

**Response of the Blue Bonnet Residents' Committee to the
Conversion Impact Report and Supplemental Conversion
Impact Report and Staff Report and
Argument That They Must Be Disapproved**

(Sunnyvale City Council Meeting of January 24, 2017)

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This is the Blue Bonnet Residents' Committee's response to the January 20, 2017 - Staff "Report to Council," (the Staff Report) on the Conversion Impact Report (CIR), to the Applicant's response (Attachment 11 to the Staff Report) to the Residents' Committee's November 15, 2016 - letter on the CIR letter (the November 15, 2016 - letter) (Attachment 12) and to the "Supplement to the CIR," dated December 15, 2016 (Attachment 13)¹

1. The Requirement to Evaluate the CIR at The Development's Future Tentative Map Hearing Under Government Code Section 66427.4. Pages 8 through 11 of the November 15, 2016 - letter to the City (Attachment 12) explain why the City Council's evaluation of the CIR is unlawful, because, regardless of what you call the development, its subparts, or the series of applications that the City requires or when these various applications are to be filed, it is clear that the park is being redeveloped into a subdivision requiring tentative map approval. The Staff Report states that the CIR does not have to be evaluated at the intended development's future Section 66427.4 - tentative map hearing, because the developer only submitted an application for a "Preliminary Review" that describes the possible townhouse project for the park site (§3 p. 2 of Staff Report). However, the developer has made it clear that a subdivision is its intended land use for which purpose the park needs to be closed by filing an application for its "Preliminary Review," and it then has to wait until the tentative map application is filed for the intended subdivision and file the CIR with it because Government Code Section 66427.4(a) requires the CIR to be filed "at the time of filing a tentative map for a subdivision to be created from the conversion of a mobilehome park" and it does not allow the CIR to be filed either before that time or after that time. A more detailed explanation of this requirement is contained in pages 8 through 11 of the November 15, 2016 - letter (Attachment 12) The Applicant's November 16, 2016 - response to the November 15 - letter claims that Government Code Section 66427.4 "does not control the conversion of the mobile home park to another use" by mistakenly claiming that Section 66427.4 only "concerns mobile home park conversions to resident ownership." That letter reflects a significant confusion regarding that code section. The first sentence of Government Code Section 66427.4(a) clearly states that it applies to "the conversion of a mobilehome park or floating home marina to another use." The Applicant's, letter is confusing Section 66427.5 with 66427.4, since it is section 66427.5 that controls conversions to resident ownership, not section 66427.4.

2. The CIR Fails to Demonstrate That the Displaced Homeowners That it Describes Can Qualify for Residency to Obtain the Alternate Housing in the Manufactured Home Parks That it Reports on. The Resident Committee's November 15, 2016 - letter explains why the controlling State statutes and SMC Section 19.702.010(b) require the CIR to demonstrate that the benefits that are proposed will enable the displaced homeowners, whom it describes, to obtain the adequate replacement housing that it identifies (see pp. 1-4 of the November 16, 2016- letter). It then describes how the CIR fails to do this because it fails to demonstrate that the displaced homeowners and residents that it describes can qualify for residency to obtain the alternate housing in the manufactured home parks that it reports on. (Id., pp. 4-8) In particular, both Government Code Sections 66427.4 and 65863.7 require the CIR to report on and to ensure that there are adequate mitigation benefits to enable the displaced homeowners to obtain adequate housing in a mobilehome park. (See Government Code Sections 65863.7(a) and (e) and 66427.4(a) and (c).)

¹ The staff report refers to the Supplement to the CIR, which it is, by that title. It was produced in a letter format, dated December 15, 2016, signed by the Applicant's attorney, Margaret E. Nanda, with a series of tables attached to it (Tables I through VII), which are entitled Bluebonnet Mobile Home Park Closure Impact Report Replacement Housing Survey and Mitigation Assistance Update and are authored by David Richman and dated as prepared on December 14, 2016. I will refer to it as the staff report does—as the Supplement to the CIR, and I will refer to the tables prepared by David Richman by the Roman numerals he used to label them as tables to the Supplement.

The Residents' Committee's November 15, 2016 – letter describes how the CIR did not do this because it did not state the residency requirements for the alternate manufactured home parks that it listed, and it also did not describe the income and other circumstances of the homeowners who will be displaced by the closure of Blue Bonnet to demonstrate that, with the benefits being proposed by the CIR, they will be able to qualify for residency to be accepted into those parks. (*Id.*) The Staff Report, the Applicant's November 16, 2016 – response to the Residents' Committee's November 15, 2016 –letter, and the Supplement to the CIR, claim that these circumstances of the residents cannot be described “due to privacy concerns” but that the Supplement to the CIR “analyzes possibilities based on typical scenarios based on a relocation specialist's knowledge of actual household incomes, housing preferences and other relevant information.” (§1, p. 2 of Staff Report) Likewise, the Supplement to the CIR claims that the CIR is adequate by merely providing tables listing the “categories of the relocation assistance which will be paid, examples of the dollar amounts, as well as providing services of a relocation specialist to each household” (§ 2, p. 3 of Supplement to the CIR). The Supplement then provides Table III, which lists 7 manufactured homes located in Sunnyvale (by street address only, without naming the mobile home parks) and 15 located outside of Sunnyvale but still in Santa Clara County (also by address only without naming the mobile home parks) for what it calls “A Snapshot in Time” for the listing of mobile homes that were for sale from November 28 to December 3, 2016—with their asking price and space rents—and states that this is sufficient disclosure to address those CIR requirements.

However, just as in Table 6 of the CIR, the information provided in Table III demonstrates nothing at all because it does not show what the residency requirements are for the mobile home parks that it refers to—information that is needed to determine whether the homeowners who will be displaced from Blue Bonnet not only can afford to purchase those homes but also will qualify for residency in those parks so as to be able to do so. As explained in the November 16, 2016-letter, it is required of a CIR that it list the residency approval requirements (i.e., particularly, the monthly housing costs-to-monthly income ratio, the 55+ or family status of the park, and any other restrictions) in order to determine whether that housing is actually available to these displaced residents. After listing that information, the CIR must then list the income, family, or senior status of the displaced households and their other characteristics that would impact on their ability to be approved for residency in these parks to enable it to be determined whether or not, after they receive the benefits that are proposed to be offered to them, they will be able to purchase the homes listed as available in these parks (see pp. 4 – 8 of November 16, 2016 – letter). Despite their having being shown exactly how to do this, Table III of the Supplement fails to even attempt to do so. In addition to not listing the residency requirements of the parks in which the homes that it lists are located, it does not even identify the names of those parks. The Supplemental CIR also does not provide information on the income and other characteristics of the displaced homeowners for use in determining whether they will meet the proposed park's residency requirements.

The Supplement claims that this cannot be provided because “It is not possible to predict the specific housing opportunities before the time that each Blue Bonnet household decides to relocate (§1, p. 3 of Supplement to CIR). That is not what the Residents' Committee's November 16 - letter requested. Rather, it is demonstrated that the residency approval requirements of the parks listed in Table 6 of the CIR must be compared with the ability of the displaced homeowners of Blue Bonnet to meet those requirements in order to be able to obtain the mobile homes purported to be available for purchase. In that regard, Table B 2 of this current letter relists the 7 homes (under the red subheadings in Table B 2) that Table III claims are available in Sunnyvale for Blue Bonnet homeowners to purchase and then lists the parks' age restrictions (all ages or 55+ only) and the monthly income needed to meet the typical housing cost-to-income ratio for residency approval in most manufactured home parks (33%).

Table A 2 of this current letter then summarizes the survey responses of the 15 Blue Bonnet homeowners who responded to the Residents' Committee's survey, responses that indicate the monthly income and the monthly

housing-costs limit that their household could meet under a 33% income-to-housing-cost residency approval requirement, whether they qualify for 55 and older parks or only for all age parks, and whether they would be required to use part of the mitigation benefits to pay off the mortgages on their current homes that will be lost due to the Blue Bonnet's closure, which they would need to do in order to maintain good credit to qualify to move into another park.

Two-thirds of these homeowners in Table A2 of this letter are either extremely low-income or very low-income households and by comparing their information listed in A2 with the housing cost and other criteria demonstrated in Table B2 it shows that none of them qualify for residency in any of the homes listed for sale in Table III of the Supplemental CIR. Since the CIR states that there were 24 households in the park that are extremely low income are very low income, this shows that Table III only demonstrates that a majority of the households being displaced will not be able to afford a manufactured home in another park in Sunnyvale. Not only does this represent a majority of the households, they are also the two income classes (extremely low and very low income) that Sunnyvale has been unable to accommodate

Due to the City and the Applicant's failure to provide the Supplemental CIR on any of the homeowners were on their attorney to their attorney, we did not even know it existed until it was listed as an attachment to the staff report and agenda. Accordingly, we have had almost no time to evaluate and respond to it, which violates the requirement of Government Code Sections 66427.4 and 65863.7 (whichever the city claims they are using) that the CIR must be served on the homeowners 15 days before this hearing. This obviously includes a Supplemental CIR since it is intended to cure the deficiencies that the Housing and Human Services Committee determined where the original CIR. Based on the ridiculously small amount of time this, apparently intentional, oversight has caused us to suffer, we were not able to prepare a second similarly detailed chart analyzing Table III's listing of the mobile homes for sale outside of Sunnyvale and Santa Clara County. However a shortened chart, Table B3, is attached to this letter. When the homeowner information from Table A2 is compared with this park information listed in it also shows that none of the extremely low income are very low income households in Blue Bonnet will be able to qualify to obtain housing in any of these parks.

The listings under the Blue subheadings of Table B 2 of this current letter show all the mobile homes that are now currently listed for sale in those same parks and highlight in red the space numbers of any of the homes that were listed in Table III and that are still available for sale. This section of Table B2 shows that the seven mobile homes that were listed in Table III are not representative of the mobile homes that are typically for sale in those parks but are, instead, priced at less than half of the actual amount of the average sale prices in those parks. This section of Table B 2 shows that even the 5 low-income homeowners listed in Table A 2, who have about twice the income of the extremely and very low income homeowners, will also not be able to purchase the typical homes available for sale in those parks, since they will also not be able to qualify for residency to purchase those homes at their listed sales prices and rents.

This information is not complete, since the Residents' Committee did not have sufficient time for the needed survey and was able to obtain survey information from only 15 of Blue Bonnet's 27 homeowner households. However, it provides clear information regarding what the Supplemental CIR is required to do, and did not do, and why the information that it, instead, provided is worthless for determining whether the mitigation benefits being proposed by the CIR and supplemental CIR will actually enable the displaced homeowners of Blue Bonnet to obtain adequate housing in other mobile home parks. In that regard, it is the Applicant's burden to demonstrate the residents' adequacy to meet a new park's requirements—not the homeowners' burden to prove otherwise—and the Applicant has clearly failed to do so.

3. The process used to produce and evaluate the CIR and Supplemental CIR has denied the members of the Blue Bonnet Residents' Committee their right to due process, for the following reasons:

- a.** Regardless of which section is used for this determination, both Government Code Sections 66427.4 and 65863.7 require the City Council to make a determination that the mitigation benefits described in the CIR or Supplemental CIR will enable the displaced homeowners to obtain adequate housing in other manufactured home parks. The City's Ordinance makes it impossible to make that determination, since it abrogates the City's responsibility to determine whether the mitigation benefits are sufficient or not to meet that standard. Instead, rather than requiring the City Council to make the determination that the benefits provided for the homeowners enable them to obtain adequate housing—particularly the largest benefit that is reflected in the appraisal amounts determined for their present homes—it requires the City Council to approve of the CIR, despite any disputes regarding the appraisal amounts, and then it requires the homeowners to accept the average of the Applicant's appraisal of their home and an alternate appraisal obtained by the homeowners, rather than requiring the Applicant to demonstrate to the City Council that mitigation benefits listed as to be provided are sufficient enough to justify their approval of the CIR.
- b.** Both Government Code Sections 66427.4 and 65863.7 required the applicant to serve the homeowners with a copy of the CIR 15 days before the City Council's hearing to approve of it. This requirement would also apply to the Supplemental CIR, since it is being submitted to cure the deficiencies of the original CIR. The Petition in protest of homeowners demonstrate that this service of notice did not occur and that the homeowners never received the required copies of the Supplemental CIR from either the Applicant or the City. We were not even aware that the Supplemental CIR, which took the form of a letter dated December 15, 2016, was even produced or filed with the City my client and I noticed it as an attachment to the staff report and agenda this gave us almost no time at all to analyze and respond to it.
- c.** As was discussed in No. 2 above, the income, senior or all-age status, and mortgage status of the displaced homeowners, confidentially reported to the City, has to be available to these homeowners in order that they, both individually and as represented as a group by the Residents' Committee's attorney are to be able to adequately make an effective argument to the City Council on whether or not the proposed benefits will enable them to actually obtain adequate housing in other mobile home parks. The City's review and evaluation process, the CIR, and the Supplemental CIR failed to disclose this information, and it has not made available in any manner for the homeowners' use. Accordingly, it is impossible for the homeowners, either individually or as a group, to make an effective argument to the City Council regarding whether or not the proposed mitigation benefits will enable them to obtain adequate housing in another mobile home park. The attached statements of the homeowners indicate that this information was obtained by the Applicant's relocation specialists and that the homeowners were not provided copies of their individual information that was being reported to the City. Further, the attached homeowners' statements also state that none of the homeowners requested that this information be kept confidential. Instead of providing this information to the individual homeowners so that it can be properly evaluated and used to advocate on their own behalf, the Staff Report and the Supplemental CIR simply state that this data will be evaluated by Mr. Richman, that his testimony will be sufficient, and that the homeowners will be able to meet with relocation experts after the CIR is approved in order to obtain their advice in determining what housing they qualify for.
- d.** Not only are the homeowners not provided with their own information to advocate their own circumstances to the City Council but it is also to be noted that the Supplemental CIR, the Staff Report, and the Applicant's November 16, 2016 - response letter, as well as the City's evaluation process, relies entirely on Mr. Richman's testimony without even allowing the homeowners or their attorney to cross-examine him at the hearing.

e. The homeowners are only provided three minutes each to testify at the hearing, including their attorney, prior to the Applicant's presentation and no opportunity to rebut the Applicant's presentation nor to cross-examine The Applicant's witnesses.

4. This letter's Table 2 B's full evaluation of all of the current sales prices and rents in the four manufactured home parks in Sunnyvale that Table III of the Supplemental CIR chose to list further supports the conclusion of Table C of the Residents' Committee's November 15, 2016 – letter that these other parks contain only an extremely small fraction of the affordable housing that Sunnyvale's Housing Element claims that they contain and that is being protected by that Element. Section C of the Residents' Association's November 15, 2016-letter demonstrates that Sunnyvale's lack of manufactured home park rent control and its discriminatory manufactured home park zoning has resulted in the elimination of the affordability of the 4,000 manufactured home units and 4,000 acres of mobile home parks that the City's Housing Element claims is affordable in those parks and is being a protected in the City by mobile home park zoning. (See Section C on pp -17 and Table C of the Residents' Association's November 16, 2016 letter.) As was discussed above, Table III of the Supplemental CIR listed seven homes in several Sunnyvale parks that it claims are affordable to the displaced homeowners from Blue Bonnet. That Table's blue subheadings show that that housing is actually not affordable to extremely low and very low income households (2/3 of the Residents' Association's sample survey) who will be displaced by the closure of Blue Bonnet. The remainder of Table B 2, under the blue subheadings, lists all of the homes, along with their sales prices and park rents, that were currently available for sale as of January 20, 2017. This data was procured for its use in determining whether Table III's selections were typical of the affordability of the homes usually for sale in those parks.

However, the data in that respect demonstrates that the allegedly affordable homes listed in Table III are only a small fraction of the total homes that are being listed for sale in those parks and that the homes listed for sale in those parks come nowhere even close to reflecting the affordability of those listed in Table III of the supplemental CIR.

For example, Table III of the Supplemental CIR lists three homes that are for sale in Plaza Del Rey, and their average price is listed as \$139,000. However, the blue sections of Table B2 show that there are now a total 21 mobile homes for sale in Plaza Del Rey, that their average sale price is almost twice that amount (\$234,927), and that their average monthly park space rent is \$1491. It also shows that only 4 of those 21 currently for sale mobile homes are listed for a sale price below \$200,000. This Supports the conclusion of Section C of the Residents' Association's November 16, 2016 - letter that Sunnyvale is failing horribly at fulfilling its Housing Element's goal of preserving 4000 affordable mobile home spaces and that the City's approval to close Blue Bonnet will only make this scarcity worse, and will violate both Sunnyvale's Housing Element and California's controlling Housing Element Law, which are discussed in the Residents' Association's November 15, 2016 – letter.

5. Table I of the Supplemental CIR demonstrates that, even if the displaced homeowners elect to rent an apartment rather than obtain an alternate manufactured home, none of the extremely or very low income homeowners listed in Table A 2 of this letter will be financially qualified for residency in those apartments. Table I of the Supplemental CIR is further evidence of how the CIR fails to demonstrate that the displaced homeowners will actually be able to obtain any of the housing that it lists. To start with, and as has been explained above, the mitigation standard of Government Code Sections 65863.7 and 66427.4 is that the City must determine that the benefits offered are sufficient to allow the displaced homeowners to obtain

adequate housing in another manufactured home park. Statutes do not allow the Applicant to meet that standard by substituting rental housing, unless the displaced homeowner elects to obtain that kind of rental. In that regard, the Applicant also cannot force the displaced homeowners to select this rental housing by failing to provide adequate benefits to enable them to obtain adequate housing in another manufactured home park, as that would defeat the intent of those two statutes.

However, even if the homeowners listed were to select such apartments, the sample survey of the 15 homeowners in Table A 2 of this letter shows that Table I of the Supplemental CIR demonstrates that none of the 10 extremely low income and very low income households would qualify for and be able to afford any of that housing. The reason for that conclusion is that most apartment complexes also use a 33% housing cost-to-income limit to determine whether a prospective renter can afford the rental cost of their units. In that regard, the household financial information provided by Table A-2 of this current letter demonstrates that none of the apartments listed in Table I as being for rent in Sunnyvale are offered for under \$1,600 per month, and the highest rent that any of this group of homeowners qualifies for is \$1,054 per month. Likewise, none of the apartments that Table I lists as being located “elsewhere in Santa Clara County” rents for under \$1,195, so, likewise, none of those apartments would be available for this income group to rent, even though that group constitutes 2/3 of the sample of the homeowners who will be displaced from Blue Bonnet.

Accordingly, Table I also fails to demonstrate that this housing will be available for the displaced homeowners of Blue Bonnet.

6. The rent subsidies listed in Table II of the Supplemental CIR demonstrate how unaffordable the outside rents will be for displaced Blue Bonnet homeowners. Table II of the Supplemental CIR states that the average space rent paid in Blue Bonnet is \$888 and that their estimated new apartment unit’s rent will be \$2,100. It then states that, if the homeowners use their average benefit package to subsidize their apartment rent, rather than for purchasing a manufactured home, then the average benefit package offered (which it states is \$130,918) would provide a rent subsidy for 9 ½ years. As is explained above, this outcome fails to comply with Government Code Sections 65863.7 or 66427.4, which require mitigation benefits to enable the displaced homeowners to obtain adequate housing in another manufactured home park. Instead, this Table requires Blue Bonnet’s displaced homeowners to give up their homes in exchange for a 9 ½-year rent subsidy for an apartment. This violates the two controlling statutes, since they require the Applicant to demonstrate that the mitigation benefits will allow the homeowners to obtain adequate housing in another manufactured home park (*i.e., to purchase a manufactured home in another manufactured home park*) rather than forcing them to give up their homes without receiving affordable replacement homes for more than a 9-year term.

