

1. Agenda

Documents:

[AGENDA 2022 \(PDF\).PDF](#)

2. Meeting Materials

Documents:

[STAFF REPORT 2022 \(PDF\).PDF](#)

**MOBILEHOME RENTAL REVIEW BOARD  
OF THE CITY OF PALMDALE  
CITY COUNCIL CHAMBERS  
38300 SIERRA HIGHWAY SUITE B  
PALMDALE, CALIFORNIA  
ANNUAL MEETING  
AGENDA NO. 04  
FEBRUARY 23, 2022  
6:30 P.M.**

**www.cityofpalmdale.org**

**WELCOME**

**EMERGENCY PUBLIC MEETING PROCEDURE DUE TO COVID-19**

**As a result of the COVID-19 emergency, and resulting orders and direction from the President of the United States, the Governor of the State of California, and the County of Los Angeles Department of Public Health temporary Health Officer Order, effective Tuesday, December 1, 2020, the Mobilehome Rental Review Board Annual Meeting will be closed to the public, until further notice. Board members and the Public may choose to participate via webcast.**

**NOTICE: This meeting will not be webcasted live at [www.cityofpalmdale.org](http://www.cityofpalmdale.org).**

**NOTE: Materials related to an item on this Agenda submitted to the Mobilehome Rental Review Board after distribution of the agenda packet will be available for public inspection at the meeting and after the meeting in the Department of Neighborhood Services, located at 38250 Sierra Highway, 2<sup>nd</sup> Floor, during normal business hours. Those items provided by others at the meeting will be available in the Department of Neighborhood Services during normal business hours.**

**How to Submit Public Comments:**

**Note: Public Comments submitted will become part of the official meeting record.**

**1) Email public comments to [rentcontrol@cityofpalmdale.org](mailto:rentcontrol@cityofpalmdale.org). The cutoff times are two hours prior to the time listed on the printed agenda (e.g: 6:30 p.m. meeting cut-off is 4:30 p.m.)**

**2) VERBAL PUBLIC COMMENT DURING THE MEETING – (ZOOM Numbers: US: +1 253 215 8782 or +1 346 248 7799 or +1 720 707 2699 or +1 301 715 8592 or +1 312 626 6799 or +1 646 558 8656 Webinar ID: 818 3724 0192 Passcode: 038800 Webinar attendee link**

**<https://us06web.zoom.us/j/81837240192?pwd=RDQvcjZUQ0pyUTQvSkVhOHoybFZTd09>**

**In accordance with the Americans with Disabilities Act of 1990, if you require a disability-related modification or accommodation to participate in this meeting, including auxiliary aids**

or services, please call the Department of Neighborhood Services at (661) 267-5126 at least 48 hours prior to the meeting.

**Your courtesy is requested to help our meetings run smoothly. If you'll be kind enough to follow these simple rules, we can make the best possible use of your time and ours:**

- Please refrain from public displays or outbursts such as unsolicited applause, comments, cheering, foul language, or obscenities.
- Any disruptive activities that substantially interfere with the ability of the Mobilehome Rental Review Board to carry out its meeting will not be permitted, and offenders will be requested to leave the meeting.

**1. CALL TO ORDER.**

**2. ROLL CALL: BOARD MEMBERS DEBRA FOLEY, DEBRA MCLAURIN, JOAN FERRY-SCOTT, DIANA LOVE AND EDUARDO DESANTIAGO.**

**3. PLEDGE OF ALLEGIANCE**

**4. ELECTION OF BOARD CHAIR BY THE MEMBERS OF THE RENTAL REVIEW BOARD.**

***Call for Public Comments***

**Motion:** Move to nominate new Board Chair

**Motion:** Approve appointment of Board Chair  
(Voice Vote - Requires a majority to approve.)

**5. PUBLIC COMMENTS ON CONSENT CALENDAR ITEMS AND ANY ITEMS NOT ON THE AGENDA**

This portion of the Agenda allows an individual the opportunity to address the Mobilehome Rental Review Board on any subject regarding Rental Review Board business. Under state legislation, no action can be taken on items not specifically referenced on the Agenda. **PLEASE NOTE: A three-minute time limit** will be imposed on each speaker other than staff members.

**6. CONSENT CALENDAR**

**6.1** Move to waive full reading of the February 18, 2021 minutes to be considered and voted on at this meeting. (Voice Vote - Requires a majority to waive.)

**Motion:** Move to approve the February 18, 2021 minutes.  
(Voice Vote - Requires a majority to approve.)

## **7. REPORTS**

**7.1** Annual Report Regarding Mobilehome Rent Control Compliance.  
(Staff Reference: S. Reyes, Housing Manager, Neighborhood Services)

ATTACHMENT TO ITEM 7.1

## **8. ADJOURNMENT**

**Motion:** Move to adjourn until the next Annual Meeting in February 2023  
(Voice Vote - Requires a majority to approve.)

