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Summary of Responses: Questionnaire to Mobilehome Parks And Manufactured Housing Communities

Q1. How many spaces do you have for mobile or manufactured homes?	Number of Spaces	See Chart 1
Q2. In what year was your MHP or MHC originally constructed	Year	See Chart 2
Q3. How many spaces or dwellings, if any, are served directly by the local utility?	# served by electric	See Chart 3A
	# served by natural gas	See Chart 3B
Q4. Is your electrical system overhead, underground or both?	Overhead:	66
	Underground:	389
	Both:	155
	Don't Know:	18
Q5. What is the lowest amperage at the connection of your electric system to any mobile home or manufactured home in the MHP or MHC?	Lowest Amperage	See Chart 4
	Don't Know:	108
Q6. Where is your electrical system physically located in the MHP or MHC?	In the street:	53
	In the rear lot lines:	290
	Both:	175
	Don't Know:	74
Q7. If any of your cables for electric service are underground, are they installed in a conduit or buried directly in the ground?	Conduit:	175
	Direct buried:	205
	Don't Know:	171
Q8. Do your underground electric cables pass under any building or mobile or manufactured homes in the MHP or MHC?	Yes:	209
	No:	209
	Don't Know:	188
Q9. What is the operating pressure of your entire natural gas system?	Pounds Per Square Inch	See Chart 5
	Don't Know:	180
Q10. Do your natural gas lines pass under any buildings or mobile or manufactured homes in the MHP or MHC?	Yes:	173
	No:	225
	Don't Know:	176
Q11. Do you have as-built plans, drawings or maps of your electric and/or natural gas system for your MHP or MHC?		<u>Electric</u> <u>Natural Gas</u>
	Yes:	357 376
	No:	245 182
Q12. Has your electric and/or natural gas system ever been completely replaced?		<u>Electric</u> <u>Natural Gas</u>
	Yes:	92 58
	Year work was completed	See Chart 6A See Chart 6B

Q13. If you answered "Yes" to Question 13, please select the reason(s) that you replaced your electric and/or natural gas system.

No:	423	416
Don't Know:	98	86
Capacity and/or voltage problems:		30
Increase in load:		29
Deterioration of system or equipment and/or cable failure:		71
Safety:		50
Other: (See List 1 for Comments)		42

Q14. Apart from a complete replacement of your electric or natural gas system, have you replaced any electric and/or gas services to individual mobile home or manufactured home spaces?

	<u>Electric</u>	<u>Natural Gas</u>
Yes:	201	128
Number of services replaced	See Chart 7A	See Chart 7B
Year(s) work was completed	See Chart 7C	See Chart 7D
No:	268	290
Don't Know:	116	113

Q15. Are you considering replacing your entire electric and/or natural gas systems in the next five years?

	<u>Electric</u>	<u>Natural Gas</u>
Yes:	36	23
No:	451	422
Don't Know:	96	89

Q16. Please indicate below the approximate amount of money you have spent on planned (these are not emergency repairs) replacements or upgrades to your electric and/or natural gas system in the last 10 years:

	<u>Electric</u>	<u>Natural Gas</u>
None:	118	143
Less than \$10K:	142	129
\$10K - \$50K:	93	78
\$50K - \$100K:	21	18
More than \$100K:	57	14
Don't Know:	146	144

Q17. Please indicate below the approximate amount of money your are planning to spend on replacements or upgrades to your electric and/or natural gas system in the next 5 years:

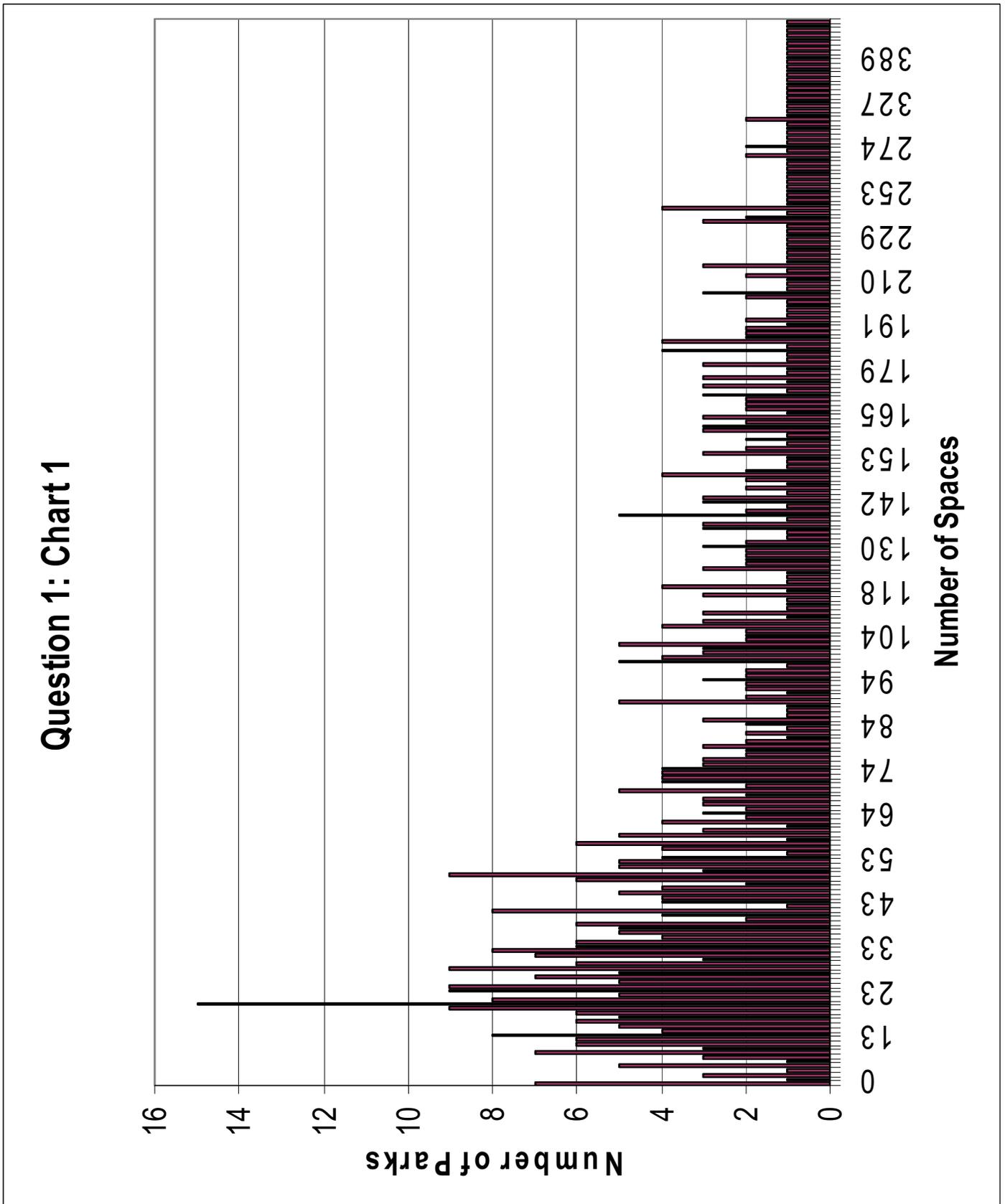
	<u>Electric</u>	<u>Natural Gas</u>
None:	163	157
Less than \$10K:	141	123
\$10K - \$50K:	40	45
\$50K - \$100K:	20	8
More than \$100K:	15	8
Don't Know:	206	184

