

Mobilehome/Manufactured Home

MH *Life*

*The Voice of
Mobilehome Owners Network
Sacramento*

MAY 2017
VOLUME 5 NUMBER 5

EXTRA! EXTRA!

**MONEY
SAVING
TIPS**

We Help You Save Real \$\$\$\$

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MH Life Magazine

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Tips Really Work

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So. California

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MH Life Magazine, The Voice of
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The Money Club - May 2017

Our friend Ralph Weber, a long time advocate, once said: Make advocacy fun. Have pot-lucks, or other events. Talk about more than advocacy. Another friend, Chuck Zenick, recently suggested we diversify to make the magazine appeal to more folks. We listen and now we're taking their advice.

LET'S OFFER MONEY SAVING TIPS

What better way to help the mobilehome community than to offer money saving tips? So we now are offering you tips to help you save money on every day purchases. We're not just about advocacy anymore. We're also about helping you in other ways too. Ultimately our goal is the same as it was 14 years ago, to bring us together and protect your rights (Together we Stand, Divided we Fall).

A DECADES LONG PROBLEM

The complacency and apathy of mobilehome owners has been a decades long problem plaguing advocacy groups. Less than 10% of all mobilehome owners in the State of California belong to any group, less than 2.5% to a state-wide group. This just isn't acceptable especially when mobilehome owners are so vulnerable.

HUGE POTENTIAL TO SAVE \$\$\$

We've always considered California mobilehome owners a community. Now we can work together and help each other by sharing our money saving ideas. This can be an ongoing section of the magazine. And everyone wins!

The potential to save is huge. In our example on page 7, one member saved \$219 and \$150 on two purchases. Just

think how this can be compounded if 1,000, 5,000 or even 50,000 mobilehome owners participated. And this is just one idea! There will be many, many more.

IS THERE A DOWNSIDE?

NO! It is simple. We know our tips work. And we will refund your \$20 membership if you're not completely satisfied. It's that simple. You have NOTHING to lose and everything to gain. Just think what we can do with a united community. As Donald DeVore said in his book "Mobile-home Wars", we'd be like a 900 pound gorilla.

DON'T BE FOOLISH

Now we can help you save enough money to pay for a membership in The Network **many times over**. Who in their right mind would pass an opportunity like this. Not only will your membership and support allow us to continue our important work to protect your rights and provide you important information through the Magazine, but it will provide you extra spending money!

A 5 MINUTE CALL

We are always looking for ways to simplify the membership process. Today, we accept credit cards over the phone, i.e. there is no need to fill out the application on page 9, although you still can.

To join, simply call us at 818-886-6479 and provide us with your name, contact and credit card information. A short 5 minute call is all it takes to start saving and receiving all the benefits of membership in The Network.

Costs Associated With Car Ownership

The table below was generated from the Edmunds website for a 2011 Honda Accord to demonstrate the costs associated with owning a car over a 5 year period. Clearly maintenance and repairs are second only to fuel costs. (<https://www.edmunds.com/honda/accord/2011/st-101356491/cost-to-own/>)

Repair Costs Vary by State: The same repair can vary in cost from state to state. To replace a car's ignition coil(s) and spark (plugs), the average cost is \$435 in Washington, whereas the same type of repair in Vermont costs 16 percent less at \$364 on average. A catalytic converter replacement costs on average

2011 Honda Accord	Year 1	Year 2	Year 3	Year 4	Year 5	Totals
Depreciation	\$2481	\$1007	\$886	\$785	\$705	\$5864
Taxes & Fees	\$909	\$120	\$113	\$108	\$102	\$1352
Financing	\$416	\$331	\$243	\$150	\$54	\$1194
Fuel	\$1551	\$1598	\$1646	\$1695	\$1746	\$8236
Insurance	\$1033	\$1064	\$1096	\$1129	\$1163	\$5485
Maintenance	\$617	\$122	\$2064	\$336	\$1052	\$4191
Repairs	\$407	\$477	\$557	\$652	\$761	\$2854
Totals	\$7414	\$4719	\$6605	\$4855	\$5583	\$29176

According to CarMD (<https://www.carmd.com/wp/vehicle-health-index-introduction/2016-carmd-state-index/>), when a vehicle's check engine light comes on, drivers in Californians now pay the most (\$435) on average, the highest of any state.

Costs increase with the age of the vehicle and the number of miles. After 100,000 miles, costs can be as much as \$.16/mile or more.

OTHER KEY FINDINGS

U.S. Average: The average cost for check engine light-related repairs in the U.S. in 2015 was \$387. 31. Florida is closest to the U.S. average at \$387.37, which is just 6 cents from the national mean.

Labor and Parts Costs: The average repair bill in 2015 for California was \$168 labor, and \$268 for parts, for a total of \$435.

\$1,226 in New Hampshire, but only \$891 in Hawaii. And the average cost for parts and labor to replace a car's oxygen sensor(s) in 2015 varied from a low of \$216 in Wyoming to a high of \$290 in Delaware.

