



# CUMBERLAND HOUSING GROUP

# Monthly Newsletter For April 2022



### Exterminator Schedule

April 14 <sup>th</sup>	Jane Frazier Village, Buildings 7 – 17
April 8 <sup>th</sup>	Jane Frazier Village, Buildings 1 – 6 & Banneker Gardens
April 21 <sup>st</sup>	River Bend Court & 1034 Frederick St

### Preventive Maintenance Inspections

April 5 <sup>th</sup>	River Bend Court – Bldg. 6
April 11 <sup>th</sup>	Banneker Gardens - 302 to 308
April 12 <sup>th</sup>	Jane Frazier Village – Bldg. 6

*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. Entry is **MANDATORY** in order to do Inspections as well as repairs. Please continue to call the Maintenance Department (301) 724-2055 with any deficiencies even if your inspection is scheduled in the near future.*

*All Housing Authority Offices Will Be Closed April 15<sup>th</sup> for Good Friday. Happy Easter Everyone.*

### **Jane Frazier Village Tenants – Removal of Storm Doors**

As we move towards making all of our properties uniform for ordered and stocked materials, we will begin to remove the rest of the storm doors at Jane Frazier Village. This is the only property that still has these doors installed. There are many parts that we are no longer able to get and therefore, cannot repair properly. Beginning in June, Maintenance Staff will begin taking these doors off every apartment. There will be no exceptions or delays to this process. The work will start in the order of the buildings, such as Buildings 1, then 2, then 3, etc. Work will continue until all storm doors have been removed from each building. If you have any decorations on the doors, please remove them prior to June as they will not be removed for you. If you have any questions, please see your property manager.

### *Happy Retirement!*

Congratulations to **Mr. Steve Kesner, President & CEO**, on his retirement! Mr. Kesner has been working in the housing industry for over 30 years, and with Cumberland Housing Group for over 11 years. During this time, he has made many improvements to the organization and created a great place to work. While it is with great sadness that we say good-bye, we wish him good luck on the adventures that are ahead.

### *Congratulations on Your Promotion!*

We are happy to announce our current VP and Chief Financial Officer, **Michele Bender, will be taking over as the new President & CEO** of Cumberland Housing Group. Ms. Bender has been with the agency for 29 years. Best of luck to her in the new position!

### *Welcome Aboard*

Kyra Barger was hired as a Property Manager. Kyra started working around mid-January. Her roll will be to learn the functions as a Multi-Family Property Manager. We welcome Kyra to the Cumberland Housing Group and feel she will be a great asset to our organization and residents.



## **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 your Property Manager.

## **River Bend Court Tenants**

The onsite office at RBC is now officially open. Use the drop box at RBC to drop off your rent payments and any other documents. It is there for your convenience.

The phone number for the office is **240-362-9225**. Haley Dent's extension is **302**. Office hours are Monday thru Friday from 1pm - 4pm by APPOINTMENT ONLY.

If Haley does not answer the phone, please leave a message and she will return your call. Do not call the Main Office for Haley, as you will be transferred to her office at RBC.

## **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. 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.

*Continued on Next Page*



**Family Developments** 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, 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.



**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.**



**Why was the donkey  
annoying his friend?**

It was April Mules' Day!

**SENIOR APARTMENTS  
"NOW" AVAILABLE**

AGE 62 AND OLDER NEEDING  
ASSISTANCE  
FEES BASED ON INCOME

**Willow Valley in Cumberland**  
Daily Meals, Housekeeping  
Personal Assistance  
Medication Administration

*Any current tenant of the Cumberland  
Housing Group, age 62 or older  
would be able to transfer to Willow  
Valley if you qualify for these  
services.*

**Grande View in Westernport also has  
apartments available.**

For More Information, Call  
**301-759-2880**

**Grass Cutting Season is Upon Us**

As a reminder, the yard areas in front and in back of the units at Jane Frazier Village and River Bend Court are now considered common space and not your own personal space. As a result of this modification, the common space will be maintained (mowed, trimmed, etc.) by our Maintenance Department. Any lawn furniture, grills, toys, etc., must be removed from the yard areas and stored either: 1) on the rear concrete patios at River Bend Court; or 2) within the storage shed at the rear of your unit or stacked close to the rear of the building with your storage shed at Jane Frazier Village.

Staff will not be responsible for damage to any personal belongings in the yards or outside of the units. Since these areas are now common space, any toys, furniture, etc. which are in the yards at the time of mowing will be removed and disposed of in the dumpster.

Any lawn areas that have been dug up for any reason must be returned to grass. Any bushes, shrubs or plants that are next to the building will need to be removed immediately or they will be removed by our Maintenance Department when the grass is mowed. Your lease does not permit you to plant anything on the property or make modifications.

Please take care of any items that may pertain to your household immediately to avoid plants, belongings, etc. from being removed from the area when the grass is cut.



## Miss Storytime Stacy

Come on Wednesdays to South Cumberland Branch  
Allegany County Library from 11-12!  
Free books and crafts!! Lots of fun!



