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Procurement

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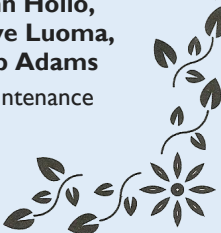
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General Office Intern

Thomas Francisco
Maintenance Manager

Wayne Mansfield
Asst. Maintenance Manager

**John Hollo,
Steve Luoma,
Bob Adams**
Maintenance



Geauga Metropolitan Housing Newsletter

News Release

We are pleased to welcome all of our new residents! We know you will enjoy living in Geauga Metropolitan Housing. If you have any comments, questions or suggestions regarding your new home, please contact your Program Manager. We're here for you! As a reminder, all income changes must be reported in writing within 10 days of the change. Also, to help keep our properties in good repair, please make sure to call in all work orders promptly.

Meet GMHA's New Public Housing Manager: Lisa Price

Happy Spring Everyone!

I am the new Public Housing Manager with GMHA. I actually worked here many years ago as the Public Housing Manager, so it is wonderful to be back! I look forward to meeting everyone in the near future! In the meantime, if you need anything or would like to introduce yourself, I can be reached at (440)-286-7413, ext. 104, or lprice@geaugamha.org.



Lobby Computer

The lobby computer is up and running. It is for public use for filling out applications, paperwork and submitting rent payments via the tenant portals.

Where to Find Lost and Found?

Lost and Found is in the GMHA office on 385 Center Street, Chardon

When are GMHA Board Meetings?

GMHA Board Meetings are every 3rd Tuesday of the Month!

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Spring: a lovely
reminder of how
beautiful
change can truly be.

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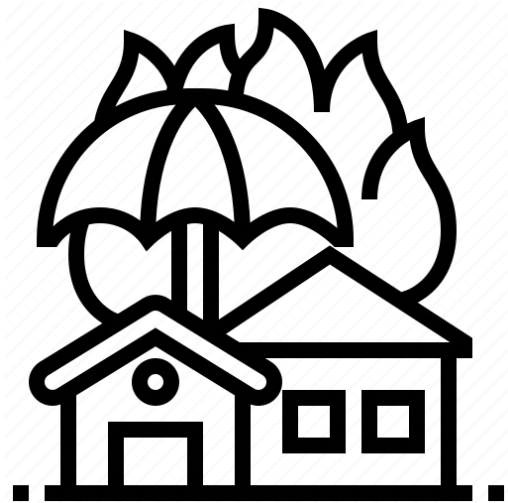
We are sad to report that recently there was a fire in Newbury that took out one of our units. On an even sadder note, the family did not have renters insurance. Renters insurance is extremely important and has many benefits. While not required, it's a worthwhile investment for the reasons below.

Many people are under the assumption that their landlord will cover them if there is a fire, or some other kind of disaster, but that assumption is false. Your landlord's property insurance does not cover your belongings. Renters insurance will help you replace the items that were lost in a disaster. It can also help cover stolen items. You may have more expensive items than you think, such as electronics (phones, tablets and computers) and the entirety of your clothes.

One of the best things about renters insurance is that you can pay approximately \$15 a month for \$35,000 of coverage, which comes out to about \$180 a year. The most expensive renters insurance is \$31 a month. Renters insurance can help protect you and your items at a low price, and makes it easier to recover financially, if you have a disaster. These are but a few of the benefits of renters insurance. Being protected is worth the extra expense!



Important PSA about Renters Insurance



Surge Protectors



The fire in Newbury was a devastating blaze that may have been caused by a power strip. It is highly encouraged to invest in surge protectors instead of power strips, for your safety. There is a common misconception that surge protectors and power strips are one in the same, when in fact, they are not.

A power strip only adds outlet space, while a surge protector protects against voltage spikes, with the added extra space. Having power strips and plugging too much in and overloading the strip can cause a spark and set fire to your home. Not only will surge protectors provide better protection for your home from electrical fires, they can protect your electronics, by not frying them, during a power surge

Although a power strip and a power surge can look similar, a way to tell the difference is the unit of measurement for a surge protector will be in joules. A power surge can last only a second but can have devastating consequences to your home or your electronics. Stay safe with surge protectors rather than power strips and still get your extended outlets.