It Pays to Address Small Problems: The least expensive states tend to have a higher percentage of repairs that can be addressed in a matter of minutes versus major parts replacements that require days in the shop. For example, loose gas cap-related problems happened nearly twice as much in Wisconsin as in North Dakota. CarMD encourages vehicle owners to have check engine problems diagnosed early because in many cases it is a common repair like an oxygen sensor or simple, affordable fix like a loose gas cap causing the problem. Addressing warning lights early helps reduce the chances of doing additional damage to your vehicle.

Cord Cutters

A shift in how people watch TV is underway, as the new Pew Research Center data suggest 15% of American adults are now "cord cutters" – that is, they indicate that they once had a cable or satellite TV connection, but no longer subscribe. Another 9% of Americans have never had a cable or satellite subscription at all, meaning that a total of 24% of Americans currently do not subscribe to cable or satellite TV in their homes (76% of Americans subscribe to pay TV service at home).

There are generational aspects to this phenomenon, as young adults are the least likely age group to have a cable or satellite subscription. Some 65% of those ages 18 to 29 have cable or satellite service at home, compared with 73% of adults ages 30 to 49 and 83% of those 50 or older.

For these young people, alternative access to content is crucial. Some 75% of young adults without a cable or satellite subscription say they can access content to watch either online – perhaps by binge watching their favorite shows through an online service like Netflix, Hulu or Amazon Prime – or via an over-the-air antenna. Overall, 64% of those without cable or satellite TV cite alternative access to content as a reason they do not have cable or satellite service at home.

Income also comes into play for those without pay TV. Cord cutters are more likely to live in lower income households as well. In homes whose annual incomes are \$20,000 or below, 21% have cut the cord, while 14% of households above that income threshold have cut the cord.

Cell Phones / Broadband Service - Statistics

Here are four key trends illustrating the current technology landscape in the U.S.

CELL PHONE USE

The vast majority of Americans – 95% – now own a cellphone of some kind. The share of Americans that own smart phones is now 77%, up from just 35% in Pew Research Center's first survey of smartphone ownership conducted in 2011.



2000, not all Americans have shared in these gains. For instance, those who have not graduated from high school are nearly three times less likely than college graduates to have home broadband service (34% vs. 91%). Broadband adoption also varies by factors such as age, household income, geographic location and racial and ethnic background.

SMART PHONE USE

Roughly three-quarters of Americans (77%) now own a smartphone, with lower-income Americans and those ages 50 and older exhibiting a sharp uptick in ownership over the past year, according a Pew Research Center survey conducted in November 2016. Smartphone adoption has more than doubled since the Center began surveying on this topic in 2011: That year, 35% of Americans reported that they owned a smartphone of some kind.

Nearly three-quarters (74%) of Americans ages 50-64 are now smartphone owners (a 16-percentage-point increase compared with 2015), as are 42% of those 65 and older (up 12 points from 2015). There has also been a 12-point increase in smartphone ownership among households earning less than \$30,000 per year: 64% of these lower-income Americans now own a smartphone.

BROADBAND SERVICE

The term broadband commonly refers to high-speed Internet access that is always on and faster than the traditional dial-up access. Broadband includes several high-speed transmission technologies such as: Digital Subscriber Line (DSL) Cable Modem.

After a modest decline between 2013 and 2015, the share of Americans with broadband service at home increased by 6 percentage points in 2016. Between 2013 and 2015, the share of Americans with home broadband service decreased slightly – from 70% to 67%. But in the past year, broadband adoption rates have returned to an upward trajectory. As of November 2016, nearly three-quarters (73%) of Americans indicate that they have broadband service at home. But although broadband adoption has increased to its highest level since the Center began tracking this topic in early

Even as broadband adoption has been on the rise, 12% of Americans say they are “smartphone dependent” when it comes to their online access – meaning they own a smartphone but lack traditional broadband service at home. The share of Americans who are smartphone dependent has increased 4 percentage points since 2013, and smartphone reliance is especially pronounced among young adults, nonwhites and those with relatively low household incomes.

SOCIAL MEDIA

Nearly seven-in-ten Americans now use social media. Today, 69% of U.S. adults are social media users. Social media is especially popular among younger adults, as 86% of 18- to 29-year-olds are social media users. But a substantial majority of those ages 30-49 (80%) and 50-64 (64%) use social media as well. Only about one-third (34%) of Americans 65 and older currently use social media, but that figure has grown dramatically in recent years: As recently as 2010, only around one-in-ten Americans age 65 and older used social media.

TABLET COMPUTERS

Half the public now owns a tablet computer. Though less widespread than smart phones, tablet computers have also become highly common in a very short period of time. When the Center first began tracking tablet ownership in 2010, just 3% of Americans owned a tablet of some kind. That figure has risen to 51% as of November 2016. Did you know 95% of all Americans own a cell phone, and 77% own a smart phone. Those averages drops for folks with an income less than \$30,000 per year to 92% and 64%. Still, that's a huge number.

