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## March-April 2021 E-Blast

Welcome to the March-April 2021 E-blast from the **National Manufactured Home Owners Association (NMHOA)**. Please share these monthly E-blasts with as many home owners and other interested individuals as you have on your email list. The E-blast is an important way for NMHOA to share exciting news from across the country.

**Thank You!** – NMHOA is excited to welcome many new and renewing members. We thank you very much for your support and commitment to NMHOA!

**New NMHOA Web Address:**  
[www.manufacturedhomeowners.us](http://www.manufacturedhomeowners.us)

### New Guidelines for Emergency Rental Assistance

Around the country, there are at least 300 emergency rental assistance programs, including 40 statewide programs, which are funded through the \$25 billion federal **Emergency Rental Assistance** (ERA) program. A database of these state and local programs can be found [HERE](#).

Together with the second allocation of ERA funds to the states, the U.S. Department of the Treasury and the White House published new [guidance](#) and a [summary](#) outlining major improvements to the program which are set up and administered by the states, including:

- **Direct-to-Tenant Assistance:** For the first time, state programs will be *required* to offer assistance directly to renters if landlords choose not to participate.
- **Self-Attestation:** The new guidance *strongly discourages* ERA programs from establishing burdensome documentation requirements and allows alternative ways to verify eligibility.
- **Prioritizing Households with the Greatest Needs:** ERA state programs *must* report on how they will meet the statutory requirement to prioritize households with the lowest incomes.
- **Federally Assisted Households:** The new guidance *prohibits* ERA programs from denying assistance to federally assisted households, noting that doing so may violate civil rights laws.

### CDC Extends Federal Eviction Moratorium until June 30

The [federal eviction moratorium](#) issued by the **Centers for Disease Control and Prevention** (CDC) [remains in effect](#) through June 30, 2021 with increased enforcement of the moratorium's protections. Renters can now file complaints with the **Consumer Financial Protection Bureau** (CFPB) and the **Federal Trade Commission** (FTC) against landlords who violate the eviction moratorium.

- Access the CFPB complaint database at: <https://www.consumerfinance.gov/complaint/>
- Access the FTC complaint database at: <https://reportfraud.ftc.gov/#/?pid=B>

The protections under the CDC moratorium are not automatic. Tenants must fill out a form declaring that they meet certain eligibility requirements and give it to their landlord. You are eligible if you meet the following five criteria:

- Make less than \$99,000 (or \$198,000 if you file a joint tax return)
- Unable to make full rent “due to substantial loss of household income, loss of compensable hours of work or wages, a lay-off, or extraordinary out-of-pocket medical expenses”
- Making an effort to make timely, partial rent payments
- Used your “best efforts” to seek out and apply for all available [state or local rental assistance programs](#)
- At risk of homelessness or at risk of having to double up with others in cramped, close quarters if you were evicted

For more details about the moratorium and a sample declaration that renters can use, read [Overview of National Eviction Moratorium](#) and [National Eviction Moratorium: FAQ for Renters \[Español\]](#). The declaration can be found in these languages:

- The declaration can be found in these languages: [Arabic](#) | [Banla](#) | [Burmese](#) | [Simplified Chinese](#) | [Traditional Chinese](#) | [Chuukese](#) | [Creole](#) | [English](#) | [Hmong](#) | [Khmer](#) | [Korean](#) | [Lao](#) | [Marshallese](#) | [Mongolian](#) | [Napali](#) | [Punjabi \(Gurmukhī\)](#) | [Russian](#) | [Somali](#) | [Samoan](#) | [Spanish CDC](#) | [Swahili](#) | [Tagalog](#) | [Thai](#) | [Tongan](#) | [Urdu](#) | [Vietnamese](#)
- HUD PIH and Office of Multifamily Housing have posted the declarative statement in these and other languages (20 in total) at <https://bit.ly/3iIB0R>

## **BREAKING NEWS: Temporary Stay Leaves CDC Eviction Moratorium in Effect after Judge Rules it Unconstitutional**

On May 5, a federal district court judge in Washington, DC, [ruled](#) the CDC did not have authority to issue a federal moratorium on evictions for nonpayment of rent. Within hours of the decision, the **U.S. Department of Justice** (DOJ) filed a [notice of appeal](#) and announced its intent to seek an emergency stay of the order. The judge in the case granted a temporary administrative stay and gave plaintiffs until May 12 to file a response to DOJ’s request for a full stay pending appeal of the ruling. For now, eligible tenants struggling to catch up on rent in the wake of the pandemic are still protected under the CDC moratorium.