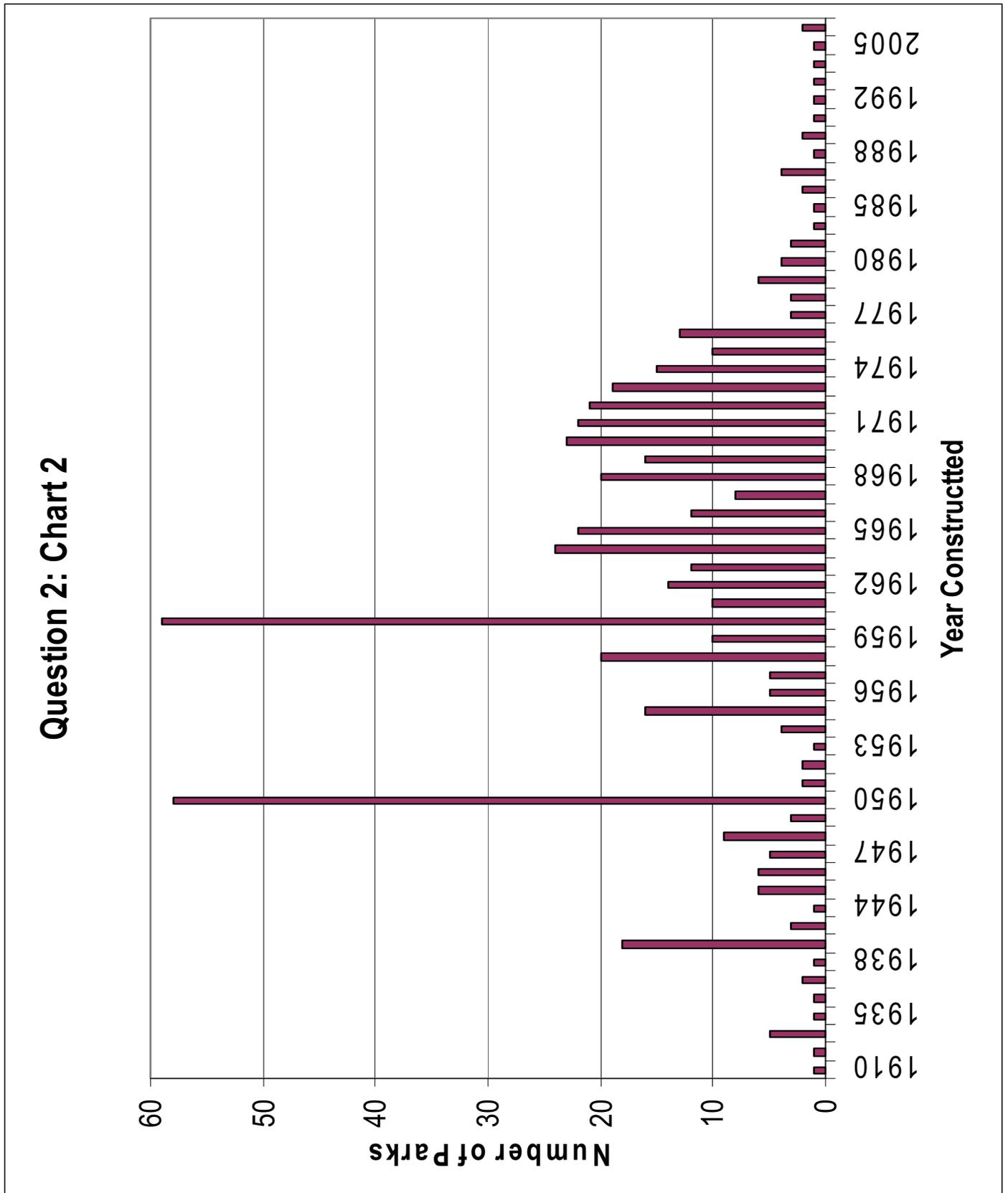
Q18. Were you aware that there is a provision in state law that allows you to transfer submetered systems to utility?

