

MHOAA

Manufactured Home Owners Association of America

2007 National Convention

September 14-16

Minneapolis/St. Paul, Minnesota

Build A Vision • Build A Base
Build A Movement

All Parks Alliance
For Change

970 Raymond Avenue, Suite 105
St. Paul, MN 55114



Hosted by



Co-sponsored by

ROC USA™

and

THE MEREDITH INSTITUTE

ADVANCING SECTORAL STRATEGIES IN MANUFACTURED HOUSING



Helping communities
reduce poverty

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Attend the 2007 MHOAA National Convention

More than 10 million American families live in manufactured homes and more than a third of them live in the nation's 50,000 manufactured home parks. Two thirds of new affordable housing is manufactured, with comparable quality to traditional, stick-built homes and at half the cost. More people call parks home than all project-based subsidized housing and 90 percent are homeowners.

However, homeowners face a range of challenges to maintaining this housing option:

- Increasing land values and redevelopment pressures
- Lack of park owner reinvestment and deteriorating infrastructure
- Rising rents and home financing interest rates that reduce affordability
- Few resources dedicated to solving these problems and increasing homeowner rights

Around the country, there are homeowners, housing and consumer advocates, developers of affordable housing, policy makers, and others with solutions to share. Making these solutions a reality requires a base of strong, committed leaders. It requires a clear, shared vision rising from the homeowners. It requires strong local, state, and national homeowner associations and it means forging a nationwide movement for justice.

For more information:
 Contact **APAC** at **651-644-5525**,
 toll free **866-361-APAC (2722)**,
 or email **info@allparksallianceforchange.org**



Registration Form

Early Bird Registration Deadline:

July 20, 2007 • \$65 early bird discount

Final Pre-Registration Deadline:

August 10, 2007 • \$85 regular amount

On-Site Registration Begins:

September 14, 2007 • \$100 late registration

Refund/Cancellation Policy: Must be made by August 31, 2007

For More Information: Call (651) 644-5525 or toll free (866) 361-APAC (2722)

Or E-mail info@allparksallianceforchange.org



Preferred Name On Your Badge: _____

Registration Information

First Name: _____ (Mr./Ms.)

Last Name: _____

Title: _____

Organization: _____

Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Fax: _____

E-mail Address: _____

Which of the following best describes your organization?		Check if you are a...
<input type="checkbox"/> Local homeowners association <input type="checkbox"/> State homeowners association <input type="checkbox"/> Housing or consumer organization <input type="checkbox"/> Public interest law firm <input type="checkbox"/> Community-based development organization	<input type="checkbox"/> Financial institution <input type="checkbox"/> Philanthropic foundation <input type="checkbox"/> Government agency <input type="checkbox"/> Other:	<input type="checkbox"/> Homeowner in resident, non-profit or owned community <input type="checkbox"/> Homeowner in investor-owned community <input type="checkbox"/> State homeowner association board or staff member
Check the Leadership Building Breakout Session you now plan to attend <input type="checkbox"/> Community Organizing <input type="checkbox"/> Legal Advocacy <input type="checkbox"/> Public Policy <input type="checkbox"/> Membership & Funding <input type="checkbox"/> Forming a State Homeowners Association	Check the Issue Caucus Breakout Session you now plan to attend <input type="checkbox"/> Park Closing & Relocation Compensation <input type="checkbox"/> Park Conditions & Enforcement Actions <input type="checkbox"/> Rent Control & Justification <input type="checkbox"/> Manufactured Home Financing & Home Standards <input type="checkbox"/> Establishing Basic Resident Legal Rights	If you have an dietary restrictions, please check <input type="checkbox"/> Vegetarian <input type="checkbox"/> Vegan <input type="checkbox"/> Other:

Payment Information – Payment must accompany your registration form. Faxed registrations must include credit card information and authorization signature.

<input type="checkbox"/> Check Enclosed (Make checks payable to All Parks Alliance for Change)	<input type="checkbox"/> Purchase Order Attached	<input type="checkbox"/> Visa <input type="checkbox"/> Mastercard	Card Number	Expiration Date	Total Balance Due:
	Purchase Order No:	Name as it appears on card			
	Authorized signature				

Fax registration with credit card information to: (651) 523-0173
 or Mail registration and payment to: **APAC • 970 Raymond Avenue, Suite 105 • St. Paul, MN 55114**

Registration and Travel Information

- **Registration** Complete the enclosed registration form and fax to (651) 523-0173 or mail to APAC, 970 Raymond Avenue, Suite 105, St. Paul, MN 55114, or register online at www.allparksallianceforchange.org
- **Conference Rates & Deadlines**
Early Bird Registration Deadline: July 20, 2007. \$65 early bird discount.
Final Pre-Registration Deadline: August 10, 2007. \$85 regular amount.
On-Site Registration Begins: September 14, 2007. \$100 late registration.
- **Payments** Made to APAC, 970 Raymond Ave. Suite 105, St. Paul, MN 55114. Payment must accompany your registration form. Faxed registrations must include credit card information and authorization signature.
- **Refund/Cancellation Policy** Must be made by August 31, 2007.
- **Hotel** The convention and accommodations are at the Ramada Mall of America (MOA), 2300 E. American Blvd, Bloomington. The special convention hotel room rate is \$89 per night. Contact APAC before reserving a room.
- **Meals** Breakfast, lunch and dinner will be provided on Friday and Saturday and breakfast on Sunday. There will a riverboat dinner cruise Friday night. Indicate any dietary restrictions on the registration form.
- **Travel by**
Air The convention is located adjacent to the Minneapolis/St. Paul International Airport (MSP). The MSP International Airport is just minutes from the heart of Bloomington and 20 minutes from both downtown Minneapolis and St. Paul. Bloomington hotels provide complimentary airport and Mall of America transportation.
Car Bloomington offers easy accessibility via two major highways, I-35W and I-494, which converge in Bloomington, with the major East/West highway, I-94, running just north in Minneapolis and St. Paul.
- **Local Transportation** A car will not be necessary to get around, there is free shuttle transportation to and from the airport, Mall of America, casinos and other tourist destinations.
- **Local Attractions** The hotel is located close to the Mall of America. The hotel provides free shuttle to and from the MOA, which has a transportation hub with access to light rail and buses. The light rail connects to the Metro Dome (home of the Minnesota Twins), the Minnesota River Valley Wildlife Refuge, and downtown Minneapolis and St. Paul.
- **MHOAA Membership** Any state manufactured home owners organization may join as a voting member by submitting an application and the \$150 annual dues. Individual home owners and other interested parties can also join as non-voting members for \$15.
- **APAC Membership** To support the work of APAC and receive updates about our work, you can join APAC as an associate member for \$20.