### COVID-19 Information

To get the latest on the COVID-19 Vaccine, call the COVID-19 call center at 240-650-3999.

There is free drive through COVID-19 testing Mondays, from 2 pm to 7 pm, and Wednesdays and Fridays from 8 am to 2 pm at the Allegany County Fairgrounds, 11400 Moss Avenue, Cumberland, Maryland.

Use these links to get FREE COVID test kits delivered to your home:

<https://special.usps.com/testkits>

<https://covidtests.gov/>

### TO ORDER BY PHONE:

If you do not have access to the internet, please call 1-800-232-0233 (TTY 1-888-720-7489)

Hours: 8 am - Midnight Eastern, 7 days per week

### FOOD GIVEAWAY!

Third Thursday of every month in the parking lot.  
(Next one will be on April 21, 2022).

Time: 2 pm to 4 pm.

**St. John's Lutheran Church.**

**Located in the church parking lot.**

400 Arch Street, Cumberland

Questions: call 301-724-7250

*All Maryland Residents are Eligible*

### 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.

### **The Boys and Girls Club is at all 3 Family Developments!**

JFV: Monday thru Friday from 3:30-6:30

BG: Tuesday and Thursdays from 3:30-6:30

RBC: Monday and Wednesday from 3:30-6:30

Join them for fun, snacks and more.

Coming soon, information about  
**FREE Summer Camp.**

### Put your Tax Refund to Good Use

Join many other residents and pay your rent ahead by one month to avoid late charges and court costs and pay off any repayment agreements for maintenance charges or back rent that you owe to the Cumberland Housing Group. This will save you money in the future.



**Healthy Families**  
Allegany County™

Healthy Families Allegany County is a free and voluntary home visiting program helping pregnant women and parents of newborns get their children off to a healthy and safe start.

**301-759-2415.**

### **Visit with the Easter Bunny**



Hey kids - the Easter Bunny is coming to downtown Cumberland, Saturday, April 16.

He'll be making his appearance at the McCoury Family Stage. The first 300 kids will receive a free goodie bag.

**APRIL 16, 2022**  
**11:00 AM – 1:00 PM**

### **THE JELLY BEANS**

Red is for the blood He gave,  
Green is for the grass He made,  
Yellow is for His sun so bright,  
Orange is for the edge of night,  
Black is for the sins we made,  
White is for grace He gave,  
Purple is for His hours of sorrow  
Pink is for our new tomorrow.



May every day be Easter in your heart.  
May the Joy you feel on Easter morning be the Joy of each day of your life.

### **Crime Solvers Tip Line**

301-722-4300

[www.allegany-mineralcountycrimesolvers.com](http://www.allegany-mineralcountycrimesolvers.com)

To report **suspected drug activity**, leave an anonymous tip at 301-759-4660.



Please Keep and Put on  
Your Refrigerator!

# House Cleaning Checklist

DAILY

WEEKLY

MONTHLY

**Kitchen**

- Wash dishes
- Clear and wipe table
- Wipe countertops and stove
- Wipe the sink
- Sweep
- Wipe up spots on the floor
- Take out trash

- Wipe up spills in fridge
- Throw out old food
- Clean outside of appliances
- Scrub and shine sink
- Shake or vacuum rugs
- Mop

- Dust blinds and vacuum curtains
- Wash windows
- Wipe cupboard doors
- Clean fridge
- Clean oven and oven hood
- Clean small appliances
- Wash trash can

**Bathroom**

- Spray shower with shower mist
- Clean mirror
- Wipe the sink and counter
- Clean the toilet bowl
- Wipe toilet seat and rim

- Mop
- Clean sink/countertop
- Wipe door/knobs
- Clean tub
- Clean outside of toilet
- Empty trash
- Shake or vacuum rugs

- Clean showerhead
- Wash windows
- Wash rugs
- Wash trash can

**Bedrooms**

- Make bed
- Straighten nightstand
- Put clothes away

- Change sheets
- Dust
- Vacuum

- Straighten shoes
- Straighten drawers
- Dust blinds/vacuum curtains
- Wash windows
- Vacuum around the edges of room

**Living/Family Rooms**

- Clean up the clutter
- Straighten pillows/cushions
- Straighten coffee/end tables
- Wipe spots off tables

- Dust
- Vacuum
- Straighten books, DVD's, etc.

- Clean mirrors/dust pictures
- Clean electronics
- Dust blinds/vacuum curtains
- Wash windows
- Vacuum couch
- Vacuum around the edges of room

**Home Office**

- Clean up the clutter
- Sort mail

- File Papers
- Dust
- Vacuum

- Clean mirrors/dust pictures
- Dust blinds/vacuum curtains
- Wash windows
- Vacuum around the edges of room

**Laundry / Utility Room**

- Laundry - clothes
- Sweep

- Dust shelves
- Wipe washer/dryer
- Clean sink/countertops
- Wash bedding and towels
- Remove lint from dryer vent

- Clean insides of washer/dryer
- Wash windows
- Change filters on heating/AC units
- Mop

**Entryway / Porch**

Pick up Clutter

Sweep Entry and Steps

Wash Windows

