



## **Yucaipa Mobilehome Residents Association**

P. O. Box 1052, Yucaipa, CA 92399-1052

Phone (909) 232-1910

### **Our Next YMRA Open Monthly Meeting will be May 13, 2023**

From 10 -11 A.M. at the Yucaipa Woman's Club Building, 35215 Avenue A, Yucaipa, CA 92399

#### **Board of Directors**

*Chairman – Shirley Dalton 1<sup>st</sup> Vice Chair – Open 2<sup>nd</sup> Vice Chair – Rayna Carmichael 3<sup>rd</sup> Vice Chair – Angela Pearce  
Recording Secretary – Debbie Richter Information Secretary – Open Treasurer – Irene Vasquez*

#### **Open Monthly Meeting – May 13, 2023**

YMRA holds its Open Monthly Meeting at 10:00 am on the second Saturday of each month at the Woman's Club at 35215 Avenue A, corner Adams Street. Our next meeting will be Saturday, May 13. Scheduled guest speakers are Yucaipa Fire Chief Grant Malinowski and Captain Burrascano. Malinowski will be speaking on fire safety and preparedness in mobilehome parks. Given the heavy rains this winter, a larger than normal vegetation growth is expected which can contribute to fire dangers. Burrascano is the person tasked with mobilehome park inspections and will tell us about this program. All residents of mobilehome parks and other interested persons are invited to attend.

#### **From the YMRA Chair - Shirley Dalton**

Our meeting on April 8 was very interesting. Donnakaye Ostrander, volunteer with the San Bernardino County Sheriffs Department, explained the You Are Not Alone (YANA) Program offered by the Sheriffs. It is designed to provide a safety net for those of us who live alone, are disabled, home bound, etc. A volunteer will call anyone signed up with the program every week day to verify the individual is okay. In the event no answer is received, there are procedures to follow to find out if there is a problem and provide help. Anyone who lives alone and does not have daily contact with someone, friend, neighbor, family, should consider joining this program.

It is with regret that we report the resignation of one of our Executive Committee members. Rayna Carmichael, 2<sup>nd</sup> Vice Chair, has informed us she is no longer able to perform her responsibilities as a Committee member due to ill health. Rayna has been on the Committee for several years and she will be missed. Thank you, Rayna, for all you have done for YMRA.

#### **Change to Yucaipa Rent Stabilization Ordinance**

At City Council meetings since February, a change to the Rent Stabilization Ordinance was discussed. For about 10-12 years, Yucaipa City Hall staff have been suggesting this change and the Council has finally approved it. From the beginning, a five-member Mobilehome Rent Review Commission (MRRC) was appointed by City Council to serve a 2-year term. Their responsibilities included:

- To review, hear and determine special rent adjustment applications pursuant to the provisions of the Yucaipa Municipal Code (YMC), Chapter 15.20, subject to appeal to the City Council.
- To render biennially a written report to the city council concerning its activities, holdings, actions, results of hearings, and all other matters pertinent to this chapter which may be of interest to the City Council
- To adopt, promulgate, amend and rescind administrative rules to effectuate the purposes of YMC 15.20, subject to the approval of the City Council

There has always been a problem getting enough qualified volunteers from the community to fill the 5-member commission. It was decided, after several years of repeat consideration, to replace the MRRC with a Mobilehome Rent Stabilization Hearing Officer. This officer will be an attorney, retired judge, etc., with the knowledge and legal background to better understand the complexities of the special rent adjustment application process and will be appointed by City Council. A Request for Proposals has been ordered released to relevant agencies and legal firms as part of the search for a Hearing Officer. The Hearing Officer will review and make a determination for only special rent adjustment applications, not the normal annual 4% maximum rent increase. The change will affect only those residents in a park where the park owner has requested a special rent increase due to capital improvements or lack of sufficient return on investment. The City Council will assume the responsibility of reviewing the Ordinance and Administrative Rules periodically to determine if any changes are needed.

#### **YMRA Contact Information:**

- Telephone number - (909) 232-1910.
- Email address – [sd.ymra@gmail.com](mailto:sd.ymra@gmail.com)
- YMRA Website at [www.yucaipaYMRA.com](http://www.yucaipaYMRA.com).

#### **Membership Matters**

YMRA membership is important to the mobilehome park residents community. We need your involvement and attendance at our meetings. This gives us the right to say that we represent our large mobilehome park community, the only local organization that supports, advocates for and gives a united voice to mobilehome park residents. Thank you to all mobilehome park residents who support YMRA.

## Community Open House for the Dunlap Park Project

Press release from City of Yucaipa, May 1, 2023.