Source: <http://www.pewresearch.org/fact-tank/2017/01/12/evolution-of-technology/>



Yes, You Can Save Big Money With Our Tips

WE SERVE YOU

Supportive members are critical for the success of any organization. More members mean better protection, i.e. Strength in Numbers. Our Money Saving Tips Program, i.e. Money Club, is just one means we can build membership in the Network.

Remember, we have been serving you for 14 years to protect your rights. Today, that continues to be our # 1 priority. Any money generated through your membership dues and donations is used to build membership and provide better services. Initially, funds will be used to promote The Network via MH Life Magazine and meetings. As membership grows, we will hire an attorney and eventually a lobbyist.

HOW DO I RECEIVE TIPS?

It's actually simple. **Join the Network and get one free tip.** You can choose which tip you want on the application (page 9). If you'd like additional tips, just make a donation of at least \$10/tip. We'll send you all the tips you order by first class mail.

WE GUARANTEE IT

We are confident that our Tips will save you many

times the cost of your membership. Consequently, if you are not completely satisfied with our service or your benefits, we will happily refund your full membership, upon written request, within 90 days of joining.

PLEASE SEND US YOUR TIPS

We ask you to share your tips us so we can share them with our members. We call that friends helping friends.

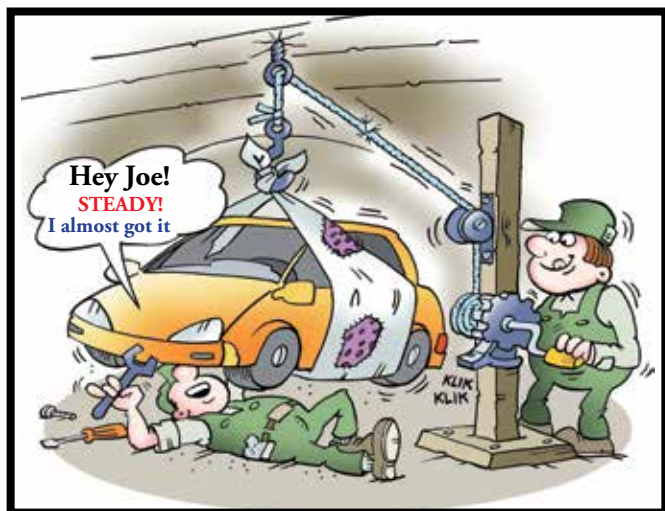
PLEASE CONSIDER SENDING US A DONATION

We have tried these money saving ideas and they really work. In fact, we have saved hundreds, even thousands of dollars. We have the records to prove it.

Let us know how our tips are working for you and please consider sending us a donation. It will help us build our financial resources, i.e. it helps us to help you. And the quicker we build resources, the quicker we will reach our goals: provide basic rights to the community (the right to organize and assemble, the right to freely communicate), and to curtail manager abuse, interference of sales and other illegal activities in mobilehome parks.

Do join us. Today, the savings we offer will pay your membership many times over. Call us or fill out the application on page 9. **Thank You For Your Support!**

Money Saving Tips



TIP #1: SAVE ON AUTO REPAIR AND PARTS

Most of us have a vehicle, or two or three. Often times an older one that requires more maintenance and repair. We give our first tip for free: we suggest you purchase your own parts. Often mechanics charge 100% more than the cost of the part. Instead purchase parts yourself. Have the shop write down the part number, description and details of your car - make, model, year, engine size, etc. Most will do this for you as a way to keep you happy.

So this is our tip: we know an excellent, check-rated, online source to purchase auto and truck parts at 50% or more. They offer overnight shipping at no extra cost.

TWO EXAMPLES OF ACTUAL PURCHASES

Below are two examples of actual purchases. We can provide the documents to prove it.

Example #1: One member recently bought a catalytic converter for his Honda Accord. His local go-to car parts store quoted \$393 (very expensive, right?), yet, using our source, the member purchased it for \$174. A \$219 savings! That's real money!

Example #2. Another member bought a fuel pump for his Dodge truck. The local go-to car parts store quoted \$230, the member got it for \$79. A \$150 savings! So our tip works with both car and truck parts and provides next day, free delivery in some cases. You can't beat that!

POTENTIAL SAVINGS

Based on the findings of CarMD, we estimate the potential savings of this tip at about \$150/vehicle per year. That's real money you may not otherwise have saved.

TIP #2: SAVE ON CELL PHONE SERVICE

Our neighbor discovered a terrific company that offers budget cell phone service, and it is a check-rated provider. They offer service for just \$15/month. You can't beat that price. And it is month to month, i.e. no long term contracts. In fact, we're going to try it ourselves.

Potential savings: We estimate at least \$15/month or \$180/year. Again, that's real money.