7. Table V-VI of the Supplemental CIR is worthless, since the CIR provides no information on how many displaced homeowners at Blue Bonnet will qualify for these loans. Tables V through VI of the supplemental CIR provide information on Sunnyvale’s Below-Market-Rate homeownership program (BMR). It provides information on how much the monthly mortgage payments would be on both one-bedroom (\$301,000) and two-bedroom (\$341,000) BMRs. However, it states that the displaced homeowners seeking these BMRs must have good credit scores, that they must be in the first-time home buyers’ sector (their current mobile homes excluded), and that they must qualify for a standard first mortgage loan for a home in the price range of \$300,000-\$390,000. It then admits that Blue Bonnet’s very low income and extremely low income households would have a hard time qualifying for these loans. This is another example of how this CIR fails, since its authors refuse to disclose the income and other characteristics of the displaced households so that both the

displaced homeowners and the City can determine whether these homes are truly available to them or whether their availability is, in fact, illusory. However, as information provided from the Resident Committee's homeowner survey (Table A 2 of this current letter) demonstrates, none of the extremely low income, very low income or low income homeowners, which groupings compose all of the displaced homeowners in the survey, would qualify for this housing.

8. Table VII of the Supplemental CIR demonstrates only that most of the displaced homeowners from Nick's Trailer Park were not able to obtain adequate housing in another manufactured home park. Table VII shows that **only one-third** of the displaced households from Nick's Trailer Park was able to purchase alternate manufactured homes with the benefits provided to them. It shows that **two-thirds** of them were only able to rent apartments or houses with the rent subsidies provided to them. Moreover, since the rent subsidies are provided for only two years, they constitute only a temporary solution and cannot be counted as providing adequate housing in another manufactured home park. Thus, Table VII clearly shows only that the mitigation benefits do not meet the Government Code sections 66583.7 or 66427.4 requirements to demonstrate how the mitigation benefit will enable displaced homeowners to obtain adequate housing in another manufactured home park.

9. The Staff Report inaccurately states that only two homeowners objected to their appraisals at the HHSC meeting. That is not simply not so! I represent the 17 homeowners who are members of the Residents Committee and I presented extensive documentation on their behalf showing that their benefit packages, including their appraisals, would come nowhere close to enabling them to obtain adequate housing in other manufactured home parks. With this letter, I am providing more of that documentation including copies of surveys that they filled out compared with their benefit packages that demonstrate that their appraisals and other benefits come nowhere near close to enabling them to obtain adequate housing. A homeowner is entitled to have an attorney represent them in front of the City Council hearing and object to the adequacy of their appraisal and other benefits and explain why they are inadequate at a City commission hearing and City Council hearing. Their 17 voices must then be counted with as much impact as the homeowners who spoke individually, regardless of the fact that they hired one attorney to speak for them.

10. The approval of the CIR and Supplemental CIR will be unlawful because they cannot be conditionally approved conditioned on the park owner providing the missing information that is needed to determine that the homeowners will actually be able to obtain housing in other parks. The staff report states that the HHSC recommended approval of the conversion on the condition that the applicant add a more detailed description of how the relocation assistance described in the CIR will ensure that all residents will be able to obtain adequate housing before the park is closed. The Supplemental CIR did not do this. As important, it was required to be done in the CIR or a Supplement to it, which had to be served on the residents 15 days before this hearing, that also was not done. Instead, the staff report states that the City should simply rely on Mr. Richman finding the homeowners adequate housing within the categories of housing that the CIR and Supplemental CIR that he produced states is available and rely on his testimony on how he will do it without evaluating the ability of the homeowners to be able to actually obtain the housing that he discusses. So that means that regardless of the way the staff report spins this, you are conditionally approving the CIR on the condition that Mr. Richman will be able to find the homeowners adequate housing before the park is closed rather than it being described in the CIR or supplemental CIR. With no offense to Mr. Richman or his abilities,

you cannot do this. It is the City Council's responsibility under the controlling state statutes to make that determination now and that is what the HHSC asked you to do and you cannot conditionally pass that responsibility on to Mr. Richman to do in the future.

Conclusion.

For all the above reasons, the Supplemental CIR did not cure the deficiencies of the Applicant's original CIR, which the Housing and Human Services Commission had determined was insufficient. Moreover, the procedures used in developing and analyzing both the CIR and the Supplemental CIR have denied the to be displaced homeowners their due process rights and their rights under the controlling statute to have their financial circumstances, and the mitigation benefits being offered to them, properly evaluated to ensure that the CIR, along with the Supplemental CIR, demonstrate that those benefits will, in fact, enable them to obtain adequate housing in other manufactured home parks. For this reason, the City is required to reject the CIR and Supplemental CIR under either of the Government Code Sections 66427.4 or 65863.7.

Dated: _____

William J. Constantine, Attorney for the Blue Bonnet
Residents' Committee

Table A-2

Summary of RC Surveys of 15 Blue Bonnet Homeowner Households by Income Category, Actual Annual Income, Maximum Affordable Monthly Housing Costs Limits That They Qualify For Under 33% Income to Housing Costs Ratio for Manufactured Home Park Residency Approval and CIR Benefits Offered

Space Number & Current Mortgage (M) or No Mortgage (MN&Amt Still Owed)	Size of Household & Senior Status 55 +	Household Annual Income (to nearest \$1,000)	Household Monthly Income (to nearest \$1,000)	Monthly Housing Costs Limit at 33%* for Residency Approval	Total Appraised Value & 24 Month Subsidy Offered**
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Extremely Low Income Households

26 - NM	2 - Senior	\$15,000	\$1,250	\$414	\$97,766
39 -NM	2	\$15,000	\$1,250	\$416	\$120,672
32-NM	2- Senior	\$16,182	\$1,349	\$549	\$136,382
31-NM	5	\$29,000	\$2,417	\$833	\$111,968
53-NM	3	\$30,000	\$2,500	\$833	\$120,680
10	3	\$30,000	\$2,500	\$819	\$124,653

Very Low Income Households

3-NM	1 - Senior	\$27,000	\$2,250	\$750	\$110,560
30-NM	1 - Senior	\$33,000	\$2,750	\$917	\$103,120
12-NM	4	\$35,000	\$2,916	\$972	\$106,632
33-NM	3	\$35,000	\$3,166	\$1,054	\$144,608

Low Income Households

11-NM	2-Senior	\$49,000	\$4083	\$1,361	\$116,973
52-NM	5	\$60,000	\$5000	\$1,667	\$140,608
45	1-Senior	\$63,000	\$5250	\$1,748	\$146,328
48-NM	3-Senior	\$66,000	\$5500	\$1,837	\$144,861
17-M(\$35,000)	5	\$72,000	\$6000	\$2000	\$110,915

* The responses to homeowners' telephone survey of park managers listed in Table 6 of the CIR stated that they count only monthly mortgage and rent in determining their monthly income to monthly housing costs ratio.

** The parks will not count the 24 month rent subsidy as income as it is only temporary. Accordingly, it is assumed it will be used by the displaced homeowner for the purchase price of their home or towards its down payment along with the appraised value benefit and that it will not be counted as income. The first and last months rent and security deposit and moving costs benefits cannot be counted towards the purchase of the home as they will be used up for their intended purposes. If the homeowner has a current mortgage then it is deducted from the appraised value offer since they will bring their credit and be, thereby, disqualified for residency approval if they default on their mortgage.

Table B - 2

Residency Approval Limits For Parks In Sunnyvale Listed In Table III of CIR Supplemental - December 12, 2017 - Response Letter & Comparisons with Current Homes for Sale in those Parks.

1. PARK & SP #	2. PRICE Note: Must put down 20% of price to then get the mortgage with monthly payments in #3.	3. MONTHLY MORTGAGE PAYMENT	5. Rent	6. Total Monthly Rent & Mortgage	7. Monthly Income Needed to Meet 33% Housing Cost to Income Residency Approval	7. Annual Income Needed to Meet 33% Housing Cost to Income Residency Approval	9. Senior/ Family Status
Rancho La Mesa Listed in Table III							All Age
Sp120	\$89,000	\$400	\$1,200	\$1600	\$4800	\$57,600	
Rancho La Mesa For Sale on 1/20/17							
Sp not Listed	\$255,888	\$1151	\$1050	\$2201	\$6603	\$79,236	
Average on 1/20/17	\$255,888	\$1151	\$1050	\$2201	\$6603	\$79,236	
Plaza Del Ray Listed in Table III							
Sp 438	\$110,000	\$495	\$1600	\$2095	\$7959	\$95,508	
Sp 153	\$160,000	\$720	\$1600	\$2320	\$6960	\$83,520	
Sp 291	\$149,000	\$670	\$981	\$1661	\$4983	\$59,796	
Plaza Del Ray For Sale on 1/20/17							
Sp 315	\$234,000	\$1053	\$1600	\$2653	\$7959	\$95,508	
Sp 310	\$148,000	\$666	\$1600	\$2266	\$6798	\$81,576	
Sp 678	\$289,800	\$1304	\$1600	\$2904	\$8712	\$104,544	
Sp unlisted	\$229,000	\$1031	\$1600	\$2631	\$7893	\$94,716	
Sp 461	\$399,000	\$1794	\$1250	\$3045	\$9135	\$109,620	
Sp 505	\$279,000	\$1256	\$1600	\$2856	\$8568	\$102,816	

Attachment 14

[illegible]

Attachment 14

[illegible]

Attachment 14

El Dorado Listed in Table III							
Sp not listed	\$148,900	\$670	\$960	\$1630	\$4890	\$58,680	
El Dorado For Sale on 1/20/17							
Sp 44	\$242,888	\$1093	\$1200	\$2293	\$6879	\$82,548	
Sp 43	\$232,888	\$1048	\$1200	\$2248	\$6744	\$80,928	
Sp 80	\$209,000	\$940	\$1200	\$2140	\$6420	\$77,040	
Sp 9	\$209,000	\$940	\$1200 a	\$2140	\$6420	\$77,040	
Sp 87	\$209,000	\$940	\$1200 a	\$2140	\$6420	\$77,040	
Average on 1/20/17	\$220,555	\$992	\$1200	\$2192	\$6486	\$77,832	

Homes for sale and listing prices taken from MHVillage.com for 1/9/17

Rents with * next to them were taken from Table 5 of the CIR

Rents with ** next to them were taken from the manufactured homes for sale listing of MHVillage.com for 1/9/17

Table B 3

Average Prices For Parks In Santa Clara County (Outside of Sunnyvale) Listed In Table III of CIR Supplemental Response Letter & Comparisons with Current Other Home Average for Sale in those Parks and Park's Age Status

CASA DEL LAGO				
Average from From Table III	related monthly mortgage	average rents	total monthly housing cost	All Age or 55+
\$122,000	\$549	\$1047	\$1780	
Average On 1/20/17				
\$163,000	\$733	\$1047	\$1780	
PEPPER TREE	55+			55+
Average from Table III				
\$129,000	\$580	\$506	\$1086	
Average on 1/20/17				
\$172,000	\$774	\$520	\$1295	
FRONTIER				55+
Average from From Table III				
\$134,900	\$607	Est \$750	\$1,357	
Average On 1/20/17				
\$288,180	\$1296	Est \$750	\$2,046	
WILLOW GLEN				All Age
Just one for sale				
\$68,800	\$309	\$740	\$1049	
RIVER GLEN				55+
Just one for sale				
\$57,000	\$256	\$680	\$936	

Attachment 14

Blue Bonnet Homeowners' Petition of Protest Re: Blue Bonnet CIR and Supplemental CIR (1/24/17 - City Council Meeting) and Demand to Reject CIR and Supplemental CIR

To the Sunnyvale City Council: I am a resident homeowner at Blue Bonnet Manufactured Home Park in Sunnyvale and I, hereby, protest, that the Conversion Impact Report (CIR), the December 15, 2016 - Supplement to the CIR (Supplement) and the process of evaluating them, which are being considered at the January 24, 2017 - City Council Meeting, have denied me both my rights to due process and my rights under the State statutes and Sunnyvale's ordinance that control their evaluation to determine whether or not the benefits described in the CIR and the Supplement provide me, and my fellow displaced homeowners, with the reasonable costs of relocating into adequate replacement housing in another mobile home park for the following reasons, among others:

1. The information regarding my individual circumstances that is needed to determine if I can afford the replacement mobile homes listed in the CIR and Supplement, and to determine if I qualify for residency approval in the mobile home parks in which they are located, was collected by the relocation consultant in an interview and I was not provided with a copy of my reported responses to enable me to adequately determine if I qualify for that housing and to adequately represent my interests at the January 24, 2017 - City Council Meeting.
2. That above collected information regarding my, and my fellow displaced homeowners, individual circumstances is being kept confidential, thereby, making it impossible for myself, my fellow displaced homeowners and our Residents Committee's attorney to adequately represent my interest at the January 24, 2017 - City Council meeting. I did not ask, nor have a choice, on keeping my information confidential. In that regard, I do not want my information to be kept confidential for it is needed to be publicly evaluated and discussed in order to enable the City Council to make the required determination, at the January 24, 2017 - City Council Meeting, on whether or not the benefits that the CIR and Supplement discuss enable me and my fellow homeowners to obtain adequate replacement housing in another mobile home park, particularly, whether those proposed benefits enable us to afford, and qualify for residency, in the mobile homes and mobile home parks, which the CIR and Supplement report on.
3. I was not provided with an advance copy of the Supplemental CIR, which is dated December 15, 2016. I was not even notified that it was produced and would be considered at the January 24, 2017 - City Council hearing. That violates my rights under Government Code Section 65863.7 and 66427.4 to receive a copy of it 15 days before the hearing. I was not even aware of it until the Residents Committee found it attached to the January 24, 2016 - City Council Agenda and I had no time to then properly evaluate it and respond to it.
4. I am not being provided with any opportunity to advocate to the City Council on whether or not the combined benefits that will be offered to me, particularly the benefits based on my appraisal, are sufficient to enable me to obtain adequate housing in another mobile home at the January 24, 2017 - City Council meeting, and have them reject the CIR and Supplemental CIR on that basis. The reason for this is because the City's ordinance unlawfully limits me to merely being able to submit a second appraisal, after the CIR is already irrevocably approved, and I will then receive only the average of the two appraisals. This process almost guarantees that I will receive an insufficient amount, since if my appraisal demonstrates the park owner's appraisal is inadequate, I will have no opportunity to obtain the full amount needed but merely to receive the average of the appraisals even if it is grossly inadequate to obtain adequate housing in another mobile home park. Based on my housing search, the appraisal and other benefits offered to me are entirely inadequate for me to purchase a home and qualify for residency in the parks listed in the CIR and Supplemental CIR.

I, therefore, demand that the City Council reject the CIR and Supplement CIR as inadequate.

Dated: 1-22-17

Signature Mary Lou Clark

Printed name MARY LOU CLARK

Space # in Blue the Bonnet: 34

Dated: 1/22/17Signature Leo BushPrinted name LEO BUSHSpace # in Blue the Bonnet: 3Dated: 1-22-17Signature Alfonso GonzalezPrinted name ALFONSO GONZALEZSpace # in Blue the Bonnet: 39Dated: 1-22-2017

Signature _____

Printed name JOSESpace # in Blue the Bonnet: 10Dated: 1-22-17Signature Jose RivasPrinted name Jose RivasSpace # in Blue the Bonnet: 110Dated: 1-22/2017Signature Vincent P. SweeneyPrinted name VINCENT P SWEENEYSpace # in Blue the Bonnet: 11Dated: 1-22/17Signature Tommy NguyenPrinted name TONMY NGUYENSpace # in Blue the Bonnet: 53Dated: 01/22/17Signature Armando NavaPrinted name Armando NavaSpace # in Blue the Bonnet: 12Dated: 1/22/17Signature Pamela TharpPrinted name PAMELA THARPSpace # in Blue the Bonnet: 45Dated: 1-22-2017Signature NganPrinted name NGA FREEMANSpace # in Blue the Bonnet: 31Dated: 01/22/2017Signature Pin Liang LiPrinted name PIN LIANG LISpace # in Blue the Bonnet: 30

Table A-2

Summary of RC Surveys of 15 Blue Bonnet Homeowner Households by Income Category, Actual Annual Income, Maximum Affordable Monthly Housing Costs Limits That They Qualify For Under 33% Income to Housing Costs Ratio for Manufactured Home Park Residency Approval and CIR Benefits Offered

Space Number & Current Mortgage (M) or No Mortgage (MN&Amt Still Owed)	Size of Household & Senior Status 55 +	Household Annual Income (to nearest \$1,000)	Household Monthly Income (to nearest \$1,000)	Monthly Housing Costs Limit at 33%* for Residency Approval	Total Appraised Value & 24 Month Subsidy Offered**
--	--	--	---	--	--

Extremely Low Income Households

26 - NM	2 - Senior	\$15,000	\$1,250	\$414	\$97,766
39 -NM	2	\$15,000	\$1,250	\$416	\$120,672
32-NM	2- Senior	\$16,182	\$1,349	\$549	\$136,382
31-NM	5	\$29,000	\$2,417	\$833	\$111,968
53-NM	3	\$30,000	\$2,500	\$833	\$120,680
10	3	\$30,000	\$2,500	\$819	\$124,653

Very Low Income Households

3-NM	1 - Senior	\$27,000	\$2,250	\$750	\$110,560
30-NM	1 - Senior	\$33,000	\$2,750	\$917	\$103,120
12-NM	4	\$35,000	\$2,916	\$972	\$106,632
33-NM	3	\$35,000	\$3,166	\$1,054	\$144,608

Low Income Households

11-NM	2-Senior	\$49,000	\$4083	\$1,361	\$116,973
52-NM	5	\$60,000	\$5000	\$1,667	\$140,608
45	1-Senior	\$63,000	\$5250	\$1,748	\$146,328
48-NM	3-Senior	\$66,000	\$5500	\$1,837	\$144,861
17-M(\$35,000)	5	\$72,000	\$6000	\$2000	\$110,915

* The responses to homeowners' telephone survey of park managers listed in Table 6 of the CIR stated that they count only monthly mortgage and rent in determining their monthly income to monthly housing costs ratio.

** The parks will not count the 24 month rent subsidy as income as it is only temporary. Accordingly, it is assumed it will be used by the displaced homeowner for the purchase price of their home or towards its down payment along with the appraised value benefit and that it will not be counted as income. The first and last months rent and security deposit and moving costs benefits cannot be counted towards the purchase of the home as they will be used up for their intended purposes. If the homeowner has a current mortgage then it is deducted from the appraised value offer since they will bring their credit and be, thereby, disqualified for residency approval if they default on their mortgage.

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) LEO BUSH 2. Age of homeowner: 74
 3. Telephone number: [REDACTED] 4. Cell Phone: [REDACTED]
 5. Your email Address: [REDACTED]
 6. Space No. 3
 7. Name and age of all other residents residing in your home

Name	Age
<u>X</u>	

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are:
- 1

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: 7/24/12
 10. Purchase price paid for your mobile home: \$21,400.00 21,978.85
 11. Year of manufacture of your mobile home: 1967
 12. Mobile Home Size: () single wide () double wide () triple wide
 13. Size: 17 feet wide by 44 feet long (748 Sq Ft)
 14. Number of Bedrooms: 1
 15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade	Cost	Date
<u>NEW ROOF</u>	<u>2999.00</u>	<u>11/15</u>
<u>NEW STOVE</u>	<u>399.00</u>	<u>3/15</u>
<u>INTERIOR PAINT</u>	<u>1200.00</u>	<u>8/13</u>

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

- ☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.
☒ Very Good - No (or very few) repairs or upgrades needed at this time.
☐ Good - May need some minor repairs or upgrading within the next year.
☐ Fair - Needs some minor repairs or upgrading now.
☐ Poor - Needs some major repairs or upgrading now.
☐ Very Poor - Needs many major repairs or upgrading now.

