

Arizona Association of Manufactured Home,  
RV & Park Model Owners



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A NON-PROFIT ORGANIZATION  
REPRESENTING PEOPLE WHO LIVE  
IN MANUFACTURED HOMES, PARK  
MODELS, AND RV'S THROUGHOUT  
THE STATE OF ARIZONA SINCE 1987

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### How Important is AAMHO?

The primary purpose of AAMHO is to propose and support legislation that will enhance the manufactured home life style. It monitors and opposes that legislation which is unfavorable towards park residents.

Probably the two most important items that can determine the quality of life for these residents are the laws under which we who live in rental parks must live. These are the *Arizona Mobile Home Parks Residential Landlord and Tenant Act (LTA)*, and the *Arizona Recreational Vehicle Long-Term Rental Space Act (RV Act)*. AAMHO was the driving force behind the enactment of the *Landlord Tenant Act*.

### Educational Programs

AAMHO also educates park residents about their rights and responsibilities under the *LTA* and *RV Act* by having workshops statewide.

The Park Officer Training Program is for new chapter park officers as well as ones that want a refresher. The workshop covers the responsibilities of each of the officers and of the Park Action Committee. The park *Rules and Regulations* and *Statement of Policy* are reviewed, and chapter Bylaws are discussed. Samples of each are included in the *Handbook for Park Officers* which are given to every participating park.

The LTA 101 Landlord Tenant Workshop offers an opportunity for participants to learn how to use the *LTA* in finding the answers to

questions that may come up in their park. Responsibilities of both the landlord and the tenant are discussed, what is required in a rental agreement, and the Relocation Fund.

The *Landlord Tenant Act* is a living document that gets revised when AAMHO and MHCA (Manufactured Housing Communities of Arizona, representing the park owners and managers) reach an agreement and the Legislature passes the bill.

Both AAMHO and MHCA are authorized to present a Park Manager Certification Class, a six-hour class and certification that park managers are required to complete every two years. Managers who attend this class learn that AAMHO is not their adversary, but an ally in maintaining positive relations between management and residents.

AAMHO is partnering with the Southwest Fair Housing Council that will be presenting their 3-hour certification course on fair housing as part of AAMHO's Manager Certification Class. Attendees will earn both certifications.

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*Our registered Lobbyist and Legislative Committee represent YOU at all levels of Government. All Bills submitted by Legislators are read to prevent harmful laws that could affect OUR way of life. Our staff of volunteers live in your parks, work with YOU to resolve issues, visit with YOU at your request, and enhance YOUR peace of mind.*

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### ***“Co-Operation Not Confrontation”***

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## **The Hearing Process**

Manufactured home owners are entitled to file for a hearing before an Administrative Law Judge. As an employee of the Office of Administrative Hearings, the ALJ will hear testimony, decide facts, apply law, and make recommendations to the Department of Housing which will make the final decision. AAMHO volunteers are permitted to help prepare letters, petitions, and documents on behalf of any residents who believe their rights under the *LTA* have been violated.

## **AAMHO Membership Benefits**

- Representation at the State Legislature through our Lobbyist
- Updates on legislation, court decisions, hearing officer cases through the *AAMHO Connection* newsletter
- Knowledgeable volunteers and staff to assist you with questions
- Workshops and educational programs
- Information about the Relocation Fund, moving a home

## **Membership is only \$40 per year**

AAMHO membership dues fund our Lobbyist and the Office Manager. All other personnel are volunteers. All activities are funded by your dues except the Manager Certification Class where each park manager pays their own fee, so our members are not paying for the manager training.

## **Arizona Department of Housing**

AAMHO works diligently with this department that offers manufactured homeowners legal recourse when dealing with landlords or the challenges of relocating their home.

## **Strength in Numbers**

As a large group, AAMHO can be a viable political force and do something at the Legislative level-- mainly by the number of votes we as an organization can muster. Our Legislative Committee alerts the members when they need to contact their legislators to support or vote against a bill that is being considered.

## **Our Volunteers**

A major reason for AAMHO's outstanding success is a sizeable army of dedicated and hardworking volunteers. Wherever you live in Arizona, there is an experienced AAMHO volunteer District Director standing by, ready to come to your aid in assisting you to promptly resolve difficult problems you may encounter as a manufactured homeowner.

Because AAMHO is a non-profit association, every penny in membership dues directly helps every AAMHO member. Obviously, the more members belonging to AAMHO, the more AAMHO can do to further preserve, protect and enhance your manufactured home lifestyle.

## **The *AAMHO Connection* newsletter**

As an AAMHO member, you receive the bimonthly *AAMHO Connection* which not only reports on important AAMHO activities and projects, but also keeps you up-to-date and fully informed about changes in the law and other matters directly affecting you as a manufactured homeowner.

## **AAMHO Will Come to You**

If you can't come to AAMHO, a knowledgeable representative would be pleased to attend a meeting in your manufactured home community to outline the many reasons for belonging to AAMHO. To arrange for a helpful representative to come to your community or to learn more, call the AAMHO office.

## **AAMHO**

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