
May-June 2021 E-Blast

Welcome to the May-June 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

CDC Extends, Court Supports Federal Eviction Moratorium through July 31

The Biden Administration extended the federal eviction moratorium issued by the **Centers for Disease Control and Prevention (CDC)** through June 31, 2021. On June 29, the U.S. Supreme Court rejected an argument made in the lower courts that the CDC did not have authority to issue a federal moratorium on evictions for nonpayment of rent.

Renters can 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](#) | [Banqla](#) | [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/3iilB0R>

Guidelines for Emergency Rental Assistance

Extending the eviction moratorium through July 31 also gives state and local governments more time to distribute more than \$46 billion in emergency rental assistance (ERA) to those most in need. 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](#).

The U.S. Department of the Treasury and the White House has published [guidance](#) and a [summary](#) outlining how the programs are to be set up and administered by the states, including:

- **Direct-to-Tenant Assistance:** State programs are 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.

HUD's manufactured housing committee approves code changes

The **Manufactured Housing Consensus Committee (MHCC)**, a committee of **U.S. Department of Housing & Urban Development (HUD)**, met on June 10 to take final action on 20 proposed regulatory changes reviewed by its subcommittees in late 2020. The Committee also received a supposed briefing from the **U.S. Department of Energy (DOE)** regarding new energy standards for manufactured housing pursuant to the **Energy Independence and Security Act of 2007 (EISA)**.

The MHCC approved significant revisions to the existing Subpart M “On-Site Construction” regulations. Once adopted, these changes will significantly streamline the “on-site” process. Over objections from manufacturers, the committee required air duct testing under parameters similar to those required by the 2009 the **International Energy Conservation Code (IECC)**. However, the MHCC returned to subcommittee for further review a change that would have mandated an increase in minimum insulation standards for “supply and return ducts, fittings and

crossover duct plenums” (from R-4 to R-8). All other subcommittee recommendations were approved.

MHCC 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.

U.S. DOE developing proposed changes to energy efficiency standards

The **Energy Independence and Security Act of 2007 (EISA)** directs the **U.S. Department of Energy (DOE)** to establish energy conservation standards for manufactured housing based on the most recent version of the **International Energy Conservation Code (IECC)**.

DOE will be proposing energy efficiency standards for manufactured homes that relate to the building thermal envelope; air sealing; installation of insulation; duct sealing; heating, ventilation and air conditioning (HVAC); service hot water systems; mechanical ventilation fan efficacy; and heating and cooling equipment sizing. DOE is also considering an action alternative that uses a tiered approach to address affordability and cost-effectiveness concerns with respect to energy cost savings and the cost of efficiency improvements relative to the retail price of manufactured housing.

DOE will prepare an environmental impact statement to evaluate the potential impacts related to: (1) indoor air quality and human health; (2) outdoor emissions of air pollutants and greenhouse gases; (3) energy consumption; (4) socioeconomics; (5) environmental justice; and (6) climate change. Additional information, including how to submit comments, is available on the web at: <https://ecs-mh.evs.anl.gov>.

Solar for Resident-Owned Manufactured Home Communities

NMHOA has worked with the **Clean Energy States Alliance (CESA)** to promote the use of solar energy by manufactured home owners. In April, CESA released a [report](#) exploring the opportunities and challenges for bringing the benefits of solar to manufactured housing residents in fourteen states. NMHOA’s executive director, Dave Anderson, served as a member of the report’s Advisory Committee. In May, CESA hosted a [webinar](#) discussing the report. CESA has now established a learning network for stakeholders interested in exploring the topic of using solar to power manufactured homes.

On July 21, CESA will host a webinar for its **Solar for Manufactured Homes Learning Network** focused on solar for resident-owned communities (ROCs). Panelists for this webinar will share more information about ROCs, how solar can be used to benefit them, and successful examples of solar projects that serve ROCs, including:

- Jeannie Oliver, Staff Attorney and Professor of Law, Vermont Law School Energy Clinic
- Kevin Porter, Loan Officer, ROC USA Capital
- Wafa May Elamin, Project Manager, Clean Energy States Alliance (moderator)

This event is free and open to the public, but advance registration is required. To register, email Wafa May Elamin at wafamay@cleanegroup.org.

Save the Date: NMHOA's 2021 Annual Meeting & Elections

The **NMHOA Board of Directors** is pleased to announce our **2021 Annual Meeting and board of directors' elections** will take place virtually on November 6.

NMHOA is governed by a 17-member board of directors, which is elected for two-year terms. Half of the positions are elected in even-numbered years. The positions up for election this year include:

- **Executive Officers** – First Vice President, ROC Vice President, Treasurer, and Associate Treasurer.
- **Area Vice Presidents** – Northeast Region Vice President and Western Region Vice President
- **At Large Members** – Two positions

On our web site, you can learn about responsibilities of these positions in our [Bylaws](#) or the people serving on our [2020-2021 board of directors](#).

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 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. 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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