

No. 1 The Plaza  
Sonoma, California 95476-6618  
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Chambolle-Musigny, France  
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Patzcuaro, Mexico  
Penglai, China  
Tokaj, Hungary

January 16, 2018

Sonoma Oaks (formerly Rancho De Sonoma MHP)  
c/o Thomsen Properties  
P.O. Box 15274  
Newport Beach, CA 92659

Re: Confirmation of Calculation of Automatic Annual Rent Increase for 2018

This letter will serve as formal notice by the City of Sonoma, in accordance with the applicable provisions of Chapter 9.80 of the Sonoma Municipal Code (Mobilehome Space Rent Protection) and the administrative guidelines adopted by City Council Resolution 45-2016, that the automatic annual rent increase for Sonoma Oaks (as shown on your correspondence dated January 12, 2018) has been correctly calculated pursuant to 80% of the announced change in the Consumer Price Index (CPI).

The automatic annual increase shall be permitted in May subject to applicable noticing requirements.

Sincerely,

Cathy Lanning  
Administrative Services Manager

# THOMSEN PROPERTIES

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January 12, 2018

City of Sonoma  
No. 1 the Plaza  
Sonoma, CA 95476-6690

Re: Sonoma Oaks (formerly Rancho De Sonoma MHP)  
19275 Sonoma Hwy 12  
Sonoma, CA 95476

May 2018 Annual Rent Control Rent Increase

Cathy Lanning,

Enclosed please find the list of all park spaces subject to the automatic rent increase including the current monthly rent and the amount of the rent increase.

If there is any further information you may need please call Katie Morris directly at 949.722.1698.

Sincerely,



Lisa Gardner  
Thomsen Properties  
Administration Assistant

Sonoma Oaks May 1, 2018 Rent Increase

Site	Resident Name	Lease Type	Next Anticipated Rent Increase	CPI% Actual/80% of December CPI	Current Base Rent	New Rent	Increase
2	Danny Gates	N/A	5/1/2018	2.25%	\$ 377.87	\$ 386.37	\$ 8.50
5	Enrique Manjarrez	N/A	5/1/2018	2.25%	\$ 469.67	\$ 480.24	\$ 10.57
6	Joseph Tassano	N/A	5/1/2018	2.25%	\$ 399.08	\$ 408.06	\$ 8.98
7	Geraldine Laplante	N/A	5/1/2018	2.25%	\$ 418.88	\$ 428.30	\$ 9.42
8	Ronald Gilmour	N/A	5/1/2018	2.25%	\$ 399.08	\$ 408.06	\$ 8.98
9	Glenn Thompson	N/A	5/1/2018	2.25%	\$ 547.96	\$ 560.29	\$ 12.33
10	Christine Stovall	N/A	5/1/2018	2.25%	\$ 399.08	\$ 408.06	\$ 8.98
11	Jeffrey Ferrero	N/A	5/1/2018	2.25%	\$ 399.08	\$ 408.06	\$ 8.98
12	Gary Hermes	N/A	5/1/2018	2.25%	\$ 419.35	\$ 428.79	\$ 9.44
13	Nancy Courtney	N/A	5/1/2018	2.25%	\$ 516.42	\$ 528.04	\$ 11.62
17	Rose Byersdorfer	N/A	5/1/2018	2.25%	\$ 377.87	\$ 386.37	\$ 8.50
22	Jacqueline Herbert	N/A	5/1/2018	2.25%	\$ 377.87	\$ 386.37	\$ 8.50
23	Ruben Tejada	N/A	5/1/2018	2.25%	\$ 399.08	\$ 408.06	\$ 8.98
27	Wesley Gillespie	N/A	5/1/2018	2.25%	\$ 426.32	\$ 435.91	\$ 9.59
28	Terry Paine	N/A	5/1/2018	2.25%	\$ 530.58	\$ 542.52	\$ 11.94
30	Patsy Krafft	N/A	5/1/2018	2.25%	\$ 377.87	\$ 386.37	\$ 8.50
32	Arleen Ranson	N/A	5/1/2018	2.25%	\$ 479.40	\$ 490.19	\$ 10.79
37	Deborah Vanblarcom	N/A	5/1/2018	2.25%	\$ 530.58	\$ 542.52	\$ 11.94
38	Mark Lafranchi	N/A	5/1/2018	2.25%	\$ 399.08	\$ 408.06	\$ 8.98
40	Stephen Clark	N/A	5/1/2018	2.25%	\$ 356.98	\$ 365.01	\$ 8.03
41	Don Hardister	N/A	5/1/2018	2.25%	\$ 419.03	\$ 428.46	\$ 9.43
43	Pierre Fauci	N/A	5/1/2018	2.25%	\$ 479.40	\$ 490.19	\$ 10.79
45	Bryan Byrd	N/A	5/1/2018	2.25%	\$ 599.04	\$ 612.52	\$ 13.48
47	Nancy Bourne	N/A	5/1/2018	2.25%	\$ 451.36	\$ 461.52	\$ 10.16
49	Jill Dilley	N/A	5/1/2018	2.25%	\$ 462.82	\$ 473.23	\$ 10.41
50	Rodney Carr	N/A	5/1/2018	2.25%	\$ 494.98	\$ 506.12	\$ 11.14
51	Dianne Harlan	N/A	5/1/2018	2.25%	\$ 377.87	\$ 386.37	\$ 8.50
52	Judith Cameron	N/A	5/1/2018	2.25%	\$ 474.30	\$ 484.97	\$ 10.67
53	Dave Chambers	N/A	5/1/2018	2.25%	\$ 377.87	\$ 386.37	\$ 8.50
54	Lisa Cass	N/A	5/1/2018	2.25%	\$ 479.05	\$ 489.83	\$ 10.78
55	Donald Vigna	N/A	5/1/2018	2.25%	\$ 485.49	\$ 496.41	\$ 10.92
56	Dana Merker	N/A	5/1/2018	2.25%	\$ 377.87	\$ 386.37	\$ 8.50
60	Michael Warner	N/A	5/1/2018	2.25%	\$ 356.98	\$ 365.01	\$ 8.03
63	Mitchell Wheeler	N/A	5/1/2018	2.25%	\$ 539.22	\$ 551.35	\$ 12.13
65	Marcus Thomson	N/A	5/1/2018	2.25%	\$ 399.08	\$ 408.06	\$ 8.98
66	Donald Driver	N/A	5/1/2018	2.25%	\$ 522.13	\$ 533.88	\$ 11.75
67	Diane Shepard	N/A	5/1/2018	2.25%	\$ 399.08	\$ 408.06	\$ 8.98
70	Ronald Thiebaut	N/A	5/1/2018	2.25%	\$ 606.01	\$ 619.65	\$ 13.64
72	Roberta Warne	N/A	5/1/2018	2.25%	\$ 417.23	\$ 426.62	\$ 9.39

