

## AFFORDABLE HOUSING BOARD (AHB)

CITY OF FORT COLLINS • BOARDS AND COMMISSIONS



From: Affordable Housing Board Vice Chair John Singleton

April 7, 2022

To: City Council and City Leaders

Re: City support for Park Lane mobile home park purchase efforts

**Purpose:** *This memorandum serves as a formal request, on behalf of the Affordable Housing Board, that City Council and relevant City staff explore and pursue any and all forms of assistance - financial or otherwise – to support United Neighbors/Vecinos Unidos in purchasing the Park Lane mobile home park located at 411 South Court Street in Fort Collins.*

The Affordable Housing Board (AHB) advises Council on matters concerning affordable housing in Fort Collins, including both the development of new affordable housing and the retention of existing affordable housing. The AHB's internal working documents as well as City documents like the Housing Strategic Plan make clear that mobile homes are a critical piece of affordable housing in Fort Collins, and that the retention of extant mobile home communities must be prioritized as part of our collective mission to preserve housing affordability. The City's 2021 Housing Strategic Plan, for example, specifically highlights this need in Prioritized Strategy #24: "Support community organizing efforts in manufactured home communities and increase access to resident rights information, housing resources, and housing programs." This priority is listed as a "quick(er) win" that would increase stability for manufactured housing residents and improve overall housing equity in Fort Collins. More broadly, the sale and re-development of existing mobile home communities is directly related to the Housing Strategic Plan's #1 priority: assessing displacement and gentrification risk. The sale and re-development of existing mobile home parks critically weakens housing affordability in our community and serves as a driver of displacement that works against the City's stated goals of housing equity, stability, and preservation.

In line with these priorities, the Affordable Housing Board formally requests that the City pursue any and all avenues available to support the Park Lane residents, and the efforts of United Neighbors/Vecinos Unidos to purchase the Park Lane mobile home park at 411 South Court Street. Park Lane is located off of Mulberry near Link Lane, in the heart of the East Mulberry corridor. Though this area is not currently in city limits, it is within the Growth Management Area and likely to be in city limits soon pending the Mulberry corridor annexation. The residents of Park Lane have a very limited window to exercise their first right of refusal to purchase their housing community and have designated United Neighbors/Vecinos Unidos to act as their agent in this matter. United Neighbors/Vecinos Unidos is currently trying to raise the funds to purchase the property and have a quickly shrinking window in which to do so before the current owner sells to other buyers.

Though we know that the City may be limited in the ways it can support these efforts given the current location of the park outside city limits, we ask you to be proactive and flexible, and to quickly and seriously pursue any and all forms of assistance - financial or otherwise - for this purchase effort given the likelihood that this area will soon be within the City's jurisdiction. The Park Lane community represents a crucial piece of housing affordability in our city, and the Affordable Housing Board fully stands behind the residents in their attempt to purchase the property.

Thank you for your consideration and prompt attention to this important issue.