Yes:	371
No:	260

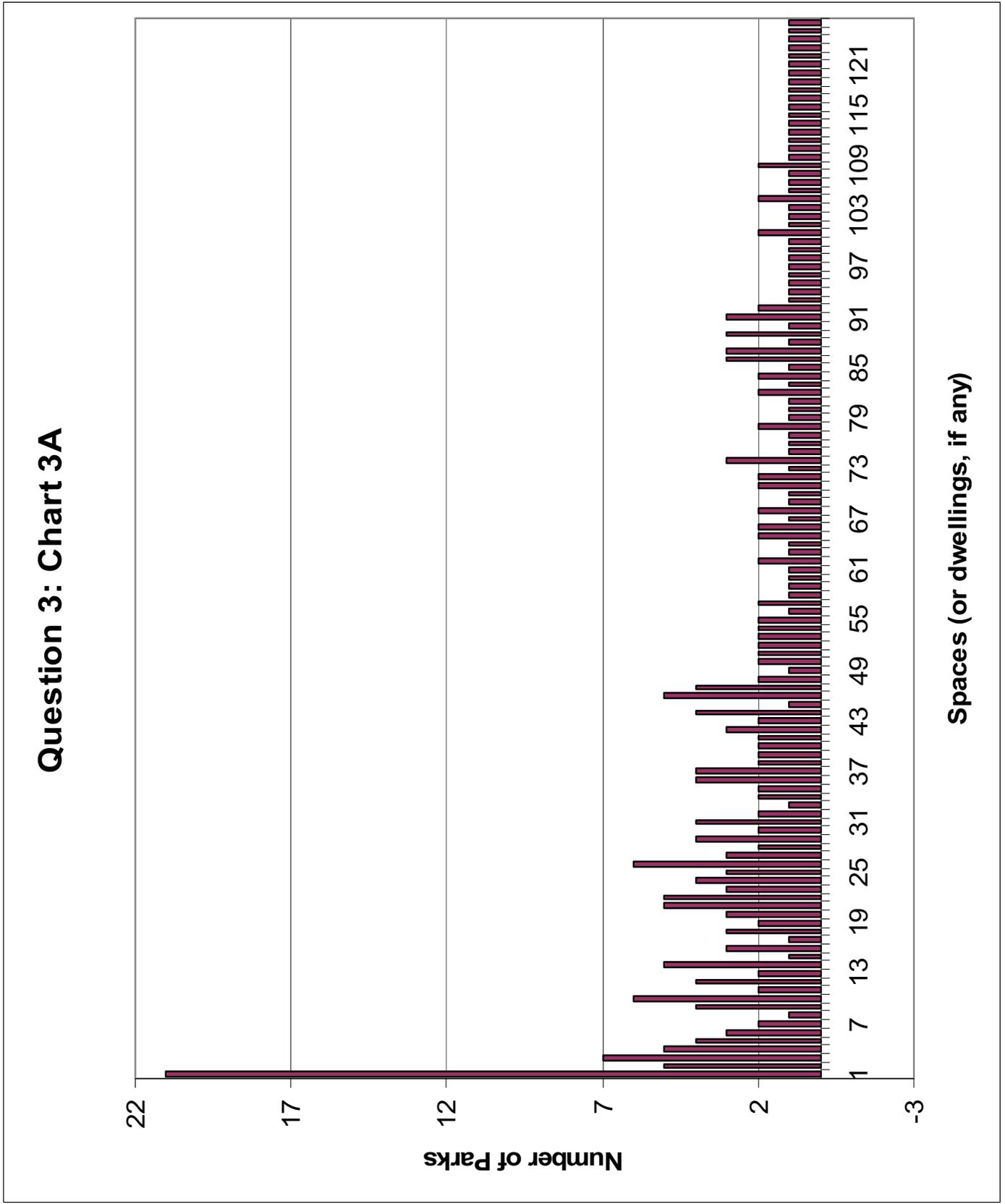
Q19. Would you be interested in having your local utility provide service directly to the residents of your MHP or MHC instead of maintaining your own electric and/or natural gas system?	Yes:	380
	No:	212
Q20. If you answered "No" to Question No. 19, please select the reason(s) that you are not interested in your local utility providing service directly to the residents of your MHP or MHC.	Our existing electric and/or natural gas systems have been upgraded and improved; thus, there is no reason to transfer or to have a new system built:	65
	We wish to maintain control over our electric and/or natural gas systems.	133
	We do not wish to disturb the tenants with any major construction.	33
	The cost of transferring or replacing our electrical and/or natural gas system is too uncertain or too high.	81
	Other (See List 2 for Comments)	75

