



March 28, 2024

The Honorable Stephen M. Casey  
Chairman Municipal Government and Housing Committee  
Rhode Island State House  
82 Smith St  
Providence RI, 02903

RE: Bill Number: 7984 AN ACT RELATING TO TOWNS AND CITIES -- ZONING ORDINANCES

Dear Chairman Casey and Honorable Members of the Municipal Government and Housing Committee:

I am writing to express our support for House Bill 7984, which proposes to allow municipalities to count mobile home units as affordable housing, provided they meet specific requirements, including permanency. This legislation represents a crucial step towards addressing housing affordability challenges and promoting inclusivity in our communities.

House Bill 7984 aims to facilitate the inclusion of mobile homes in municipalities' efforts to meet affordable housing targets. By allowing mobile homes that meet certain criteria, including permanency, to be counted towards the goal of 10% of a municipality's housing stock being low- and moderate-income housing, the bill recognizes the importance of mobile homes as a viable housing option for many individuals and families.

We concur with our members' perspective that mobile homes are unequivocally homes and should be regarded as such. Any housing unit deemed affordable and meeting the requisite criteria should be granted full credit toward achieving affordable housing objectives, rather than a partial credit of 1/2.

Mobile homes play a significant role in providing affordable housing options for individuals and families across our state. By acknowledging mobile homes as a legitimate form of permanent housing, House Bill 7984 not only promotes housing affordability but also fosters inclusivity and diversity in our communities.

We urge support for House Bill 7984 and its efforts to recognize mobile homes as a valuable component of our affordable housing stock. By providing municipalities with the flexibility to count mobile homes towards their affordable housing goals, we can work towards creating more equitable and accessible housing opportunities for all residents.

We have noted that there might be a requirement for clarifications regarding the proposed method of calculation to fully achieve the intent of the legislation. When this language is amended, we would also appreciate your consideration of adjusting the credit to provide full recognition in the final version of this bill.

On behalf of the League of Cities and Towns thank you for allowing us the opportunity to express our views.

Sincerely,

David M. Bodah  
Associate Director

Cc: Honorable Members of the Municipal Government and Housing Committee  
Ernie Almonte, Executive Director, RILCT