TIP #3: CUT THE CORD & SAVE THOUSANDS

Another tip involves cutting the cord, i.e. getting rid of your cable service, whether Dish TV, Direct TV, Spectrum, etc.

For example, member signed up for Direct TV on a two year contract. His basic bill grew to \$135. Remember, that's only for TV service.

Fed up with the high cost and constant hassles, he discontinued service and installed an antenna. Now he receives over 200 channels FREE. It doesn't cost him a nickle, only the initial cost of hardware. About \$100-\$150.

Potential Savings: About \$100/month. That's \$1200/year! A huge savings and it all started by 'cutting the chord!'

TIP # 4: GET TV & MOVIES FREE

Of course, you can purchase additional hardware that will record over the air (OTA) signals. Plus, there are a myriad of options for month-to-month paid programing, including Netflix, Sling, Playstation, Directv Now, etc. We will help you sort through these when you choose Tip #4.

Tip # 5: There is even a way to get movies and tv shows free. We can show you the ins and outs.

SUMMARY

On average, 15,000 homes per month receive MH Life Magazine. That's about 42,000 readers. Many are on fixed incomes or are low income. We guarantee our tips will help the majority save money. The potential savings for the mobilehome community is huge.

We are asked by residents all the time: What can I do to protect myself? Today, the answer is simple: Join our Network. Now you can be better protected and save money at the same time. It should now be a no-brainer. Help us grow The Network into a powerful advocate in California.

You won't be sorry!



Help Out & Make a Little Spending Money

If you've been reading MH Life Magazine over the last couple month, you will know we offer several ways to make a little spending money.

HELP OTHERS JOIN

You can make a little spending money by helping us grow our membership. For every member you get us, we will pay you 10% of all dues we receive. At \$20/membership, that's \$2/membership. Get 10, that's \$20. And by helping us grow membership, you win because we're stronger and more able to help you!

DISTRIBUTE THE MAGAZINE

We need park contacts who will oversee the distribution of magazines in parks. Remember, we print 3,000 magazines per area (Sacramento, Orange County, California, and North San Diego County). Simply call us at 818-886-6479 or check the box on the application on page 9. As we grow, we will be able to pay you 10 cents a magazine. That's about \$10/hour simply for walking around your park. And, by the way, the Mobilehome Residency law guarantees the distribution of information in mobilehome parks by residents. So you are not breaking the law when you distribute MH Life magazine. It is NOT a solicitation.

SUPPORT OUR ADVERTISERS

Our advertisers are the reason we are able to bring you MH Life Magazine, in the first place! We'd especially like to thank Hughes West-Brook Insurance, and Gerry Goodie. They have been terrific supporters! So please consider them when you're out looking for insurance or have a construction need. Or simply give them a call and thank them for

their support of MH Life Magazine. We're sure they'd like to hear from you.

SUPPORT ADVERTISING IN GENERAL

Remember, we have pledged to donate all profits from the magazine back to the community. We are close to being profitable today and soon, with your help, each magazine printed can generate profits of \$1 or more. That doesn't seem like a lot, but when multiplied by 3,000 copies a month, that equates to \$36,000 profit a year, money that goes directly to help protect you. In other words, you benefit when you support the magazine and it's advertisers.

BRING US ADVERTISING

We will pay you 20% of any advertising revenue you bring to us. Sign up your local realtor, or handyman and you'll soon be getting a check. Our ad rates are \$400/full page, \$250/half, \$150/quarter and \$100/eighth of a page. Bring us one full page ad and you'll receive \$80/month as long as that ad appears in the magazine. Today, we are offering a 50% discount on ads an eighth of a page in size. See page 14 for details.

MANY OTHER MAGAZINES

California park residents receive a variety of magazines. They provide revenue to their publisher, of course that's the motivation to publish in the first place. But remember, only MH Life Magazine gives profits to you. MH Life Magazine is YOUR money maker. Embrace it, support it and it will provide financial resources and many other benefits.

And don't forget, your regional leaders should embrace it and use it as their own. Let's work together for a better future for all! We provide the tools.

Glory Be To God

Benefits of Membership in The Network

IMMEDIATE BENEFITS

- Monthly issue of MH Life Magazine
- Access to Help Line (818-886-6479)
- Access to member website
- Knowledge that someone is working to protect your rights.
- A 36 page Frequently Asked Questions and Answers Handbook. It is a must-have for all residents (must have 20 members in your park)
- A free tip that will help you save your hard-earned money and will pay for your membership many times over. And more tips to come - all free.
- We offer a 90 day guarantee.

AS MEMBERSHIP GROWS

- We will hire an attorney to serve the community
- We will hire a lobbyist to legislate new laws, such as enforcement of the Mobilehome Residency Law.
- Mobilehome Magazine will fund all advocates, including park and local groups. (only if they support our efforts)
- Networking among regions, sharing of information, sharing of successes.