Question 1: Chart 1

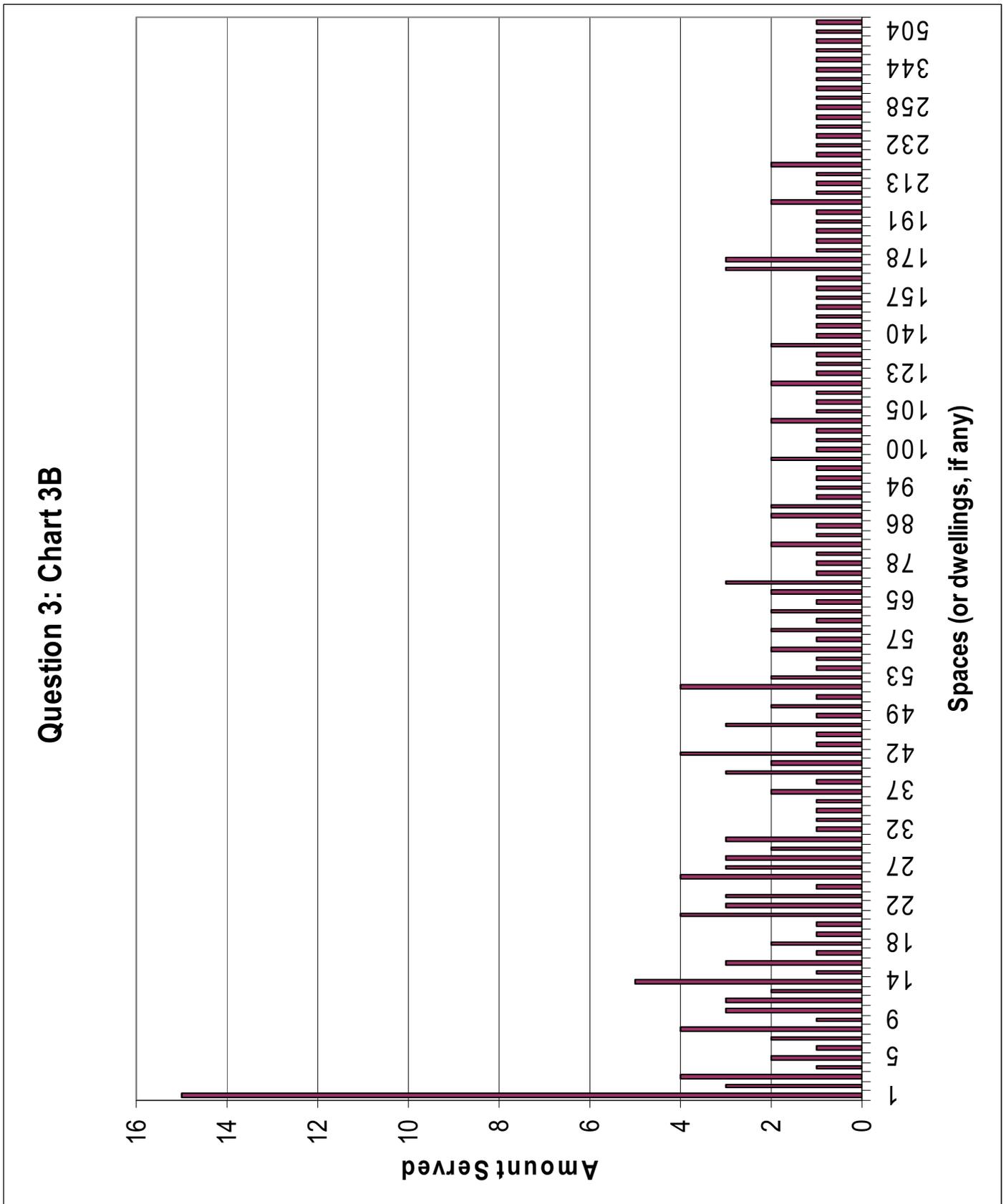




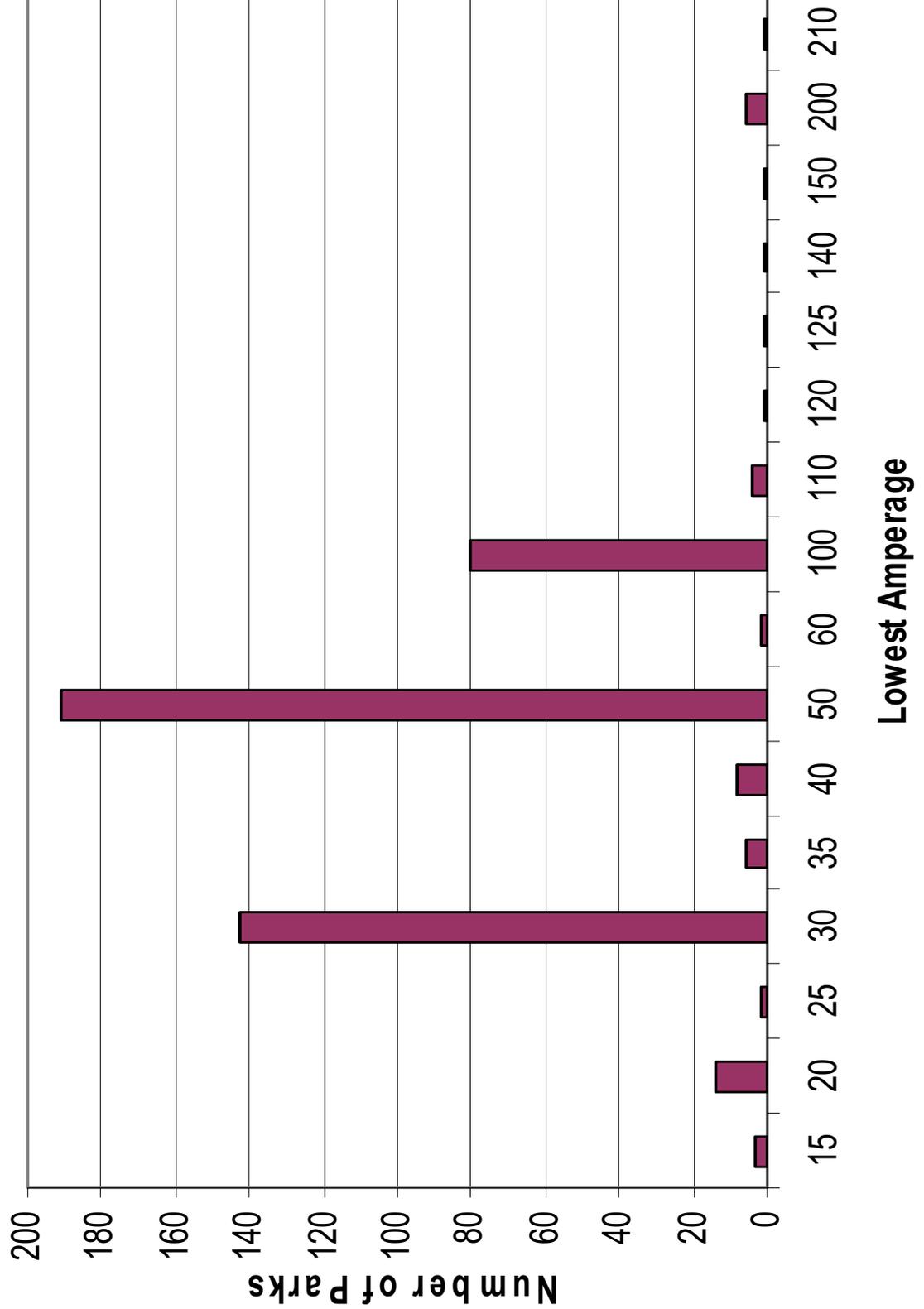
Question 3: Chart 3A



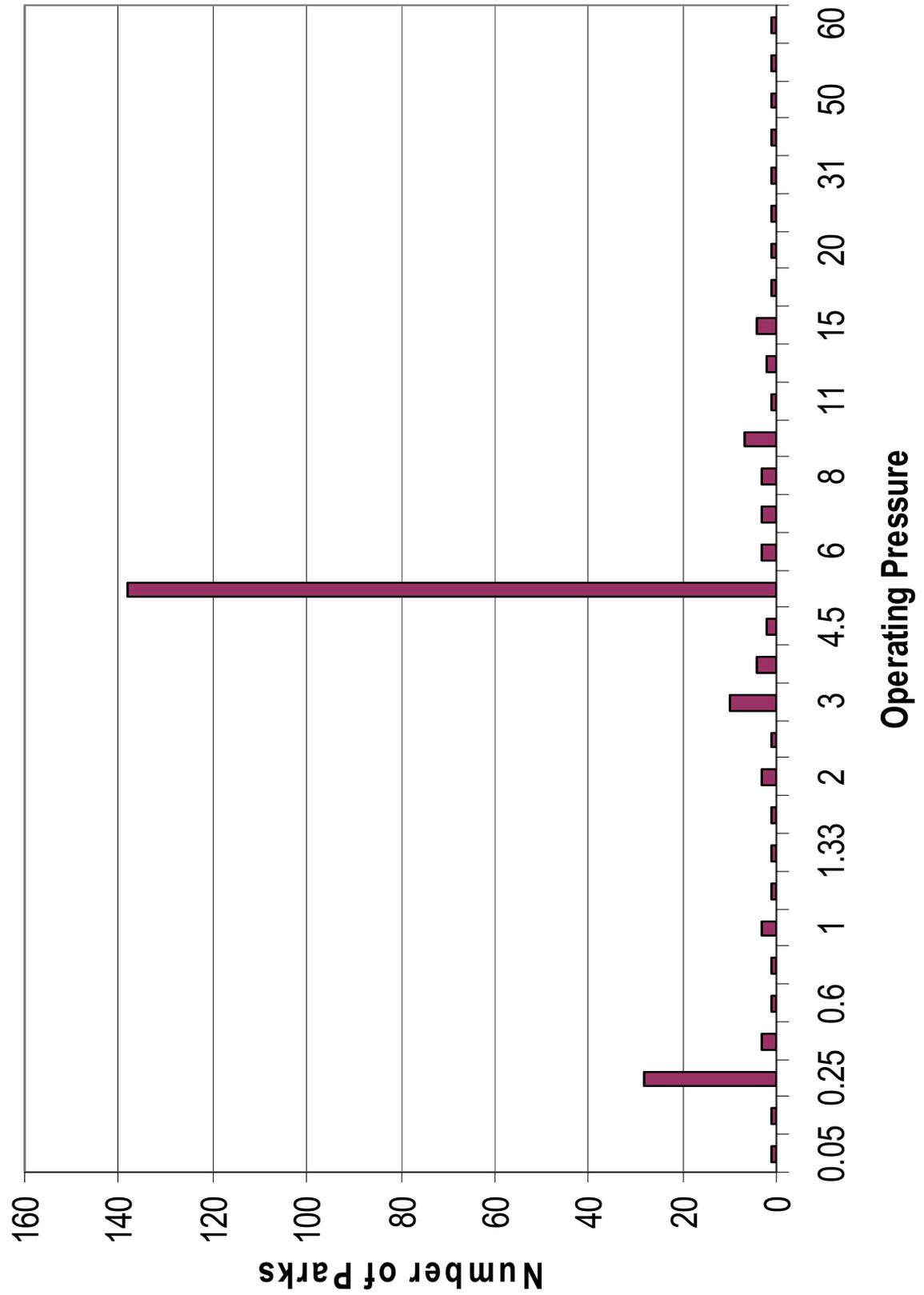
Question 3: Chart 3B



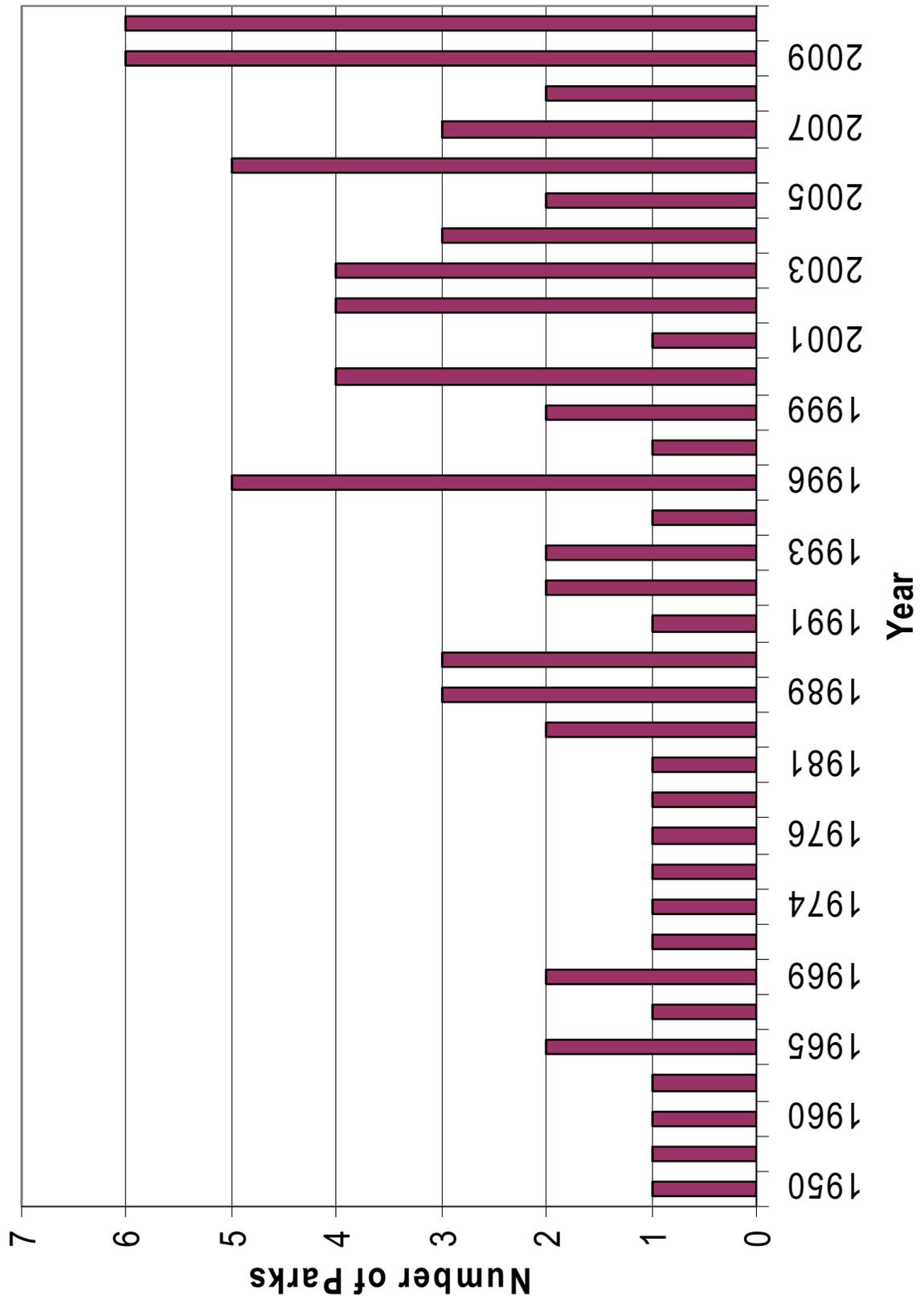
Question 5: Chart 4



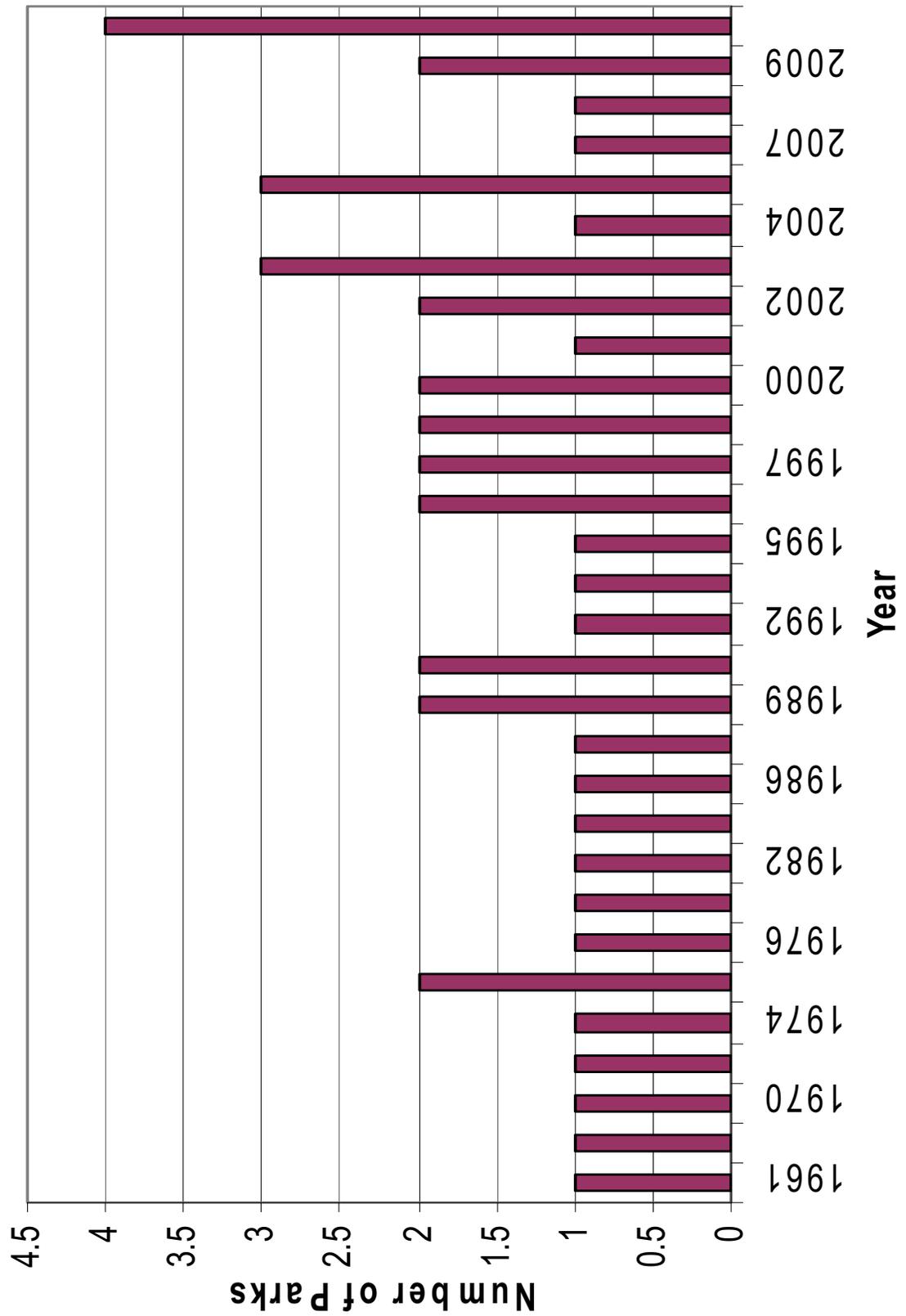
Question 9: Chart 5



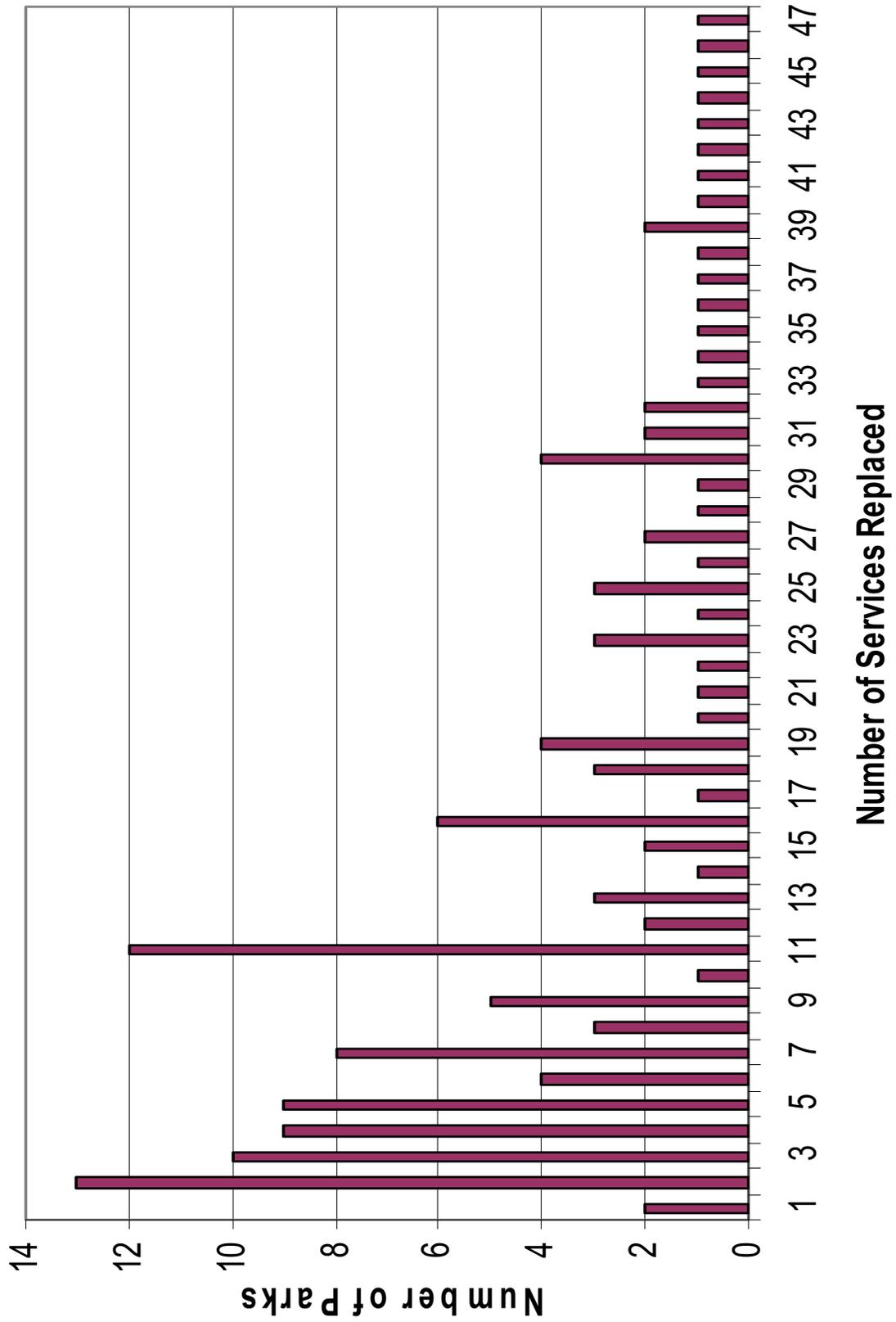
Question 12: Chart 6A



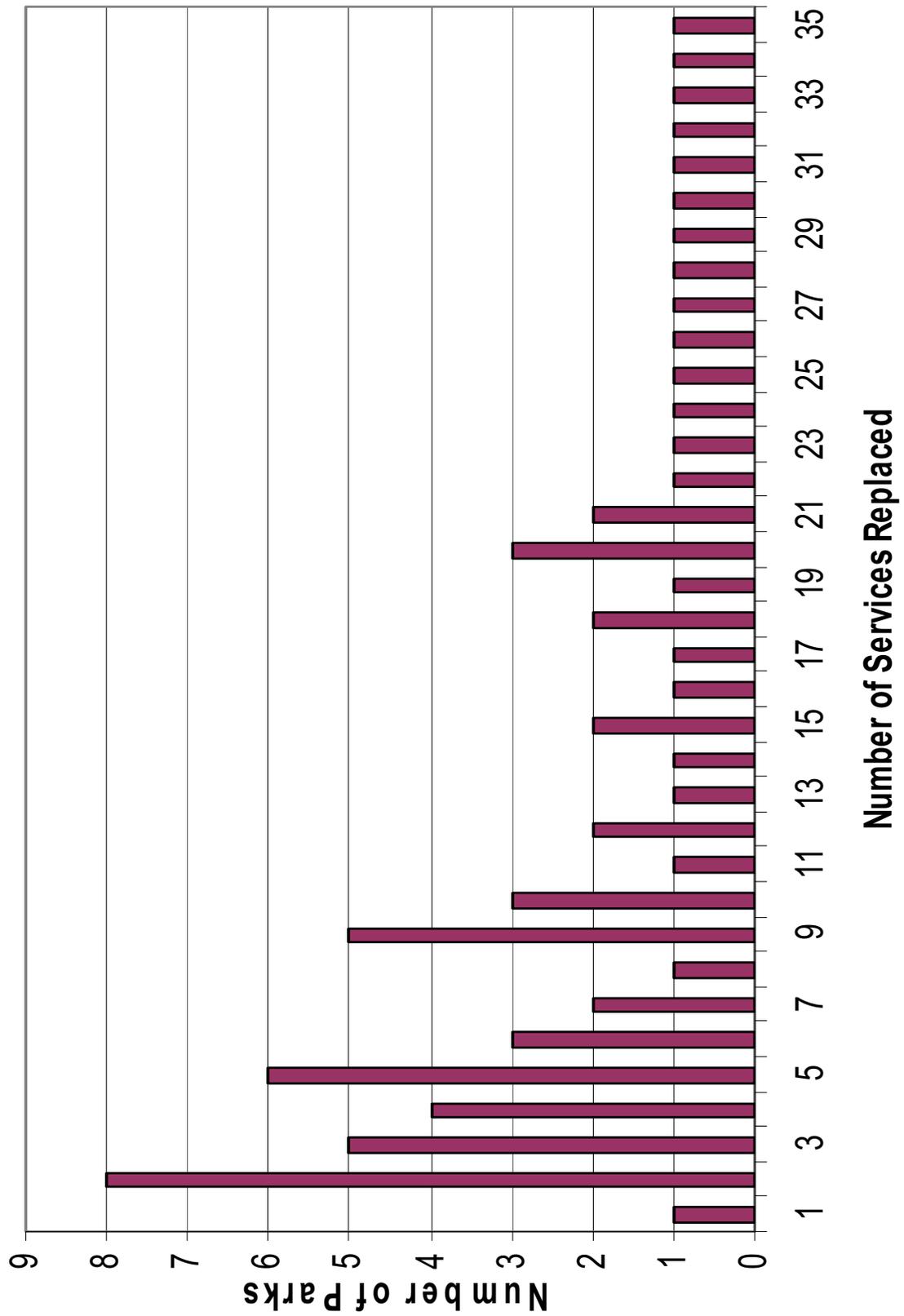
Question 12: Chart 6B



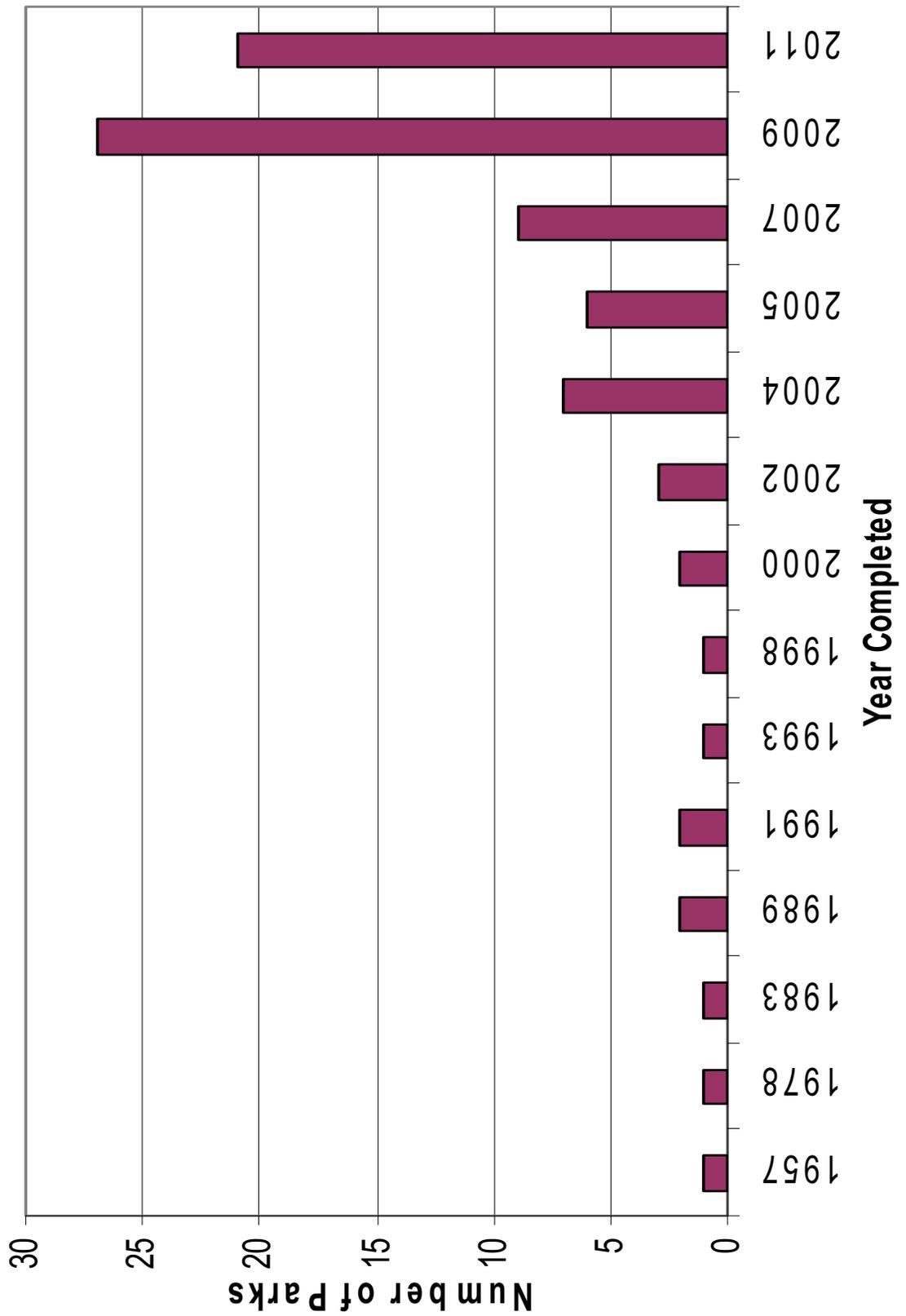
Question 14: Chart 7A



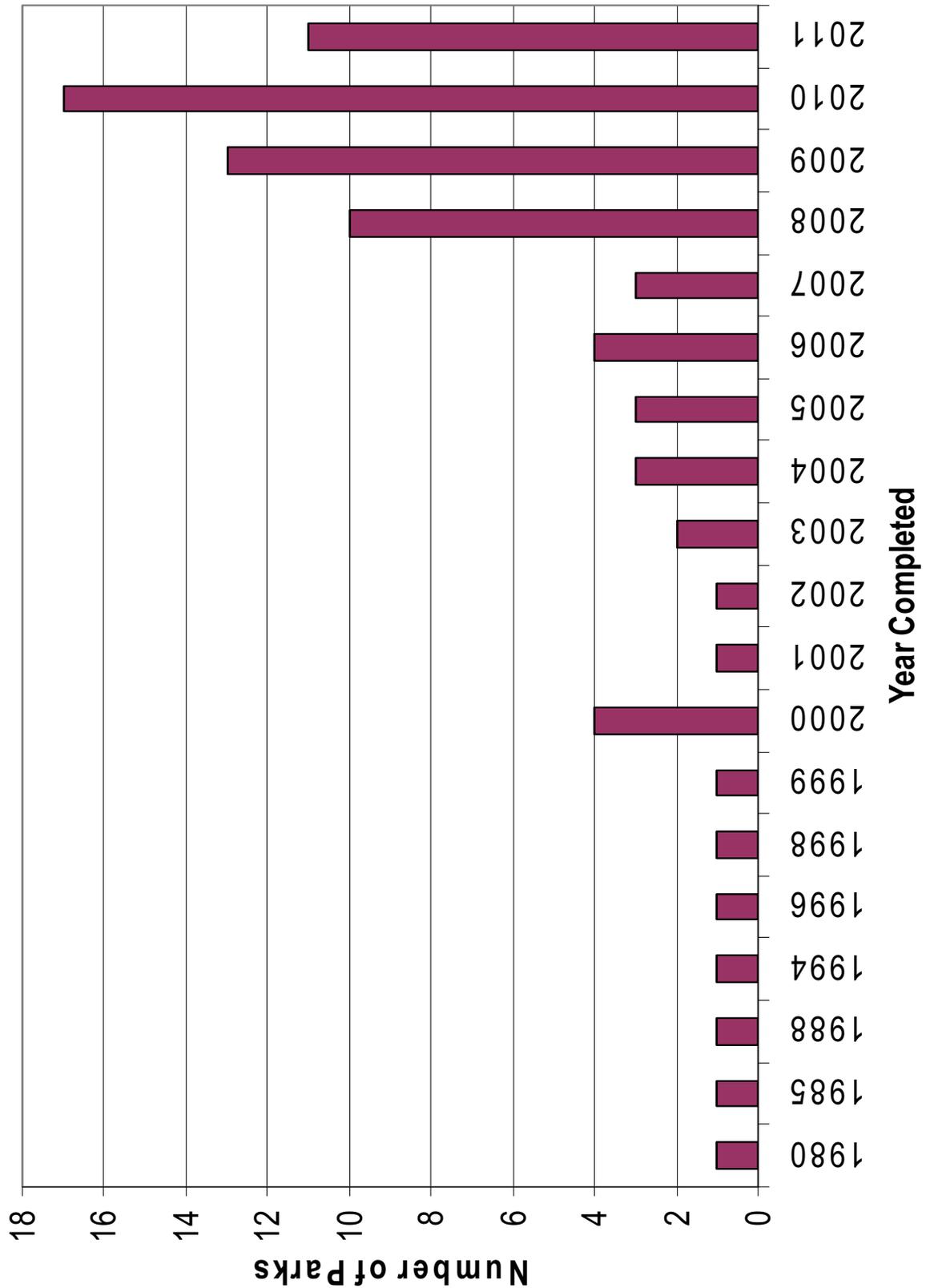
Question 14: Chart 7B



Question 14: Chart 7C



Question 14: Chart 7D



Question 13: List 1

Comments
25 new meters installed in several periods.
Addition to part of the park.
Age of pipe.
Compliance with HCD inspection
Destroyed by wildfire.
Electric to Edison. Southwest gas did it.
Electricity was placed underground years ago.
Every 10 yrs we send electric meters to be checked