17. Do you have a mortgage on your home?
- ☐
- YES
- ☒
- NO

a. If yes, what is the balance owed? \$ [REDACTED]b. What is the monthly payment? \$ [REDACTED]

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)18. What was your Household's gross income, before taxes, for 2015: \$ 27254.0619. What is your current monthly space rent (not including utility charges): \$ 94020. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 940 2014 890 2013 _____ 2012 830

2011 _____ 2010 _____ 2009 _____ 2008 _____ 2007 _____ 2006 _____ 2005 _____

2004 _____ 2003 _____ 2002 _____ 2001 _____ 2000 _____ 1999 _____ 1998 _____ 1997 _____

21 What do currently pay fro monthly utilities (gas, electric, water, sewer etc.: \$ _____

IV. Condition of the Park. (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good	Good	Fair	Poor	Very Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV☒ Street Water Ponding/Not Draining ☒ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

Leo Bush #3

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

Leo Bush #3

Leo Bush #3

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		1 BEDROOM(S)
A.	Your current rent for space in the Park	\$940
B.	Example of your actual new rent (not to exceed Average Sunnyvale Rent (ASR))	\$2,255
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,315
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$31,560
E.	Example of your first month's rent (not to exceed ASR)	\$2,255
F.	Example of your last month's rent (not to exceed ASR)	\$2,255
G.	Example of your deposit (not to exceed 1 month of ASR)	\$2,255
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$38,325
I.	Your moving allowance	\$1,750
J.	Your full appraised value	\$79,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$119,075

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) John & Mary 2. Age of homeowner 39 & 40
 3. Telephone number: (409) 292-2244 4. Cell Phone: (409) 292-2244
 5. Your email Address: [REDACTED]
 6. Space No. 10

7. Name and age of all other residents residing in your home

Name	Age
<u>[REDACTED]</u>	<u>[REDACTED]</u>
<u>[REDACTED]</u>	<u>[REDACTED]</u>
<u>[REDACTED]</u>	<u>[REDACTED]</u>

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: 3

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: 96-97
 10. Purchase price paid for your mobile home: \$70,000
 11. Year of manufacture of your mobile home: 1973
 12. Mobile Home Size: ☒ single wide ☐ double wide ☐ triple wide
 13. Size: 12 feet wide by 46 feet long
 14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade	Cost	Date
<u>new windows</u>	<u></u>	<u></u>
<u>new floors</u>	<u></u>	<u></u>
<u>new Kitchen</u>	<u></u>	<u></u>
<u>interior Doors</u>	<u></u>	<u></u>

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

- ☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.
☒ Very Good - No (or very few) repairs or upgrades needed at this time.
☐ Good - May need some minor repairs or upgrading within the next year.
☐ Fair - Needs some minor repairs or upgrading now.
☐ Poor - Needs some major repairs or upgrading now.
☐ Very Poor - Needs many major repairs or upgrading now.

17. Do you have a mortgage on your home? ☐ YES ☒ NO

- a. If yes, what is the balance owed? \$
 b. What is the monthly payment? \$

Attachment 14

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)

18. What was your Household's gross income, before taxes, for 2015: \$ 180⁰⁰ 30 000

19. What is your current monthly space rent (not including utility charges): \$ 1044 - 1100 -

20. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 944 2014 _____ 2013 _____ 2012 _____

2011 _____ 2010 _____ 2009 _____ 2008 _____ 2007 _____ 2006 _____ 2005 _____

2004 _____ 2003 _____ 2002 _____ 2001 _____ 2000 _____ 1999 _____ 1998 _____ 1997 1400

21 What do currently pay fro monthly utilities (gas, electric, water, sewer etc.: \$ 100 - 200

IV. Condition of the Park. (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good		Fair		Very Poor	
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV

☐ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

(Continue on reverse side if you need more space)

Blue Bonnet # 10 ✓

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		2 BEDROOM(S)
A.	Your current rent for space in the Park	\$944
B.	Example of your actual new rent (<i>not to exceed Average Sunnyvale Rent (ASR)</i>)	\$2,567
C.	Example of your monthly rent subsidy (B – A) ¹	\$1,623
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$38,952
E.	Example of your first month's rent (<i>not to exceed ASR</i>)	\$2,567
F.	Example of your last month's rent (<i>not to exceed ASR</i>)	\$2,567
G.	Example of your deposit (<i>not to exceed 1 month of ASR</i>)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$46,653
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$78,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$126,803

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Table A-2

Summary of RC Surveys of 15 Blue Bonnet Homeowner Households by Income Category, Actual Annual Income, Maximum Affordable Monthly Housing Costs Limits That They Qualify For Under 33% Income to Housing Costs Ratio for Manufactured Home Park Residency Approval and CIR Benefits Offered

Space Number & Current Mortgage (M) or No Mortgage (MN&Amt Still Owed)	Size of Household & Senior Status 55 +	Household Annual Income (to nearest \$1,000)	Household Monthly Income (to nearest \$1,000)	Monthly Housing Costs Limit at 33%* for Residency Approval	Total Appraised Value & 24 Month Subsidy Offered**
--	--	--	---	--	--

Extremely Low Income Households

26 - NM	2 - Senior	\$15,000	\$1,250	\$414	\$97,766
39 -NM	2	\$15,000	\$1,250	\$416	\$120,672
32-NM	2- Senior	\$16,182	\$1,349	\$549	\$136,382
31-NM	5	\$29,000	\$2,417	\$833	\$111,968
53-NM	3	\$30,000	\$2,500	\$833	\$120,680
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Very Low Income Households

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Low Income Households

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48-NM	3-Senior	\$66,000	\$5500	\$1,837	\$144,861
17-M(\$35,000)	5	\$72,000	\$6000	\$2000	\$110,915

* The responses to homeowners' telephone survey of park managers listed in Table 6 of the CIR stated that they count only monthly mortgage and rent in determining their monthly income to monthly housing costs ratio.

** The parks will not count the 24 month rent subsidy as income as it is only temporary. Accordingly, it is assumed it will be used by the displaced homeowner for the purchase price of their home or towards its down payment along with the appraised value benefit and that it will not be counted as income. The first and last months rent and security deposit and moving costs benefits cannot be counted towards the purchase of the home as they will be used up for their intended purposes. If the homeowner has a current mortgage then it is deducted from the appraised value offer since they will bring their credit and be, thereby, disqualified for residency approval if they default on their mortgage.

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) LEO BUSH 2. Age of homeowner: 74
 3. Telephone number: [REDACTED] 4. Cell Phone: [REDACTED]
 5. Your email Address: [REDACTED]
 6. Space No. 3
 7. Name and age of all other residents residing in your home
- | Name | Age |
|----------|-----|
| <u>X</u> | |
| | |
| | |

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are:
- 1

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: 7/24/12
 10. Purchase price paid for your mobile home: \$21,400.00 21,978.85
 11. Year of manufacture of your mobile home: 1967
 12. Mobile Home Size: () single wide () double wide () triple wide
 13. Size: 17 feet wide by 44 feet long (748 Sq Ft)
 14. Number of Bedrooms: 1
 15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade	Cost	Date
<u>NEW ROOF</u>	<u>2999.00</u>	<u>11/15</u>
<u>NEW STOVE</u>	<u>399.00</u>	<u>3/15</u>
<u>INTERIOR PAINT</u>	<u>1200.00</u>	<u>8/13</u>

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

- ☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.
☒ Very Good - No (or very few) repairs or upgrades needed at this time.
☐ Good - May need some minor repairs or upgrading within the next year.
☐ Fair - Needs some minor repairs or upgrading now.
☐ Poor - Needs some major repairs or upgrading now.
☐ Very Poor - Needs many major repairs or upgrading now.

17. Do you have a mortgage on your home?
- ☐
- YES
- ☒
- NO

- a. If yes, what is the balance owed? \$ [REDACTED]
 b. What is the monthly payment? \$ [REDACTED]

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)18. What was your Household's gross income, before taxes, for 2015: \$ 27254.0619. What is your current monthly space rent (not including utility charges): \$ 94020. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 940 2014 990 2013 _____ 2012 830

2011 _____ 2010 _____ 2009 _____ 2008 _____ 2007 _____ 2006 _____ 2005 _____

2004 _____ 2003 _____ 2002 _____ 2001 _____ 2000 _____ 1999 _____ 1998 _____ 1997 _____

21 What do you currently pay for monthly utilities (gas, electric, water, sewer etc.): \$ _____

IV. Condition of the Park. (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good		Fair		Very Poor
	Good	Good	Fair	Poor	Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV☒ Street Water Ponding/Not Draining ☒ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

Leo Bush #3

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

Leo Bush #3

Leo Bush #3

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		1 BEDROOM(S)
A.	Your current rent for space in the Park	\$940
B.	Example of your actual new rent (<i>not to exceed Average Sunnyvale Rent (ASR)</i>)	\$2,255
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,315
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$31,560
E.	Example of your first month's rent (<i>not to exceed ASR</i>)	\$2,255
F.	Example of your last month's rent (<i>not to exceed ASR</i>)	\$2,255
G.	Example of your deposit (<i>not to exceed 1 month of ASR</i>)	\$2,255
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$38,325
I.	Your moving allowance	\$1,750
J.	Your full appraised value	\$79,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$119,075

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) 6/10 Lane 2. Age of homeowner 34009
 3. Telephone number: [REDACTED] 4. Cell Phone: [REDACTED]
 5. Your email Address: [REDACTED]
 6. Space No. 10

7. Name and age of all other residents residing in your home

Name	Age
<u>[REDACTED]</u>	<u>[REDACTED]</u>
<u>[REDACTED]</u>	<u>[REDACTED]</u>
<u>[REDACTED]</u>	<u>[REDACTED]</u>

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are:
- 3

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: 96-97
 10. Purchase price paid for your mobile home: \$70,000
 11. Year of manufacture of your mobile home: 1973
 12. Mobile Home Size: ☒ single wide ☐ double wide ☐ triple wide
 13. Size: 12 feet wide by 46 feet long
 14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade	Cost	Date
<u>new windows</u>		
<u>new floors</u>		
<u>new Kitchen</u>		
<u>Interior Doors</u>		

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

- ☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.
☒ Very Good - No (or very few) repairs or upgrades needed at this time.
☐ Good - May need some minor repairs or upgrading within the next year.
☐ Fair - Needs some minor repairs or upgrading now.
☐ Poor - Needs some major repairs or upgrading now.
☐ Very Poor - Needs many major repairs or upgrading now.

17. Do you have a mortgage on your home? ☐ YES ☒ NO

- a. If yes, what is the balance owed? \$
 b. What is the monthly payment? \$

Attachment 14

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)

18. What was your Household's gross income, before taxes, for 2015: \$ 180⁰⁰ 30 000

19. What is your current monthly space rent (not including utility charges): \$ 1044 - 1100 -

20. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 944 2014 _____ 2013 _____ 2012 _____

2011 _____ 2010 _____ 2009 _____ 2008 _____ 2007 _____ 2006 _____ 2005 _____

2004 _____ 2003 _____ 2002 _____ 2001 _____ 2000 _____ 1999 _____ 1998 _____ 1997 1100

21 What do currently pay fro monthly utilities (gas, electric, water, sewer etc.: \$ 100 - 200

IV. Condition of the Park (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good		Fair		Very Poor
	Good	Good	Fair	Poor	Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV

☐ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

(Continue on reverse side if you need more space)

Blue Bonnet # 10 ✓

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		2 BEDROOM(S)
A.	Your current rent for space in the Park	\$944
B.	Example of your actual new rent (<i>not to exceed Average Sunnyvale Rent (ASR)</i>)	\$2,567
C.	Example of your monthly rent subsidy (B – A) ¹	\$1,623
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$38,952
E.	Example of your first month's rent (<i>not to exceed ASR</i>)	\$2,567
F.	Example of your last month's rent (<i>not to exceed ASR</i>)	\$2,567
G.	Example of your deposit (<i>not to exceed 1 month of ASR</i>)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$46,653
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$78,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$126,803

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) VINCE SWERKES 2. Age of homeowner: 63

3. Telephone number: _____ 4. Cell Phone: _____

5. Your email Address: V.S. [REDACTED]6. Space No. 11

7. Name and age of all other residents residing in your home

Name

Age

ANNEITE SWERKES [REDACTED]

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: NA

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: 199610. Purchase price paid for your mobile home: 10,000.-11. Year of manufacture of your mobile home: 196912. Mobile Home Size: ☒ single wide () double wide () triple wide13. Size: 10 feet wide by 47 feet long14. Number of Bedrooms: ONE

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade

Cost

Date

ENCLOSED PRTD _____ 1996NEW PLUMBING 1500.- 2014NEW SHED 2500.- 2015CARPORT ALUMINUM _____ 1995

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.☐ Very Good - No (or very few) repairs or upgrades needed at this time.☐ Good - May need some minor repairs or upgrading within the next year.☒ Fair - Needs some minor repairs or upgrading now.☐ Poor - Needs some major repairs or upgrading now.☐ Very Poor - Needs many major repairs or upgrading now.17. Do you have a mortgage on your home? ☐ YES ☒ NO

a. If yes, what is the balance owed? \$ _____

b. What is the monthly payment? \$ _____

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)18. What was your Household's gross income, before taxes, for 2015: \$ 49,000.19. What is your current monthly space rent (not including utility charges): \$ 788.0020. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 133. 2014 683. 2013 638. 20122011 2010 2009 2008 2007 2006 450. 2005 450. 390.
2004 410. 2003 410. 2002 410. 2001 2000 1999 1998 1997 429.21 What do you currently pay for monthly utilities (gas, electric, water, sewer etc.): \$ **IV. Condition of the Park.** (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good	Good	Fair	Poor	Very Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV☒ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

Pool - no lighting for safety, nobody handles pool, no pool lifeguard.Swimming pool - no lifeguard, no pool lifeguard, no pool lifeguard.None of the common areas or facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:None of the common areas or facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:None of the common areas or facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:None of the common areas or facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:None of the common areas or facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

(Continue on reverse side if you need more space)

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

Vincent Swenkes #11

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		1 BEDROOM(S)
A.	Your current rent for space in the Park	\$788
B.	Example of your actual new rent (not to exceed Average Sunnyvale Rent (ASR))	\$2,255
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,467
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$35,208
E.	Example of your first month's rent (not to exceed ASR)	\$2,255
F.	Example of your last month's rent (not to exceed ASR)	\$2,255
G.	Example of your deposit (not to exceed 1 month of ASR)	\$2,255
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$41,973
I.	Your moving allowance	\$1,750
J.	Your full appraised value	\$75,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$118,723

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)1. Name of homeowner(s) Armando Nava, Delia Ayala 2. Age of homeowner: 45, 333. Telephone number: [REDACTED] 4. Cell Phone: [REDACTED]

5. Your email Address: _____

6. Space No. 12

7. Name and age of all other residents residing in your home

Name _____ Age _____

[REDACTED]
[REDACTED]

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: 0**II. Your Mobile Home** (only mobilehome owners answer 9 thru 17)9. Date that you purchased your home in the park: 199810. Purchase price paid for your mobile home: \$22,000

11. Year of manufacture of your mobile home: _____

12. Mobile Home Size: ☒ single wide () double wide () triple wide

13. Size: _____ feet wide by _____ feet long

14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade	Cost	Date
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.☐ Very Good - No (or very few) repairs or upgrades needed at this time.☐ Good - May need some minor repairs or upgrading within the next year.☐ Fair - Needs some minor repairs or upgrading now.☒ Poor - Needs some major repairs or upgrading now.☒ Very Poor - Needs many major repairs or upgrading now.17. Do you have a mortgage on your home? ☐ YES ☒ NO

a. If yes, what is the balance owed? \$ _____

b. What is the monthly payment? \$ 1,045.33

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)18. What was your Household's gross income, before taxes, for 2015: \$ 35000

19. What is your current monthly space rent (not including utility charges): \$ _____

20. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 _____ 2014 _____ 2013 _____ 2012 _____

2011 _____ 2010 _____ 2009 _____ 2008 _____ 2007 _____ 2006 _____ 2005 _____

2004 _____ 2003 _____ 2002 _____ 2001 _____ 2000 _____ 1999 _____ 1998 _____ 1997 _____

21 What do currently pay fro monthly utilities (gas, electric, water, sewer etc.: \$ _____

IV. Condition of the Park.(both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good		Good	Fair	Poor	Very Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV☐ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

Armando Nava and Delia Ayala SPC #12

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

Armando Nava and Delia Ayala SPC #12

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE		2 BEDROOM(S)
OPTION 1		
A.	Your current rent for space in the Park	\$874
B.	Example of your actual new rent (not to exceed Average Sunnyvale Rent (ASR))	\$2,567
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,693
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$40,632
E.	Example of your first month's rent (not to exceed ASR)	\$2,567
F.	Example of your last month's rent (not to exceed ASR)	\$2,567
G.	Example of your deposit (not to exceed 1 month of ASR)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$48,333
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$66,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$116,483

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)1. Name of homeowner(s) JOSE & ANNABELLE ABELLE 2. Age of homeowner: 473. Telephone number: [REDACTED] 4. Cell Phone: [REDACTED]5. Your email Address: [REDACTED]6. Space No. 17

7. Name and age of all other residents residing in your home

Name	Age
<u>[REDACTED]</u>	<u>[REDACTED]</u>
<u>[REDACTED]</u>	<u>[REDACTED]</u>
<u>[REDACTED]</u>	<u>[REDACTED]</u>

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: NO**II. Your Mobile Home** (only mobilehome owners answer 9 thru 17)9. Date that you purchased your home in the park: JUNE / 200210. Purchase price paid for your mobile home: 110,00011. Year of manufacture of your mobile home: 200212. Mobile Home Size: ☒ single wide () double wide () triple wide13. Size: 16 feet wide by 49 feet long14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade	Cost	Date
<u>LAMINATE FLOOR</u>	<u>1000</u>	<u>2012</u>
<u>WATER HEATER</u>	<u>1100</u>	<u>2014</u>

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.☒ Very Good - No (or very few) repairs or upgrades needed at this time.☐ Good - May need some minor repairs or upgrading within the next year.☐ Fair - Needs some minor repairs or upgrading now.☐ Poor - Needs some major repairs or upgrading now.☐ Very Poor - Needs many major repairs or upgrading now.17. Do you have a mortgage on your home? ☒ YES ☐ NOa. If yes, what is the balance owed? \$ 35,000b. What is the monthly payment? \$ 845.00

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)18. What was your Household's gross income, before taxes, for 2015: \$ 6,000 / MONTH19. What is your current monthly space rent (not including utility charges): \$ 85620. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 856 2014 756 2013 711 2012 6762011 654 2010 635 2009 610 2008 565 2007 565 2006 525 2005 5252004 485 2003 440 2002 440 2001 400 2000 400 1999 400 1998 400 1997 400

21 What do currently pay fro monthly utilities (gas, electric, water, sewer etc.): \$ _____

IV. Condition of the Park. (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good	Good	Fair	Poor	Very Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV☒ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

CAR WASH AREA GONE

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		2 BEDROOM(S)
A.	Your current rent for space in the Park	\$856
B.	Example of your actual new rent (<i>not to exceed Average Sunnyvale Rent (ASR)</i>)	\$2,567
C.	Example of your monthly rent subsidy (B – A) ¹	\$1,711
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$41,064
E.	Example of your first month's rent (<i>not to exceed ASR</i>)	\$2,567
F.	Example of your last month's rent (<i>not to exceed ASR</i>)	\$2,567
G.	Example of your deposit (<i>not to exceed 1 month of ASR</i>)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$48,765
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$110,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$160,915

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) PHILIP LIAH LI 2. Age of homeowner: 57

3. Telephone number: _____ 4. Cell Phone: _____

5. Your email Address: [REDACTED]

6. Space No. 30

7. Name and age of all other residents residing in your home

Name

Age

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: 0

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: 06/30/2015

10. Purchase price paid for your mobile home: 47,500.

11. Year of manufacture of your mobile home: 1965

12. Mobile Home Size: (☒) single wide (☐) double wide (☐) triple wide

13. Size: 10 feet wide by 40 feet long

14. Number of Bedrooms: 1

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade

Cost

Date _____

(Continue on reverse side if you need more space)

6. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.

