

ASSOCIATION OF MANUFACTURED HOME OWNERS

DECEMBER 2021 – JANUARY 2022

CONNECTIONS



AAMHO Website: www.AAMHO.org | Email: info@aamho.org



TOGETHER, WE MAKE A DIFFERENCE!

Winter in Arizona ~ mild, for most folks! Heralded by the approaching winter solstice and busy Holidays, we are also reminded to reflect on this past year and plan for 2022, soon! Like the rest of our world, AAMHO struggled yet survived, through the many changes as the ravages of the Covid 19 pandemic confronted us! You, our members, stayed strong, stayed the course, yet our challenges and charge continues. The protective covenants in the Landlord & Tenant Act (LTA) & RV Long-term Act are still young and need to be guarded. We all need to marshall resources to grow our membership: TOGETHER, we do make a difference. The Annual Statewide AAMHO & (AEMPRO) meeting is also on the horizon to share with you valuable information from key speakers, and, the important business of electing the Officers and Directors to carry AAMHO's flag forward! Positions up for vote are President, Legislative Dir, Treasurer & Membership. The Annual Meeting is slated for Sat., March 5, 2022, at the American Legion Post in Chandler, the attendance form is on page 5. Please plan to attend, as this is your voice!

Pat Schoneck, President
520-404-4539 pschoneck@juno.com



“...the liberty of a democracy is not safe if the people tolerate the growth of private power to a point where it becomes stronger than their democratic state itself.”
~Pres. Franklin D. Roosevelt, 1938.

For more information about your rights and obligations under the LTA, a current copy approved by the AZ Director of Housing, is available on www.AAMHO.org website.





Membership FOR A SPEAKER IN YOUR PARK, CALL PAT SCHONECK: 520-404-4539

The 52 pages of the laws (LTA) protect everyone in a Manufactured Home Park, there is slight variation with the LTA for those in Park Models and RV's. It is important for residents to belong to AAMHO as we pay a lobbyist to monitor all proposed legislation so that other interests [land owners] do not take away any of your rights or add some that you would not otherwise be aware of. AAMHO is the only Association that can protect these laws for you. If you would like someone to come to your park and explain more detail to your neighbors, I would be happy to do that. But every single person living in Manufactured Home should be a member. Dues are less than ten cents a day and everyone should belong. It is very inexpensive homeowner's rights "insurance"!



-like today to bring in a new member or two!



AEMPRO

ASSOCIATION FOR THE EDUCATION OF MANUFACTURED, PARK MODEL, RV HOME OWNERS (AEMPRO) (a 501 c.3) is the Educational cohort association to AAMHO, is looking for folks who would like to work with park communities introducing/sharing the Landlord Tenant Act (LTA) workshops.

AEMPRO is supported primarily by monetary Donations and Educational Grant applications. AEMPRO is also looking for creative minds for assisting fundraising and leading the LTA workshops around our large and beautiful state.

All donations provide for the education of Manufactured Home Residents so that you learn your rights and obligations while living on rented land. It is often easier to avoid most problems than to solve them later! Monetary donations to AEMPRO may be deducted if you itemize in your income taxes! Donations can be sent to: AEMPRO 2753 E Broadway Rd., 101-443 Mesa, AZ 85204 -or donate thru our website: aempro.org To request an LTA workshop in your park community, please call Connie 480-966-9566, or: 800-221-6955 to schedule or request a speaker.



District News!

Mary Alice Theroux - District 4 Director, email: mathe42@yahoo.com

The work of District 4 (Tucson & communities South) has been interesting to say the least!! I have answered many inquiries from residents state-wide. There are many and varied. I have logged issues for six months, anonymously, so our lobbyist could reference these issues to talk to the Arizona State Legislators when considering laws.

Two District Meetings have been scheduled. **A PARK-COMMUNITY MEETING:** will be held Dec 4, 2021 at 1:00pm at Green Valley RV Resort; 19001 S. Richfield Ave, Green Valley,

including "Green Valley Estates" The latter has joined with the RV park.

DISTRICT 4 REGIONAL MEETING: *Save the Date!* Jan 8, 2022, Time: 9:00am-12:00 pm
Located & hosted by Tucson Meadows MHP: 2121 S. Pantano Rd, Tucson. All Welcome!

This is a very important meeting for our district. It will be our opportunity to plan how we will protect our lifestyle going forward. We hope all Dist 4 parks will be represented. Input is needed from everyone. Come and help in making the decisions about how we want this association to go forward.

Many of you have contributed so much to this association over the years! I thank you and ask you to join me to share your experiences -and expertise.



AAMHO Board Changes

Hello to my fellow members. I am happy to return to AAMHO/AEMPRO as a member & board member. My focus is to work in the area of Education. This area is one of the core areas of our association. I plan to restart the LTA meetings in the various locations of our members. Carol Judd & Jerry Shumate have graciously offered to work on our education committee. We are planning on reviewing our previous materials. This will give us the opportunity to share the most current and useful information with our members. I welcome any input from our membership as to how we can better serve your educational needs. Looking forward to meeting you in person, Rose Misener, Ph: 480-759-0396.