2007 Schedule of Events

Thursday, September 13

6:00	Registration, Informal Reception, Networking
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Friday, September 14

8:00	Registration & Breakfast Buffet
8:45	Introductions and Welcoming Addresses
9:00	Resident Leaders Panel
10:15	Leadership Building Breakout Session (See next page)
11:30	Issue Caucus Breakout Sessions (See next page)
12:45	Lunch & Speaker – Building a Vision, a Base, and a Movement
2:00	Strategic Planning – “Strengths-Weaknesses-Opportunities-Threats” (SWOT) Analysis (See next page)
4:00	Brief Reception & Depart for Dinner Cruise
6:00	'Spirit of St. Paul' Dinner Cruise on the Mississippi River

Saturday, September 15

7:30	Registration & Breakfast Buffet
8:30	Introduction to the Day – Survey Types of Organizations
SPECIAL CONVENTION TRAINING SESSION by ROC USA™ & The Meredith Institute	
9:00	Resident Owned Community (ROC) Fundamentals
9:30	Challenges & Opportunities for Resident Ownership – ROC Community Leaders Panel
10:45	Challenges & Opportunities – ROC Practitioners Panel
11:45	Pulling It All Together. – Building It Together.
12:30	Lunch & Speaker – Developing a Strategic Vision
2:00	Strategic Planning – Priorities for Base Building and Movement Building (See next page)
4:00	Evaluation & Take Backs
4:30	Optional – “Mobile Justice” Action Event
6:00	Dinner, Closing & Keynote Speaker
7:30	Open Socializing & Suggested Options for Activities
7:30	MHOAA Board Meeting (Board Members Only)

Sunday, September 16

8:00	Continental Breakfast (Open to all MHOAA Members)
9:00	MHOAA Annual Meeting
12:00	Open Socializing & Suggested Options for Activities
1:00	Optional – Headwaters Foundation’s Walk for Justice

MHOAA

Manufactured Home Owners Association of America

MHOAA is a national organization dedicated to the protection of the rights of all people living in manufactured housing in the United States. We strive for the enactment of legislation to improve the quality of life for those who own the land on which their homes are situated and those who might be living in rental communities. We also monitor regulatory agencies, e.g. HUD, as well as state agencies in an attempt at assuring that statutes which exist as well as those planned will be tailored for the benefit of residents, owners, and renters of manufactured housing.



Breakout Session – Leadership Building:

Friday, September 14 – 10:15 to 11:15

Community Organizing

Legal Advocacy

Public Policy

Membership & Funding

Forming a State Homeowners Association

Breakout Session – Issue Caucuses:

Friday, September 14 – 11:30 to 12:30

Proposed Topics:

Park Closing & Relocation Compensation

Park Conditions & Enforcement Actions

Rent Control & Justification

Manufactured Home Financing & Home Standards

Establishing Basic Resident Legal Rights



APAC is the state organization of Minnesota's manufactured home park residents and is the nation's largest homeowner-directed manufactured home park advocacy group. APAC has staff with expertise in lobbying, legal advocacy, and community organizing. Since 1980, APAC has organized to improve the quality of life in manufactured home communities, protect the rights of homeowners, advance public policy change that supports safe, affordable and stable communities, and preserve this vital source of affordable housing. APAC is now conducting a national resident organizing project with support from the Northwest Area Foundation.



Northwest Area Foundation

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Helping communities reduce poverty

The Northwest Area Foundation is dedicated to helping communities reduce poverty for the long term. It does this by sharing lessons learned from its programs and from the work of other communities and organizations. The Foundation also supports this work through program-related and mission-related investments. The Foundation has an eight-state region: Minnesota, Iowa, North Dakota, South Dakota, Montana, Idaho, Oregon and Washington.



Breakout Session – Strategic Planning:

Friday, September 14 – 1:30 to 4:00

Speaker – Building a Base, a Vision, and a Movement

Planning Session – “Strengths-Weaknesses-Opportunities-Threats” (SWOT) Analysis



Breakout Sessions – Strategic Planning:

Saturday, September 15 – 1:00 to 4:00

Speaker – Developing a Strategic Vision

Planning Session – Priorities for Base Building and Movement Building

ROC USA™

and

THE MEREDITH INSTITUTE

ADVANCING SECTORAL STRATEGIES IN MANUFACTURED HOUSING

ROC USA, a program of the New Hampshire Community Loan Fund, is an organization dedicated to delivering security and value through resident-ownership of manufactured home communities. It emerges from NHCLF's work in building a highly successful resident owned community system – with 86 communities and 20 percent market share in New Hampshire. The Meredith Institute is the practitioner training component of ROC USA.