

**From:** [Susan Keller](#)  
**To:** [City Council Public Comments](#)  
**Subject:** [EXTERNAL] Concerns re MH Rent Control issue  
**Date:** Monday, November 28, 2022 11:02:02 AM

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Dear City Council Members:

I am writing concerning the City Rent Control Ordinance matter on the Council Agenda this week. Please do not do anything that would impact the ability of mobile home park residents to have an affordable place to live. Proposals put forth by Park Owners would reduce affordability and displace low income residents living on fixed income. City staff recommendations are better than nothing but do not address economic hardships that would result.

The Santa Rosa Manufactured Housing Owners Association (SRMOA) amended proposal presented during negotiations is far more fair and affordable for residents. I urge you to seriously consider and vote in support of the SRMOA latest compromise proposal: (1) accepting 65% of the CPI with a 3.5% CAP; (2) keeping the Rent Control fee as it is to supplement the Rent Deferral Fund for qualified residents; and (3) changing the In Place Transfer fee from the current \$50 to 3.5%.

Given the extreme shortage of affordable housing for low income seniors living on fixed income, changes proposed by SRMOA noted above are imperative to retain this critically important affordable housing stock and block displacement of seniors unable to afford higher costs proposed.

Additionally I urge you to: (1) adopt and Urgency Ordinance to stop the 5.7% increase for 2023 that now stands; (2) look into the legality of rent increases made to mobile home park residents during the Covid pandemic rent freeze e.g. Rancho Cabeza Senior Mobile Home Park; and (3) temporarily freeze the Annual Administrative Fee imposed by the City on park owners and residents given the excessive funds accumulating as a result of that fee.

Thank you for your ongoing work advocating for affordable housing for Santa Rosa residents. Revisions to the Rent Control Ordinance offer a great opportunity to help low income mobile home residents living on fixed income keep their housing. Please do what you can to help further this effort in that regard.

Sincerely,

Susan and John Keller

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**From:** [Saulo Londono](#)  
**To:** [City Council Public Comments](#)  
**Subject:** [EXTERNAL] Public Comment on Item 15.1 of November 29th City Council Agenda  
**Date:** Monday, November 28, 2022 2:50:57 PM

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I write today on behalf of WMA, the Western Manufactured Housing Communities Association, regarding the proposal to amend the City's Rent Control ordinance. WMA represents thousands of mobilehome parks in California, including several here in the City of Santa Rosa. This City is fortunate to have a group of parkowners who are exceptionally generous and caring for their communities. They are also knowledgeable, professional, and respectful of the concerns of residents as well as Councilmembers who are trying to do their best for the city.

It is with this confidence that I strongly suggest that the City Council accept the parkowners' amendments to the ordinance, and direct staff to work with them on terms for their generous offer of \$100,000 owner funded rental assistance.

Their proposal is generous, reasonable, and consistent with the original intent of the ordinance. It aims to help those who most need it and it helps the City avoid costly litigation and hearings.

Respectfully,



**Saulo Londono**  
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