

RENT PAYMENTS

1. Rent is due on the 3rd of the month.
2. You have through the tenth (10th) of the month to pay your rent without a late fee.
3. On the 11th day of the month, a late charge of \$25.00 will be added to the account as part of the current bill. (Reference Item 2.C. of your lease)
4. A late letter will be sent on the 11th that gives you 30 days to either pay the current charges or vacate the unit.
5. After the 30-day period, a detainer warrant for non-payment of rent will be issued and a court date set to seek judgement on the matter. Court costs will be added to your account. (Minimum of an additional \$170.50). You may contact our office with any questions. 762-7532

We do not discriminate on the basis of disability status in the admission or access to, or treatment or employment in, our federally assisted programs and activities. If you are disabled and would like to request an accommodation or if you have difficulty understanding English, please request our assistance and we will ensure that you are provided with meaningful access based on your individual needs. Federal civil rights laws addressing fair housing prohibit discrimination against applicants or tenants based on one or more of the following classifications: race, color, national origin, sexual orientation, gender identification, disability, religion, and familial status.



The Angel Tree project that the US Postal Service hosted for the children residing in the LHA properties again was a big success. We hope it helped to make a difference for your Christmas this year!



Office Staff

Vicki Engelhardt – Executive Director
Scott Durham – Business Operations Manager
Alex Gillespie – Business/HR Manager
Jimmy Stephens – Property Manager
Velta Flippo – Occupancy Specialist
Jerrri Anne Daniels – Occupancy Specialist
Darla Harlan – Occupancy Specialist

Maintenance Staff

Matt Olive – Maintenance Supervisor
George Bentley – Maintenance Mechanic
Josh Hill – Maint. Mechanic/Clerk of Works
Stan Cross – Maintenance Mechanic
Kelly Massa – Maintenance Mechanic
Eric Goolsby – Maintenance Mechanic

Phone Directory

Main Office (931) 762-7532
Emergency Work Orders (931) 762-9436
Reasonable Accommodations Are Available Upon Request



NEW ADDITIONS TO CRIMINAL TRESPASS LIST

- Timothy Frost
- Quinton Robinson

If you see these individuals on LHA property, contact law enforcement.

Resident CONNECT

January



Issue 2023-01



Important Dates to Remember

JANUARY 3RD – RENT DUE
JANUARY 11TH – RENT LATE
JANUARY 2ND – OFFICE CLOSED FOR NEW YEAR HOLIDAY
JANUARY 16TH – OFFICE CLOSED FOR MLK DAY

2023 LHA CALENDARS ARE IN:

If you haven't already gotten your calendar, be sure to pick one up next time you're at the office!

Cold Weather Reminders

- Please make sure that you disconnect the water hose from any outside faucet to help prevent freezing pipes.
- NEVER turn off your thermostats as pipes could freeze.
- On nights the temperature is below freezing, open the kitchen cabinet doors under your sinks to allow warm air to get to your pipes, and also allow the faucet to drip, which helps keep water moving so that it will not freeze.
- Turn your thermostat on Auxiliary/Emergency Heat when temperatures are below freezing.

Pest Control

THIS IS YOUR 48 HOUR NOTICE

- Jan. 3 - Crowson
- Jan. 10 - Crescent Factory + Clearview
- Jan. 17 - E. Taylor, Stephens, Stewart, Dawn, Perry, Windsor, Violet, Kay + High
- Jan. 24 - Roberts

We will inspect smoke detectors and blocked egresses. Please leave screen doors unlocked and have pets contained.



Yard Clean-Up

Please make sure all Christmas décor and trash is cleaned up after the Holidays!

WHEN THE HOLIDAYS ARE OVER



AND YOU HAVE TO FACE REALITY AGAIN



****COMING IN 2023****

We have some updates to our units coming in the new year! You will receive notices when these updates will occur. Please be prepared for maintenance/contractors to enter your unit to get these projects completed:

- NEW SMOKE DETECTORS
 - ALL UNITS
- NEW KITCHEN CABINETS (48-3)
 - 224 Clayton
 - All of Ernest, Mildred, & Belmont
 - 353 Berger
 - 305, 307, 309, 310, 311, & 312 Fisher Alley
 - 353, 341, & 337 Deller
 - All of Crescent Factory
 - 1000-1009, 1010-1019, 1020-1023, 1100-1109, & 1111 Roberts
 - 1002, 1004, 1006, 1008, 1010, & 1012 Crowson
- VARIOUS UPDATES (48-9)
 - Stewart, E. Taylor, Kay, High, Violet, Stephens, Windsor, Perry & Dawn

Dr. Martin Luther **KING, JR.**

To honor King's legacy, citizens across the country often view the third Monday in January as a day of service and volunteer at organizations in need. Learn interesting facts you may not have known about this civil rights leader by checking out the illustration below.

{ Interesting facts }

Born Michael Luther King, Jr., but changed it to Martin because his father changed his in honor of the founder of the Lutheran denomination.

In 1964, at the age of 35, he was the youngest man to have received the Nobel Peace Prize and donated his \$54,123 prize money to the civil rights movement.

He became the first black American to be honored as *Time Magazine's* Man of the Year.

King is the subject of U2's song "Pride (In the Name of Love)," which reached #2 on Billboard's Mainstream Rock Singles in 1984.

January 20, 1986 was the first national celebration of King's birthday as a holiday. To date, all 50 states observe the third Monday in January to honor King.

The four-acre Martin Luther King, Jr National Memorial, complete with a 28-foot-tall statue of King, is scheduled to open August 2011, between the Jefferson and Lincoln memorials.

Delivered the "I Have a Dream" address before 250,000 PEOPLE in Washington D.C.

Between the years 1957 and 1968

Traveled more than SIX MILLION MILES	Arrested more than 20 TIMES	Spoke more than 2,500 TIMES	Awarded FIVE HONORARY DEGREES	Assaulted at least FOUR TIMES
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