

# Mobile Home Advisory Board [MHAB]

## Meeting Notes

July 28, 2014

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### 1. Call to Order:

Chair Daniel Kittredge called the MHAB meeting to order at 6:00 PM, at Huntington Beach City Hall, 2000 Main Street, Room B-8, Huntington Beach, CA.

### 2. Roll Call:

**Members Present:** Mary Jo Baretich, Don Castleman, Michael Cirillo, Sharon Dana, Tim Geddes, Daniel Kittredge, Patricia Taylor, and Manuel Vizinho

**Resignation:** Amber Monte

**Staff Present:** Kellee Fritzal and Denise Bazant

### 3. Approval of the Meeting Notes from April 28, 2014:

Motion made by Geddes, seconded by Taylor, to approve the meeting notes of April 28, 2014 as submitted. Minutes were approved 6-0-1 (Cirillo abstain).

Under Member Comments, Cirillo mentioned that Geddes is using the title of Chair Elect instead of Vice Chair. It was pointed out that the by-laws state the position is written as Chair Elect. Therefore, a motion was made by Kittredge, seconded by Geddes, to reconsider the minutes of April 28, 2014. The correction was made to change the minutes from Vice Chair to Chair Elect. The motion was approved 6-0-1 (Cirillo abstain).

### 4. Public Comments (agenda items):

- Leslie Helmick mobile home owner in Pacific Mobile Home Park. Ms. Helmick stated that she has been trying to sale her mobile home for 10 months. Potential buyers are resistant to buy the mobile home because of the rent increases that will come in the future. She would like the park to consider a lease agreement with potential buyers.
- Diane Atkins questioned why there is a Mobile Home Advisory Board. She also mentioned that her rent at Pacific Mobile Home has increased by 62% in one year.
- Rob Caldron, attorney for mobile home parks, stated that according to GSMOL website Mr. Geddes is still a GSMOL member. He stated that the board is absent of symmetry because of Mr. Geddes' affiliation with GSMOL.

### 5. New Business:

- a. Presentation** – Karen Fazio, Education Program Manager, on Council on Aging for the County of Orange spoke regarding most common fraudulent scams targeted at seniors.
- b. Atlanta Street Widening Update** – Fritzal reported that acquisition of mobile homes for the Atlanta Street Widening is moving forward. She stated that the City has purchased and owns five of the eight mobile homes. Two mobile homes are in escrow. One mobile home is in the final stages of negotiations.
- c. Huntington Street Capital Improvements** – Fritzal reported that according to the Public Works Department, sidewalks on Huntington Street are not included in the current 5 year CIP plan.

At this time, Fritzal made the Board aware that the City Council is considering placing a ballot initiative on the November 4<sup>th</sup> General Election. The ballot measure would amend the Charter section 803 as follows:

“Shall the proposed Amendment to Article VII Section 803 of the City Charter be adopted which provides an exemption for regulation of real property in mobile/manufactured home parks retroactive to July 21, 2014.”

The MHAB cannot discuss the ballot language or take action on the ballot language. If the Board has any questions, please contact the City Clerk Joan Flynn or City Attorney Jennifer McGrath.

**6. Public Comments (non-agenda items):**

Jodie Wollman questioned the rules of attendance for the Board, particularly the Park Owners/Manager board members. At this time, Fritzal reported that Amber Monte had resigned from the board.

**7. Member Comments:**

Dana thanked Ms Fazio for her presentation and the great service she provides to the County.

Taylor stated that Ms Fazio has presented at Rancho Huntington and thanked her for her attendance.

Baretich mentioned that Geddes had resigned from GMSOL and the website had not been updated.

Kittredge also thanked Ms Fazio. His family member had experienced a telephone scam and realizes the importance of scam information to seniors.

Geddes stated that he would like to take the Bylaws to the City Council for amendment so that the Board could meet more frequently. He also clarified that he had step down as a representing the GSMOL so not to have any perception on conflict of interest.

Cirillo mentioned that Geddes violated the Brown Act by selecting “reply all” to an email. He also stated that as of July 28, 2014, GMSOL website advertises Geddes as an Association Manager of the Orange County District and is a misrepresentation to the At-Large Position on the MHAB. Cirillo also stated that Mr. Geddes was representing himself as Chair Elect when the minutes state Vice Chair. At this time, a motion was made to reconsider the minutes. (See Item 3 - Approval of the Meeting Notes from April 28, 2014 for action.)

**8. Next Meeting Agenda Items:**

Fritzal stated that the City is awaiting response from a speaker representing the Department of Fair Employment and Housing.

Dana requested a Caltrans updated regarding Shorecliff.

**9. Adjournment:**

- 10.** Moved by Kittredge and seconded by Dana to adjourn the meeting at 6:45 pm to the next regular scheduled meeting of October 27, 2014, at 6:00 pm, held at City Hall, 2000 Main Street, Huntington Beach, Lower Level, Room B-8.