

**COUNTY OF SAN LUIS OBISPO BOARD OF SUPERVISORS
AGENDA ITEM TRANSMITTAL**

(1) DEPARTMENT Administrative Office	(2) MEETING DATE 6/18/2013	(3) CONTACT/PHONE Nikki J. Schmidt (805) 781-5496	
(4) SUBJECT Submittal of letters supporting SB 510 (Jackson) which would clarify existing law governing the conversion of mobile home parks from rental to resident owned.			
(5) RECOMMENDED ACTION It is recommended that your Board approve letters of support for SB 510 (Jackson) and direct the Board Chair to sign it and any subsequent letters of support.			
(6) FUNDING SOURCE(S) N/A	(7) CURRENT YEAR FINANCIAL IMPACT \$0.00	(8) ANNUAL FINANCIAL IMPACT \$0.00	(9) BUDGETED? No
(10) AGENDA PLACEMENT <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation <input type="checkbox"/> Hearing (Time Est. ___) <input type="checkbox"/> Board Business (Time Est. ___)			
(11) EXECUTED DOCUMENTS <input type="checkbox"/> Resolutions <input type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input checked="" type="checkbox"/> Letters			
(12) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) N/A		(13) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: N/A <input type="checkbox"/> 4/5th's Vote Required <input checked="" type="checkbox"/> N/A	
(14) LOCATION MAP N/A	(15) BUSINESS IMPACT STATEMENT? No	(16) AGENDA ITEM HISTORY <input checked="" type="checkbox"/> N/A Date: _____	
(17) ADMINISTRATIVE OFFICE REVIEW Gregory J. Schulte, Assistant CAO			
(18) SUPERVISOR DISTRICT(S) All Districts -			

County of San Luis Obispo



TO: Board of Supervisors

FROM: Nikki J. Schmidt, Administrative Office

DATE: 6/18/2013

SUBJECT: Submittal of letters supporting SB 510 (Jackson) which would clarify existing law governing the conversion of mobile home parks from rental to resident owned.

RECOMMENDATION

It is recommended that your Board approve letters of support for SB 510 (Jackson) and direct the Board Chair to sign it and any subsequent letters of support.

DISCUSSION

Senator Hannah-Beth Jackson has authored a bill that would clarify existing law governing the conversion of mobile home parks from rental to resident owned. Specifically, the bill would require local jurisdictions to consider the results of a survey to residents about their support for the conversion in making its decision to approve, conditionally approve, or disapprove the map.

As noted in the attached letters, mobile homes are an important source of affordable housing, not only in San Luis Obispo County, but throughout California with approximately 5,000 mobile home parks statewide. Many local jurisdictions impose rent controls to ensure mobile homes remain affordable to those on fixed-incomes, such as seniors and working families.

There continues to be a shortage of decent housing affordable to low-income Californians and this bill would provide that mobile home residents have a voice in conversion proposals as well as clarifying the powers of local agencies in the subdivision process. It should be noted that San Luis Obispo County supported a similar bill in 2011 (SB 444 [Evans]) that failed to pass. SB 510 has passed the Senate and is now in the Assembly House and Community Development Committee as well as the Assembly Local Government Committee.

OTHER AGENCY INVOLVEMENT/IMPACT

The Planning and Building Department has expressed support of SB 510.

FINANCIAL CONSIDERATIONS

None.

RESULTS

If approved, this bill would provide that mobile home residents have a voice in conversion proposals as well as clarifying the powers of local agencies in the subdivision process helping to ensure that mobile house continue as sources of affordable housing.

ATTACHMENTS

1. Letters of Support to Assembly Members Chau and Achadjian