



CUMBERLAND HOUSING GROUP

Monthly Newsletter

For June 2022



Exterminator Schedule

June 9 th	Jane Frazier Village, Buildings 7 – 17
June 10 th	Jane Frazier Village, Buildings 1 – 6 & Banneker Gardens
June 16 th	River Bend Court



Preventive Maintenance Inspections

June 1 st	River Bend Court – Bldg. 2
June 7 th	Jane Frazier Village – Bldg. 11
June 15 th	Banneker Gardens – 310 to 316

*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.*

As a Reminder....



Swimming pools or any other water-based entertainment item of any size are NOT ALLOWED.

Problem with Mold

The tenant is responsible to keep mildew and mold out of your tubs, showers, and toilets. After your bath or shower, leave the bathroom door open and the fan run for 30 minutes if the bathroom is steamy when you are done. Be sure to keep your tubs, shower, and toilets clean! Clean them regularly.

Extermination Treatment

If you are **covid positive**, you will be asked to step out of the apartment so that the exterminator can treat your apartment.

Freezer Use

When using the freezer in your refrigerator, please do not overpack it with items. The vent in the back needs to have space around it in order for it to work properly. If items are blocking the airflow, your food items will not stay frozen and water will begin to form inside.

Job Resources Available!

We want to provide our tenants with as many local resources as possible. Allegany HRDC is just one resource that has free online job workshops every month available to the public. Please check our website under **News Releases** and our bulletin boards for monthly job workshop/job fair updates.

The Cumberland Housing Group will be closed on Monday, June 20th in celebration of Juneteenth.



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

JFV: Monday thru Friday from 3:30-6:30
BG: Tuesday and Thursday from 3:30-6:30
RBC: Monday and Wednesday from 3:30-6:30

Join them for fun, snacks and more.

*Happy
Father's
Day!*
June 19th

**See last page about the
FREE SUMMER CAMP PROGRAM.**

FOOD GIVEAWAY!

Third Thursday of every month in the parking lot.

(Next one will be on June 16, 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

LEARN THROUGH PLAY

Y Family Center Playgroup is at the JFV Community Room on the 1st and 3rd Tuesday of every month from 11-12. Enjoy a craft, a free book, snack and monthly giveaways!

Tuesday, June 7th 11-12

Tuesday, June 21st 11-12

****Birth to 4 years old****

5 Reasons to Keep Your Lawn Neat

1. Mice and snakes are attracted to weeds and long grass.
2. Garbage and litter give mice food and shelter.
3. **YOU** will be charged a fee if the Housing Authority has to remove any garbage bags, pizza box's, etc.
4. Whether or not you have a dog, **clean up any feces** in your yard.
5. Keep your personal items next to the building so that it is not thrown away when maintenance comes to mow your yard. ***So, keep your yard nice looking and safe for the kids.***

**Schedule of
Standard Maintenance Charges**

We always get questions from tenants when they are charged for these services. Here are a few on the list to remember:

- Apartment Lock Out (M-F, 7 am to 5 pm excluding holidays) is \$7.85.
- Apartment Lock Out (Overtime rate for hours outside of above) is \$31.50.
- Failure to Report Need for Maintenance Repairs (Liquidation Damage) is \$25.00.

All other charges for repairs, replacements, cleaning or other work performed not listed on the Schedule due to tenant neglect or other cause, will be at the actual cost of the material plus 15% overhead and at the labor rate that is listed on that list to perform the task required.




Make sure to check your Addendum D, SCHEDULE OF STANDARD MAINTENANCE CHARGES in your Lease Book or on our website, www.cumberlandhousing.org

**If In Doubt, Call 2-1-1
County United Way Help Line**

If you have questions about other resources specific to your situation. Who can you contact? 2-1-1 is a number you can dial and speak to someone about resources in your community that may be able to help. 2-1-1 is available 7 days per week, 24 hours per day. You can speak with someone at 2-1-1 about issues you may be facing like not having enough food, your mental health, health insurance, domestic violence, COVID-19 questions, help paying bills, or anything else health or human service related.