74	Harold Bell	N/A	5/1/2018	2.25%	\$ 445.42	\$ 455.44	\$ 10.02
76	Jose Sanchez	N/A	5/1/2018	2.25%	\$ 436.88	\$ 446.71	\$ 9.83
77	Patrice Schmidt	N/A	5/1/2018	2.25%	\$ 418.79	\$ 428.21	\$ 9.42
83	Clarence Gerhardt	N/A	5/1/2018	2.25%	\$ 399.08	\$ 408.06	\$ 8.98
84	Brenda Bowman	N/A	5/1/2018	2.25%	\$ 442.26	\$ 452.21	\$ 9.95
86	Sandra Connerley	N/A	5/1/2018	2.25%	\$ 789.89	\$ 807.66	\$ 17.77
87	Salvador Garcia	N/A	5/1/2018	2.25%	\$ 474.62	\$ 485.30	\$ 10.68
88	Diane Burnham	N/A	5/1/2018	2.25%	\$ 452.50	\$ 462.68	\$ 10.18
89	John Carrillo	N/A	5/1/2018	2.25%	\$ 377.85	\$ 386.35	\$ 8.50
91	Sandy Diaz	N/A	5/1/2018	2.25%	\$ 444.80	\$ 454.81	\$ 10.01
92	Lisa Coleman	N/A	5/1/2018	2.25%	\$ 489.75	\$ 500.77	\$ 11.02
95	William Casey	N/A	5/1/2018	2.25%	\$ 490.55	\$ 501.59	\$ 11.04
98	Ardath Mac Donald	N/A	5/1/2018	2.25%	\$ 447.84	\$ 457.92	\$ 10.08
99	George Kord	N/A	5/1/2018	2.25%	\$1 048.29	\$1 071.88	\$ 23.59

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