



## MEMORANDUM

Date: October 15, 2009

To: Tennessee Manufactured and Modular Home Communities & Parks - **SURVEY**

From: Marla Y. Jackson, MHV ... Executive Director

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In light of the many requests from both TMHA members, non-members and affiliates, as well as state and federal disaster agencies; the Association will be conducting a survey of Tennessee manufactured and modular housing communities, in an effort to establish a base line of statistical data. This data will be used to monitor growth, determine the average community size, estimate average rentals by region, calculate the current percentage of available home spaces, capture general amenities, identify Section 8 availability, as well as identify any state certified 55+ communities, etc.

Additionally, should there be future natural disasters such as Rita and Katrina, or any localized disaster, TMHA would be able to provide a quick response to emergency agencies relative to which communities would be willing to discuss the possibility of receiving families in an emergency rental situation, and/or the acceptance of additional emergency housing to be set up on available rental spaces, within your property.

TMHA would like to update the data every 24 months, as well as expand the type of information collected over time. All TMHA members and any non member company which participates in the survey, will get a completed report once the data has been compiled.

The survey should only take a few minutes. Your participation will provide a wealth of information. This information will allow TMHA to better serve the communities of our state, allow us to more accurately respond to federal and state legislation, housing initiatives, and finance initiatives; as well as emergency management and state agencies during those unforeseen events, which drives the need for a quick and accurate response.

*We would like to thank Deanna Fields, Executive Director of Oklahoma, for sharing her community report information with Tennessee. Currently 284 communities in Oklahoma participate in their own respective state survey.*

**PLEASE RESPOND BY: November 15, 2009.**

# Tennessee Community Survey

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[Please fax only the completed 2 page survey to TMHA @ 615/255-8869, or e-mail [marla@tnmha.org](mailto:marla@tnmha.org)]

Name of Community: \_\_\_\_\_

Address: \_\_\_\_\_

Address: \_\_\_\_\_

City/State/Zip: \_\_\_\_\_

Phone [please list area code]: \_\_\_\_\_

Fax: [please list area code]: \_\_\_\_\_

E-mail: \_\_\_\_\_

**ONE SURVEY FORM PER COMMUNITY - PLEASE DO NOT COMBINE LOCATIONS.**

## **Begin: Questions**

**[Circle your answers or fill in the blank where appropriate.]**

- 
- |  |    |       |
|--|----|-------|
| 1. Are you a member of the Tennessee Manufactured Housing Association?   | Y  | N     |
| 2. Approximately when was this community established? [i.e. if a specific year is not known, could you put the decade?.. 60s, 70s, 80s, etc]                 |    | _____ |
| 3. How many total home <b>lots</b> do you currently have at this <b>one</b> facility?.....<br>[Of the total lots, how many spaces do not have a home? _____] |    | _____ |
| 4. How many <b>homes</b> reside in your facility?.....<br>[Of the total homes, how many vacancies do you currently have? _____]                              |    | _____ |
| 5. What is your average home size for single sections? [i.e., 16 x 80].....  |    | _____ |
| What is your average home size for multi sections? [i.e., 28 x 56].....  |    | _____ |
| What percentage of your facility is single section _____ vs. multi-sections _____  |    | _____ |
| 6. Which consumer housing activity do you participate in currently?<br><b><u>Circle all that apply.</u></b>  |    |       |
| A. Rent lot spaces only.   |    |       |
| B. Rent homes and lots.  |    |       |
| C. Sell homes and rent lot spaces.   |    |       |
| D. Sell homes and lots.  |    |       |
| 7. What is your average rent for a <b>single</b> section <b>space</b> ?.....   | \$ | _____ |
| What is your average rent for a <b>multi</b> section <b>space</b> ?.....   | \$ | _____ |
| What is your average rent for a <b>single</b> section <b>home with space</b> ?.....  | \$ | _____ |
| What is your average rent for a <b>multi</b> section <b>home with space</b> ?.....   | \$ | _____ |
| Do you collect property taxes in your monthly rentals?   | Y  | N     |
| 8. Do you offer in house financing [if applicants qualify]?.....   | Y  | N     |

**Tennessee Community Survey**

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9. Do you require a rental deposit? If yes, circle one of the following:..... Y N
- (A) Deposit equiv to 1 month rent.      B) Deposit equiv to 1st/last months rent.
- C) Other [List Amount: \$ \_\_\_\_\_]
10. Do you require a tenant background check?..... Y N
11. What utilities are included in your rental pricing, if any? Circle all that apply.
- W - Water      S - Sewer      E - Electric      N - Natural Gas      P - Propane
- G - Garbage Service      D - Dumpster Only      C - Cable/Satellite
12. AMENITIES:
- Are you within 10 miles to a waterfront (lake)?..... Y N
- Are you within 10 miles of a golf course?..... Y N
- Do you have an onsite children’s playground?..... Y N
- Do you have an onsite picnic area?..... Y N
- Do you have an onsite pool?..... Y N
- Do you have an onsite basket ball court?..... Y N
- Do you have an onsite baseball or softball field?..... Y N
- Do you have volleyball nets?..... Y N
- Do you allow pets? [If so, we assume with restrictions.]..... Y N
- Do you have a clubhouse?..... Y N
- Do you have RV hook ups available?..... Y N
- Do you allow storage buildings on individual lots?..... Y N
- Do you have paved driveways?..... Y N
- Do you allow carports on individual lots?..... Y N
- Do you provide lawn service?..... Y N
- Do you have onsite laundry facilities?..... Y N
- Do you have onsite security personnel..... Y N
- Are you a gated community?..... Y N
- Do you have a storm shelter on site? [If so, how many? \_\_\_\_\_] ..... Y N
13. Are you a Tennessee certified and registered 55+ community?..... Y N
- If not, do you have any space designated for Seniors?..... Y N
- Do you accept Section 8 Vouchers?..... Y N
14. Would you be open to conversations with emergency management officials relative to temporary housing? [30 days +]..... Y N

If yes, circle your preference:

(A) Families only. Either I have no available space for additional housing, or this is not an option in which I am interested.

(B) I would be open to discussions relative to officials installing temporary emergency homes, if space is available at the time.