the diamonds.

Campaign organizations keep close watch on who is voting and who is not voting. These organizations have sophisticated computer software that tracks and pinpoints active voting communities, as well as monitors inactive communities for when those communities start awakening to the electoral process. Many mobile home owners have heard me speak of the “sleeping giant”.

Allow me to use a final analogy. When a candidate speaks to a room full of voters, the candidates speaks only to those who have shown up. The candidate does not speak to the empty chairs. If you don’t vote, not only can they not hear you, but they cannot see you either. Get on the political radar, register and vote!

The SCMOA Report
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THE SONOMA COUNTY
MOBILEHOME OWNERS’
ASSOCIATION, INC.
Phone (707) 824-1684

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PARK REPRESENTATIVES

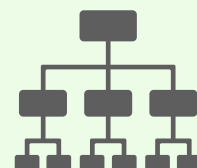
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Redwood Credit Union
Financial Statement
September 30, 2019

Business Checking

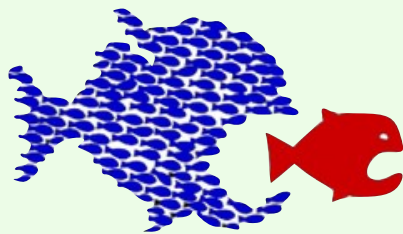
Ending Balance 6/30/19	8,846.38
Beginning Balance 7/1/19	8,846.38
Money Market Transfers	0.00
Dues Deposits	842.00
CA Franchise Tax	(20.00)
Membership Expense	(87.21)
Postage	(114.27)
Office Supplies	(62.77)
Education Comm. Expenses	0.00
CARA Affiliation Fee	(100.00)
NSF Check	0.00
Website Maintenance	0.00
Ending Balance 9/30/19	9,304.13

Money Market (Legal)

Ending Balance 6/30/19	4,057.92
Beginning Balance 7/1/19	4,057.92
Legal Donations	180.00
Dividends	7.48
Transfer to Checking	0.00
Ending Balance 9/30/19	4,245.40

Business Share

Ending Balance 6/30/19	105.73
Beginning Balance 7/1/19	105.73
Dividends	0.02
Ending Balance 9/30/19	105.75



Minutes August 3, 2019

The meeting was called to order at 1.35 pm at Seven Flags MHP, Sonoma.

Present were 21 members, and 4 officers

President’s Greeting included discussion of current Mobile-home related bills in our state legislature, including: AB 173 fee & tax waiver, SB 274 allowing companions & SB 508 mobile home insurance bill of rights.

There have been changes at the CDC, but no updates on revisions for the county’s next 10 year plan.

A Santa Rosa MHP refuses to accept checks from one person as retaliation for working with us. We will follow up and assist.

Ann Colichidas: certain parks are ripe for conversion due to area-specific plan. We’re watching to prevent conversions to non-mobilehome land use.

Minutes and Treasurer’s Report were approved.

Education Committee - VP Dan Drummond is distributing “Resident Reference Folder” to more local parks in county. He suggested recruiting SCMOA members by asking to speak at each park’s HOA meeting.

Work continues on expanding database and park purchases were discussed.

President Rich Shames requested a volunteer liaison with the Sonoma Supervisors & CDC, to determine when our input is required. Linda Bruce volunteered, Ann Colichidas will mentor so she can learn this position.

Still needed: a volunteer to monitor GSMOL bills in our legislature. If you are interested the job is notifying SCMOA of bills are in process so SCMOA members can assist.

Discussed: members are difficult to contact via email. A motion passed for E-Board to meet and consider solution.

Guest Speakers from CARA (CA Alliance Retired Americans): Tom Amado and Christine Thompson invited members to be involved via Sonoma County CARA CAT (Community Action Team) meeting held 3rd Wednesday each month at Glaser Center in Santa Rosa. CARA supports 2020 proposition to close Prop 13 loopholes.

Motion passed to explore CARA membership.