OUR GOALS

- To better serve you by offering much more than just advocacy.
- To get everyone working together
- To make advocacy more efficient
- To donate profits from Mobilehome Magazine to your community.
- To provide you better protection of your rights
- To UNITE mobilehome owners
- To provide you a viable means to enforce the laws already on the books. We know hiring an attorney and litigating in court doesn't work, especially for low or fixed income, senior residents.
- To offer you a low cost way to protect your rights.
- To provide resources to your park group and local groups (a magazine, a legal fund, an attorney and a lobbyist as well as financing for all groups.
- To provide you money saving suggestions you can use to improve your financial situation and diminish some of your stress.
- In the future, to provide you more suggestions to save money and improve your lifestyle.

Network Membership Application

NAME: _____ Date: _____

MAILING ADDRESS: _____ E-MAIL: _____

SPACE #: _____ CITY: _____ ZIP: _____

PHONE #: _____ PARK NAME: _____

____ Network Membership (expires 12/31/2017). (\$20) \$ _____

____ Please send me my free Tip (refer to page 7). Tip # _____ \$ _____

____ I'd like more tips # _____. Enclosed is my donation (\$10 each) \$ _____

____ I believe in the cause and your good work. I want to donate. \$ _____

____ I will help out. ____ I will deliver magazines. ____ I will get members.

Make Checks Payable to: **Mobilehome Magazine**

MAIL TO: Mobilehome Magazine, P.O. BOX 3774, Chatsworth, CA. 91313

5/2017

Schedule For Network Regional Meetings

Region	Date	Time	Park Name	Address
San Fernando Valley - Chatsworth	Wednesday May 31	6:00 pm - 9:00 pm	Chatsworth Mobile Home Park	21500 Lassen Street, Chatsworth, CA 91311
South Los Angeles - Carson/Torrance/etc.	Sunday June 4rd	12 Noon - 2:00 p.m.	Country Estate	1502 East Carson Street Carson, CA 90745
Orange County - Huntington Beach	Sunday June 4th	4:00 p.m.- 6:00 p.m.	Del Mar Mobile Home Park	19251 Brookhurst St., Huntington Beach, CA
Inland Empire - Upland	Tuesday June 6th	12:00 pm - 3 p.m.	Upland El Dorado	1400 West 13th St., Upland, 91786
Inland Empire - LaVerne	Tuesday June 6th	6:00 pm - 9:00 pm	Foothill Terrace Mobile Home Park	4095 Fruit Street, La Verne, 91750

Contact Information (Call Frank first)

Contact Name	Mobilehome Park	Phone #	email address
Melody, Park Manager	Chatsworth MHP.	Office	-----
Jane Riach	Country Estate	310-834-5017	riach34@att.net
Ada Hand	Del Mar Estates		adajhand@gmail.com
Dominic Di Giamarino	Upland Eldorado	909-946-8336	pastaguy2000@msn.com
Chuck Zeniesk	Foothill Terrace	909-596-9814	ctzeniesk@yahoo.com
Paul Masminster	Royal Western	310-686-6399	pmskyblue@gmail.com
Frank Wodley	Publisher MH Life	818-886-6479	fawodley@yahoo.com

We Provide You The Tools to Be Successful

As John F. Kennedy once said: *“Ask not what your country can do for you - ask what you can do for your country.”*

President Kennedy’s quote rings true today. It is important that those of you who can, be active. There is much you can do and much to be done. Everyone can do something.

Any first step begins by joining The Network. Next we suggest forming a group in your park. It need not be formal and you can initially meet in someone’s home. Focus on resolving issues, rather than bylaws, incorporating, etc. KISS: Keep It Simple Stupid.

If you live in a large park, divide it up into sections and have ‘block captains.’ Share the work. Help out where you can. Publish a park newsletter. We’ve done that, been there, so call on us for assistance. We’re happy to help.

WE PROVIDE THE TOOLS

We have provided you the necessary tools and building blocks to be successful. You don’t have to look further. We can provide your group the necessary materials to help get

you started. You decide which issues are important to you. But don’t forget you are part of a larger community, a larger family. Don’t get so focused on your problems that you forget about your family and pick a resident to liaison with us. That’s important.

COMMUNICATE WITH US

We don’t have ESP, so don’t assume we’ll know to call you if and when you have problems. You have to initiate communication with us and then have the determination to follow through. We do our part by reaching you via MH Life Magazine.

WE NEED YOU & YOU NEED THE NETWORK

Step up and help us promote The Network. Talk it up with your friends and neighbors. There is NO reason why anyone shouldn’t join.

There are many things you can do to help. Do it for you. As our membership grows, so does our strength.

The Road To a Better Tomorrow

Bing Crosby, Bob Hope, and Dorothy Lamour starred in seven Road to ...films. They ventured to Zanzibar (1941), Morocco (1942), Utopia (1946), Rio (1947), Bali (1952), and Hong Kong. Their purpose was to entertain and entertain they did!

