

**HB 2008 A STAFF MEASURE SUMMARY**  
**House Committee On Human Services and Housing**

**Carrier:** Rep. Fahey

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**Action Date:** 04/18/17

**Action:** Do pass with amendments. (Printed A-Eng.)

**Vote:** 7-2-0-0

**Yeas:** 7 - Gorsek, Keny-Guyer, Meek, Noble, Olson, Piluso, Sanchez

**Nays:** 2 - Nearman, Stark

**Fiscal:** Has minimal fiscal impact

**Revenue:** Has minimal revenue impact

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**WHAT THE MEASURE DOES:**

Increases termination fees required for landlord of manufactured dwelling park to pay a tenant when terminating rental agreements for single-wide, double-wide and triple-wide or larger manufactured dwelling. Requires the Office of Manufactured Dwelling Park Community Relations (MCRC) to recalculate the termination fee amounts annually. Applies to manufactured dwelling park closures on or after the effective date.

Requires owner of manufactured dwelling park to notify MCRC on the number of vacant spaces and homes, final sale price, and information about the new owner upon sale, transfer, or exchange of manufactured dwelling park. Specifies requirements for transferring the title of manufactured dwelling from a member of a manufactured dwelling park nonprofit cooperative. Applies to transfers of title and termination of cooperative memberships on or after the effective date.

Declares emergency, effective upon passage.

**ISSUES DISCUSSED:**

- Overview of Manufactured Communities Resource Center
- Costs associated with manufactured housing
- Information on the Manufactured Housing Coalition
- Collaboration between manufactured park owners and tenants

**EFFECT OF AMENDMENT:**

Replaces measure.

**BACKGROUND:**

The Oregon Legislature created the Office of Manufactured Dwelling Park Community Relations or the Manufactured Communities Resource Center (MCRC) in 1989 to provide services and activities supporting the improvement of manufactured dwelling park landlord and tenant relationships. The MCRC additionally monitors continuing education compliance with landlords and maintains park registration requirements.

Current Oregon law requires landlords of manufactured dwelling parks when closing the manufactured dwelling park and terminating rental agreements to pay the tenant a fixed fee dependent on the type of dwelling within the space such as single-wide, double-wide, or triple-wide dwelling.

House Bill 2008 A increases the termination fees required for landlord of manufactured dwelling park to pay a tenant when terminating rental agreements for single-wide (\$6,000), double-wide (\$8,000) and triple-wide or larger manufactured dwelling (\$10,000). The Office of Manufactured Dwelling Park Community Relations (MCRC) is required to recalculate these termination fee amounts annually to reflect inflation.

## **HB 2008 A STAFF MEASURE SUMMARY**

House Bill 2008 A also requires owners of a manufactured dwelling park to notify the MCRC on the number of vacant spaces and homes, final sale price, and information about the new owner upon sale, transfer, or exchange of a manufactured dwelling park. Requirements for transferring the title of manufactured dwelling from a member of a manufactured dwelling park nonprofit cooperative are outlined including the timeline for a new owner of a manufactured dwelling to join the cooperative before removal of the manufactured dwelling occurs.