The top five reasons for eviction

	<p style="text-align: center;"><u>Rent – late or unpaid</u></p> <ul style="list-style-type: none"> • Rent is due the 1st of the month. It is considered late after the 7th of the month. River Bend Court 5th of the month. • If you pay your rent late 4 times within a 12-month period, PHA proceeds with lease termination. • If you do not pay your rent in full, PHA files Eviction Actions (unlawful detainers) in District Court around the 25th of the month.
	<p style="text-align: center;"><u>Illegal Drugs</u></p> <ul style="list-style-type: none"> • “One Strike & you’re out” is a federal policy. If illegal drugs or drug paraphernalia with traces of illegal drugs are found in your possession or home --- you will be evicted. This includes any guests that may have illegal drugs also. • Marijuana, opium, and khat are examples of illegal drugs.
	<p style="text-align: center;"><u>Unauthorized Guests</u></p> <ul style="list-style-type: none"> • Guests can stay with you for a maximum of 14 days from January 1 – December 31. If your guests stay longer, you can be evicted and, possibly, convicted of fraud in Federal court. Our experience has shown that guests are the #1 cause in the majority of evictions.
	<p style="text-align: center;"><u>Poor Housekeeping</u></p> <ul style="list-style-type: none"> • You need to keep your home neat & clean. Your home will be inspected each year by PHA and must meet PHA Housekeeping Standards. Cleaning your home and maintaining the exterior around your home is your responsibility.
	<p style="text-align: center;"><u>Neighborhood Disturbances</u></p> <ul style="list-style-type: none"> • Your home is for YOUR enjoyment. Disturbances or loud noise happening inside or outside your home that can be heard by your neighbors can be grounds for eviction. Illegal activity <u>anywhere</u> can also be grounds for eviction.

Avoid Late Fees and Pay your RENT online!

Go to cumberlandhousing.org and click on the “Click here to make an online payment” tab. Simply follow the instructions. No need to leave home, go to the bank or get a ride to one of our offices. And no need for the hassle of buying money orders, envelopes or stamps.

Hope Station Fresh Produce Giveaway

June 23th, 11 am to 3 pm

The next food drop will be held on June 23rd from 11 am to 3 pm. Tenants will need to go to the Hope Station at 632 N. Centre Street if you need fresh produce. You can call 240-362-7168 for more information or if you have questions.

Behavioral Health Resources

If you need to know the Mental Health Providers or Substance Use Providers in our area, please contact Pama Wilson, Resident Service Coordinator at 301-722-7977 or 301-724-1544. She can make you a copy of the providers in our area.

Crime Solvers Tip Line

301-722-4300

www.allegany-mineralcountycrimesolvers.com

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

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.

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.



Notice to Cumberland Housing Residents

Public Awareness Program Message Natural Gas Safety Instructions

Natural gas for your appliances is delivered through a jurisdictional natural gas pipeline system. The system is a safe, reliable and efficient way to deliver natural gas for your heating, water heating, cooking, and clothes drying needs. Although safe, tested and regulated, the system's most common hazard is from 3rd party damage from excavation. Before digging or excavations are done, contact Miss Utility at 1-800-257-7777 or 811 and call Cumberland Housing at 301-724-2055. Please read the following safety information:

*Natural gas, like all forms of energy and like many other products found in the home, is capable of doing damage and **MUST** be used properly. Here are some facts everyone should know about gas and gas operated equipment:*

Gas Accidents can be avoided when you follow these safety rules:

1. Teach children that they are not to turn on or light appliances
2. Keep combustibles (curtains, paper, and fluids) away from any open flames.
3. If lighting is required - always light match first and hold it at point of lighting before you turn on gas.
4. Keep burning surface clean of dirt, match ends, grease, etc.
5. Repair and installation is a job for experts. Never attempt to do it yourself.
6. Use equipment for the job it was intended to do - for example, an oven should NOT be used to heat a room.

