



WATCHDOG



Guarding manufactured/mobile home owner rights

December 20, 2023

***** ACTION NEEDED for House of Representatives—2024 Legislation *****

BACKGROUND:

House Bill 613, (Representative Paula Stark, parts of Orange & Osceola), has been filed and referred to the House Regulatory Reform & Economic Development Subcommittee first. Here is the link to the entire bill and some of the explanation that you may use as you **Take Action** to request support for this very important bill:

<https://www.flsenate.gov/Session/Bill/2024/613/BillText/Filed/PDF>

ELEMENTS OF THE BILL:

- The bill improves the opportunity to mediate a dispute between homeowners and the park owner. In current law, mediation may be requested relating to whether a lot rent increase is unreasonable, whether a change in services or utilities is unreasonable, or whether a change in the rules and regulations is unreasonable. The Division has frequently been unresponsive to the request for mediation. The bill creates an alternative to Division involvement in that it permits the parties to a dispute to agree to select a mediator without petitioning the Division for mediation.
- The bill addresses several issues in the event that a homeowner must have a live-in health care aide or assistant. The live-in health care aide will have ingress and egress to and from the homeowner's site but will have no rights of tenancy in the park. The homeowner will pay for a background screening if one is required and will be responsible

for removing a live-in health care aide or assistant, and those associated costs, if the person is no longer necessary.

- The bill will increase the payout amounts from the Florida Mobile Home Relocation Corporation when a park is closing due to a change in use of the land as long as the homeowner has not received compensation from the park owner. The voucher for the relocation will be valid for two years. There will be increases for both relocation of the home and for an abandonment.

THE MESSAGE IS SIMPLE:

- Please support House Bill 613 because it will assist homeowners living in manufactured home communities.
- There are many challenges due to the unequal bargaining position between the homeowners and the park owners.
- And, please thank them for their time and attention.

WHAT YOU CAN DO!

Go to: www.myfloridahouse.gov and click Find Your Representative. Please ask for support for HB 613!

AND

It is important to reach out to the House members listed below who serve on the **Regulatory Reform & Economic Development Subcommittee** who will hear House Bill 613 first. Session begins on January 9th. Please email or send letters to the members listed below today. Letters written before January 4th should be mailed to the District office listed below. After January 8, please mail/call the Tallahassee office.

Chairman Sirois

Suite 206, 260 N. Tropical Trail, Merritt Island, FL 32953-4806

321-449-5111

418 Capitol, 402 S Monroe St., Tallahassee, FL 32399

850-717-5031

Tyler.Sirois@myfloridahouse.gov

Rep. Amesty

Suite 421, 6735 Conroy Road, Orlando, FL 32835-3566

407-271-4011

1101 Capitol, 402 S Monroe St., Tallahassee, FL 32399
850-717-5045

Carolina.Amesty@myfloridahouse.gov

Rep. Casello

Suite E2-6, 9804 S Military Trail, Boynton Beach, FL 33436
561-292-6015

1401 Capitol, 402 S Monroe St., Tallahassee, FL 32399
850-717-5090

joseph.casello@myfloridahouse.gov

Rep. Chamberlin

Suite 104, 3001 SW College Road, Ocala, FL 34474
352-291-4436

1101 Capitol, 402 S Monroe St., Tallahassee, FL 32399
850-717-5024

ryan.chamberlin@myfloridahouse.gov

Rep. Gantt

Suite 101, Building C, 5400 NW 22nd Ave., Miami, FL 33142
786-505-1081

1003 Capitol, 402 S Monroe St., Tallahassee, FL 32399
850-717-5109

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Rep. Holcomb

2955 Landover Blvd., Spring Hill, FL 34608
352-688-5004

1102 Capitol, 402 S Monroe St., Tallahassee, FL 32399
850-717-5053

jeff.holcomb@myfloridahouse.gov

Rep. Maggard

Creekside Center, 35358 State Road 54, Zephyrhills, FL 33541
813-780-0667

417 HOB, 402 S Monroe St., Tallahassee, FL 32399
850-717-5054

randy.maggard@myfloridahouse.gov

Rep. Maney

Suite 201, 115 Miracle Strip Parkway SE, Fort Walton Beach, FL 32548

850-833-3713

303 HOB, 402 S Monroe St., Tallahassee, FL 32399

850-717-5004

Patt.Maney@myfloridahouse.gov

Rep. McFarland

Suite 206, 3131 S. Tamiami Trail, Sarasota, FL 34239

941-361-2465

212 Capitol, 402 S Monroe St., Tallahassee, FL 32399

850-717-5073

Fiona.McFarland@myfloridahouse.gov

Rep. Melo

Harmon Turner Bldg, Suite 212, 3299 Tamiami Trail E, Naples, FL 34112

239-417-6270

308 HOB, 402 S Monroe St., Tallahassee, FL 32399

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Rep. Nixon

Suite G-121, 3939 Roosevelt Blvd., Jacksonville, FL 32205

904-381-6013

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850-717-5013

Angie.Nixon@myfloridahouse.gov

Rep. Robinson

#305, 1051 Manatee Ave West, Bradenton, FL 34205

941-744-5097

417 HOB, 402 S Monroe St., Tallahassee, FL 32399

850-717-5071

Will.Robinson@myfloridahouse.gov

Rep. Shoaf

Suite 110, 101 Reid Ave., Port St. Joe, FL 32456

850-295-5680

222 Capitol, 402 S Monroe St., Tallahassee, FL 32399
850-717-5007

jason.shoaf@myfloridahouse.gov

Rep. Silvers

Suite 200, 1850 Forest Hill Blvd., West Palm Beach, FL 33406
561-357-4824

407 HOB, 402 S Monroe St., Tallahassee, FL 32399
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Rep. Valdes

Suite B, 2221 North Himes Ave., Tampa, FL 33607
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1003 Capitol, 402 S Monroe St., Tallahassee, FL 32399
850-717-5064

Susan.Valdes@myfloridahouse.gov

Rep. Yeager

Suite 200, 5509 Grand Boulevard, New Port Richey, FL 34652
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1101 Capitol, 402 S Monroe St., Tallahassee, FL 32399
850-717-5056

Brad.Yeager@myfloridahouse.gov

**FMO has always had “People Power”!
Now is the time to show that!
Please help!!**

**If you have questions, please contact your
District President or Section Director.**



Contact Info:

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Altamonte Springs, FL 32714
members@fmo.org