
SENATE BILL 6380

State of Washington

55th Legislature

1998 Regular Session

By Senators Winsley, Prentice, Hale, Oke, Patterson and Goings; by request of Department of Community, Trade, and Economic Development

Read first time 01/16/98. Referred to Committee on Financial Institutions, Insurance & Housing.

1 AN ACT Relating to mobile home relocation assistance; amending RCW
2 59.21.010, 59.21.021, 59.21.025, 59.21.040, and 59.21.050; and
3 repealing RCW 59.21.015.

4 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF WASHINGTON:

5 **Sec. 1.** RCW 59.21.010 and 1995 c 122 s 3 are each amended to read
6 as follows:

7 Unless the context clearly requires otherwise, the definitions in
8 this section apply throughout this chapter.

9 (1) "Director" means the director of the department of community,
10 trade, and economic development.

11 (2) "Department" means the department of community, trade, and
12 economic development.

13 (3) "Fund" means the mobile home park relocation fund established
14 under RCW 59.21.050.

15 (4) "Mobile home park" or "park" means real property that is rented
16 or held out for rent to others for the placement of two or more mobile
17 homes for the primary purpose of production of income, except where the
18 real property is rented or held out for rent for seasonal recreational
19 purpose only and is not intended for year-round occupancy.

1 (5) "Landlord" or "park-owner" means the owner of the mobile home
2 park that is being closed at the time relocation assistance is
3 provided.

4 (6) "Relocate" means to remove the mobile home from the mobile home
5 park being closed.

6 (7) "Relocation assistance" means the monetary assistance provided
7 under ((RCW 59.21.020)) this chapter.

8 **Sec. 2.** RCW 59.21.021 and 1995 c 122 s 5 are each amended to read
9 as follows:

10 (1) If a mobile home park is closed or converted to another use
11 after December 31, 1995, eligible tenants shall be entitled to
12 assistance on a first-come, first-serve basis. Payments shall be made
13 upon the department's verification of eligibility, subject to the
14 availability of funds remaining ((after the distribution under RCW
15 59.21.015)).

16 (2) Assistance for closures occurring after December 31, 1995, is
17 limited to persons who maintain ownership of and relocate their mobile
18 home.

19 (3) ((Except under subsection (4) of this section, assistance shall
20 be subject to the levels set forth in RCW 59.21.015(2).)) Persons who
21 maintained ownership of and relocated their mobile homes are entitled
22 to seven thousand dollars for a double-wide home and three thousand
23 five hundred dollars for a single-wide home.

24 (4) Any organization may apply to receive funds from the mobile
25 home park relocation fund, for use in combination with funds from
26 public or private sources, toward relocation of tenants eligible under
27 this section. Funds received from the mobile home park relocation fund
28 shall only be used for relocation assistance.

29 **Sec. 3.** RCW 59.21.025 and 1995 c 122 s 6 are each amended to read
30 as follows:

31 (1) If financial assistance for relocation is obtained from sources
32 other than the mobile home park relocation fund established under this
33 chapter, then the relocation assistance provided to any person under
34 this chapter shall be reduced as necessary to ensure that no person
35 receives from all sources combined more than((:(1) That person's
36 actual cost of relocation; or (2) the amounts provided under RCW
37 59.21.015(3), whichever applies)) seven thousand dollars for a double-

1 wide mobile home and three thousand five hundred dollars for a single-
2 wide mobile home.

3 (2) When a person receives financial assistance for relocation from
4 a source other than the mobile home park relocation assistance fund,
5 then the assistance received from the fund will be the difference
6 between the maximum amount to which a person is entitled under RCW
7 59.21.021(3) and the amount of assistance received from the outside
8 source.

9 (3) If the amount of assistance received from an outside source
10 exceeds the maximum amounts of assistance to which a person is entitled
11 under RCW 59.21.021(3), then that person will not receive any
12 assistance from the mobile home park relocation assistance fund.

13 **Sec. 4.** RCW 59.21.040 and 1995 c 122 s 8 are each amended to read
14 as follows:

15 A tenant is not entitled to relocation assistance under this
16 chapter if: (1) The tenant has given notice to the landlord of his or
17 her intent to vacate the park and terminate the tenancy before any
18 written notice of closure pursuant to RCW 59.20.080(1)(e) has been
19 given(~~(, or)~~); (2) the tenant purchased a mobile home already situated
20 in the park or moved a mobile home into the park after a written notice
21 of closure pursuant to RCW 59.20.090 has been given and the person
22 received actual prior notice of the change or closure; or (3) the
23 tenant receives assistance from an outside source that exceeds the
24 maximum amounts of assistance to which a person is entitled under RCW
25 59.21.021(3). However, no tenant may be denied relocation assistance
26 under subsection (1) of this section if the tenant has remained on the
27 premises and continued paying rent for a period of (~~as {at}~~) at least
28 six months after giving notice of intent to vacate and before receiving
29 formal notice of a closure or change of use.

30 **Sec. 5.** RCW 59.21.050 and 1995 c 122 s 9 are each amended to read
31 as follows:

32 (1) The existence of the mobile home park relocation fund in the
33 custody of the state treasurer is affirmed. Expenditures from the fund
34 may be used only for relocation assistance awarded under (~~(RCW~~
35 ~~59.21.015 through 59.21.025)) this chapter. Only the director or the
36 director's designee may authorize expenditures from the fund. All
37 relocation payments to tenants shall be made from the fund. The fund~~

1 is subject to allotment procedures under chapter 43.88 RCW, but no
2 appropriation is required for expenditures.

3 (2) A park tenant is eligible for assistance under ((RCW
4 59.21.015)) this chapter only after an application is submitted by that
5 tenant or an organization acting on the tenant's account under RCW
6 59.21.021(4) on a form approved by the director which shall include:

7 (a) For those persons who maintained ownership of and relocated
8 their homes: (i) A copy of the notice from the park-owner, or other
9 adequate proof, that the tenancy is terminated due to closure of the
10 park or its conversion to another use; (ii) a copy of the rental
11 agreement then in force, or other proof that the applicant was a tenant
12 at the time of notice of closure; (iii) a copy of the contract for
13 relocating the home which includes the date of relocation, or other
14 proof of ((actual)) relocation expenses incurred on a date certain; and
15 (iv) a statement of any other available assistance;

16 (b) For those persons who sold their homes and incurred no
17 relocation expenses: (i) A copy of the notice from the park-owner, or
18 other adequate proof, that the tenancy is terminated due to closure of
19 the park or its conversion to another use; (ii) a copy of the rental
20 agreement then in force, or other proof that the applicant was a tenant
21 at the time of notice of closure; and (iii) a copy of the record of
22 title transfer issued by the department of licensing when the tenant
23 sold the home rather than relocate it due to park closure or
24 conversion.

25 NEW SECTION. **Sec. 6.** RCW 59.21.015 and 1995 c 122 s 4 are each
26 repealed.

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