Jeanne Bostwick Memorial Scholarship Opportunity (2022)

GMHA has established a scholarship for the participants of GMHA's Public Housing and Housing Choice Voucher Programs, as well as those members of the community who meet the income requirements of HUD's Section 3 program. GMHA plans to award two \$1,000 scholarships. Students must complete an application, which is available through the GMHA's main office or website. The students must include a 350-500 (maximum) word essay describing how receiving a scholarship will impact their goals/career, their education goals, as well as any participation in volunteer and community service. See income guideline chart to see if you qualify. Deadline for applicants is May 6th, 2022.

2022 Section 3 Income Limits
As of April 1, 2021

Number of Persons In Family	Gross Amount of Income Limit
1	44,050
2	50,350
3	56,650
4	62,900
5	67,950
6	73,000
7	78,000
8	83,050

Maintenance

Message from Maintenance Murray Manor and Harris House Residents:

Friendly Reminder that only two shepherds hooks are allowed per unit, and you are not permitted to hang bird feeders or outdoor ornaments on the building. This would also include placing flower pots on the outside windowsill and air conditioning unit casing, as this can cause damage. It is helpful to remember that in order for air conditioners to work properly, and cool the apartment, you must keep all the windows closed in the unit. Leaving the windows open will cause the air conditioner to constantly run and risk damage to the compressor, which, in turn, increases GMHA's utility bill for Murray Manor and Harris House and could potentially lead to increased air conditioning fees for those sites.

Multi-Bedroom Units:

Any installation of window air conditioners must be inspected by maintenance, for safe installation, and to make sure that no damage is being caused to the window. It also allows us to make sure HUD's requirements regarding egress are met. If you have installed an air conditioner, please leave a message on ext. 2, and a work order will be generated to have Maintenance come and check the installation.

Lawn Care at Multi-Bedroom Units:

Lawn mowing is the responsibility of the tenant. Maintenance is not able to continually mow tenants' lawn. Lawn charges are a penalty of \$55 per cut with possible additional fees for weed whacking and/or raking. Per the lease: two or more lawn cutting violations may lead to termination of the lease.

Clean Yards:

To all family units, please make sure that your yards are picked up with no excess clutter and any loose trash is picked up and disposed of.

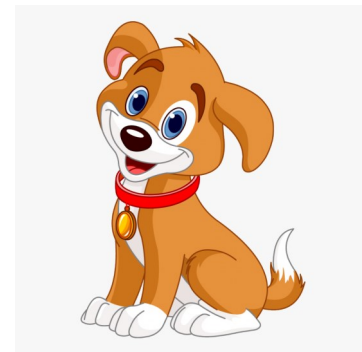
Work Order Requests:

Work Order requests are available through the portal! Please be very specific on the location of needed work inside your unit. Include a phone number that maintenance can reach you at in case there are any questions.

Attention Pet Owners!

With the warm weather upon us, this is a reminder to make sure you are still curbing and promptly picking up after your pet. It's not worth jeopardizing your lease agreement by disregarding the rules. Your compliance will keep our common grounds looking great and your neighbors will appreciate your consideration!

Have a pet or thinking of getting one? Please ask for the pet policy if you are not familiar.

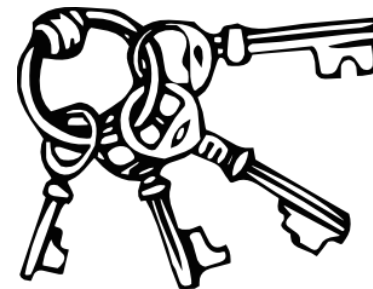


Please be sure to utilize our Tenant Portal for online payments by simply entering your checking or saving's account information and the amount you wish to pay! Please contact Carrie Carlson at ccarlson@geaugamha.org or Kristine Sheets at ksheets@geaugemha.org for a registration code & instructions.

Online Payments via Tenant Portal

Locked Out?

