

## **RENT PAYMENTS**

1. Rent is due on the 3<sup>rd</sup> of the month.
2. You have through the tenth (10<sup>th</sup>) of the month to pay your rent without a late fee.
3. On the 11<sup>th</sup> 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 11<sup>th</sup> 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

### **Rent Relief is now coming to an end.**

**Please make sure you are keeping up with your account balance. You can check your balance and also make payments by creating a Tenant Portal account through our website at [www.lawrenceburgha.org](http://www.lawrenceburgha.org). If you need assistance with your tenant portal, please contact the office.**

## **NEW ONLINE RESOURCE CONNECTS TENNESSEANS IN SUBSTANCE-USE CRISIS TO LOCAL TREATMENT SERVICES**

**[FindHelpNowTN.org](http://FindHelpNowTN.org)**

is a new substance abuse treatment locator website from the Tennessee Department of Health. This site can help you or someone you know who is struggling with substance use disorder get connected directly to care and help.

**[findhelpnowtn.org](http://findhelpnowtn.org)**

### **Office Staff**

Vicki Engelhardt – Executive Director  
Scott Durham – Operations Manager  
Alex Gillespie – Business/HR Manager  
Jimmy Stephens – Property Manager  
Jerri 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*



### **\*\*HUD Inspections\*\***

**THANK YOU** all for your help and cooperation with the HUD inspections; we passed! We will begin Annual Inspections on ALL units as required by HUD in the coming months. More information to come.

## Resident *CONNECT*

**April**

Issue 2023-04



### **Important Dates to Remember**

APRIL 3<sup>RD</sup> – RENT DUE  
APRIL 11<sup>TH</sup> – RENT LATE  
APRIL 7<sup>TH</sup> – OFFICE CLOSED FOR  
GOOD FRIDAY (EASTER HOLIDAY)

### **\*April Resource Center Event\***

This month we will have the following event at the Resource Center:

April 14<sup>th</sup> – **BINGO** for Adults only starting at 1:00pm. PRIZES FOR WINNERS!!! Call the office to RSVP!

Refreshments will be provided.

**LHA Resource Center  
312 Hoover Street**

**ALL EVENTS ARE FOR LHA RESIDENTS  
ONLY.**

## Pest Control

### **THIS IS YOUR 48 HOUR NOTICE**

- April 4 - Crowson  
April 11 - Crescent & Clearview  
April 18 - E. Taylor, Stephens, Stewart, Dawn, Perry, Windsor, Violet, Kay & High  
April 25 - Roberts

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



## MAINTENANCE ANNOUNCEMENT

### **\*\*RESIDENT 48HR NOTICE\*\***

Beginning the week of April 10<sup>th</sup>, maintenance will be coming into all units to replace air filters.  
Please leave your screen doors unlocked and have pets contained.

## MOWING



**Mowing season begins again in April. Please be sure that your yard is free of debris and children's toys at all times or you may be charged a yard pick up fee.**

**All yards will be mowed every 7-10 days.**

**LHA Maintenance will be handling the mowing at the following locations:**

**Frisbie, Maplewood, Deller, Buffalo, Fisher Alley, Berger**

**A contracted company will be handling the mowing at all other locations.**

**If you have any questions, please contact the office.**

**Thank you, LHA**



TennCare renewals are starting soon! **Verify your address with TennCare by visiting [TennCareConnect.tn.gov](http://TennCareConnect.tn.gov) or by calling 855-259-0701.**

Don't risk a gap in health care coverage! Here are three steps you can do to prepare for TennCare renewals:

1. Sign up for TennCare Connect. TennCare Connect is TennCare's free, online portal ([TennCareConnect.TN.gov](http://TennCareConnect.TN.gov)) and select your communication preferences (text, email, mail, etc.)
2. Verify your contact information with TennCare by visiting [TennCareConnect.tn.gov](http://TennCareConnect.tn.gov) or calling 855-259-0701.
3. Open and respond to all mail from TennCare.