☒ Very Good - No (or very few) repairs or upgrades needed at this time.

☐ Good - May need some minor repairs or upgrading within the next year.

☐ Fair - Needs some minor repairs or upgrading now.

[] Poor - Needs some major repairs or upgrading now.

☐ Very Poor - Needs many major repairs or upgrading now.

17. Do you have a mortgage on your home? ☐ YES ☒ NO

a. If yes, what is the balance owed? \$

b. What is the monthly payment? \$

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)18. What was your Household's gross income, before taxes, for 2015: \$ 32,00019. What is your current monthly space rent (not including utility charges): \$ 1,00020. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 1,000 2014 _____ 2013 _____ 2012 _____

2011 _____ 2010 _____ 2009 _____ 2008 _____ 2007 _____ 2006 _____ 2005 _____

2004 _____ 2003 _____ 2002 _____ 2001 _____ 2000 _____ 1999 _____ 1998 _____ 1997 _____

21 What do you currently pay for monthly utilities (gas, electric, water, sewer etc.): \$ _____

IV. Condition of the Park (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good		Fair		Very Poor	
	Good	Good	Fair	Poor	Poor	Poor
Park Streets	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV☐ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

Am 30 ✓

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		1 BEDROOM(S)
A.	Your current rent for space in the Park	\$1,000
B.	Example of your actual new rent (<i>not to exceed Average Sunnyvale Rent (ASR)</i>)	\$2,255
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,255
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$30,120
E.	Example of your first month's rent (<i>not to exceed ASR</i>)	\$2,255
F.	Example of your last month's rent (<i>not to exceed ASR</i>)	\$2,255
G.	Example of your deposit (<i>not to exceed 1 month of ASR</i>)	\$2,255
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$36,885
I.	Your moving allowance	\$1,750
J.	Your full appraised value	\$73,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$111,635

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

1. Name of homeowner(s) LAI-KHUU & NGHI-LUU 2. Age of homeowner: 64, 56
 3. Telephone number: [REDACTED] 4. Cell Phone: _____
 5. Your email Address: _____
 6. Space No. 32
 7. Name and age of all other residents residing in your home
- | Name | Age |
|-------|-------|
| _____ | _____ |
| _____ | _____ |
| _____ | _____ |

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: _____

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: Sept. 24-1999

10. Purchase price paid for your mobile home: \$ 43,432.51

11. Year of manufacture of your mobile home: 1967

12. Mobile Home Size: () single wide (☒) double wide () triple wide

13. Size: 10' 10" feet wide by 45' 45" feet long 900 Sq ft

14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade

	Cost	Date
<u>Roof Repair</u>	<u>\$ 2500.</u>	<u>9/2012</u>
<u>New Windows</u>	<u>\$ 5000.</u>	<u>7/2013</u>
<u>New Floor</u>	<u>\$ 8000.</u>	<u>7/2013</u>
<u>Replaced Kitchen Cabinet</u>	<u>\$ 5600.</u>	<u>7/2014</u>
<u>upgraded bathroom + Double Frames and Walls</u>	<u>\$ 8500.</u>	<u>8/2012</u>

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

- ☒ **New - Excellent** - Home is either new or significantly remodeled and no repairs needed.
☐ **Very Good** - No (or very few) repairs or upgrades needed at this time.
☐ **Good** - May need some minor repairs or upgrading within the next year.
☐ **Fair** - Needs some minor repairs or upgrading now.
☐ **Poor** - Needs some major repairs or upgrading now.
☐ **Very Poor** - Needs many major repairs or upgrading now.

17. Do you have a mortgage on your home? ☐ YES ☒ NO

a. If yes, what is the balance owed? \$ _____

b. What is the monthly payment? \$ _____

Attachment 14

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)

18. What was your Household's gross income, before taxes, for 2015: \$ 16,182.
19. What is your current monthly space rent (not including utility charges): \$ 845.00
20. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 845 2014 790 2013 745 2012 700
 2011 669.90 2010 645 2009 600 2008 545 2007 510 2006 475 2005 460
 2004 450 2003 445 2002 440 2001 435 2000 425 1999 425 1998 _____ 1997 _____
- 21 What do currently pay fro monthly utilities (gas, electric, water, sewer etc.): \$ _____

IV. Condition of the Park.(both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good	Good	Fair	Poor	Very Poor
Park Streets	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

- ☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV
☐ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

LAI - KHUU Lot # 32

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

#32

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		2 BEDROOM(S)
A.	Your current rent for space in the Park	\$845
B.	Example of your actual new rent (<i>not to exceed Average Sunnyvale Rent (ASR)</i>)	\$2,567
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,722
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$41,328
E.	Example of your first month's rent (<i>not to exceed ASR</i>)	\$2,567
F.	Example of your last month's rent (<i>not to exceed ASR</i>)	\$2,567
G.	Example of your deposit (<i>not to exceed 1 month of ASR</i>)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$49,029
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$95,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$146,179

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)1. Name of homeowner(s) JING LIN 2. Age of homeowner: 393. Telephone number: [REDACTED] 4. Cell Phone: [REDACTED]5. Your email Address: [REDACTED]6. Space No. 33

7. Name and age of all other residents residing in your home

Name [REDACTED] Age [REDACTED][REDACTED] [REDACTED][REDACTED] [REDACTED]

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: 1**II. Your Mobile Home** (only mobilehome owners answer 9 thru 17)9. Date that you purchased your home in the park: 9/03/201510. Purchase price paid for your mobile home: \$93,531.1711. Year of manufacture of your mobile home: 198112. Mobile Home Size: ☒ single wide () double wide () triple wide13. Size: 192 feet wide by 480 feet long14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade	Cost	Date
<u>new windows</u>	<u>\$3,000</u>	<u>9/10/2015</u>
<u>new floor</u>	<u>\$4,500</u>	<u>9/11/2015</u>
<u>upgraded bathroom</u>	<u>\$480</u>	<u>9/10/2015</u>
<u>installed new home</u>	<u>\$3,000</u>	<u>9/09/2015</u>

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☒ **New - Excellent** - Home is either new or significantly remodeled and no repairs needed.☐ **Very Good** - No (or very few) repairs or upgrades needed at this time.☐ **Good** - May need some minor repairs or upgrading within the next year.☐ **Fair** - Needs some minor repairs or upgrading now.☐ **Poor** - Needs some major repairs or upgrading now.☐ **Very Poor** - Needs many major repairs or upgrading now.17. Do you have a mortgage on your home? ☐ YES ☒ NOa. If yes, what is the balance owed? \$ [REDACTED]b. What is the monthly payment? \$ [REDACTED]

June 17 33

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

June 17 #33

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE		2 BEDROOM(S)
OPTION 1		
A.	Your current rent for space in the Park	\$1,000
B.	Example of your actual new rent (<i>not to exceed Average Sunnyvale Rent (ASR)</i>)	\$2,567
C.	Example of your monthly rent subsidy (B – A) ¹	\$1,567
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$37,608
E.	Example of your first month's rent (<i>not to exceed ASR</i>)	\$2,567
F.	Example of your last month's rent (<i>not to exceed ASR</i>)	\$2,567
G.	Example of your deposit (<i>not to exceed 1 month of ASR</i>)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$45,309
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$107,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$154,459

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) PAMELA THARP 2. Age of homeowner: 59
 3. Telephone number: [REDACTED] 4. Cell Phone: [REDACTED]
 5. Your email Address: [REDACTED]
 6. Space No. 45
 7. Name and age of all other residents residing in your home
- | Name | Age |
|------|-----|
| | |
| | |
| | |

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: _____

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: 1981
 10. Purchase price paid for your mobile home: \$16,500.00
 11. Year of manufacture of your mobile home: 1965
 12. Mobile Home Size: ☒ single wide () double wide () triple wide
 13. Size: 10 feet wide by 50 feet long
 14. Number of Bedrooms: 2

Replaced home
in 2001

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade

Installed new home 13 x 46

Cost	Date
\$57K	10/2000
\$57,180	5-5-2001 (ordered)

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

- ☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.
☐ Very Good - No (or very few) repairs or upgrades needed at this time.
☒ Good - May need some minor repairs or upgrading within the next year.
☐ Fair - Needs some minor repairs or upgrading now.
☐ Poor - Needs some major repairs or upgrading now.
☐ Very Poor - Needs many major repairs or upgrading now.

17. Do you have a mortgage on your home?
- ☐
- YES
- ☒
- NO

- a. If yes, what is the balance owed? \$ _____
 b. What is the monthly payment? \$ _____

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)18. What was your Household's gross income, before taxes, for 2015: \$ 63,32019. What is your current monthly space rent (not including utility charges): \$ 84520. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 845 2014 790 2013 740 2012 6952011 665 2010 _____ 2009 _____ 2008 _____ 2007 _____ 2006 _____ 2005 _____

2004 _____ 2003 _____ 2002 _____ 2001 _____ 2000 _____ 1999 _____ 1998 _____ 1997 _____

21 What do currently pay fro monthly utilities (gas, electric, water; sewer etc.: \$ 120 ~ 150**IV. Condition of the Park** (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good		Good	Fair	Poor	Very Poor.
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV☐ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

(Continue on reverse side if you need more space)

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

45

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		2 BEDROOM(S)
A.	Your current rent for space in the Park	\$845
B.	Example of your actual new rent (not to exceed Average Sunnyvale Rent (ASR))	\$2,567
C.	Example of your monthly rent subsidy (B – A) ¹	\$1,722
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$41,328
E.	Example of your first month's rent (not to exceed ASR)	\$2,567
F.	Example of your last month's rent (not to exceed ASR)	\$2,567
G.	Example of your deposit (not to exceed 1 month of ASR)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$49,029
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$105,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$156,179

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Plus Point Residents Survey For Opposing the Closure of Youth Park

78

I. You and Your Household Both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) Thach Huynh 2. Age of homeowner 60

3. Telephone number [REDACTED] 4. Cell Phone: [REDACTED]

5. Your email Address: [REDACTED]

6. Space No. 40

7. Name and age of all other residents residing in your home

Name [REDACTED] Age [REDACTED]

[REDACTED] [REDACTED]

[REDACTED] [REDACTED]

[REDACTED] [REDACTED]

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are. _____

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: 1st-2000

10. Purchase price paid for your mobile home. \$72,000

11. Year of manufacture of your mobile home: Great Lakes

12. Mobile Home Size: () single wide (x) double wide () triple wide

13. Size: 20 feet wide by 40 feet long

14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example:

installed new home, new roof, room addition, new windows, new floors, replaced kitchen

cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade

Double Layer Low E windows x4

Remodel Bath Room

update Kitchen & Tile

Cost

Date

\$2500 2001-

\$4000 2006

\$2000 2007

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.

☒ Very Good - No (or very few) repairs or upgrades needed at this time.

☐ Good - May need some minor repairs or upgrading within the next year.

☐ Fair - Needs some minor repairs or upgrading now.

☐ Poor - Needs some major repairs or upgrading now.

☐ Very Poor - Needs many major repairs or upgrading now.

17. Do you have a mortgage on your home? ☐ YES ☒ NO

a. If yes, what is the balance owed? \$ _____

b. What is the monthly payment? \$ _____

Attachment 14

III. Your Income and Housing Costs (Both mobilehome owners & renters answer 18 thru 20)

18. What was your Household's gross income, before taxes, for 2013. \$ 66,000

19. What is your current monthly space rent (not including utility charges): \$ 852

20. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2013 \$802 2014 \$747 2015 \$762 2016 \$670

2017 \$648 2018 \$630 2007 _____ 2008 \$565 2009 _____ 2006 _____ 2005 _____

2004 _____ 2003 _____ 2002 \$440 2001 _____ 2000 \$400 1999 X 1998 X 1997 X

21. What do you currently pay for monthly utilities (gas, electric, water, sewer etc.): \$ 116

IV. Condition of the Park (Both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good			Very Poor		
	Good	Fair	Fair	Poor	Poor	Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV

☒ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

(Continue on reverse side if you need more space)

48

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

48

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		2 BEDROOM(S)
A.	Your current rent for space in the Park	\$852
B.	Example of your actual new rent (not to exceed Average Sunnyvale Rent (ASR))	\$2,567
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,715
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$41,160
E.	Example of your first month's rent (not to exceed ASR)	\$2,567
F.	Example of your last month's rent (not to exceed ASR)	\$2,567
G.	Example of your deposit (not to exceed 1 month of ASR)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$48,861
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$103,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$154,011

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

52

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)1. Name of homeowner(s) Juan Rangel & Hilda Arce 2. Age of homeowner: 32 and 30

3. Telephone number: _____ 4. Cell Phone: _____

5. Your email Address: Juan Rangel6. Space No. 52

7. Name and age of all other residents residing in your home

Name

Age

[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: No**II. Your Mobile Home** (only mobilehome owners answer 9 thru 17)9. Date that you purchased your home in the park: Feb 201510. Purchase price paid for your mobile home: \$70,00011. Year of manufacture of your mobile home: 1966

12. Mobile Home Size: () single wide (X) double wide () triple wide

13. Size: 20 feet wide by 40 feet long14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade

Cost

Date

New windows	\$4,000	1-10-16
New floors	\$3,000	1-12-15

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.☒ Very Good - No (or very few) repairs or upgrades needed at this time.☐ Good - May need some minor repairs or upgrading within the next year.☐ Fair - Needs some minor repairs or upgrading now.☐ Poor - Needs some major repairs or upgrading now.☐ Very Poor - Needs many major repairs or upgrading now.17. Do you have a mortgage on your home? ☐ YES ☒ NO

a. If yes, what is the balance owed? \$ _____

b. What is the monthly payment? \$ 200

(Continue on reverse side if you need more space)

10. What was your Household's gross income, before taxes, for 2015: \$ 60,000

50. Please fill in your rent for the following years if you were residing in the park and remember your monthly rent was for those years: 2015: \$5, 2014:

2011	2010	2009	2008	2007	2006	2005	2004
------	------	------	------	------	------	------	------

_____ \$ 11212.12422 (name) _____

22. What is the overall condition of facilities in the Park?

Very
Very

Park Streets

Part Landscaping

Laundry Room ☐ ☐ ☐ ☒

Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
---------------	--------------------------	--------------------------	--------------------------	--------------------------	--------------------------

apply.

[[Electrical system]] Gas System [] Water System [] Sewage System [] Cable TV

24. Have you observed or are you aware of any lack of maintenance, deterioration of the c

ownership of the park by the current park owner, if so, please describe your observations below:

14-00000

HA

Juan Rangel
Hilda Arteaga

Attachment 14
Sp #52

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

#52

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		2 BEDROOM(S)
A.	Your current rent for space in the Park	\$1,000
B.	Example of your actual new rent (not to exceed Average Sunnyvale Rent (ASR))	\$2,567
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,567
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$37,608
E.	Example of your first month's rent (not to exceed ASR)	\$2,567
F.	Example of your last month's rent (not to exceed ASR)	\$2,567
G.	Example of your deposit (not to exceed 1 month of ASR)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$45,309
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$103,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$150,459

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) TOMMY NGUYEN 2. Age of homeowner: _____3. Telephone number: [REDACTED] 4. Cell Phone: [REDACTED]

5. Your email Address: _____

6. Space No. 53

7. Name and age of all other residents residing in your home

Name

Age

[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]

-6
6

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: 5

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: 2/2/200310. Purchase price paid for your mobile home: 2/2/2003

11. Year of manufacture of your mobile home: _____

12. Mobile Home Size: (x) single wide () double wide () triple wide

13. Size: 10 feet wide by 59 feet long14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade

Cost

Date

Replaced new floors	\$ 8000	3/16/10
Replaced new windows	\$ 1500	6/19/12
Replaced and upgraded bathroom	\$ 2500	5/25/13
Replaced new sink; Stove; Fan	\$ 1000	8/10/13

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.☐ Very Good - No (or very few) repairs or upgrades needed at this time.☐ Good - May need some minor repairs or upgrading within the next year.☐ Fair - Needs some minor repairs or upgrading now.☐ Poor - Needs some major repairs or upgrading now.☐ Very Poor - Needs many major repairs or upgrading now.17. Do you have a mortgage on your home? ☐ YES ☒ NO

a. If yes, what is the balance owed? \$ _____

b. What is the monthly payment? \$ _____

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)18. What was your Household's gross income, before taxes, for 2015: \$ 30000

19. What is your current monthly space rent (not including utility charges): \$ _____

20. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 817 2014 767 2013 722 2012 6912011 659 2010 689 2009 634 2008 500 2007 560 2006 520 2005 4802004 440 2003 400 2002 _____ 2001 _____ 2000 _____ 1999 _____ 1998 _____ 1997 _____

21 What do currently pay fro monthly utilities (gas, electric, water, sewer etc.): \$ _____

IV. Condition of the Park (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good		Fair		Very Poor	
	Good	Good	Fair	Poor	Poor	Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV☐ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

#53V

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

#53

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		2 BEDROOM(S)
A.	Your current rent for space in the Park	\$872
B.	Example of your actual new rent (not to exceed Average Sunnyvale Rent (ASR))	\$2,567
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,695
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$40,680
E.	Example of your first month's rent (not to exceed ASR)	\$2,567
F.	Example of your last month's rent (not to exceed ASR)	\$2,567
G.	Example of your deposit (not to exceed 1 month of ASR)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$48,381
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$80,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$130,531

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)1. Name of homeowner(s) KENNETH D. AARENS 2. Age of homeowner: 693. Telephone number: [REDACTED] Cell Phone: N/A5. Your email Address: N/A6. Space No. 26

7. Name and age of all other residents residing in your home

Name	Age
<u>[REDACTED]</u>	<u>[REDACTED]</u>

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: 2**II. Your Mobile Home** (only mobilehome owners answer 9 thru 17)9. Date that you purchased your home in the park: 200110. Purchase price paid for your mobile home: \$35,000.0011. Year of manufacture of your mobile home: 196012. Mobile Home Size: ☒ single wide () double wide () triple wide13. Size: 20 feet wide by 50 feet long APPROX.14. Number of Bedrooms: 1

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade	Cost	Date
<u>NEW HEATER INSTALLED</u>	<u>\$1,600.00</u>	<u>2014</u>
<u>NEW WATER HEATER INSTALLED</u>	<u>1,000.00</u>	<u>2011</u>
<u>NEW STOVE</u>	<u>1,100.00</u>	<u>2010</u>

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.☐ Very Good - No (or very few) repairs or upgrades needed at this time.☒ Good - May need some minor repairs or upgrading within the next year.☐ Fair - Needs some minor repairs or upgrading now.☐ Poor - Needs some major repairs or upgrading now.☐ Very Poor - Needs many major repairs or upgrading now.17. Do you have a mortgage on your home? ☐ YES ☒ NO

a. If yes, what is the balance owed? \$ _____

b. What is the monthly payment? \$ _____

Attachment 14

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)

18. What was your Household's gross income, before taxes, for 2015: \$ 11,332.80 + 3,600.00 ^{For Rent}

19. What is your current monthly space rent (not including utility charges): \$ 931.00

20. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 881.00 2014 89.00 2013 781.00 2012 731.00

2011 ? 2010 ? 2009 _____ 2008 _____ 2007 _____ 2006 _____ 2005 _____

2004 _____ 2003 _____ 2002 _____ 2001 _____ 2000 _____ 1999 _____ 1998 _____ 1997 _____

21 What do currently pay fro monthly utilities (gas, electric, water, sewer etc.): \$ 100.00

IV. Condition of the Park.(both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good		Fair	Poor	Very Poor
Park Streets	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> W/A
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> NEVER USED IT

23. Have you had any problems with any of the following during the past year? Check all that apply.

- ☐ Electrical system
 ☐ Gas System
 ☐ Water System
 ☐ Sewage System
 ☐ Cable TV
☐ Street Water Ponding/Not Draining
 ☐ Water Ponding/Not Draining off of Your Space.
24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

(Continue on reverse side if you need more space)

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

#26

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE		1 BEDROOM(S)
OPTION 1		
A.	Your current rent for space in the Park	\$931
B.	Example of your actual new rent (not to exceed Average Sunnyvale Rent (ASR))	\$2,255
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,324
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$31,776
E.	Example of your first month's rent (not to exceed ASR)	\$2,255
F.	Example of your last month's rent (not to exceed ASR)	\$2,255
G.	Example of your deposit (not to exceed 1 month of ASR)	\$2,255
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$38,541
I.	Your moving allowance	\$1,750
J.	Your full appraised value	\$66,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$106,291

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

31

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)1. Name of homeowner(s) Nga & James Freeman 2. Age of homeowner: _____3. Telephone number: [REDACTED] 4. Cell Phone: _____5. Your email Address: [REDACTED]6. Space No. 31

7. Name and age of all other residents residing in your home

Name

Age

[REDACTED][REDACTED] 65[REDACTED]

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: No**II. Your Mobile Home** (only mobilehome owners answer 9 thru 17)9. Date that you purchased your home in the park: 3/200110. Purchase price paid for your mobile home: 80,000-11. Year of manufacture of your mobile home: 196912. Mobile Home Size: ☒ single wide () double wide () triple wide w/porch13. Size: 17 feet wide by 56 feet long14. Number of Bedrooms: 2

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade

Cost

Date

_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.☐ Very Good - No (or very few) repairs or upgrades needed at this time.☐ Good - May need some minor repairs or upgrading within the next year.☒ Fair - Needs some minor repairs or upgrading now.☐ Poor - Needs some major repairs or upgrading now.☐ Very Poor - Needs many major repairs or upgrading now.17. Do you have a mortgage on your home? ☐ YES ☒ NO

a. If yes, what is the balance owed? \$ _____

b. What is the monthly payment? \$ _____

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)

18. What was your Household's gross income, before taxes, for 2015: \$ 29,000 -
19. What is your current monthly space rent (not including utility charges): \$ 860 -
20. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 840 2014 765 2013 _____ 2012 _____
 2011 _____ 2010 _____ 2009 _____ 2008 _____ 2007 _____ 2006 _____ 2005 _____
 2004 _____ 2003 _____ 2002 340 2001 340 2000 _____ 1999 _____ 1998 _____ 1997 _____
- 21 What do currently pay fro monthly utilities (gas, electric, water, sewer etc.: \$ _____

IV. Condition of the Park.(both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good	Good	Fair	Poor	Very Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☒ Gas System ☒ Water System ☐ Sewage System ☐ Cable TV
☒ Street Water Ponding/Not Draining ☐ Water Ponding/Not Draining off of Your Space.