Gas to comply with new codes regulations
Grand Replace 2011
have already replaced both gas & electric meters.
Housing Required.
I bought the park in 2002;recommended replacement.
I don't know.
Installed a complete grid of conduit plan approved
It was overhead.
Just bought park on June 2010.
Meters certification.
Neighbor accidently drove through the building.
Never had any problems.
Not inconduct at that time.
Not whole system at once replaced.
Outdated.
Partial replacement of all overhead lines.
Placed underground
Placed Underground.
Preventative maintainance, Increase capacity
Preventive Upgrade.
Previous owner
Replaced before 1984.
Replaced before we bought the park
SMVD took over & direct bills the residents.
Telephone & cables to were above ground
To facilitate new unit installations.
To go underground.

Comments
To understand & take down power poles.
Unknown.
Unknown; Old syystem was propane.
Upgrade of entries community.
Wanted to update.
was above ground, went underground.
We rebuilt entire complex.

Question 20: List 2

Comments
have R/U spaces with master meters not practicals
True up to this point. Have high hopes for future (Must know cost etc)
About 50% are already local electric & natural gas
All systems are inspected regularly and work well.
Approx. half of spaces are for RVs & wont change
Ask the Utilities why they require the rebuilding.
Association wouldn't receive multi-family discount
Contract with JARSCO/ GAS Co in Santa Cruz
Convenience for residents to pay rent+utilities
Direct with AmeriGas Co Electric is submetered.
Do not own gas, but 20 spaces.
Do not wish to pay utility companies for transfer.
Does not tell me the cost this is why.
Don't know this program would work.
Don't think that would ever work.
Don't want change, cost and disruption
Don't want to
Electric supplied by the City of Banning.
Electricity is in good shape
Everything works fine.