THE NETWORK'S REGIONAL MEETINGS TO START

We're taking to the road, not to entertain, but to garner support for The Plan2017 (refer to MH Life Magazine, February & March 2017) and to provide you a better tomorrow. We have been fine tuning our Path for over two years. Our goal now is to convince you to join and carry our message of hope to your friends and neighbors. After all, we are one, you are thousands!

We're already opening new areas in Corona, Sun City, Hemet, Riverside, Upland and La Verne. Also working in Northern California. We've had success in Sacramento and will soon be having Regional Meetings there also.

Beginning Wednesday, May 31st, Frank Wodley, publisher of MH Life Magazine, former president and founder of COMO-CAL, administrator Mobilehome Owners Network and long-time advocate for mobilehome owner rights is coming to your area. Come and meet Frank and his wife Rose. There will be ample time for questions. Refreshments will be served. **We encourage all mobilehome owners, area leaders and even managers to attend.** Come! Learn how you can save and have us protect your rights at the same time.

REFER TO THE SCHEDULE ON PAGE 10

The tables on page 10 include dates, times and meeting places, plus contact information in case you have questions how to get to the meeting or questions about the meetings.

PURPOSE OF ROAD TRIP

We'd like to put a face to MH Life Magazine and we'd like to get out into the community to meet and greet mobilehome owners in different areas.

OUR PRESENTATION

We will talk briefly about the history of advocacy. We will address some of the issues with advocacy today and the solutions we've put forward. We'll talk about our

better mousetrap. See MH Life Feb. and March 2017.

We will talk about our goals and priorities to provide residents basic rights (ability to organize, to distribute information) and be free from manager abuse (harassment, intimidation, interference of sales, etc.)

MONEY CLUB

The concept of the Money Club will be explained with examples, so that everyone understands what we're offering.

JUNE MH LIFE MAGAZINE & HANDBOOKS

Everyone attending the meetings will receive a copy of our new MH Life June 2017. Plus anyone can pick up magazines for his/her park.

We will handout Frequently Asked Questions and Answers Handbooks to all new Network members.

FRANK AVAILABLE AFTER THE MEETINGS

There will be ample time for your questions on The Network and the Money Club at the end of the meetings. Frank and Rose will be available after the meetings also. In fact, they are staying in Huntington Beach between the afternoon of Sunday June 4th and the morning of June 6th. You can call them at 818-300-6509 if you'd like a private meeting.

CAN'T ATTEND THE MEETINGS?

Let us know if you can't attend and we will mail you the June issue of MH Life Magazine. It will explain The Network and the Money Club in more detail.

READY TO JOIN

Remember, now you can join with a short phone call to 818-886-6479 and charge it on your credit card. Just provide us your contact and credit card information. That's it. Your welcome letter, and money saving tip will be delivered to your door in a day or two.

NEED MORE INFORMATION?

Simply call Frank Wodley at 818-886-6479 or email him at fawodley@yahoo.com.

What Have You Got To Lose?

For years, I have watched Frank Wodley attempt to gain the trust and confidence of California's Mobile Home Community. Month after month he has delivered his Mobile Home Life magazine to thousands of California park residents hoping to interest them into creating an organization to protect their individual rights. **Park owners** have an effective state association (Western Manufactured Communities Association - **WMA**), which is complimented by a lobbyists and attorneys ... mobile home owners have no such effective body. Wait, I take that back. There is an organization who supposedly has our back. To the best of my knowledge though, it is no longer the uniting force it once was.

California's Mobile Home Community is indeed, a wonderful and relaxing way of life. But, if not protected, this life style can also be quite vulnerable. Many young people tend to purchase mobile homes because they can no longer afford the mounting costs of "stick-built" housing while many seniors view the mobile home park as a quiet and relatively inexpensive way to live out their final chapters. For whatever reason, we should also have peace of mind.

Currently, at the ELDORADO M.H. PARK in Upland,

daily business between management and residents appears to be progressing in an acceptable manner. But it hasn't always been that way. There was a period, a few years back, when management totally intimidated the residents ... and the owners went right along with the program! Many sad memories. At that time, our so-called protection agency was useless. Is it possible that residents clearly remember those days and have chosen to reject any organization? The point I wish to make is this: Presently, you may have good management and ownership, but what will you have in the future?

Frank Wodley is offering you an organization to protect you as a mobilehome resident. He will provide you with a "network" that will unite the regions, share information, and also include a monthly magazine to keep you informed. He will also provide lawyers if needed, lobbyists to help legislate new laws, and above all ... deliver that peace of mind. And now, the Money Club will help you save hundreds, perhaps thousands of dollars a year! Frank offers all this for \$20!! This my friends, is a deal you can't refuse. Besides, what do you have to lose? Article by Dominic Di Giamarino, Eldorado M.H. Park, Upland, Ca. 91786

Wouldn't It Be Great!