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

*Loss of car wash. Lack of recreation building access.
 Pool not clean, heated & sanitary.*

Ng 31

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

Option 2 does not require proof of a new lease agreement and uses an adjusted estimate of current Average Sunnyvale Rent. Because this option does not require proof of a new rental agreement, you may use this payment for anything you choose including applying it to the purchase price of a new home. This option is calculated using 90% of the current Average Sunnyvale Rent as calculated in the CIR (see Appendix 22). However, if you select this option and vacate the Park within the first ninety days after the City approves the CIR, you will receive an incentive bonus: the option will be calculated using 95% of the Average Sunnyvale Rent.

F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE OPTION 1		2 BEDROOM(S)
A.	Your current rent for space in the Park	\$860
B.	Example of your actual new rent (<i>not to exceed Average Sunnyvale Rent (ASR)</i>)	\$2,567
C.	Example of your monthly rent subsidy (B – A) ¹	\$1,707
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$40,968
E.	Example of your first month's rent (<i>not to exceed ASR</i>)	\$2,567
F.	Example of your last month's rent (<i>not to exceed ASR</i>)	\$2,567
G.	Example of your deposit (<i>not to exceed 1 month of ASR</i>)	\$2,567
H.	Example of your Total Rent Subsidy (D + E + F + G)	\$48,669
I.	Your moving allowance	\$2,150
J.	Your full appraised value	\$71,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$121,819

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Blue Bonnet Residents Survey For Opposing the Closure of Your Park

I. You and Your Household (both mobilehome owners & renters answer 1 thru 8)

1. Name of homeowner(s) ALFONSO GONZALEZ 2. Age of homeowner: 503. Telephone number: [REDACTED] 4. Cell Phone: [REDACTED]

5. Your email Address: _____

6. Space No. 39

7. Name and age of all other residents residing in your home

Name [REDACTED] Age [REDACTED]

(Continue on reverse side if you need more space)

8. Are you or anyone living with you disabled and if so how many of you are: 1

II. Your Mobile Home (only mobilehome owners answer 9 thru 17)

9. Date that you purchased your home in the park: JULY 199410. Purchase price paid for your mobile home: \$61,000.0011. Year of manufacture of your mobile home: 1984 Serial SN4125B12. Mobile Home Size: ☒ single wide () double wide () triple wide13. Size: 45 feet wide by _____ feet long14. Number of Bedrooms: 1

15. Description of any exterior or interior upgrades that you have had made to your (for example: installed new home, new roof, room addition, new windows, new floors, replaced kitchen cabinets, upgraded bathroom, new plumbing, replaced wiring etc.)

Description of Upgrade	Cost	Date
exterior PAINT	1500	2015
Kitchen Floor	600	
New Hallway Carpet	\$1500.00	1-16-2016
Painted bathroom	1000.00	
Painted Kitchen - New Front porch carpet	200.00	

(Continue on reverse side if you need more space)

16. What is the condition of your home (Check one box)?

☐ New - Excellent - Home is either new or significantly remodeled and no repairs needed.☐ Very Good - No (or very few) repairs or upgrades needed at this time.☒ Good - May need some minor repairs or upgrading within the next year.☐ Fair - Needs some minor repairs or upgrading now.☐ Poor - Needs some major repairs or upgrading now.☐ Very Poor - Needs many major repairs or upgrading now.17. Do you have a mortgage on your home? ☐ YES ☒ NOa. If yes, what is the balance owed? \$ N/Ab. What is the monthly payment? \$ N/A

III. Your Income and Housing Costs (both mobilehome owners & renters answer 18 thru 20)18. What was your Household's gross income, before taxes, for 2015: \$ 15,00019. What is your current monthly space rent (not including utility charges): \$ 852.0020. Please fill in your rent for the following years if you were residing in the park and remember what your monthly rent was for those years: 2015 852.00 2014 75 2013 75 2012 6852011 635 2010 585 2009 545 2008 505 2007 465 2006 440 2005 4002004 400 2003 400 2002 400 2001 400 2000 400 1999 400 1998 400 1997 40021 What do you currently pay for monthly utilities (gas, electric, water, sewer etc.): \$ 100.00**IV. Condition of the Park** (both mobilehome owners & renters answer 22 thru 24)

22. What is the overall condition of facilities in the Park?

	Very Good		Fair		Very Poor	
	Good	Good	Fair	Poor	Poor	Poor
Park Streets	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Lighting	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Part Landscaping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Park Cleanliness	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Laundry Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Recreation Building	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Swimming Pool	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

23. Have you had any problems with any of the following during the past year? Check all that apply.

☐ Electrical system ☐ Gas System ☐ Water System ☐ Sewage System ☐ Cable TV☒ Street Water Ponding/Not Draining ☒ Water Ponding/Not Draining off of Your Space. Front

24. Have you observed or are you aware of any lack of maintenance, deterioration of the common areas or facilities of the park or the elimination of any of the facilities of the park during the ownership of the park by the current park owner, if so, please describe your observations below:

Alfonso Gonzalez 39 ✓

need to provide sufficient documentation to Autotemp to verify that you are senior, disabled, or low income.

If you sell your home to the Park Owner and qualify, your rent subsidy will be the difference between rent you pay to rent your mobilehome space at Blue Bonnet and any higher rent for comparable housing. If you elect to move your mobilehome to another location and qualify, your rent subsidy will be the difference between the amount of rent you currently pay Blue Bonnet to rent your space and the amount of your new rent for a space at a new location.

Regardless of which option you choose, if you are senior, disabled, or low income, a rent subsidy will be available to you under one of two options, at your election. Option 1 requires you to provide verification of a new lease agreement (or a similar legal document) showing the amount of your new rent. You will receive a payment equal to the difference between your current rent and your new rent for twenty-four months, not to exceed the difference between the Average Sunnyvale Rent as calculated in the CIR.

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F. Summary of Benefits

The tables on the following pages summarize the payments described above if you choose to sell your home to the Park.

Alfonso Gonzalez #39

SELL YOUR HOME TO THE PARK OWNER AND CHOOSE		1 BEDROOM(S)
OPTION 1		
A.	Your current rent for space in the Park	\$852
B.	Example of your actual new rent (not to exceed Average Sunnyvale Rent (ASR))	\$2,255
C.	Example of your monthly rent subsidy (B - A) ¹	\$1,403
D.	Example of your monthly rent subsidy for 24 months (C x 24)	\$33,672
E.	Example of your first month's rent (not to exceed ASR)	\$2,255
F.	Example of your last month's rent (not to exceed ASR)	\$2,255
G.	Example of your deposit (not to exceed 1 month of ASR)	\$2,255
H.	Example of your Total Rent Subsidy (D - E - F + G)	\$40,437
I.	Your moving allowance	\$1,750
J.	Your full appraised value	\$87,000
K.	EXAMPLE OF YOUR TOTAL ASSISTANCE	\$129,187

¹ Not all residents will receive this subsidy. You will only receive this subsidy if you can document that you are senior, low income or disabled. SMC § 19.72.080(2)(B).

Table B - 2

Residency Approval Limits For Parks In Sunnyvale Listed In Table III of CIR Supplemental - December 12, 2017 - Response Letter & Comparisons with Current Homes for Sale in those Parks.

1. PARK & SP #	2. PRICE Note: Must put down 20% of price to then get the mortgage with monthly payments in #3.	3. MONTHLY MORTGAGE PAYMENT	5. Rent	6. Total Monthly Rent & Mortgage	7. Monthly Income Needed to Meet 33% Housing Cost to Income Residency Approval	7. Annual Income Needed to Meet 33% Housing Cost to Income Residency Approval	9. Senior/ Family Status
Rancho La Mesa Listed in Table III							All Age
Sp120	\$89,000	\$400	\$1,200	\$1600	\$4800	\$57,600	
Rancho La Mesa For Sale on 1/20/17							
Sp not Listed	\$255,888	\$1151	\$1050	\$2201	\$6603	\$79,236	
Average on 1/20/17	\$255,888	\$1151	\$1050	\$2201	\$6603	\$79,236	
Plaza Del Ray Listed in Table III							
Sp 438	\$110,000	\$495	\$1600	\$2095	\$7959	\$95,508	
Sp 153	\$160,000	\$720	\$1600	\$2320	\$6960	\$83,520	
Sp 291	\$149,000	\$670	\$981	\$1661	\$4983	\$59,796	
Plaza Del Ray For Sale on 1/20/17							
Sp 315	\$234,000	\$1053	\$1600	\$2653	\$7959	\$95,508	
Sp 310	\$148,000	\$666	\$1600	\$2266	\$6798	\$81,576	
Sp 678	\$289,800	\$1304	\$1600	\$2904	\$8712	\$104,544	
Sp unlisted	\$229,000	\$1031	\$1600	\$2631	\$7893	\$94,716	
Sp 461	\$399,000	\$1794	\$1250	\$3045	\$9135	\$109,620	
Sp 505	\$279,000	\$1256	\$1600	\$2856	\$8568	\$102,816	

Attachment 14

[illegible]

Attachment 14

[illegible]

Attachment 14

El Dorado Listed in Table III							
Sp not listed	\$148,900	\$670	\$960	\$1630	\$4890	\$58,680	
El Dorado For Sale on 1/20/17							
Sp 44	\$242,888	\$1093	\$1200	\$2293	\$6879	\$82,548	
Sp 43	\$232,888	\$1048	\$1200	\$2248	\$6744	\$80,928	
Sp 80	\$209,000	\$940	\$1200	\$2140	\$6420	\$77,040	
Sp 9	\$209,000	\$940	\$1200 a	\$2140	\$6420	\$77,040	
Sp 87	\$209,000	\$940	\$1200 a	\$2140	\$6420	\$77,040	
Average on 1/20/17	\$220,555	\$992	\$1200	\$2192	\$6486	\$77,832	

Homes for sale and listing prices taken from MHVillage.com for 1/9/17

Rents with * next to them were taken from Table 5 of the CIR

Renys with ** next to them were taken from the manufactured homes for sale listing of MHVillage.com for 1/9/17



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El Dorado Mobile Home Park Sunnyvale CA 94089

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600 E. Weddell Dr. #87
Sunnyvale, CA 94089

Serial #17304687A/B

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1995 Silvercrest

1290 Sq.Ft.

3 Bedrooms

2 Bathrooms

This beautiful 3 bedroom, 2 bathroom home is located in the all-age, pet friendly community of El Dorado. Featuring a dedicated doggy-door on the side, and private fenced-in rear yard with artificial turf, it is easy to care for your canine friend. After taking a walk in the community, the beautiful new side deck is the perfect place to take a break. Make your way through the front door to find an inviting living room with an elegant wood-burning fireplace; perfect for the cold winter weather. Also notice the custom window blinds, built in oak shelves, and soaring cathedral style ceilings. Just off the living room is a sizable dining area that adjoins the snack-bar and kitchen, creating the perfect set up for entertaining. The kitchen itself showcases a new gas range with a double oven, dishwasher, and refrigerator, as well as an abundance of cabinetry that is perfect for storage. Just off the kitchen is the utility room, which features a new front-loading washer and dryer that is included in the sale. On one side of the home there are two, comfortably sized guest bedrooms, and on the opposite side is the private master suite which boasts an attached bathroom and luxurious jacuzzi tub. Other features include an 8x10 matching Tuff Shed, ADT security system, and door-bell with built-in camera so you know who is approaching. An incredible opportunity awaits in this desirable family community! Consider making this home yours, and call (866) 218-7120 today to schedule a viewing!

1995 Silvercrest Serial #: 17304687A/B

HCD #: DL1164796

*List price excludes closing costs & escrow fees.

*Information deemed reliable, but not guaranteed.

Contact Information

Alliance Homes Pro+

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Serial #17304687A/B

License Number DL1164796

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El Dorado Mobile Home Park Sunnyvale CA 94089

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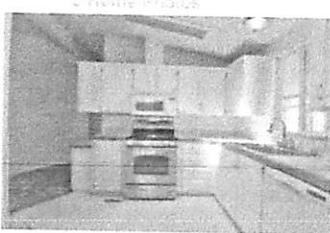
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El Dorado Mobile Home Park

600 E Weddell Dr Spc 9

Sunnyvale, CA 94089

Serial # CAFLY17A/B23550SC12

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69 people like this listing.

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2000 Fleetwood

1286 Sq.Ft.

3 Bedrooms

2 Bathrooms

Great opportunity to own your own 3 bedroom 2 bath home in the all age community of El Dorado! Some of the alluring features of this 1,286 square foot home are: new paint throughout, dual pane windows, composition roof, skylight! The bedrooms are a spacious! The backyard is perfect for planting a garden or a patio area! This wonderful pet friendly community has a swimming pool, club house, and many amenities and activities to keep your family entertained. Conveniently located near Mt. View and Santa Clara, close to HWY101 and 237/85. Minutes from many high tech companies, Levi Stadium, easy access to public transportation such as VTA and light rails. Call (866) 218-7120 today to schedule a private viewing before this must see home is sold!

2000 Fleetwood Serial #: CAFLY17A/B23550SC12

HCD# DL1164796

*List price excludes closing costs & escrow fees.

*Information deemed reliable, but not guaranteed.

Contact Information

Alliance Homes Pro+
Alliance Manufactured Homes
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1991 Mobile Home 3 Beds 2 Baths



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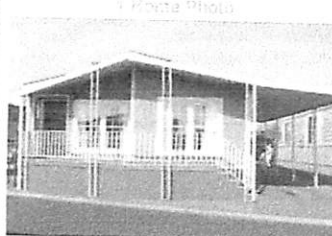
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Home Information



This listing is not currently active.

Last Listed Price \$209,000.00

Date Reported Sold: 12-26-16

El Dorado Mobile Home Park

600 E. Weddell Drive #80

Sunnyvale, CA 94089

BEAUTIFULLY REMODELED - ALL
AGES PARK

This home is no longer available.

View homes
currently for sale or
rent in this area.

1991	1248 Sq.Ft.	3 Bedrooms	2 Bathrooms
Cathedral Ceiling	Has Ceiling Fans	Has Skylights	Fireplace
Laundry Room	Refrigerator	Dishwasher	

Beautifully remodeled manufactured home in highly desirable "all-ages" park, El Dorado MHP. This home is priced to sell. This home features a spacious open floor-plan. New high-end flooring throughout. New appliances. New counters. New light fixtures. Freshly painted inside and out. Vaulted ceilings, lots of windows for great light, dual pane windows. Ceiling fan. Gorgeous fireplace focal point. Three bedrooms and two full bathrooms. Move in ready. Great for entertaining. Lots of natural light. Skylight. Charming front deck with new deck carpeting. Custom paint colors inside and out. This home shows beautifully inside and out. Space rent \$1,200.
El Dorado Mobile Home Community: All Ages/Family community with pool, club house and lots of activities. Pets Allowed. Located close to 101, 237 and 85, Levi Stadium, and light rail.
MLS Listing# ML81631042

Community Information



Home Address

600 E. Weddell Drive #80
Sunnyvale, CA 94089

Community Address

El Dorado Mobile Home Park
600 East Weddell Drive
Sunnyvale, CA 94089

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Community

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Contact Information

Jennifer

BENJAMIN ALAN PROPERTIES
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"great place to use had no problems"

Dennis G.
Lannon, WI

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1991 Goldenwest BD565F1 Manufactured Home 3 Beds 2 Baths

El Dorado Mobile Home Park Sunnyvale CA 94089

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Open House

01/21/17 - 1:00 pm to 4:00 pm

Home Information



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Buy: \$232,888

El Dorado Mobile Home Park

600 E. Weddell Drive #43

Sunnyvale, CA 94089

Serial #GW6CALBD9205A/B

DOH #LAZ5055

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67 people like this listing.

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1991 Goldenwest BD565F1	28' X 60'	3 Bedrooms	2 Bathrooms
Shingled Roof	Drywall Ceilings	Drywall Walls	Gas Heating
Carport	Storage Shed	Deck	Cathedral Ceiling
Has Ceiling Fans	Has Skylights	Laundry Room	Garbage Disposal
Oven	Refrigerator	Dishwasher	Clothes Washer
Clothes Dryer	Lot Rent: \$1200/Month	Utilities: STBD/Month	Prop Taxes: STBD/Month

This gorgeous 3 bed / 2 bath Goldenwest sits in a lovely all-age and pet friendly community. The light-filled open concept provides large entertaining and dining areas, perfect for gatherings and family dinners. Access to the walking and biking trails located behind the community. Steps from clubhouse and pool, HWY 101/237, minutes from groceries, banking, downtown, transportation, and the Stadium.
SN: #GW6CALBD9205A/B DECAL: LAZ5055

Contact Information



Scott Brewer
Pam's Homes, Inc.
MHVillage Member
since 2011

MHVillage Listing #1629326
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Jan 20, 2017 8:01 PM

This home is having an upcoming open house.

Jan 9, 2017 8:01 PM

This home is having an upcoming open house.



Scott Brewer



Pam's Homes, Inc

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Sunnyvale, CA



San Jose, CA



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"I believe MHVillage.com really helped in the sale of my mobile home more than any other advertising. After first posting my home, I received double the amount of inquiries within the first couple of weeks. Thanks!"

Chanda,
Ames, IA

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2000 Fleetwood 456-3B Manufactured Home 3 Beds 2 Baths

El Dorado Mobile Home Park Sunnyvale CA 94089

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Recently Listed
Buy: \$242,888

El Dorado Mobile Home Park
600 E. Weddell Drive #44
Sunnyvale, CA 94089

Serial #CAFLY17B/A23234AV12
DOH #LBB6224

Like This Listing.
67 people like this listing.

