

Murray, Dillan

From: Debley, Sean
Sent: Thursday, December 15, 2022 3:58 PM
To: Murray, Dillan
Cc: Kennedy, Ashley
Subject: RE: Casitas Springs Mobile Home Park
Attachments: Re_SEWAGE COMPLAINT REFERRAL - CASITAS SPRINGS MOBILE HOME PARK 8951 Nye Rd, Ventura, CA 93001.pdf

Hi Dillan,

EHD has limited involvement with MHP's in the County unless there is an eminent threat to public health and safety. In regards to sewage releases, we will respond if the sewage is flowing off of the property such as onto the adjacent roadway. This park in particular has had a few complaints in 2020 that were referred to HCD for action. Unfortunately, we rarely receive a response from them after their investigations. The email attachment is the referral we made back in 2020. For MHP's that are on septic, the Regional Water Quality Control Board issues WDR's and most records can be found on [Geotracker](#)

Another classic example of referrals to HCD is the Glenview MHP in south Oxnard, but we can save that for another day. I sit next to Tricia, so feel free to stop by and chat when you have time.

Sean

Sean Debley, Manager

Ventura County Resource Management Agency
Environmental Health Division
800 S. Victoria Ave.
Ventura, CA 93009-1730
P. (805) 648-9248 | F. (805) 654-2480

Visit our website at vcrma.org

For online permits and property information, visit [VC Citizen Access](#)



From: Murray, Dillan <Dillan.Murray@ventura.org>
Sent: Thursday, December 15, 2022 3:44 PM
To: Debley, Sean <Sean.Debley@ventura.org>
Subject: Casitas Springs Mobile Home Park

Hi Sean,

I am the staff coordinator for the Ventura County Mobile Home Park Rent Control Program. My office regulates rent levels at the Casitas Springs Mobile Home Park (8951 Nye Road; APN: 061-0-181-260). Residents have submitted a service reduction petition with my office, meaning they allege a reduction of housing services (related to a variety of health and safety issues).

County of Ventura
May 24, 2023
Mobile Home Park Rent Review Board Meeting
Item 6
Exhibit 4 – Electronic Mail from Sean Debley to
Planning Staff, December 15, 2022

My understanding is that HCD regulates health and safety issues at mobile home parks and HCD has limited or no involvement; I am coordinating with HCD staff. Can you advise if your office has had any role in reviewing/inspecting health and safety issues at this park over the last couple years? Please advise if you would like to discuss.

Thank you,



Dillan Murray | Associate Planner
Planning Division
Dillan.Murray@ventura.org

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Pursuant to the California Public Records Act, email messages retained by the County may constitute public records subject to disclosure.

*****COUNTY OFFICES CLOSED ON DECEMBER 26 AND JANUARY 2*****

From: [Yarber, Mark@HCD](mailto:Yarber,Mark@HCD)
To: [Debley, Sean](mailto:Debley,Sean)
Subject: Re: SEWAGE COMPLAINT REFERRAL - CASITAS SPRINGS MOBILE HOME PARK 8951 Nye Rd, Ventura, CA 93001
Date: Wednesday, September 23, 2020 9:46:30 AM

CAUTION: If this email looks suspicious, DO NOT click. Forward to
Spam.Manager@ventura.org

Hi Sean

I have not heard anything about this.

I will stop by today and talk to the on-site manager and owner.

Thanks for the heads up.

Mark Yarber

Sent from my iPhone

On Sep 22, 2020, at 5:29 PM, Debley, Sean <Sean.Debley@ventura.org> wrote:

Hi Mark,

EHD received a complaint from our Board of Supervisors indicating that multiple residents are experiencing sewage back-ups into their homes and the park owner will not pump the septic tanks. According to one complainant, HCD was notified last week of the unsanitary conditions. Is this park within your area and if so, are you familiar with the complaint allegations?

If EHD can assist HCD with reviewing any septic system repairs, please let me know.

Best regards.

Sean Debley, Manager
Technical Services Section
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