The intent of providing free magazines in our park was and still is to encourage residents to either join mobilehome owners network, subscribe to the magazine or simply donate any amount if you'd rather. I will not be able to provide you with the free magazines forever. As membership grows the purpose for free magazines diminishes.

For whatever reason you have not yet joined, do so today. I would hate to see that anyone in my community does not have the great informative articles written each month for the mobilehome magazine. As of May 2017, the magazine is proud to offer a new format. We will of course still write articles pertaining to mobilehome living and all of it's downfalls. Added to that we hope to include some helpful hints that will save you money. Also we may be able to include a little humor.

Knowing the laws available to manufactured home owners could avoid unscrupulous park owners from gaining control of your home. Twenty dollars is a small amount to provide the peace of mind your membership will bring you. Most of us will spend that to have one fine dinner out. Your investment in your home and park is worth many, many dinners.

Presently Mobilehome Owners Network is the only group that we have available in our part of the state who can

negotiate for you with management. Look at your twenty dollars as an insurance policy. You may never need to take advantage of its many things that are offered by being a member. Through that membership your heirs may be offered advice on distributing or selling your property.

When you join Mobilehome Owners Network you also receive:

- 100% refund after 90 days if not satisfied.
- a subscription to Mobilehome Life for 2017
- 36 pages of frequently asked questions (a necessity for all who are not familiar with Mobilehome Resident Laws)
- Availability to a helpline (M-F 8 AM to 9PM)
- And you have the peace of mind that someone is working hard, behind the scenes, to protect your rights.

Remember.....UNITY IS STRENGTH !!

Wouldn't it be great to have 100% membership in all the parks within our area?

Article by Chuck Zeniesk, Foothill Terrace, LaVerne

AB 1269: Mobilehome Residents & Seniors Protection Act of 2017

For once, we are excited to see new legislation being introduced that addresses the issue of enforcement of the Mobilehome Residency Law. We've been publishing articles about the need for enforcement since our inception in 2004.

Below we explain the Washington State program. Their program was initiated into law about seven years ago and we believe it has been very successful.



VISION

We seek to foster a safe and sustainable manufactured/mobile home community industry in Washington State through excellence in service, respected regulatory leadership, and effective membership in stakeholder organizations.

HOW IS THIS PROGRAM FUNDED?

By law, landlords are required to register each pad in their community or park with the Department of Licensing and pay \$10 per year per pad that is rented to a person who owns their home. Landlords may charge each homeowner a maximum of \$5 per year of this assessment. The fee is then used to fund MHDRP and cover DOL's registration and licensing costs.

If you have a computer, their link to MHDRP is <http://www.atg.wa.gov/MHDR.aspx>.

WHAT IS WASHINGTON STATE'S MANUFACTURED HOUSING DISPUTE RESOLUTION PROGRAM (MHDRP)?

Owners of manufactured and mobile homes who rent a space for their home in a park or community have important rights and responsibilities under the state Manufactured/Mobile Home Landlord Tenant Act (MHLTA), RCW 59.20. Landlords have rights and responsibilities under the law, too.

HOW DID MHDRP START?

The 2007 WA State Legislature recognized that there are factors unique to the relationship between a manufactured/mobile home tenant and their landlord. The difficulty and expense of moving and relocating a manufactured/mobile home creates unique challenges. The Legislature found that many tenants who experienced violations of the manufactured/mobile home landlord-tenant act (MHLTA) were often left without protections or access to legal remedies. In response, the State Legislature passed into law RCW 59.30. This law authorizes the Attorney General's Office to administer the Manufactured Housing Dispute Resolution Program and enforce the Manufactured/Mobile Home Landlord-Tenant Act.

MISSION OF MHDRP

The Manufactured Housing Dispute Resolution Program enforces the Manufactured/Mobile Home Landlord Tenant Act, educates stakeholders, and fosters relationships between manufactured/mobile home community land owners and homeowners. We facilitate communication among parties in an effort to resolve disputes and avoid evictions.

HOW IS AB 1269 DIFFERENT?

Remember, MHDRP is the law in Washington State. California's proposed law, AB1269, is somewhat different. Instead of administration by the Attorney General's Office, AB1269 gives that responsibility to the department of Fair Employment and Housing.

Also the \$5 assessment per mobilehome will eventually be paid by mobilehome owners. The park owners pay nothing. This is in contrast to Washington State where park owners and residents pay \$5 each.

We are also concerned that residents can not take any other legal action until a complaint has been handled through Fair Housing.

DO WE SUPPORT AB1269?

Definitely YES! Is it a perfect bill, NO. But it is a step in the right direction. It does provide some enforcement of the Mobilehome Residency Law, something that has been lacking since the inception of mobilehome parks.

We suggest you support AB 1269 and call your representative in Sacramento. Tell them you need AB 1269 and you strongly support its passage into law. Do it today, for it may be too late tomorrow. Let's hope it passes and becomes law.