Beautiful 3 Bed / 2 Bath Fleetwood
in one of Sunnyvale's top
communities!!

Make an Offer

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2000 Fleetwood 456-3b	26' X 56'	3 Bedrooms	2 Bathrooms
Shingled Roof	Drywall Ceilings	Drywall Walls	Gas Heating
Carport	Storage Shed	Deck	Laundry Room
Garbage Disposal	Oven	Refrigerator	Dishwasher
Clothes Washer	Clothes Dryer	Lot Rent: \$1,200/Month	Utilities: \$TBD/Month

Prop Taxes: \$TBD/Month

You will fall in love with this charming 3 bed / 2 bath home! Beautiful laminate floors through the living room, dining room, and kitchen. Beautiful open floor plan with tons of natural light. Back yard that is great for children and pets! You have the option to build a gate to the biking and walking trails behind the community. Located in one of the best pet friendly communities in the area. This home is close to HWY 101/237, public transportation, groceries, banking, the community clubhouse and pool, and a coffee shop.
Serial # CAFLY17B/A23234AV12 Decal #LBB6224

Contact information



Scott Brewer
Pam's Homes, Inc
MHVillage Member
since 2011

MHVillage Listing #1629220
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Sunnyvale, CA



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1975 Sahara Mobile Home 2 Beds 2 Baths

Willow Ranch Sunnyvale CA 94089

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Karen,
Mesa, AZ

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Home Information



Buy: \$119,000

Willow Ranch
Age-Restricted (55+) Community
1111 Morse Ave Spc 22
Sunnyvale, CA 94089

Serial #512257U/X

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65 people like this listing.

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Email Seller

1975 Sahara 24' X 60' 2 Bedrooms 2 Bathrooms
Carport Storage Shed Laundry Room Lot Rent: \$930/Month
1975 Sahara home approx 1440 sq ft serial# 512257U/X Nice home 2 bedroom 2 bath kitchen, living room, dining room, family room great price and space rent, this is a must see!

Contact Information

Pamela Saucedo Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

MHVillage Listing #1610241
Serial #512257U/X
License Number DL1227178
For Sale By Retailer/Home Dealer,
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This home may be pre-approved for financing to qualified buyers. For more information, click on a logo. Some restrictions may apply.



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1974 Heritage Mobile Home 2 Beds 2 Baths

Willow Ranch Sunnyvale CA 94089

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Many inquiries come
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you."

Cindy W.
Walnut Grove, CA

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Home Information



Buy: \$127,900

Willow Ranch
Age-Restricted (55+) Community

1111 Morse Ave # 72
Sunnyvale, CA 94089

Serial #S510U/X

Like This Listing.
55 people like this listing.

Willow Ranch, \$134,900

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Email Seller

1974 Heritage	20' X 50'	2 Bedrooms	2 Bathrooms
Color: Grey	Trim Color: Grey	Metal Roof	Metal Siding
Hard Panel Ceilings	Panel Walls	Gas Heating	Carport
Storage Shed	Has Ceiling Fans	Central Air	Garbage Disposal
Microwave	Oven	Refrigerator	Dishwasher
Clothes Washer	Clothes Dryer	Lot Rent: \$1018/Month	
Willow Ranch Affordable Nice Clean Home 2 Bedroom 2 Bath, Senior Park			
Pride of ownership shows in this home, Lots of storage in this home it also features a large screened in room.			

Contact Information

Joyce Lavar Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

MHVillage Listing #1588371
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License Number DL1227178
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Dec 2, 2016 8:01 PM

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Financing Availability

This home may be pre-approved for financing to qualified
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ANNA
Las Vegas, NV

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Buy: \$162,500

Willow Ranch
Age-Restricted (55+) Community
1111 Morse Avenue # 181
Sunnyvale, CA 94089
Serial #S14139X/U
Like This Listing.
58 people like this listing.

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1974 Goldenwest	24' X 60'	2 Bedrooms	2 Bathrooms
Metal Siding	Carport	Storage Shed	Patio
1 Skylight	Laundry Room	Garbage Disposal	Oven
Refrigerator	Dishwasher	Clothes Washer	Clothes Dryer
Lot Rent: \$959.00/Month			
1974 Goldenwest 1440 sq ft 2 bedrooms 2 bath Serial#s S14139X/U			
Spacious home: clean and move in ready wall to wall carpeting eat in kitchen with built in table skylight provides natural light in kitchen & family room master bathroom features dual sinks and a walk in shower washer & dryer included 55+ park			
cash or conventional loan			

Contact Information

Pamela Saucedo Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

MHVillage Listing #1582861
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License Number DL1227178
For Sale By Retailer/Home Dealer,
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"I was very pleased with this site and finally sold the home. And with a buyer from this site! It was very easy to change the ads photos, info, etc. Thank you!"

D. G.
Canyon Country, CA

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1975 Golden West Mobile Home 3 Beds 2 Baths

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Home Information



Recently Listed
Buy: \$218,995

Willow Ranch
Age-Restricted (55+) Community
1111 Morse Ave SPC #26
Sunnyvale, CA 94089

Serial #S15028U/X, S15028XX,
S15028XXX
DOH #MH187344/45/46/47

Like This Listing.
66 people like this listing.

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Email Seller

1975 Golden West	24' X 40'	3 Bedrooms	2 Bathrooms
Metal Roof	Carport	Storage Shed	Gutters
Has Ceiling Fans	Has Skylights	Central Air	Laundry Room
Garbage Disposal	Refrigerator	Dishwasher	

1111 Morse Ave. SPC. #26
Sunnyvale, CA 94089
3 Bedroom | 2 Bathroom | 1920 sqft.
Ser# S15028U/X, S15028XX, S15028XXX

DESCRIPTION

VERY UNIQUE FLOOR PLAN IN A CORNER LOT
Easy access to 101 and 237 freeways. Near light rail. Rare 3 bedrooms / 2 bathrooms ♦ "TONS OF UPGRADES:
Completely renovated in 2004
Sheetrocked & textured living room, family room, dining room, guest bath and hallway
Painted entire interior
New bathroom fixtures and toilets
Complete new floor covering-carpet and wood laminate
New double insulated windows
New roof

Ceiling fans

PROPERTY DETAILS

Golden West
Year Built: 1975
Size: 40x24, 40x24=1920 sq. ft.
3 Bed/2 Bath

CONTACT INFORMATION

CALL TODAY! Don't miss out on the opportunity to own a home!

Advantage Homes
1260 East Persian Drive St. B1
Sunnyvale, CA 94089
(408)734-0336

Call Maria Da Costa at (408)668-5887 to view this home today!

The above information including square footage is based on data received from the seller and/or from public sources. This information is deemed reliable but has not been independently verified and cannot be guaranteed. Prospective buyers are advised to verify information to their own satisfaction prior to purchase.

Contact Information

Advantage Homes Sunnyvale
Sunnyvale Pro+

MHVillage Listing #1627295
Serial #S15028U/X, S15028XX,
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1998 Silvercrest Manufactured Home 3 Beds 2 Baths

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Molly V.
La Verne, TX

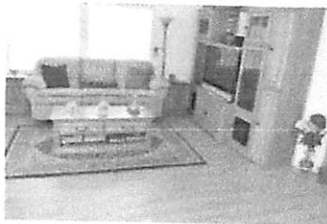
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Home Information



Buy: \$224,988

Willow Ranch
Age-Restricted (55+) Community
1111 Morse Ave. #215
Sunnyvale, CA 94089

Serial #17306827A/B
DOH #HWC272447/8

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72 people like this listing.

Charming 3 Bed / 2 Bath in a
wonderful 55+ community!!!



Pam's Homes, Inc

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named for its
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Sunnyvale, CA



Sunnyvale, CA

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1998 Silvercrest	26' X 50'	3 Bedrooms	2 Bathrooms
Shingled Roof	Hardboard Siding	Drywall Ceilings	Drywall Walls
Gas Heating	Carport	Storage Shed	Gutters
Deck	Patio	Thermopane Windows	Cathedral Ceiling
Has Ceiling Fans	Has Skylights	Central Air	Walk-In Closet
Laundry Room	Garden Tub	Garbage Disposal	Microwave
Oven	Refrigerator	Dishwasher	Clothes Washer
Clothes Dryer	Lot Rent: \$1265.00/Month	Utilities: \$TBD/Month	Prop Taxes: \$TBD/Month

This gorgeous 3BR/2BA 1998 Silvercrest has it all! A great chefs kitchen with tons of cabinet space, granite counter tops, upgraded sink, a movable island, and a large breakfast nook. This home features an amazing corner lot with a fenced in yard and it's just steps to guest parking and the clubhouse. The spacious front deck is perfect for entertaining on those warm summer nights. Located in one of the best 5-Star communities in the area, this home is close to public transportation, groceries, banking, the community clubhouse, pool, Levi's Stadium, and a coffee shop.

SN: 17306827A/B
DECAL: LAZ2276

Scott Brewer
Pam's Homes, Inc (1270-B Lawrence Station Rd Sunnyvale CA)
CalBRE 01936327
(408) 306-5867

Contact Information

Scott Brewer
Pam's Homes, Inc
MHVillage Member since 2011

MHVillage Listing #1572343
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DOH #HWC272447/8
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Tammy S.
De Leon Springs, FL

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2016 Silvercrest KB-64 Manufactured Home 3 Beds 2 Baths

Willow Ranch Sunnyvale CA 94089

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Home Information



Price Reduced
Buy: \$339,000

Willow Ranch
Age-Restricted (55+) Community
1111 Morse Ave. #205
Sunnyvale, CA 94089

Serial #176-00P-H-A100380A/B

Like This Listing.
87 people like this listing.

3 Bedrooms/2 Full Baths! Granite counter tops! Very Desirable 55+ Community!

Make an Offer

Check Value

Like This Listing

Email Seller

2016 Silvercrest KB-64	1680 Sq.Ft.	3 Bedrooms	2 Bathrooms
Shingled Roof	Hardboard Siding	Drywall Ceilings	Drywall Walls
Gas Heating	Carport	Gutters	Deck
Thermopane Windows	Has Ceiling Fans	Has Skylights	Laundry Room
Garbage Disposal	Oven	Refrigerator	Dishwasher

Stunning Brand New 2016 Silvercrest Home!

Don't miss your opportunity at this immaculate manufactured home nestled in the heart of Silicon Valley!

Home Features:

- Approx. 1680 Sq. Ft.
- 3 Bedrooms/2 Full Baths
- Granite counter tops throughout
- 9" Flat ceilings
- Ceiling fan with lights in living room & master bedroom
- Stainless steel appliances
- Recessed can lights
- Kitchen island with pendant lights
- Deep stainless steel sink
- Gorgeous master bath with rain forest shower/bench seat & tile accent
- Solar tube skylight in master bath

The Affordable Solution...

Financing Available!

Call Advantage Homes at 408-734-0336 to view this home today!

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Contact Information

Advantage Homes Sunnyvale
Sunnyvale Pro+

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"Thanks MHV, the tools and exposure helped in making this home highly visible. "

Walter o.
Port Saint Lucie, FL

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2000 Karsten Manufactured Home 3 Beds 2 Baths

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Buy: \$220,000

Willow Ranch
Age-Restricted (55+) Community
1111 Morse Avenue #157
Sunnyvale, CA 94089
Serial #KCCA01K01049A/B

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85 people like this listing.

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Veterans United



2000 Karsten	27' X 60'	3 Bedrooms	2 Bathrooms
Shingled Roof	Carport	Storage Shed	Central Air
Laundry Room	Garden Tub	Garbage Disposal	Oven
Refrigerator	Dishwasher	Clothes Washer	Clothes Dryer

Lot Rent: \$1236/Month

2000 Karsten approx 1512 sq ft serial#: KCCA01K01049A/B Spacious home in a beautiful 55+ community. Light and airy with an open living room & dining room combo. Bright & cheery kitchen with center island, eat in kitchen with breakfast nook.

Skylight provides natural light in the kitchen & living room inside laundry includes washer & dryer.
cash or conventional loan

Contact Information

Louise Thompson Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

MHVillage Listing #1602371
Serial #KCCA01K01049A/B
License Number DL1227178
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Nell N.
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1973 Royal Westerner Mobile Home 2 Beds 2 Baths

Plaza Del Rey Sunnyvale CA 94089

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Sale Pending
Buy: \$110,000

Plaza Del Rey
1225 Vienna Dr #438
Sunnyvale, CA 94089
Santa Clara Unified

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1973 Royal Westerner	24' X 57'	2 Bedrooms	2 Bathrooms
Metal Roof	Metal Siding	Soft Panel Ceilings	Panel Walls
Gas Heating	Carport	Storage Shed	Deck
Patio	Swamp Cooler	Walk-In Closet	Laundry Room
Garden Tub	Garbage Disposal	Oven	Dishwasher

Lot Rent: \$1600/Month

Affordable large, home on a large lot, in a beautiful 5-star family park. Includes a separate family room, dining room, living room, wet bar and full-length carpeted porch. Large bedrooms, one with a large walk-in closet. Lots of yard w long/wide driveway and plenty of space for gardening. Inside laundry. 1973 Royal Westerner S/N S1793X/XXU

Cash or conventional loan. Call Christy at MHMortgages 408-541-1300

Contact Information

Denise Casey Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

MHVillage Listing #1576975
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For Sale By Retailer/Home Dealer,
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Chris R.
Maryville, TN

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1975 Fuqua Casino Mobile Home 2 Beds 2 Baths

Plaza Del Rey Sunnyvale CA 94089

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Recently Listed
Buy: \$139,900

Plaza Del Rey
1225 Vienna Drive #629
Sunnyvale, CA 94089

Serial #8347X/U

Like This Listing.
60 people like this listing.

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1975 Fuqua Casino	24' X 56'	2 Bedrooms	2 Bathrooms
Carport	Storage Shed	Central Air	Laundry Room
Garden Tub	Garbage Disposal	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	Lot Rent: \$1600/Month

Nice 2 bedroom 2 bath 1975 Fuqua/Casino Spacious move-in ready in a 5 star park, Large kitchen, large master bedroom, master features garden tub, formal dining room, laundry room includes washer and dryer, nice side yard. Serial# 8347X/U

cash or conventional loan

Contact Information

Louise Thompson Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

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Jeff C.
Circle Pines, MN

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1972 Madison Mobile Home 3 Beds 2 Baths

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Home Information



Front View



Side View

Buy: \$169,900

Plaza Del Rey

1225 Vienna Dr #183
Sunnyvale, CA 94089

Serial #S5149U/X

Like This Listing.
115 people like this listing.

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Virtual Tour

1972 Madison	24' X 56'	3 Bedrooms	2 Bathrooms
Metal Roof	Carport	Central Air	Walk-In Closet
Garbage Disposal	Oven	Refrigerator	Clothes Washer
Clothes Dryer	Lot Rent: \$1290/Month		

Beautiful 3 bed/ 2 bath 1972 Madison home, approx: 1,344sqft. Serial #S5149U/X. Large Living room with pergo flooring. Dining/living room combo with ceiling fan with lights. Kitchen with refrigerator, garbage disposal, electric stove/oven, and upgraded dishwasher. Bedroom(s) with pergo flooring and walk-in closet. Guest bathroom with tub & shower and tile flooring. Master bath with standing shower and tile backsplash. Washer & dryer included. Central A/C. 1 shed. 2 car carport parking.

Contact Information

Todd Su Pro+
Realty Todd Su & Company Inc.
MHVillage Member since 2007

MHVillage Listing #1433015
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Ramona, CA

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1993 Silvercrest Manufactured Home 3 Beds 2 Baths

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Buy: \$215,000

Plaza Del Rey

1225 Vienna Dr. #394
Sunnyvale, CA 94089

Serial #17304147A/B

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1993 Silvercrest

26' X 57'

3 Bedrooms

2 Bathrooms

Call (866) 218-7120 today to schedule a private viewing before it is sold!

1993 Silvercrest Serial #: 17304147A/B

HCD# DL1164796

*Price excludes closing costs & escrow fees.

*Information deemed reliable, but not guaranteed.

Contact Information

Alliance Homes Pro+

Alliance Manufactured Homes
MHVillage Member since 2009

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1998 LAZ5229 Mobile Home 3 Beds 2 Baths

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Buy: \$229,900

Plaza Del Rey

1225 Vienna Dr #195
Sunnyvale, CA 94089

Serial #17306810A/B
DOH #HWC27141/2

Like This Listing.
68 people like this listing.

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Virtual Tour

1998 laz5229	26' X 60'	3 Bedrooms	2 Bathrooms
Carport	Fireplace	Central Air	Walk-In Closet
Laundry Room	Garbage Disposal	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	

Beautiful Delaware 1998 home with 3 bedrooms and 2 bathrooms. Serial #17306810A/B. Approx. 1,563 sqft. Living room includes wire for cable, wood fireplace, ceiling fan & lights, and carpet. Dining room includes carpet flooring. Kitchen features refrigerator, dishwasher, stove, oven, garbage disposal, island in kitchen, ceiling with lights, and linoleum flooring. Guest bedroom includes walk-in closet and carpet flooring. Guest room #2 includes carpet flooring. Guest bathroom includes medicine cabinet, tub & shower, solutube, linoleum flooring. Master bedroom includes ceiling fan with lights, mirror closet, wire for cable, carpet flooring. Master bathroom includes medicine cabinet, separate tub & shower, double sinks, and linoleum flooring. 1 shed. BBQ area. Lemon tree. Spacious backyard. Laundry includes washer and dryer. Central A/C. 3 car carport parking. Double pane windows through-out.

For showings, please call agent at (408) 297-8754. For mobile home loans, please call Cindy Lam at (408) 292-5000.

Contact Information

Todd Su Pro+
Realty Todd Su & Company Inc.
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MHVillage Listing #1633219
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DOH #HWC27141/2
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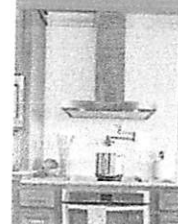
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North Liberty, IA

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Home Information


Buy: \$230,000

Plaza Del Rey

1225 Vienna Dr. #641

Sunnyvale, CA 94089

Serial #KCCH-01K01152A/B

Like This Listing.

90 people like this listing.

2000 Karsten Villa	1740 Sq.Ft.	3 Bedrooms	2 Bathrooms
Shingled Roof	Hardboard Siding	Drywall Ceilings	Drywall Walls
Carport	Storage Shed	Gutters	Deck
Patio	Thermopane Windows	Central Air	Laundry Room
Garden Tub	Garbage Disposal	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	

Split Floor Plan - 3 Bedrooms + Den & 2 Baths!
This split floor plan is perfect for a family with teenagers!

Home features; Living room, kitchen with island, dining area, 3 spacious bedrooms, den and laundry room.

Living room has new carpet and 2 of the bedrooms have wood floors.

Step outside and you will find a very low maintenance yard, a wide backyard that has pavers and a great barbecue area.

Conveniently located near Clubhouse #2, swimming pool and visitor parking.

Close to everything including public transportation and all major freeways.

Financing Available!

Call Maria Da Costa at 408-668-5887 or 408-734-0336 to view this home today!

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Contact Information

Advantage Homes Sunnyvale
Sunnyvale Pro+

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MHVillage Listing #1460615

Serial #KCCH-01K01152A/B

License Number DL1247550

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Linda O.
Martinsburg, WV

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2002 Palm Harbor Manufactured Home 3 Beds 2 Baths

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Buy: \$233,000

Plaza Del Rey

1225 Vienna Dr #33
Sunnyvale, CA 94089
Santa Clara Unified

Serial #PH205674A/B

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2002 Palm Harbor	24' X 62'	3 Bedrooms	2 Bathrooms
Color: Cream	Trim Color: Sage Green	Shingled Roof	Hardboard Siding
Drywall Ceilings	Drywall Walls	Gas Heating	Carport
Storage Shed	Gutters	Deck	Patio
Thermopane Windows	Cathedral Ceiling	Has Ceiling Fans	Has Skylights
Fireplace	Laundry Room	Garden Tub	Garbage Disposal
Oven	Refrigerator	Dishwasher	Clothes Washer
Clothes Dryer	Lot Rent: \$1250/Month		

SUPER VALUE! COME SEE An Affordable Home in a Fabulous Community!