## **First National Study of Solar for Manufactured Homes Released**

A new, two-volume report from the nonprofit **Clean Energy States Alliance** (CESA), [Solar for Manufactured Homes: An Assessment of the Opportunities and Challenges in 14 States](#), argues the manufactured housing market should receive targeted attention so solar is developed equitably and more segments of society realize the economic benefits from solar. NMHOA’s executive director, Dave Anderson, served as a member of the report’s Advisory Committee.

The report provides a landscape assessment of the manufactured housing market and shows where these homes are located across the country. It explains the general obstacles to solar

access by low- and moderate-income (LMI) communities, as well as additional challenges related specifically to installing solar PV with manufactured housing. It identifies the types of solar technologies that can work with manufactured housing and includes nine case studies that highlight ways in which solar can be deployed to benefit manufactured housing residents.

A webinar, "Solar for Manufactured Homes," was scheduled for May 13 to present the key findings of the report. You can register to participate [HERE](#).

## **HUD's Manufactured Housing Consensus Committee schedules its next meeting**

The **Manufactured Housing Consensus Committee (MHCC)** is a committee of **U.S. Department of Housing & Urban Development (HUD)**. It has 21 members with seven members each representing consumers, producers, and government agencies, which includes several leaders from NMHOA and state manufactured home owner associations. It plays a role in the development of manufactured housing regulations. MHCC will hold its next meeting on June 10 to review proposed changes to regulations and receive a presentation from the **U.S. Department of Energy** on Energy Efficient Standards for Manufactured Housing.

## **Federal Agencies Take Comments on COVID-19 Borrower Protections**

The **Federal Housing Finance Agency (FHFA)** and **Consumer Financial Protection Bureau (CFPB)** are holding a [virtual public listening session](#) on May 13 from 1 to 4 pm ET on "Protecting Borrowers during the COVID Pandemic." Policies were put in place in response to the pandemic. Participants are invited to discuss which policies have been successful and what challenges borrowers continue to face, as well as any key issues that need further examination, including the COVID-19 crisis.

You can register for the joint virtual public listening session [HERE](#).

## **NMHOA Attends National Affordable Housing and Consumer Conferences**

NMHOA leaders participated in two national conferences. On March 30-31, the **National Low-Income Housing Coalition (NLIHC)** held its Virtual Housing Policy Forum 2021: A New Day featuring a conversation with HUD Secretary Marcia Fudge, presentations from several members of Congress, and several speakers and panels. Summaries are available [HERE](#).

On May 4-5, the **Consumer Federation of America (CFA)** held its 2021 Virtual Consumer Assembly featuring U.S. Senator Ed Markey and Congresswoman Grace Meng and a range of panels other speakers and panels. Videos and recaps are available [HERE](#).

## **Stay informed about the Coronavirus**

All forms of media are now dominated with information about the coronavirus, but some less reputable sources are spreading incomplete, misleading, false, or even malicious information. Stay informed but make sure that you are relying on reputable sources and, ideally, confirming

the information with at least two sources. A couple of the best sources are the [Center for Disease Control and Prevention \(CDC\)](#) and [your own state health department](#).

**Members only** – please keep in mind that NMHOA members receive an additional eblast every month – *i'mPOWERED* – this is an educational publication with useful information related to board governance, health and safety reminders for manufactured homeowners, and other helpful articles. There is also a **Did You Know** section and an **Ask Dave** section – so if you have questions about anything related to manufactured home living and you are a member of NMHOA, please contact Dave at [david.r.anderson.nmhoa@gmail.com](mailto:david.r.anderson.nmhoa@gmail.com) with your burning questions. For your convenience, a membership form is a click away at: <http://www.manufacturedhomeowners.us/membership.html>

You can read all about NMHOA at the NMHOA webpage: <http://www.manufacturedhomeowners.us/> and please “like” our facebook page: <http://www.facebook.com/NationalManufacturedHomeOwnersAssociation>

***If there are stories or legislative successes from your state you would like to share through our E-blasts, please contact NMHOA Executive Director, Dave Anderson at: [david.r.anderson.nmhoa@gmail.com](mailto:david.r.anderson.nmhoa@gmail.com). Your story will inspire and educate others.***



## National Manufactured Home Owners Association

*The mission of the National Manufactured Home Owners Association (NMHOA) is to promote, represent, preserve, and enhance the rights and interests of manufactured home-owners throughout the United States.*

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