



Monthly Newsletter for April 2021

**CUMBERLAND HOUSING
GROUP**



Exterminator Schedule

April 8 th	Jane Frazier Village, Buildings 7 – 17
April 9 th	Jane Frazier Village, Buildings 1 – 6 & Banneker Gardens
April 15 th	River Bend Court



Preventive Maintenance Inspections

Tenants **must wear a mask** when a housing staff member is in your unit, or you may choose to step outside.

Jane Frazier Village

April 5 th	Bldg. 7	April 12 th	Bldg. 14
April 6 th	Bldg. 3	April 13 th	Bldg. 13
April 7 th	Bldg. 6	April 14 th	Bldg. 17
April 8 th	Bldg. 2	April 19 th	Bldg. 1

Banneker Gardens

April 15 th	328 to 338 ½
April 20 th	302 to 308

As a reminder, a copy of the Inspection will be left in your unit for your information. If any repairs need to be done, maintenance will be returning within 20 days to complete the repairs.

Installing Air Conditioners at Jane Frazier Village

As a reminder, when you install your air conditioner this summer it must be properly installed, secured and proper side panels used. Pillows, blankets, bags, cardboard, etc. is not permitted. Also, per the lease, *“bedrooms with only one window at these developments cannot have a window air conditioner at any time due to the fire marshal requirements of that window being used for an emergency exit”*. If you have any questions, please contact the Maintenance Department at 301-724-2055.

*All Housing Authority Offices
Will Be Closed April 2nd
For Good Friday*

Boys and Girls Club

**Every Monday and Thursday
From 3:30 to 6:30 pm
Jane Frazier Village
Community Room.**

Join them for STEM, Art/Crafts,
Snacks, fun and much more!
For ages 6 to 17.

SMOKE and CO2 DETECTORS

HUD requires that a smoke detector be installed on each living level in all units and a CO2 detector in all units with gas appliances. HACC provides the detectors and has them placed in each living level in all units. Tenant is prohibited from tampering with or disconnecting the detectors or any other safety equipment. If any HACC employee or HUD inspector finds a detector that was made inoperable by a Tenant, a member of the household or a guest within the tenant's unit, the Tenant will be charged \$25.00 for each occurrence. Tenant will be charged accordingly for the repairs and charges will appear on their monthly rent statement.



Spring Clean Up

The CHG Maintenance Department is responsible for the care of all common grounds used by the community as a whole. Keeping up the appearance of the development is a job that you and CHG share. Just like the inside of your unit, you are responsible for the care of the yard and walks around your unit and especially inside the fenced area if your yard is fenced in. Remember you are renting your apartment with the government subsidizing your rent - therefore keeping your yard clean is a year-round job that is required by the lease in which you signed.

With Summer arriving, it is now time for a major cleanup! The majority of the yards is in pretty good shape and only requires minor care. However, there are several yards that are littered with leaves/trash/dead flowers, etc. and/or cluttered with excessive, non-essential items. These yards detract from the majority of the other resident's yards that are trying to maintain a clean and attractive place to live which is also our goal.

Over the past several years, we have been steadily increasing our efforts in the enforcement of the exteriors. This year will be no exception as we step up our efforts even more. We are going to enforce the lease which states that we "reserve the right to restrict **any** items that are left outside on your porch, patio and/or in your yard". We are going to require all yards to be cleaned up and to continually maintain our standards.

GROUNDS – All Developments

The CHG Maintenance Department is responsible for the care of all common grounds used by the community as a whole. However, keeping up the appearance of the development is a job that you and the CHG share. Tenants are required to clean up litter and other forms of trash after their family members or guests in all common areas such as sidewalks, entrances, porches, yards, parking areas, hallways, laundry facilities, community rooms and other common use areas. If you see trash remove it and always deposit your trash in a waste container.

All entrances, sidewalks, walkways, hallways, door entries, stairs, parking areas, etc. which are designed for the exclusive use of Tenants, are to never be blocked and must be kept free from hazards and trash; free of debris and litter; and keeping yard and walks free of bicycles, strollers, toys, wheel chairs, furniture, or other similar articles and are to be stored inside of the rental unit. Shopping carts are not permitted on the CHG grounds and are considered stolen property. Tenants in possession of these carts or seen bringing them onto CHG property will be reported to the police department and a lease violation will be issued. The only exception to this will be those high-rise tenants which previously purchased their own carts as long as the carts remain in their units.

The tenant shall not permit anything to be thrown out of the window of the apartment as well as climbing onto or laying items on the canopies or roofs. The act of dusting or shaking of mops, brooms, or other cleaning material out of either the windows or the doors above ground level of the leased premises is also not permitted.

GROUNDS – Family Developments

Due to the varying development age, design and improvements being performed, all developments have different types of exterior areas which are provided with the rental unit and the tenant is therefore responsible to maintain.

Fences - The CHG is removing fencing from all CHG properties. Additional or tenant supplied fencing is not allowed. Where fencing exists, it must be kept free of grass, shrubs, trees, etc. Nothing can be attached or otherwise placed on any fencing.

Front Porch – All rental units that have an exterior front entrance have a small entry porch. The Tenant shall not keep **any** items on their front porch so as to not impede access to the unit.