This home has great custom features. Immaculate and ready to move into! Open concept living room-dining area, cozy fireplace, bright, cheerful kitchen with warm maple finished cabinets and breakfast island. Tall windows feature custom valances. Trey ceiling, skylights and ceiling fan. New carpeting and fresh interior paint. Master bath has walk-in shower, dual vanities and great linen cabinets. Separate laundry room includes washer/dryer. Great yard for relaxing and hosting barbeques. This home has it all. Located in the highly acclaimed and best equipped family park in Sunnyvale, with a new full fitness center, pools and clubhouses. Fun events for residents. 49'ers Stadium and Great America are only five minutes away. Seller is highly motivated! Call to see this great home today. **408-313-6445**

2002 Palm Harbor S/N PH205674A/B

Cash or Conventional Loan. Financing available. Call Christy at Mobile Home Mortgage 408-541-1300

Contact Information

Donna Hunt Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

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Serial #PH205674A/B

License Number DL1227178

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2005 Palm Harbor Mobile Home 3 Beds 2 Baths

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Charyl W.
Leesburg, FL

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Buy: \$235,000

Plaza Del Rey
1225 Vienna Dr #111
Sunnyvale, CA 94089
Santa Clara

Serial #PH207716A/B

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2005 Palm Harbor	27' X 58'	3 Bedrooms	2 Bathrooms
Shingled Roof	Hardboard Siding	Drywall Ceilings	Drywall Walls
Gas Heating	Carport	Storage Shed	Patio
Thermopane Windows	Central Air	Laundry Room	Garbage Disposal
Oven	Refrigerator	Dishwasher	Clothes Washer
Clothes Dryer	Lot Rent: \$1600/Month		

Beautiful, split-floor plan home in a 5-star park. Large, tiled kitchen with center island, dual ovens, custom built cabinets providing lots of storage. Open living room and dining room combination. Master bath includes dual vanity sinks and a garden tub. Central A/C and heat. Dual-paned windows. Comfy porch steps to side yard that has artificial grass and room to entertain or relax. 2005 Palm Harbor S/N PH207716A/B

Call Mobile Home Mortgage at 408-541-1300

Contact Information

Chris Austin Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

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kermit b.
Saline, MI

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2011 Skyline J238CT Mobile Home 3 Beds 2 Baths

Plaza Del Rey Sunnyvale CA 94089

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Buy: \$239,000

Plaza Del Rey
1225 Vienna Drive #154
Sunnyvale, CA 94089

Serial #700224ZA/B
DOH #PFS1081867/6

Like This Listing.
67 people like this listing.

Beautiful 3 Bed / 2 Bath Skyline in
one of Sunnyvale's top
communities!!!

Make an Offer

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2011 Skyline j238ct	28' X 56'	3 Bedrooms	2 Bathrooms
Shingled Roof	Hardboard Siding	Drywall Ceilings	Drywall Walls
Gas Heating	Carport	Storage Shed	Deck
Thermopane Windows	Cathedral Ceiling	Has Ceiling Fans	Has Skylights
Walk-In Closet	Laundry Room	Garbage Disposal	Microwave
Oven	Refrigerator	Dishwasher	Clothes Washer
Clothes Dryer	Lot Rent: \$1250/Month	Utilities: STBD/Month	Prop Taxes: STBD/Month

Stunning 3BR/2BA 2011 Skyline in one of Sunnyvale's premiere all-age communities. Spacious split floor plan on a corner lot with tons of natural light. Beautiful kitchen with Corian countertops over look the family and living rooms, which makes it great when entertaining during the Holidays! Semi fenced in yard has lots of potential as a play area for children or pets. Just minutes from the three clubhouses, pool & spa, community activity centers, groceries, banking, VTA & public transportation, major highways, and Levi's Stadium.

DECAL: LBK7947
S/N: 700224ZA/B

Scott Brewer
Pam's Homes, Inc (1270-B Lawrence Station Rd Sunnyvale CA)
CalBRE 01936327
(408) 306-5867

Contact Information

Scott Brewer
Pam's Homes, Inc
MHVillage Member since 2011

MHVillage Listing #1599593
Serial #700224ZA/B
DOH #PFS1081867/6
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Buy: \$245,995

Plaza Del Rey

1225 Vienna Dr #175
Sunnyvale, CA 94089

Serial #PH207551A/B

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Virtual Tour

2005 Palm Harbor	27' X 60'	3 Bedrooms	2 Bathrooms
Shingled Roof	Carport	Has Ceiling Fans	Has Skylights
Central Air	Pantry	Garbage Disposal	Microwave
Oven	Refrigerator	Dishwasher	Clothes Washer
Clothes Dryer	Lot Rent: \$1190/Month		

Beautiful Palm Harbor 2005 home w/ 3 bedroom/2 bath. Approx: 1,620sqft. Serial #PH207551A/B. Double pane windows throughout home. Living room w/ carpet flooring, ceiling fan & lights, and wire for cable. Dining room with carpet flooring. Kitchen with tile back splash, built-in microwave, tile floors, stove/oven, refrigerator, garbage disposal, dishwasher, wire for phone, ceiling lights, and skylights. Guest bedroom(s) with ceiling light and carpet flooring. Guest bathroom w/ standing shower, sliding glass door, tile floors, and medicine cabinet. Master bedroom with ceiling fan w/ lights, walk-in closet, carpet flooring, and wire for cable. Master Bathroom with separate tub & shower w/ jacuzzi, double sinks, Hollywood lights, tile floors, and medicine cabinet. Central A/C. Washer & dryer included. 1 storage sheds. 3 Car carport parking.

Contact Information

Todd Su Pro+
Realty Todd Su & Company Inc.
MHVillage Member since 2007

MHVillage Listing #1504751
Seller's home ID #ML81581542
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JoAnne .
West Chester, OH

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1999 Delaware Western Manufactured Home 3 Beds 2 Baths

Plaza Del Rey Sunnyvale CA 94089

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Buy: \$259,000

Plaza Del Rey

1225 Vienna Dr #123

Sunnyvale, CA 94089

Sunnyvale

Serial #17307180A/B

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1999 Delaware Western	24' X 60'	3 Bedrooms	2 Bathrooms
Color: Cream	Trim Color: Blue	Shingled Roof	Hardboard Siding
Drywall Ceilings	Drywall Walls	Gas Heating	Carport
Storage Shed	Gutters	Deck	Thermopane Windows
Cathedral Ceiling	Has Ceiling Fans	Central Air	Laundry Room
Garbage Disposal	Microwave	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	Lot Rent: \$1600/Month

Beautifully maintained home on a corner lot. Bright, cheerful eat in kitchen offering a bay window, glass tiled backsplash, corian counters, nice cabinets and wood laminate flooring. The living room has tall windows enhanced with plantation shutters for light control. The guest room has a wall of custom built in cabinets for extra storage. The master bedroom has it's own bath offering a garden tub, walk-in shower and dual vanities. The laundry room is off the main hall and includes the washer and dryer and has extra storage. There is a nice front porch for relaxing with your morning coffee. Be sure to take a stroll through the arbor and view the enchanting garden area. All of this and located in a five star rated community where the whole family can enjoy the full fitness center, billiards, library, pools and activities. Great schools, Near Levi Stadium and Great America Park. Come by and see this home on Sunday or call to schedule a visit. 408-313-6445

Financing Available Call Christy @ 408-517-1300

Contact Information

Donna Hunt Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

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2004 Palm Harbor N5T30S87 Mobile Home 3 Beds 2 Baths



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Dana F.
Howey In The Hills, FL

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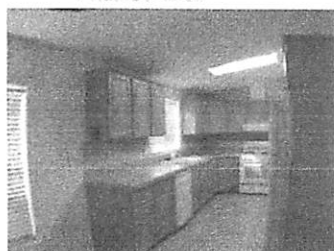
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Buy: \$269,000

Plaza Del Rey

1225 Vienna Drive Spc 152
Sunnyvale, CA 94089

Serial #PH206825A

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2004 Palm Harbor N5T30S87	32' X 60'	3 Bedrooms	2 Bathrooms
Shingled Roof	Hardboard Siding	Drywall Ceilings	Drywall Walls
Gas Heating	Carport	Storage Shed	Deck
Thermopane Windows	Central Air	Microwave	Oven
Refrigerator	Dishwasher	Clothes Washer	Clothes Dryer

Lot Rent: \$1600/Month

Beautiful Spacious Move in Ready Palm Harbor Home! This 2004 3/2 triplewide home features a spacious living room with dormers. Kitchen with eat in area and separate dining area. Master Bedroom has large walk in closet and retreat. Master bathroom includes dual sinks, garden tub, large linen closets and stall shower. Low maintenance yard and cozy front deck.

Financing available from Mobile Home Mortgage 866-321-3153

Contact Information

Pam's Homes, Inc Pro+
Pam's Homes, Inc
MHVillage Member since 2011

MHVillage Listing #1601281
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Oceanside, CA

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Plaza Del Rey Sunnyvale CA 94089

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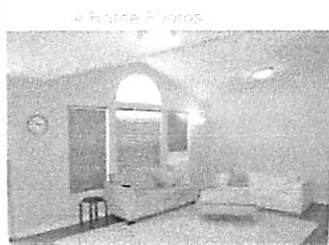
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Buy: \$270,000

Plaza Del Rey

1225 Vienna Drive # 388
Sunnyvale, CA 94089
santa clara unified

Serial #KCCA01K80135A/B
DOH #RAD1093006/7

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149 people like this listing.

AFFORDABLE 4 BEDROOM!

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1998 Karsten Villa	27' X 60'	4 Bedrooms	2 Bathrooms
Color: BLUE	Shingled Roof	Wood Siding	Drywall Ceilings
Drywall Walls	Gas Heating	Carport	Storage Shed
Gutters	Thermopane Windows	Has Ceiling Fans	Central Air
Walk-In Closet	Laundry Room	Pantry	Garden Tub
Garbage Disposal	Microwave	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	Lot Rent: \$1191/Month

VERY NICE 4 BEDROOM! Split floor plan, Spacious kitchen with center island, pantry, Tiled floors, Large master bedroom Bath has dual sinks, sunken tub 2 walk in closets, Fenced in side yard with brick patio, Central air. Newer (18 months) paint inside and out. Karsten S/N KCCA01K80135A/B

Financing available from Mobile Home Mortgage call 408-541-1300 ask for Christy

Contact Information

Joyce Lavrar Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

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2004 Delaware Manufactured Home 3 Beds 2 Baths

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richard k.
Boulder, CO

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Home Information



Buy: \$274,950

Plaza Del Rey

1225 Vienna Drive #141
Sunnyvale, CA 94089Serial #17310980A/B
DOH #HWC353942/3Like This Listing.
93 people like this listing.Incredible 3BR/2BA in one of
Sunnyvale's premier all-age
communities!!!

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2004 Delaware	30' X 57'	3 Bedrooms	2 Bathrooms
Shingled Roof	Hardboard Siding	Drywall Ceilings	Drywall Walls
Gas Heating	Carport	Storage Shed	Deck
Cathedral Ceiling	Central Air	Walk-In Closet	Laundry Room
Garden Tub	Garbage Disposal	Microwave	Oven
Refrigerator	Dishwasher	Clothes Washer	Clothes Dryer
Lot Rent: \$1250/Month	Utilities: STBD/Month	Prop Taxes: STBD/Month	

This gorgeous 3BR/2BA 2004 Silvercrest has it all! A true chef's kitchen with tons of cabinet space, an island, and a large breakfast nook. Amazing corner lot location with a fenced in yard and just steps from guest parking. Spacious front deck that is perfect for entertaining on those warm summer nights. Located in one of the best 5-Star communities in the area, this home is close to public transportation, groceries, banking, the community clubhouse and pool, Levi's Stadium, and a coffee shops.

SN: 17310980A/B

DECAL: LBG8275

Scott Brewer

Pam's Homes, Inc (1270-B Lawrence Station Rd Sunnyvale CA)

CalBRE 01936327

(408) 306-5867

Contact Information

Scott Brewer
Pam's Homes, Inc
MHVillage Member since 2011

MHVillage Listing #1558747

Serial #17310980A/B

DOH #HWC353942/3

License Number CalBRE 01936327

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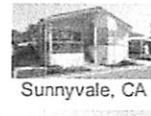
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Odenville, AL

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2005 Palm Harbor N4P364G4 Manufactured Home 3 Beds 3 Baths

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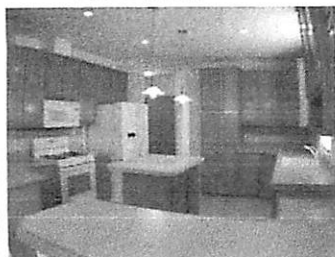
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Buy: \$279,000

Plaza Del Rey

1220 Vienna Drive spc 505
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Serial #PH208143A/B

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2005 Palm Harbor N4P364G	27' X 64'	3 Bedrooms	3 Bathrooms
Shingled Roof	Hardboard Siding	Drywall Ceilings	Drywall Walls
Gas Heating	Carport	Storage Shed	Gutters
Patio	Thermopane Windows	Fireplace	Central Air
Walk-In Closet	Laundry Room	Pantry	Garden Tub
Garbage Disposal	Microwave	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	Lot Rent: \$1600/Month

Must See 2005 Palm Harbor Home! Spacious Split floor plan with new laminate floors! Kitchen features laminate countertops with tile backsplash, island and floors, wood cabinets including a deep pantry and corner cabinet with Lazy-Susan, upgraded fridge and small breakfast bar. Master bathroom has 2 full bathrooms and an extra large Jack & Jill walk in closet. This upgraded home is move in ready!

Financing available from Mobile Home Mortgage 866-321-3153 ask for Christy

Contact Information

Pam's Homes, Inc Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

MHVillage Listing #1597489

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2016 Skyline Brookstone Mobile Home 4 Beds 2 Baths

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Selma H.
Fargo, ND

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Buy: \$399,000

Plaza Del Rey

1220 Vienna 461
Sunnyvale, CA 94089
santa clara unified

Serial #2G7003831A/B

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2016 Skyline 4 Bedroom 1820Sq Ft
Large Yard!

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2016 Skyline Brookstone	30' X 61'	4 Bedrooms	2 Bathrooms
Color: White	Trim Color: Blue	Shingled Roof	Wood Siding
Drywall Ceilings	Drywall Walls	Gas Heating	Carport
Storage Shed	Thermopane Windows	Has Ceiling Fans	Has Skylights
Fireplace	Walk-In Closet	Laundry Room	Garden Tub
Garbage Disposal	Microwave	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	Lot Rent: \$1250/Month

Beautiful Almost New! 2016 1820 Sq. Ft. 4 Bedrooms You will fall in love with this gorgeous home! In the super Nice Plaza Del Rey, Family Park. Open the door to this open floor plan. Front room boast a gas fireplace surround by a large entertainment center wall, Open Kitchen with granite counters and stainless steel appliances along with white cabinetry, Best bedroom features a large walk in closet, Master bath with dual sinks sunken tub and tiled shower w/ bench, all bedrooms are nice sized, This home also has a large private yard for the whole family.

2016 Skyline, Brookstone Serial # 2G7003831A/B

Contact Information

Joyce Lavrar Pro+

Pam's Homes, Inc.

MHVillage Member since 2011

MHVillage Listing #1597487

Serial #2G7003831A/B

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richard k.
Boulder, CO

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2017 Karsten

1524 Sq.Ft.

3 Bedrooms

2 Bathrooms

The stunning Baypointe elevation, which gives standout curb appeal, characterized by a box bay window that floods the front living area with natural light. Enter the home to unveil soaring 9" flat ceilings with a crown molding-lined coffered tray in the living room. Luxurious touches throughout the three bedroom, two bathroom floor plan include hardwood cabinetry, recessed LED lighting, and tall baseboards. At the back of the home, the master suite has a large walk-in closet and shower in its private bathroom.

Community Information

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Typical Street

Home Address
1225 Vienna Dr
Sunnyvale, CA 94089

Community Address
Plaza Del Rey
1225 Vienna Drive
Sunnyvale, CA 94089

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Contact Information

Alliance Homes Pro+
Alliance Manufactured Homes
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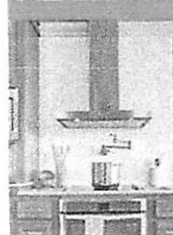
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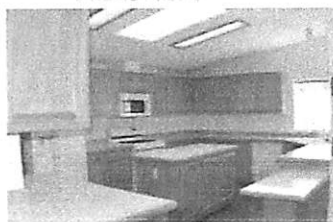
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Kitchen

Buy: \$289,800

Plaza Del Rey

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1999 Silvercrest Westwood	40' X 62'	3 Bedrooms	2 Bathrooms
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Gas Heating	Carport	Storage Shed	Cathedral Ceiling
2 Ceiling Fans	1 Skylight	Fireplace	Walk-In Closet
Laundry Room	Pantry	Garden Tub	Garbage Disposal
Microwave	Oven	Dishwasher	Clothes Washer
Clothes Dryer	Lot Rent: \$1600/Month		

Lovely triplewide move-in ready home welcomes you into the grand Living Room with, tall ceilings, dormer windows, and a wood burning fireplace. The spacious Kitchen features center island with electricity, pantry, and a lot of counter and cabinet space. Large Master bedroom features big walk in closet and bathroom with dual vanities, garden tub and stall shower. Laundry room has a sink, counter space and room for a standing freezer or second fridge. This home has storage everywhere! The huge corner lot features a whimsical rock garden. A must see home!

1999 Silvercrest S/N#1730738A/B

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2 Home Photos



Typical Street

Home Address

1225 Vienna Drive Spc 678
Sunnyvale, CA 94089

Community Address

Plaza Del Rey
1225 Vienna Drive
Sunnyvale, CA 94089

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Contact Information

Pam's Homes, Inc Pro+

Pam's Homes, Inc.