The City of Yucaipa would like to invite you, your family, and friends to participate in an open house on Tuesday, May 9 from 6:30pm to 7:30pm at Dunlap Elementary to learn about the proposed Dunlap Park Project. The open house will be an opportunity for the community to assist City staff in gathering input as the City moves forward in applying for construction grant funding. City staff and project managers will be on hand to provide information and address any concerns. If you are interested in attending, please call Joe Pradetto at (909) 797-2489, ext. 244.

## Insurance Companies are Making Changes

Changes which may affect you so it is important to maintain the coverage you now have and keep all premiums paid up to date:

1. Companies are terminating fire insurance policies on mobilehomes determined to be in high fire hazard areas. You may have difficulty securing coverage for your home. If your policy has been terminated, you can obtain basic fire insurance coverage through the California FAIR Plan. Any insurance broker can assist you in obtaining coverage with this plan.
2. Be prepared to find your insurance company is no longer accepting monthly payments. More insurance companies are requiring customers to pay the policy's premium in full or in two payments.
3. Some insurance companies are no longer taking new customers. You may find you have fewer options to choose from if you need new insurance or choose to change companies.

## New California Legislation Introduced in 2023

- **AB 1035 Mobilehome Parks: Rent Caps** (Muratsuchi): This bill would prohibit the management of a mobilehome park from increasing the gross rental rate for a tenancy for a mobilehome space more than 3% plus the percentage change in the cost of living, or 5%, whichever is lower, of the lowest gross rental rate charged for the tenancy at any time during the 12 months prior to the effective date of the increase. **Update:** This bill has been changed to a 2-year bill pending a legal challenge to related legislation.
- **AB 318 Mobilehome Residency Law (MRL) Protection Act** (Addis): This bill will now extend 3 years to pilot phase of the Mobilehome Resident Law Program Program (MRLPP). In 2018, the state enacted the Mobilehome Residency Law Act (AB 3066), which amended the Health and Safety Code to establish the Mobilehome Residency Law Protection Program (MRLPP), a five-year pilot program, housed within the HCD to help coordinate the resolution of complaints from homeowners relating to the Mobilehome Residency Law (MRL).
- **AB 22 Mobilehomes: mobile coaches** (Gipson): This bill would express the intent of the Legislature to enact legislation that would classify motor coaches that are parked in a mobilehome park for a period of time that satisfies residency requirements as mobilehome properties to give mobile coach owners the ability to build home equity. The bill would state findings and declarations in that regard.

## Scherer Community Center

The Scherer Community Center is open and providing services and nutritional programs for Yucaipa seniors. The Center acts as a referral agency to assist seniors with legal, medical, and financial issues and as a Cooling Center during operating hours throughout the year. Located at 12202 First Street (between Ave A and Ave B), it is open Monday-Thursday, 8:30am To 4pm..

- Nutrition Services:
  - Family Services Association provides nutritious meals to seniors who must be at least 60 years young. Hot meals are available next to the Scherer Community Center from 11:30 a.m. To 12:p.m.; check-in begins at 10:45 a.m. A suggested donation of \$3.00 a person would be greatly appreciated.
  - "More Than a Meal" program delivers meals to home-bound seniors. To sign-up for the homebound meal program, call FSA at (909) 790-3170.
  - USDA (Commodities) – Yucaipa Christ Redeemer Church is offering the monthly USDA Commodity distribution program previously provided through the City of Yucaipa. Monthly food packages are distributed via a drive-thru at the church, located at 12148 4<sup>th</sup> Street, on the 3<sup>rd</sup> Wednesday of the month, from 1 p.m. To 3 p.m. Participants must be low-income and the person picking up must be at least 18 years old.

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Send your thoughts, comments & Newsletter ideas to: Editor Shirley Dalton at [sd.ymra@gmail.com](mailto:sd.ymra@gmail.com)  
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**To join YMRA** or renew your membership, send \$9.00 for each adult person in your home (good for 14 months from the date you join) **along with a self addressed stamped envelope**, or to donate any amount, simply fill out the coupon below and send to: YMRA, P.O. Box 1052, Yucaipa, CA 92399

NAME \_\_\_\_\_ PARK \_\_\_\_\_ SPC # \_\_\_\_\_ PHONE \_\_\_\_\_

EMAIL \_\_\_\_\_ MEMBERSHIP \$ ENCLOSED \_\_\_\_\_ DONATION \$ \_\_\_\_\_ TOTAL \_\_\_\_\_

WILLING TO VOLUNTEER? YES ( ) NO ( ) MAYBE LATER ( ) NOTE: \_\_\_\_\_