

**Report Issued Pursuant to
Government Code § 65858(d)**

DATE: December 21, 2023

SUBJECT: REPORT ON ACTIVITIES TAKEN TO ALLEVIATE THE CONDITIONS WHICH LED TO THE ADOPTION OF INTERIM URGENCY ORDINANCE NO. 308 ESTABLISHING A MORATORIUM ON THE CONVERSION/CHANGE OF ANY MOBILEHOME PARK CURRENTLY EXISTING IN THE TOWN FROM A PARK OCCUPIED PRIMARILY OR EXCLUSIVELY BY RESIDENTS OVER THE AGE OF 55 YEARS (SENIOR RESIDENTS) TO A MOBILEHOME PARK ALLOWING RESIDENTS OF ALL AGES

On December 1, 2023, the Town Council adopted an urgency ordinance to establish a moratorium on conversion/change of any mobilehome park currently existing in the Town from a park occupied primarily or exclusively by residents over the age of 55 years (senior residents) to a mobilehome park allowing residents of all ages. The purpose of this preliminary report is to document the activities the Town has taken in addressing this issue.

At this early stage of the urgency moratorium, the elected and appointed leadership of the Town have discussed the matter and provided a framework to evaluate the situation. This direction resulted in staff discussions on the following topics foundational to addressing the issues which led to the adoption of the urgency ordinance:

- Analyzing and evaluating existing conditions in the Town of Yucca Valley;
- Gathering input from the public;
- Assessing the current and future need for action protecting the Town's existing senior-only mobilehome parks;
- Researching what other municipalities in California are doing in order to preserve their seniors-only mobilehome parks;
- Considering whether a senior mobilehome park overlay zone would be appropriate in the Town of Yucca Valley;
- Considering the appropriate location(s) of any senior mobilehome park overlay zone;

Town staff has not yet concluded its research and thus has not yet made any final recommendations to the Town Council regarding the form of any permanent regulations. More time is needed to analyze and evaluate the existing conditions, to assess the current and future need for action protecting the Town's existing senior-only mobilehome parks, to consider possible alternatives, and the other issues associated with preserving seniors-only mobilehome parks within the Town of Yucca Valley.