Raffle was held, and meeting adjourned @ 2:45pm

Respectfully submitted; Karilee Shames SCMOA Secretary

GOVERNOR NEWSOM SIGNS SB 274 (Dodd)

First, SB 274 would require management to offer the previous homeowner a right of first refusal to a renewed tenancy on the same terms, if the park is destroyed due to a fire or other natural disaster and management elects to rebuild the park in the same location.



Second, in 2017 Senator Dodd authored, SB 147 which allowed any homeowner who lives alone to designate one other person per calendar year to share his or her mobilehome

on an ongoing basis without being charged a fee by management for that person. SB 274 would instead allow an individual to designate up to 3 companions in a calendar year, but no more than one companion at a time, unless otherwise authorized by management.

Third, currently management is granted the right of prior approval of a purchaser of a mobilehome that will remain in the park, provided that approval cannot be withheld from a purchaser who has the financial ability to pay the rent and charges of the park. Additionally park management is required to consider the amount and source of the purchaser's gross monthly income or means of financial support when making this determination. SB 274 would instead allow the purchaser to provide, evidence of additional financial assets, including savings accounts, certificates of deposit, stock portfolios, real property, and any other financial asset that can be liquidated or sold, when making that determination.

IN MEMORY OF
Len Carlsen
A fierce warrior who fought and won many battles
for mobile home rights and causes.

SONOMA VALLEY GSMOL

Saturday, October 19
Meeting at Pueblo Serena
Mobile Home Park
951 5th St W, Sonoma, CA

Meeting starts at 1:30pm

Bob Fleak's Mobilehome Owner's Lunch

Friday, Oct 25
Boulevard Café
1096 Petaluma Blvd. N.
Meeting starts at Noon
Come earlier to find a space
and have time to eat
\$1.00 Donation

SCMOA Membership Report

Month	New	Renew
July	0	18
August	2	35
September	1	24
Active Members	306	
Inactive Members	0	
Expiration Notices	25	
Archived Status	13	

Renewal Notices Sent:
Jul 6, Aug 15, Sep 17

SONOMA COUNTY MOBILEHOME OWNERS ASSOCIATION, INC.

USE THIS FORM ONLY IF YOU ARE A NEW MEMBER, OR ARE DUE TO RENEW NOW.
TIME TO RENEW? CHECK THE "DUE BY" DATE ON YOUR MAILING LABEL IN THIS NEWSLETTER.

NEW MEMBERSHIP APPLICATION RENEWAL

NAME _____ PHONE _____

ADDRESS _____

CITY, STATE, ZIP _____

PARK _____

CHECK TOTAL \$ _____ DUES \$ _____ LEGAL FUND \$ _____

EMAIL ADDRESS _____

Dues are \$10 per household for 12 months.
Send your check payable to SCMOA, along with this completed form, to:

SCMOA, 380 Circulo La Cruz, Rohnert Park, CA 94928-1956



Do not allow this to be your last newsletter

If your membership is about to expire, please renew before **October 5, 2019** to receive the next issue of the **SCMOA Report**.

Your expiration date is shown above your name on the address label of this newsletter.



If your label shows you to be due either now or soon, we urge you to renew your membership in SCMOA, using the above form. We need your support for the important work that SCMOA will be doing to help fight attempts to convert our manufactured homes to condos, remove rent control, and to restore effective local planning controls.

If dues remain unpaid, we will have to remove you from our active membership list. We hope you will continue to support our collective efforts to protect our communities!

We look forward to hearing from you!

**Sonoma County
MobileHome
Owners' Association, Inc.**
380 Circulo La Cruz
Rohnert Park CA 94928-1956
Address service requested.

Your membership expiration date
is on the address label



Next General Meeting
Sat, November 2 @ 1:30p
Fircrest MHP
965 Gravenstein Ave,
Sebastopol, CA 95472

Thank you, Barber Insurance Agency!
...for the ongoing complimentary printing of this newsletter.

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