Rear Patio or Assigned Area (Jane Frazier Village and River Bend Court) – The items permitted to be in this area are limited to: a commercially designed patio table and maximum of six (6) chairs designed and sold as patio or outdoor furniture, no more than one operating bicycle per person residing in the unit, one propane or charcoal grill and two (2) medium sized flower pots. These items must be on the designated patio or within the assigned area between the common area walk and the building adjacent to your unit. Any items not in the designated area will be removed by maintenance and discarded.

No Rear Patio or Area (all Banneker Gardens units) – Tenants are not permitted to store anything outside of the unit including flower pots, chairs or other accessories.



Storage Unit – If the rental unit is supplied with a storage unit, which are being removed from all units over time, it is to be used for toys, nonflammables, etc. Residents are required to apply a key or combination lock to the exterior storage unit to prevent entry by small children and becoming entrapped.

Miscellaneous - Tires, wheels, car parts, etc. are not to be stored on the site. Flammable materials are to be stored outside of the unit and limited to 1 quart of charcoal lighter fluid if there is a charcoal grill **or** one 20-pound propane tank if attached to a gas grill. Tools and toys of any kind are to be stored in the unit. If these items are found unattended in common areas, yards, etc., they will be disposed of immediately.

The CHG's insurance carrier does not permit tenants to have patio canopies, instant tent shelters, tents, etc. Outdoor furniture made of skids or other non-traditional material is not considered furniture and is not permitted. The CHG reserves the right to restrict any items that are outside on your porch, patio and/or designated area. All walks, parking areas, yards, playgrounds, etc. are considered common areas.



SCREENS - Missing screens are also a Health and Safety hazard, in that a youth could fall from the window when the window screen is missing and it allows unwanted insects to enter the unit. Window and door screens are required to be installed in respective openings at all times. **If your screens need repairing, notify the Maintenance Department so that they can be fixed before the damage becomes too great for repairs.** Be sure to close and lock your windows when you are away from home for security reasons. Keep your screen doors tightly latched so that they will not break in a high wind. **Those windows discovered without a screen in the window by an CHG employee or HUD inspector, will be assessed the sum of \$25.00 per screen.**

The Maryland Energy Assistance Program (MEAP) is now open!

MEAP is a federally funded program, administered by the Department of Human Resources and the Office of Home Energy Programs. This grant helps low-income customers pay their heating bills. There are household income requirements for this program which are listed below. Visit <https://mydhrbenefits.dhr.state.md.us/> to apply. If you are eligible for **MEAP**, you may also be eligible for **Electric Universal Service Program (EUSP)**. Eligible customers receive help that pays a portion of their monthly electric bills. For more information on **EUSP** or other available programs, visit PotomacEdison.com/assistance and click on "Search Assistance Programs."

Income Eligibility Guidelines

Household Size	Annual Income
1	\$22,330
2	\$30,170
3	\$38,010
4	\$45,850

For families/households with more than 4 persons, add \$7,840 for each additional person.

For Tenants Who Need a Birth Certificate

If you were born after 1940 in Maryland, you need to call the Allegany County Health Department @ 301-759-5000, M-F, from 8 am to 4:30 pm. They are issuing birth certificates by appointment only. The cost is \$20, payable by cash, local check, MasterCard and Discover. If all the guidelines are met, you can have your certified birth certificate in 30 minutes after you arrive for your curbside appointment. A government issued ID is required: valid driver's license, United States Passport, DMV photo ID card, military photo ID. No side view photo ID's, ID's that are expired, cracked, chipped, broken or peeling will not be accepted. ID's must include an issue date and expiration date. If the ID does not include a full middle name, an additional form of ID is required, such as a Social Security Card. There is no fee for a copy of a birth certificate of a current or former armed forces member. Specific documentation is required for the military. Call 301-759-5119 for more information.

Birth certificates for years prior to 1940 must be requested from the Division of Vital Records, 6550 Reisterstown Road, Baltimore, MD 21215. You can call them at 1-410-764-3038, push 2, to find out the fee, etc.

Note: If your ID has expired from March 2020 to the present (during COVID pandemic), the Health Department will accept your ID. This is only until the "State of Emergency" has been lifted.



Smart Ways to Use Your Stimulus Check



- **Pay any overdue bills**
Rent, Utilities, Car Insurance
- **Stock your pantry**
Stocking up on non-perishable items
- **Pay Off High Interest Debt**
Credit Cards
- **Necessary Car Maintenance**
Repairs/oil change so car is reliable

If you have not received your Stimulus payment, you can go to the following website to track the status.

https://www.irs.gov/coronavirus/get-my-payment?utm_medium=email&utm_source=govdelivery

Crime Solvers Tip Line

301-722-4300

www.allegany-mineralcountycrimesolvers.com

To report **suspected Drug Activity**, leave an anonymous tip at 301-759-4660.

Are You a Victim of Domestic Violence?

If you or someone you know is in a Domestic Violence situation and needs help, please call the Family Crisis Resource Center Hotline 301-759-9244 for assistance.

Need Help to Quit Smoking?

Are you or someone you know trying to quit smoking? Did you know there are 2 FREE ways to quit? Just call the Allegany County Health Department at 301-759-5050 or Maryland's Quit line at 1-800-784-8669.