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www.pamshomes.com

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1972 Patrician Mobile Home 2 Beds 2 Baths

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Santa Clara Unified

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1972 Patrician	24' X 60'	2 Bedrooms	2 Bathrooms
Metal Roof	Metal Siding	Gas Heating	Carport
Storage Shed	Deck	Patio	Has Skylights
Central Air	Walk-In Closet	Laundry Room	Garden Tub
Garbage Disposal	Microwave	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	Lot Rent: \$1600/Month

Affordable, corner home in a five star, all age park. Beautiful laminate flooring throughout the home. Bright and cheery kitchen with skylight. Includes all appliances and an extra refrigerator. Laundry room comes with washer/dryer. Long driveway and large area for side yard. Large front porch and side yard perfect for entertaining. 1972 Patrician Serial# SAC033842CCA/B

Cash or Conventional Loan. Call Christy at Mobile Home Mortgage 408-541-1300

Contact Information

Denise Casey Pro+
Pam's Homes, Inc.
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Saint Cloud, FL

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2010 Karsten Mobile Home 3 Beds 2 Baths

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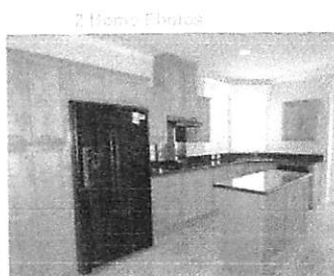
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Open House

01/21/17 - 1:00 pm to 4:00 pm

Weather Permitting. Enter the main park, make an immediate left, stay to the left to the end of the street. Turn right at the end (Avenida Alondra). Go to Calle Estrella (3 streets down) and turn right. Space 315 is on the right hand side of the street

Home Information



Recently Listed
Buy: \$234,000

Plaza Del Rey
1225 Vienna Dr #315
Sunnyvale, CA 94089
Santa Clara Unified

Serial #SAC033842CCA/CCB

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2010 Karsten	27' X 60'	3 Bedrooms	2 Bathrooms
Shingled Roof	Hardboard Siding	Drywall Ceilings	Drywall Walls
Gas Heating	Carport	Storage Shed	Deck
Patio	Thermopane Windows	Central Air	Walk-In Closet
Laundry Room	Garden Tub	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	Lot Rent: \$1600/Month

This is a beautiful 6 year-old home in a five star, all age park. The spacious kitchen has a center island, granite counters, eat-in breakfast nook, and lots of cabinets and counter space. The home includes all appliances, including washer and dryer in a separate laundry room. There is Central A/C, Heating and Dual-paned windows. Buyer has options on new floor coverings! 2010 Karsten Serial# SAC033842CCA/B

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Contact Information

Denise Casey Pro+
Pam's Homes, Inc.
MHVillage Member since 2011

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Table B 3 **Attachment 14**
Average Prices For Parks In Santa Clara County (Outside of Sunnyvale) Listed In Table
III of CIR Supplemental Response Letter & Comparisons with Current Other Home
Average for Sale in those Parks and Park's Age Status

CASA DEL LAGO				
Average from From Table III	related monthly mortgage	average rents	total monthly housing cost	All Age or 55+
\$122,000	\$549	\$1047	\$1780	
Average On 1/20/17				
\$163,000	\$733	\$1047	\$1780	
PEPPER TREE	55+			55+
Average from Table III				
\$129,000	\$580	\$506	\$1086	
Average on 1/20/17				
\$172,000	\$774	\$520	\$1295	
FRONTIER				55+
Average from From Table III				
\$134,900	\$607	Est \$750	\$1,357	
Average On 1/20/17				
\$288,180	\$1296	Est \$750	\$2,046	
WILLOW GLEN				All Age
Just one for sale				
\$68,800	\$309	\$740	\$1049	
RIVER GLEN				55+
Just one for sale				
\$57,000	\$256	\$680	\$936	



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Buy: \$189,900

Pepper Tree Estates
Age-Restricted (55+) Community
2150 Monterey Hwy. #186
San Jose, CA 95112

Serial #395
DOH #204092

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1968 Melody

14' X 60'

2 Bedrooms

1 Bathroom

Metal Roof

Storage Shed

Garbage Disposal

Dishwasher

2150 Monterey Hwy. #186

San Jose, CA 95112

2+Bedroom | 1+ Bathroom | 840 sqft.

Ser# 395

DESCRIPTION

AN AFFORDABLE AND LOVELY REMODELED HOME RIGHT IN THE MIDDLE OF SAN JOSE. THIS HOME HAS 2+ BEDROOMS AND 1+ FULL BATHS.

IT COMES WITH UPGRADED KITCHEN, UPGRADED CABINETS, GRANITE COUNTERS, AND STAINLESS STEEL APPLIANCES.

LAMINATE FLOORING THROUGHOUT THE HOME.

THE ORIGINAL HOME IS 840 SQFT, BUT THE POP-OUT HAS BEEN CONVERTED TO A FAMILY ROOM (9.4 X 27.2), AND AN ADDED 3RD BEDROOM WITH PREVIOUS OWNER, WHICH GIVE YOU MUCH MORE LIVING SPACE.

Decal # ABE1688

Serial # 395

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PROPERTY DETAILS

Melody

Year Built: 1968

Size: 840 sq. ft.

2+Bed/1+Bath

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The above information including square footage is based on data received from the seller and/or from public sources. This information is deemed reliable but has not been independently verified and cannot be guaranteed. Prospective buyers are advised to verify information to their own satisfaction prior to purchase.

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Winthrop, ME

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Pepper Tree Estates
Age-Restricted (55+) Community
2150 Monterey Rd #77
San Jose, CA 95112

Serial #CX255FKSS554
DOH #859334

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1962 Marlette	15' X 49'	2 Bedrooms	1 Bathroom
Metal Roof	Carport	Central Air	Oven
Clothes Washer	Clothes Dryer	Lot Rent: \$402/Month	

Beautiful Marlette 1962 home w/ 2 bedroom/1 bath. Approx:724sqft. Serial# CX255FKSS554. Living room w/ pergo flooring & wire for cable. Kitchen with pergo flooring & stove/oven. Bedroom 1 with pergo floors. Guest Bathroom includes tub & shower with tile flooring. Bedroom 2 w/ pergo flooring, wire for cable & ceiling lights. Central A/C. Washer & dryer included. 3 Car carport parking.

Contact Information

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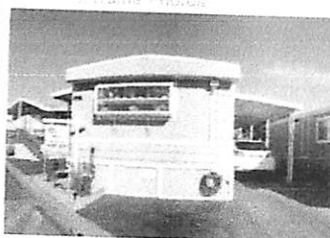
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Buy: \$169,900

Pepper Tree Estates
Age-Restricted (55+) Community
2150 Monterey Rd #214
San Jose, CA 95112

Serial #02740196S
DOH #244539

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Virtual Tour

1982 Hillcrest	14' X 56'	3 Bedrooms	1 Bathroom
Metal Roof	Carport	Central Air	Oven
Refrigerator	Dishwasher	Lot Rent: \$520.70/Month	

Beautiful 3 bed/1 bath, 1982 Skyline/Hillcrest home. Approx:784sqft. Serial# 02740196S. Double Pane windows throughout. Living room includes pergo floors & wire for cable. Kitchen features garden window, refrigerator, dishwasher, stove, granite counter tops & tile flooring. Bedrooms 1 & 2 includes pergo flooring, ceiling lights, mirrored closet & wire for cable. Bathroom with tub & shower, sliding glass door & tile flooring. Bonus room includes ceiling light, pergo floors & wire for cable. 1 shed included. 2 car carport parking. Low Space rent:\$520.70

Contact Information

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Buy: \$179,000

Casa Del Lago

2151 Oakland Rd. # 440
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Serial #CAFLP17A/B15402SK

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1993 Fleetwood

1629 Sq.Ft.

2 Bedrooms

2 Bathrooms

Must see this beautiful 2 bedroom 2 bath home in Casa Del Lago with spacious living room, separate dining area and large family room with fireplace. The master bedroom has a walk-in closet, with the master bath having a corner jetted tub, separate shower, and his and her sinks! The home has laminate floors and carpet throughout! The kitchen has a newer skylight, refrigerator, stove and dishwasher. Separate laundry room, includes washer and dryer. Other great features of this home include: central air conditioner, large storage shed, huge side deck and spacious fenced in side yard, perfect and safe for children to play. Low maintenance front lawn and side planter box. Walking distance to club house, playground and pool. Must see to appreciate this beautiful 1,629 square foot home! Call (866) 218-7120 today to schedule a private viewing before this home is sold!

1993 Fleetwood Serial #: CAFLP17A/B15402SK
HCD# DL1164796

*List price excludes closing costs & escrow fees.

*Information deemed reliable, but not guaranteed.

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Buy: \$159,900

Casa Del Lago

2151 Oakland Rd # 56
San Jose, CA 95131
Orchard Elementary

Serial #S5493u/X
DOH #MH109659/0

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1973 Jefferson	24' X 52'	2 Bedrooms	2 Bathrooms
Metal Roof	Metal Siding	Carport	Laundry Room
Refrigerator	Dishwasher	Clothes Washer	Clothes Dryer

Beautiful 1973 Jefferson Home Approx: 1,248 Sqft. Serial#S5493U/X. Living room with pergo flooring. Dining room with display cabinet. Kitchen has Refrigerator, dishwasher, gas stove/oven, Tile backsplash and Tile flooring. Guest bedroom 1 has pergo floors. Guest Bathroom includes tub & shower, Tile backsplash & Tile flooring. Guest Bedroom 2 with carpet floors and ceiling light. Master bedroom has ceiling light, walk-in closet and carpet floors. Master bath includes tub & shower, medicine cabinet, Tile backsplash & Tile floors. Washer /Dryer included. 4 Car carport parking. 1 shed.

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Contact Information

Todd Su Pro+
Realty Todd Su & Company Inc.
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1996 Skyline FRV5522CT Mobile Home 3 Beds 2 Baths
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This listing is not currently active.

Last Listed Price \$159,900.00

Date Reported Sold: 01-16-17

Casa Del Lago

2151 Oakland Rd #191
San Jose, CA 95131

Serial #7C700428JB/A
DOH #ULI439445/6

This home is no longer available.

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1996 Skyline frv5522ct	26' X 56'	3 Bedrooms	2 Bathrooms
Carport	Shutters	Cathedral Ceiling	Has Ceiling Fans
Has Skylights	Garbage Disposal	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	

Beautiful 1996 Skyline home with 3 bedroom/2 bath. Approx: 1,473SqFt. Serial # 7C700428JB/A. Living room & dining room includes pergo flooring and ceiling fan & lights. Kitchen features stainless steel refrigerator, dishwasher, stove/oven, garbage disposal, island kitchen, skylight, ceiling fan w/lights and linoleum flooring. Guest bedrooms include ceiling fan w/lights and carpet flooring. Guest bathroom includes tub&shower, linoleum flooring, skylight & medicine cabinet. Master bedroom includes ceiling fan w/lights, carpet flooring, wire for cable & phone. Master bathroom includes separate tub&shower, double sinks, skylight & linoleum flooring. Utility room includes linoleum flooring. 3 Car carport parking. 2 shed included. Laundry includes washer & dryer. Bay window in front. Double pane windows through-out.

For showings, call listing agent at (408)297-8754. For mobile home loans, call Cindy Lam at (408)292-5000.

Contact Information

Todd Su Pro+
Realty Todd Su & Company Inc.
MHVillage Member since 2007

MHVillage Listing #1607449
Serial #7C700428JB/A
DOH #ULI439445/6
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For Sale By Retailer/Home Dealer

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Chris R.
Sweetwater, TN

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Casa Del Lago San Jose CA 95131

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Front view

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Casa Del Lago

2151 Oakland Rd #191

San Jose, CA 95131

Serial #7C700428JB/A

DOH #ULI439445/6

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1996 Skyline frv5522ct	26' X 56'	3 Bedrooms	2 Bathrooms
Carport	Shutters	Cathedral Ceiling	Has Ceiling Fans
Has Skylights	Garbage Disposal	Oven	Refrigerator
Dishwasher	Clothes Washer	Clothes Dryer	

Beautiful 1996 Skyline home with 3 bedroom/2 bath. Approx: 1,473SqFt. Serial # 7C700428JB/A. Living room & dining room includes pergo flooring and ceiling fan & lights. Kitchen features stainless steel refrigerator, dishwasher, stove/oven, garbage disposal, island kitchen, skylight, ceiling fan w/lights and linoleum flooring. Guest bedrooms include ceiling fan w/lights and carpet flooring. Guest bathroom includes tub&shower, linoleum flooring, skylight & medicine cabinet. Master bedroom includes ceiling fan w/lights, carpet flooring, wire for cable & phone. Master bathroom includes separate tub&shower, double sinks, skylight & linoleum flooring. Utility room includes linoleum flooring. 3 Car carport parking. 2 shed included. Laundry includes washer & dryer. Bay window in front. Double pane windows through-out.

For showings, call listing agent at (408)297-8754. For mobile home loans, call Cindy Lam at (408)292-5000.

Contact Information

Todd Su Pro+

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Serial #7C700428JB/A

DOH #ULI439445/6

License Number DL1247587

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1972 New Moon Mobile Home 2 Beds 2 Baths

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Janet Chapman C.
Richmond, VT

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Buy: \$159,000

Casa Del Lago

2151 Oakland Rd. # 266
San Jose, CA 95131

Serial #18046X/XU

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1972 New Moon

24' X 60'

2 Bedrooms

2 Bathrooms

This vintage 1972 two bedroom 2 bath home in the all age community of Casa Del Lago has prime location! Located on a corner pie shaped lot, this home with about 1,440 square feet has a large living room, and a open bonus room with lots of light! The master bedroom has a large closet, and the master suite has a sunken tub with jets! The nice size second bedroom has a roomy closet! The kitchen has white appliances, and granite counter tops! The washer and dryer are also included! An added bonus of this must see home is the fenced in yard! Call (888) 529-5659 today to schedule a viewing before this home is sold!

1972 New Moon Serial #: 18046X/XU

HCD# DL1164796

*List price excludes closing costs & escrow fees.

*Information deemed reliable, but not guaranteed.

Contact Information

Alliance Manufactured Homes Pro+

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MHVillage Listing #1617672

Serial #18046X/XU

License Number HCD #:DL1164796

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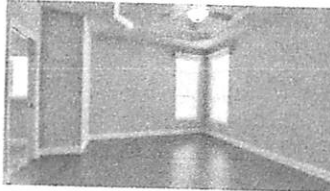
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4 Home Photos



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Buy: \$369,000

New Frontier Mobile Home Park
Age-Restricted (55+) Community
325 Sylvan Ave #55
Mountain View, CA 94041

Serial #2G700304JB/A

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2017 Skyline

1848 Sq.Ft.

3 Bedrooms

2 Bathrooms

Situated in Mountain View's coveted 55+ age-restricted community of New Frontier, this stunning 3 bedroom, plus a den, 2 bathroom manufactured home boasts soaring 9" flat ceilings lined with a coffered tray and ceiling fan. Designer wood laminate floors cover the spacious open area at the front of the home, stretching from the kitchen to the dining room to the living room. The gourmet kitchen showcases commercial grade stainless steel appliances including double ovens and a farmhouse sink, Venetian gold granite countertops, white Nantucket hardwood cabinetry, and a large island work top. Toward the bedrooms, a Solatube fills the hallway with natural light. Both baths have granite countertops, beveled medicine cabinets, and linoleum flooring. The magnificent master suite has his and hers sinks, stand alone shower, and a massive walk-in linen closet. Nestled less than 10 minutes from downtown Mountain View, this beautiful manufactured home will not last long. Call (866) 218-7120 today to schedule a private viewing before it is sold.

2017 Skyline Serial #: 2G700304JB/A
HCD #: DL1164796

*Photos are of a similar home.

*List price excludes closing costs & escrow fees.

*Information deemed reliable, but not guaranteed.

Community Information

3 Part Photos



Home Address

325 Sylvan Ave #55
Mountain View, CA 94041

Community Address

New Frontier Mobile Home Park
325 Sylvan Avenue
Mountain View, CA 94041

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Contact Information

Alliance Homes Pro+

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MHVillage Listing #1624245

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2017 Skyline Manufactured Home 3 Beds 2 Baths

New Frontier Mobile Home Park Mountain View CA 94041

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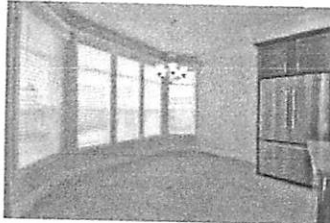
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4 Home Photos



Recently Listed
Buy: \$349,000

New Frontier Mobile Home Park
Age-Restricted (55+) Community
325 Sylvan Ave #63
Mountain View, CA 94041

Serial #AC2G700314JB/A

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2017 Skyline

1740 Sq.Ft.

3 Bedrooms

2 Bathrooms

Coming soon to Mountain View's coveted New Frontier 55+ adult community. Interior features include 9" flat ceilings with a coffered tray and ceiling fan, crown molding, recessed LED lighting, and 5 1/4" baseboards. The dream layout seamlessly ties the spacious living room to the kitchen and dining area across gleaming wood laminate floors. The gourmet kitchen showcases Jenn-Air stainless steel appliances, granite counters, marble subway tiles, high-end grey wood cabinetry, and a large island. Toward the bedrooms, a Solatube fills the hallway with natural light. The glorious master suite has his and hers sinks with white marble countertops separated by a vanity, platform tub, stand alone shower, and a walk-in closet. Nestled less than 10 minutes from downtown Mountain View, this beautiful manufactured home will not last long. Call (866) 218-7120 today to schedule a private viewing before this home is gone.

2017 Skyline Serial #: AC2G700314JB/A

HCD #: DL1164796

*Photos are of a similar home.

*List price excludes closing costs & escrow fees.

*Information deemed reliable, but not guaranteed.

Community Information

3 Part Photos



Home Address
325 Sylvan Ave #63
Mountain View, CA 94041

Community Address
New Frontier Mobile Home Park
325 Sylvan Avenue
Mountain View, CA 94041

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Contact Information

Alliance Homes Pro+
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 Adrian, MI

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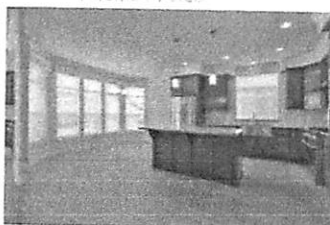
2016 Skyline Manufactured Home 3 Beds 2 Baths

New Frontier Mobile Home Park Mountain View CA 94041

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Home Information

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 Buy: \$299,000

New Frontier Mobile Home Park
 Age-Restricted (55+) Community
 325 Sylvan Ave #51
 Mountain View, CA 94041

Serial #TBD

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2016 Skyline

1452 Sq.Ft.

3 Bedrooms

2 Bathrooms

Coming soon to Mountain View! This coveted New Frontier 55+ adult community. Interior features include 9' flat ceilings with two fans and a coffered tray, crown molding, recessed LED lighting, cornice boxes atop oversized windows, and 5 1/4" baseboards. The dream layout seamlessly ties the spacious living room to the kitchen and dining area across gleaming wood laminate floors. The gourmet kitchen showcases stainless steel appliances, quartz counters, high-end wood cabinetry, and a large island with an undermount sink. Toward the bedrooms, a Solatube fills the hallway with natural light. Find a large walk-in closet in the master bedroom, and a soaking tub and walk-in tile shower in the attached bathroom. This immaculate home is finished off with a new driveway and environmentally friendly landscaping. Call (866) 218-7120 today to schedule a private viewing before this home is gone.

2016 Skyline Serial #: TBD
 HCD #: DL1164796

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*Information deemed reliable, but not guaranteed.

Community Information

2 Park Photos



Home Address

325 Sylvan Ave #51
 Mountain View, CA 94041

Community Address

New Frontier Mobile Home Park
 325 Sylvan Avenue
 Mountain View, CA 94041

Contact Information

Alliance Homes Pro+
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4 Home Photos



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Buy: \$289,000

New Frontier Mobile Home Park
Age-Restricted (55+) Community
325 Sylvan Ave #44
Mountain View, CA 94041

Serial #SAC035968CAA/B

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2016 Karsten

1376 Sq.Ft.

3 Bedrooms

2 Bathrooms

This darling home is located in Mountain View. It's an acclaimed 55+ age-restricted community of New Frontier. Interior features include 9' flat ceilings with two fans and a coffered tray, crown molding, recessed LED lighting, cornice boxes atop oversized windows, and 5 1/2" baseboards. The dream layout seamlessly ties the spacious living room to the kitchen and dining area across gleaming wood laminate floors. The gourmet kitchen showcases stainless steel appliances, steel gray granite counters, high-end white wood cabinetry, and a large island with an undermount sink. Toward the bedrooms, a Solatube fills the hallway with natural light. Find a large walk-in closet in the master bedroom, and a soaking tub and walk-in tile shower in the attached bathroom. This immaculate home is finished off with a new driveway and environmentally friendly landscaping. Call (866) 218-7120 today to schedule a private viewing before this home is gone!

2016 Karsten Serial #: SAC035968CAA/B
HCD #: DL1164796

*Photos are of a similar home.

*List price excludes closing costs & escrow fees.

*Information deemed reliable, but not guaranteed.

Community Information

2 Park Photos



Home Address

325 Sylvan Ave #44
Mountain View, CA 94041

Community Address

New Frontier Mobile Home Park
325 Sylvan Avenue
Mountain View, CA 94041

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View on Map

Contact Information

Alliance Homes Pro+

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