Let's Skype

Some mobilehome owners around the state complain we never come to their park to hold meetings. Actually, we are getting around much more; however, we are available for phone calls and video calls practically 24/7.



and an app, like Skype. Set-up is pretty simple.

SKYPE

Skype is the most popular voice and video chat online software. Most every person who uses the internet knows about Skype. Just because of its quality and features. Skype is free software, available for all operating systems and devices. Skype voice and video communication quality is terrific and works without any interrupt. In Skype, you can call everywhere for free through Skype to Skype calls.

ONE ON ONE

It's easy to Skype one on one. Frank Wodley's Skype I.D. is 'chiefnailer' (he was a carpenter/general contractor). Send him an invite, he will accept and you'll be chatting in no time. It is that easy.

If you don't have Skype, just send Frank an email (fawodley@yahoo.com) with your particular set-up and you can be chatting with us very soon.

VIDEO CALLS

In fact, many of you already video chat with family and friends. You're aware what you need, right? You need a cell phone and the software, or you need a computer, webcam

GROUP CALLS

It is extremely easy for us to chat when/if you have a small group in your park. Simply gather everyone in one home that has wifi, a computer, a webcam and Skype. Let us know the time and day, and we can be chatting in no time. We're happy to answer questions about The Network, our Money Saving Tips program, about working together, and about our goals (basic rights, stop manager abuse, and enforcement).

REACH 8,000 FOR \$50!

Businesses have successfully advertised in MH Life Magazine for years. Our rates have remained the same:

Size of Ad	Cost/Month/Area
Business Card	\$80
Eighth Page	\$100
Quarter Page	\$150
Half Page	\$250
Full Page	\$400
Inside Covers	+20%
Back Cover	+30%

We are offering new advertisers a **50% off** our already low rate for one ad size - eighth of a page. That's \$50 to reach over 8,000 readers. Laugh Out Loud, that's only about 60 cents for a 100 space park!

What better way to 'get your feet wet.' We will honor this discount for up to three consecutive months. You can pick from 3 areas: Sacramento, Orange County or California. Advertise now and save!

Advertisers - Our Life Blood

A business advertises to gain customers. It will only continue to advertise if and when an ad is productive, i.e. it gets calls and/or residents use that business. That's obvious, right?

It's one thing to get a business to advertise in the first place. It is another to keep that business. It's really up to you whether a business stays or leaves.

There are many magazines being delivered in mobilehome parks that provide advertising space to businesses. Some provide a few pages for management or a resident group to use. For the most part, the content is not helping residents. In fact, MH Life magazine is the only magazine of its kind in the U.S. whose priority is to help you.

So what are we saying? We are saying it is in your interest to a) Help secure advertising, and b) Use those businesses that are advertising in MH Life Magazine to they will continue to advertise. Everyone wins: the business, you, your Regional Group and MH Life Magazine!

Remember, MH Life Magazine is your magazine. The more successful it becomes, the more donations the magazine can contribute to your protection. Call Myron Hughes at Hughes West-Brook or Gerry Goodie or the Tradesmen and just say hello and thank you for supporting your magazine and the community.

Be a Park Coordinator For MHONET

EVERYONE WINS!

In the past, we've asked one resident in a park to volunteer to help distribute the magazine and be our liaison. In order to make The Mobilehome Owners Network successful, we now will pay the park contact (now called Park Coordinator) for their efforts. It is a win-win-win-win, i.e. everybody wins!

- Residents win because they are connected, and receive the many benefits of membership in The Network (help line, annual subscription to The Network, protection via the Bill of Rights, etc).
- The Park Coordinator wins because he/she is compensated and can take pride that his/her park will be connected with other parks in the Network.
- The Network wins because there is Strength in Numbers.
- And Mobilehome Magazine wins as readers getting the magazine now really want to receive and read it, unlike the days when the magazine was free to everyone. And the Park Coordinator will take some of the responsibility to track members. This really helps.

Interested? Call Frank to discuss responsibilities and benefits of being your park Coordinator. You won't be sorry you stepped up to help.

OPPORTUNITY

We feel this is a great opportunity for a park resident. We will assist you every step of the way. We can help you write flyers, hold meetings and sign-up residents. We will provide you information about membership in The Mobilehome Owners Network to pass out to residents. And if you sign up just 20 residents, you will have earned \$40 (\$2/membership). Plus your membership in The Network is free.

WE ARE ACTIVELY RECRUITING COORDINATORS

Mobilehome Magazine is actively recruiting residents to be park coordinators. Step up and help us help you. You are the key for your friends and neighbors to be informed and protected under MHONET.

CONTACT US

Need more information? Or you've already decided that you want to give it a shot. In any case, simply call Frank Wodley at 818-886-6479 / 800-929-6061 or email him at fawodley@yahoo.com. He will be happy to provide you materials and/or answer any questions you might have.



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