Your senses can help you to discover a gas leak.....

- >SMELL: A distinctive odor has been added to natural gas so that less than 1% of gas in the air can be detected.
- >SIGHT: In some appliances you can see the flame so you know it is working.
- >TOUCH: With some appliances you can feel overheating or cold in the burner area which would indicate trouble.
- > HEARING: If the flame sounds unusually noisy, it may not be burning properly.

If you smell gas:

1. NO FLAMES OR SPARKS! – Immediately put out all smoking materials and pre-existing open flames. Do not operate lights, appliances, telephones or cell phones. Flames or sparks from these sources can trigger an explosion or fire.
2. LEAVE THE AREA IMMEDIATELY – Get everyone out of the building or area where you suspect gas is leaking.
3. REPORT THE LEAK – From a neighbor's home or other nearby building away from the gas leak, call your natural gas supplier right away. If you are unable to reach your natural gas supplier, call 911 or your local fire department.
4. DO NOT RETURN TO THE BUILDING OR AREA - Until your natural gas supplier determines that it is safe to do so.
5. GET YOUR SYSTEM CHECKED - Before you attempt to use any of your natural gas appliances, your natural gas supplier or a qualified service technician must check your entire system to ensure that it is leak free.





Story Time in the Park

- Every Tuesday & Thursday at 10:00 AM
- Suitable for families and all ages



- June 14 though August 4
- Take home a free craft!
- Take home a free book!

**OCEANS OF
POSSIBILITIES**

Schedule subject to change and weather permitting

Kids Jokes

What did the baby corn say to its mom? *"Where is popcorn?"*

Why did the teddy bear say no to dessert? *Because she was stuffed.*

Do fish go on vacation? *No, because they're always in school.*

What do you call a snowman in July? *A puddle.*

What has four wheels and flies? *A garbage truck.*

Why can't you tell a joke to an egg? *It might crack up!*



Request to join our **Facebook** group '**Cumberland Housing Activities and Events**'

This page will share local events, activities, resources, jobs and more. Tenants may also share to the page about other important information affecting our developments and our community.

You can also request to join **Cumberland Housings Facebook page** for updated information about the developments.

Get Creative this Summer...

Start A Movie Night Tradition

Movie nights are perfect for families and friends who need a night off from their busy lives. Start a family tradition by hosting a weekly movie night and take turns each week picking out a movie. Have everyone dress in their favorite pajamas, make plenty of movie snacks, and snuggle up on the couch.

Teach your kids how to cook simple foods they like

Teach the kids how to make their favorite food — such as grilled cheese or cupcakes. Making meals together is a great way to bond with your kids, and they'll feel proud as they're eating the finished product.

Reinforce the positives

Reward the kids for their good behavior with small prizes and positive phrases like, "I'm so proud of you for cleaning your room all by yourself" to continue to motivate them.

Have a Safe and Fun Summer





BOYS & GIRLS CLUBS

CUMBERLAND

SUMMER PROGRAM /CAMP REGISTRATION:

PARENTS/KIDS- PLEASE RETURN APPLICATION ANYTIME, BUT NO LATER THAN TUESDAY, JUNE 21ST, 6PM

WE WILL BE HOSTING A "SIGN-UP OPEN HOUSE" AT JANE FRAZIER COMMUNITY ROOM FROM 4PM-6PM.

*If you have a copy of child's immunization record, please bring it with you.
(We will need it by the 1st day of attendance.)*



WHAT: BOYS AND GIRLS CLUB SUMMER PROGRAM/CAMP—

Breakfast & Lunch included. Activities, Programs, Lots of Fun, and Much More!

WHEN: JUNE 27TH-AUGUST 12TH M-F, 9AM-4PM

WHO: CHILDREN AGES 6-12 FROM Jane Frazier, Banneker Gardens or River Bend

WHERE: THE COMMUNITY ROOM AT JANE FRAZIER

COST: FREE!!