Pursuant of your lease and GMHA policy, if you are locked out of your unit, you will need to contact a locksmith at your cost. Other emergencies that require medical assistance and or law enforcement call 9-1-1.



This is a reminder that there is a no smoking rule in place and marijuana is federally illegal. With GMHA being an agency that is federally funded, it is illegal on our property.

Attention Tenants!

Upcoming Holiday and Special Days

GMHA will be closed these days.

April 8, 2022	1/2 day	Friday
May 30, 2022	Memorial Day	Monday
June 20, 2022	Juneteenth	Monday
July 4th, 2022	Independence Day	Monday



FSS Program

The Family Self-Sufficiency Program is a voluntary program that helps public housing and HCV tenants build savings. While it has many benefits, the biggest benefit is an escrow account that is opened for the FSS participant upon enrollment. As the FSS participant works towards his/her goals and increases his/her earned income, an amount roughly equal to the increase in rent due to the higher earned income is deposited in the escrow account. Basically, this allows you to “save your raise.” Upon successful completion of the FSS contract, the participant receives the money in the escrow account. Kaitlin recently graduated from the FSS program with more than **\$11,500** in her escrow account! Another recent graduate, Danielle, graduated with



more than **\$7,500** in her escrow account. She is exploring homeownership options and hopes to use her savings as a down payment. Several recent graduates have commented that you save money without even realizing it. One graduate said, “You forget about it because you don’t see it,” making FSS a very convenient way to save for the future. **Please don’t wait until you get that new job to enroll. There are benefits to enrolling while you are unemployed or underemployed. Please contact Tracy at (440)-286-7413, ext. 102 for more information.**



Ingredients

4 Frozen Buttermilk Biscuits

1 1/2 cups of chicken stock

1 cup of whole milk

3 tbsp. All purpose flour

1 1/2 tsp. Poultry Seasoning

1 Chopped small onion

1 Cup of Matchstick carrots

3 tbsp. of butter

2 cups shredded rotisserie chicken

1 cup of frozen cut green beans

2 tbsp. of chopped fresh flat leafed parsley

1. Prepare 4 frozen buttermilk biscuits according to package directions.
2. Meanwhile, in a large mason jar, shake together chicken stock, whole milk, flour, and poultry seasoning. Cook onion and carrots in butter in a large saucepan over medium-high heat until softened, 2 to 3 minutes. Slowly whisk in milk mixture. Bring to a boil, reduce heat, and simmer, stirring often, until thickened, 6 to 8 minutes.
3. Stir in shredded rotisserie chicken, green beans, and flat-leaf parsley and cook until warm, 4 to 5 minutes. Season

Stovetop Chicken Pot Pie Recipe



Check out the GMHA website for exciting news updates, and resources regarding groceries bills and COVID 19 relief. Also access to the portal login page. <http://www.geaugamha.org/>

April 2022

Sun	Mon	Tue	Wed	Thu	Fri	Sat
					1 Rent Due!	2 PBJ Day
					April Fools Day	Autism Awareness Day
3 Chocolate Mousse day	4 National Walk around things day	5 National Deep Dish Pizza Day	6 National Carmel Popcorn Day	7 National Beer Day	8 Zoo Lovers Day	9 Name Yourself Day
10 National Siblings Day	11 National Pet Day	12 Grilled Cheese Sandwich Day	13 National Scrabble Day	14 National Dolphin Day	15 National Glazed Spiral Ham Day	16 National Wear Your Pajamas to Work Day
17 Easter	18 National Animal Crackers Day	19 National Garlic Day	20 National Banana Day	21 National High Five Day	22 National Jelly Bean Day and Earth Day	23 National Cherry Cheesecake Day
24 National Pigs in a Blanket Day	25 National DNA Day	26 National Kids and Pets Day	27 National Tell a Story Day	28 National Superhero Day	29 National Zipper Day	30 National Adopt a Shelter Pet Day



**Gauga
Metropolitan Housing Authority**
Your key to affordable housing in Geauga County.

385 Center Street

Chardon, OH 44024