Gas to become directly bill or replace
Has been true in the past.
Has been true in the past.
Hope reason will prevent as a result of this study
how much is the cost?
I am interested if there is no charge to me.
I called years ago & S.P.G.&E stated fee \$100,000
If tenants will be paying more, and how it works.
If there was no cost to transfer, then interested.
Loss of Revenue.
Loss of utility income
Manager is really against it.
Most of the spaces are direct billed now.
Need more information on who would pay for this

Comments
Need more information.
Need to learn more abt process & terms of transfer
NO knowledge of costs involved.
NO need to change electric
Not sure of benefitsto me or tenants.
Our tenants prefer one bill inclusive
Plan on installing alternative energy system
Project to increase power to 800amps scheduled
Replacement of safe system as PG&E requires.
Replacements have to be trained on their systems.
Residents are opposed.
Residents are opposed.
Satified with what I have.
See attached letter.
See Attached Letter.
See Note.
Short term rentals, payments would be difficult
Some tenants have bought homes in the park & rent.
Systems already transferred.
Techincians were only trained to repair systems.
Tenants are happy with the way things are!
Tenants move out all the time.
Time for change. Rebiulding safe/efficent system.
True in the past. Hopefully will change.
True up to this point. Have high hopes for future
True up to this point. Have high hopes for future.
True up to this point; safe & sufficeint system.
Uncertainty of PG&E operation and oversight.
Undecided what we want to do.
Upgrade to 66 spaces for electric in 2008.
Wanted PG&E to take over direct service but costly
Way to expensive!
We have already spent a great deal to upgrade
Work with our tenants more than Utililies would.
Works fine - Why change?
Yes as indicated depending on the cost?