What's New from the Legislature?

AAMHO successfully achieved passage of the language correction in the Caregivers Act, and approved by the legislature, to make the AZ LTA consistent with Federal Caregivers' laws.



If you or someone you know feels as though they have been a victim of housing discrimination, or has witnessed housing discrimination, contact the Southwest Fair Housing Council by submitting a request here or by phone toll free at 1-888-624-4611 or TTY at 520-670-0233. Press option 3 for the enforcement department and someone will be in touch as soon as possible.

"Appetizers are the little things you keep eating until you lose your appetite."
-Joe Moore

RESERVATIONS FOR THE 35th ANNUAL MEETING OF MEMBERS
Saturday, March 5, 2022

Please list your name, space, and phone number. **Return this form no later than February 18, 2022**, with a check payable to **AAMHO**, 2753 E. Broadway Rd., 101-443, Mesa, AZ 85204, **OR** credit card information:

Full name on credit card _____
Card # _____ Exp. Date _____ CSC _____

Pre-registration fee is \$10.00 per person; \$15.00 per person at the door. Sign in begins at 8:00 a.m. and the meeting will begin at 9:00 a.m. Early morning pastry, fruit tray, coffee and tea will be available. If you have any questions, please call the AAMHO office at 480-966-9566 or 1-800-221-6955.

Meeting location: American Legion #35
2240 W. Chandler Blvd.
Chandler, AZ 85224

PLEASE PRINT LEGIBLY

NAME OF PARK: _____

List names of those registering to attend:

Name: _____ Space # _____ Phone: _____
Name: _____ Space # _____ Phone: _____
Name: _____ Space # _____ Phone: _____
Name: _____ Space # _____ Phone: _____
Name: _____ Space # _____ Phone: _____

REMINDER.....

Each household membership will have one vote.

A person may sign-up at the door to become a member and be eligible to attend this Annual Meeting of Members.

DO NOT WRITE BELOW THIS LINE. FOR AAMHO OFFICE USE ONLY.

<u>Received Stamp</u>	<u>Entered Stamp</u>	<u>Check/Cash Receipt #(s)</u>	<u>District #</u>
_____	_____	_____	_____
_____	_____	_____	_____

PLEASE RETURN THIS ENTIRE FORM. DO NOT CUT FORM IN HALF.

~Paid Advertisement~

COMPARE AND SAVE!

We can insure park models, manufactured homes and modulars.
We have a company to fit your needs.

COVERAGES

Manufactured Home	\$40,000 ^{Single Wide}	\$50,000 ^{Single wide}	\$60,000 ^{Single/ multi wide}	\$80,000 ^{Single/ Multi Wide}
Adjacent Structures	4,000	5,000	6,000	8,000
Personal Contents	20,000	25,000	30,000	40,000
Additional Living Expenses	8,000	10,000	12,000	16,000
Personal Liability	100,000	100,000	100,000	100,000
Medical Payments	1,000	1,000	1,000	1,000
Flood	Included	Included	Included	Included
Premium Per Year	\$386	\$422	\$456	\$537

*Payments above are sample quotes; your specific policy may be different. Rates Effective 11/01/21

Program Highlights:

- No Credit Check, No Hidden Fees
- Stated Value Policy
- Replacement Coverage For Home And Contents..... NO DEPRECIATION
- Standard Direct Only Represents Companies That Are Rated A- (Excellent) Or Better By AM Best For Financial Strength
- EFT, Credit Card And Monthly Payments Available



Google Rating of 4.8

**as of 11/11/2021*



**Your Manufactured Housing
Insurance Specialist**

800-522-0146
www.stdins.com

This is a brief illustration of current rates that are subject to revision. The insurance company reserves the right to accept or reject applications for insurance upon review of all underwriting information. Rates may vary due to age of customer, age or location of home and home use.

AAMHO 10-2018

News Release November 1, 2021 >Contributed by Mary Alice

One-Time Program Aims To Keep Low-Income Homeowners in Their Homes

"This is Direct and immediate aid" Arizona Department of Housing (ADOH) Director Tom Simplot said. "The \$197 million to create the one-time Homeowner Assistance Fund (HAF) comes to Arizona from the U.S. Department of Treasury as part of the American Rescue Plan Act that passed Congress March 11, 2021. HAF provides assistance for Arizona low-income homeowners who have experienced financial hardship (<https://haf.azhousing.gov/fag>) related to COVID-19 after January 21,2020.

Besides your mortgage, HAF will also pay past due utilities and internet services, property taxes, insurance, HOA fees, and more," Director Simplot said."

From: AAMHO "CONNECTIONS"

(Mail address only)

2753 East Broadway Road, 101-443

Mesa, AZ 85204

Phone: (480) 966-9566 or (800) 221-6955

Website: www.aamho.org

TO:

Or Current Resident