Complete packets can be viewed at the City of Palmdale Neighborhood Services Department, located at 38250 Sierra Highway, 2<sup>nd</sup> Floor, Palmdale, California. You can also view the Agenda for the Mobilehome Rental Review Board on the City's website at [www.cityofpalmdale.org](http://www.cityofpalmdale.org).

Thank you for attending your Mobilehome Rental Review Board meeting. If you have any further questions, please contact the Neighborhood Services Department at (661) 267-5126, Monday through Thursday, 7:30 a.m. to 6:00 p.m., closed every Friday or via email at [rentcontrol@cityofpalmdale.org](mailto:rentcontrol@cityofpalmdale.org)



# CITY OF PALMDALE

## Staff Report to the Mobile Home Park Rental Review Board

DATE: February 23, 2021

SUBJECT: Annual Compliance Report

ISSUING DEPARTMENT: Neighborhood Services

### **BACKGROUND**

The Annual Compliance Report for the Mobile Home Park Rental Review Board is to document the compliance of the Space Rent Control Ordinance by the mobile home parks within the jurisdiction of the Ordinance. The communities who fall under the authority of the Ordinance are: Domenic's Mobile Home Estates, Grecian Isle Mobile Home Park, Joshua View Mobile Home Park, Mountain View Mobile Estates, Palmdale Mobile Home Park, Sagetree Village, and Thousand Elms Mobile Lodge.

All of the mobile home parks listed above are required to annually register the mobilehome community, reporting each space and its designation of "rent control or "exempt from rent control", and including the maximum rent the mobile home park will charge upon vacancy of any space within the community. The following is a summary of the seven mobilehome communities.

### **REPORT**

#### Domenic's Mobile Home Park, 38015 30<sup>th</sup> Street East

The 2021 Annual Registration was received and deemed incomplete. The City requested additional documentation on June 22, 2021.

The City has not received a 2022 Annual Registration from this park. A notice of failure to submit the annual registration was mailed to the park management on February 14, 2022.

The current maximum space rent to be charged upon vacancy is \$400.00.

#### Grecian Isle Mobile Home Park, 4444 East Avenue R

The 2021 Annual Registration was received and deemed complete on June 30, 2021. The City approved the 2021 Permissive Rent Increase of 1.09% effective June 30, 2021.

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Re: Annual Compliance Report  
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The 2022 Annual Registration was received on January 25, 2022 and is currently under review.

The current maximum space rent to be charged upon vacancy is \$750.00.

Joshua View Mobile Home Park, 6150 East Avenue T

The 2020 Annual Registration was received and continues to be deemed incomplete. A resubmission was submitted September 22, 2020. The City requested additional documentation on October 8, 2020.

The 2021 Annual Registration was received and is pending completion of the 2020 Annual Registration.

The City has not received a 2022 Annual Registration from this park. A notice of failure to submit the annual registration was mailed to the park management on February 14, 2022.

The current maximum space rent to be charged upon vacancy is \$898.43 for a medium size space and \$964.98 for a large size space.

Mountain View Mobile Estates, 3255 East Avenue R

The 2021 Annual Registration was received and deemed complete on April 1, 2021. The City approved the 2021 Permissive Rent Increase of 1.09% effective April 1, 2021.

The 2022 Annual Registration was received on January 25, 2022 and is currently under review.

The current maximum space rent to be charged upon vacancy is \$555.00.

Palmdale Mobile Home Park, 38015 65<sup>th</sup> Street East

The 2021 Annual Registration was received and deemed complete on June 29, 2021. The City approved the 2021 Permissive Rent Increase of 1.09% effective June 29, 2021.

The City has not received a 2022 Annual Registration from this park. A notice of failure to submit the annual registration was mailed to the park management on February 14, 2022.

The current maximum space rent to be charged upon vacancy is \$450.00.

Sagetree Village, 3524 East Avenue R

The 2021 Annual Registration was part of the settlement agreement reached between the City of Palmdale and Sagetree Village on November 2, 2020.

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The 2022 Annual Registration was received on January 31, 2022 and is currently under review.

The current maximum space rent to be charged upon vacancy is \$750.00.

Thousand Elms Mobile Lodge, 37311 47<sup>th</sup> Street East

The 2021 Annual Registration was received and is currently under review.

The 2022 Annual Registration was received on January 18, 2022 and is pending completion of the 2021 registration.

The current maximum space rent to be charged upon vacancy is \$550.00.

Submitted by:



Sophia Reyes  
Housing Manager

Reviewed by:



Mike Miller  
Director of Neighborhood Services