

## Resident *CONNECT*

**AUGUST**

Issue 2020-08



### INTERNAL OFFICE

Our internal office area is open for one party at a time currently. If local conditions change surrounding COVID-19 we will evaluate at that time.

You can still use the dropbox window that is open during business hours only where we can assist you as well.

Please call the main office if you have any questions, (931)762-7532

### RECERTIFICATIONS

Please call during your scheduled appointment or prior and we will conduct your recertification over the phone. (931)762-7532

### RENT PAYMENTS

\*Residents are expected to make rent payments on time. If you are experiencing issues paying your rent please contact us to arrange a payment agreement.

**\*LATE FEES WILL BE ADDED TO YOUR ACCOUNT IF YOUR RENT IS PAID AFTER THE 10<sup>TH</sup> OF THE MONTH IN AUGUST.**

\*We request that payments be made via the mail with check or money order.

PLEASE MAIL to:  
Lawrenceburg Housing Authority  
P.O. Drawer C  
Lawrenceburg, TN 38464

\*Under no circumstance should cash be put through the mail to make payments.

\*Rental receipts will be mailed to you after payment has been received and applied.

### AIR FILTERS

Air filters will be delivered to units the first week of August. Please be sure to change these as they help the efficiency of the unit. If you need assistance please contact the office.

### UTILITY CHECKS

All utility checks will be mailed to you We will submit your check so you will receive your check by the 10th, please check your mailboxes. If you do not receive your check as expected please contact the office.

### Office Staff

Vicki Engelhardt - Executive Director

Crystal Russ - Finance/Oper. Manager

Velta Flippo - Occupancy Specialist

Jerri Anne Daniels - Occupancy Specialist

Jimmy Stephens - Property Manager

### Maintenance Staff

**Matt Olive** - Maintenance Supervisor

**George Bentley** - Maint. Mechanic

**Josh Hill** - Maint. Mechanic/Clerk of Works

**Adam Burdine** - Asst. Maintenance

**Derek Boston** - Maint. Mechanic

**Stan Cross** - Maint. Mechanic

### Phone Directory

Main Office (931) 762-7532

Emergency Work Orders (931)762-9436

*Reasonable Accommodations Are Available  
Upon Request*



**COVID-19 general public  
information hotline**

**1-877-857-2945**

## Pest Control

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

August 4: Maple and Hoover  
August 11: Smith, Clayton-excluding  
224, Torges  
August 18: Ernest, Mildred, Belmont,  
224 Clayton  
August 25: Buffalo, Deller, Fisher Alley,  
Berger

Please leave screen doors  
unlocked and have pets  
contained.



## **MOWING SEASON**

The maintenance staff will be mowing yards on the schedule below. Please be sure that yards are free of debris and toys or you may be subject to a \$40 clean up fee.

**Area 1**- Crowson, Roberts, Crescent  
Factory, Clearview

**Area 2**- Deller, Buffalo, Fisher Alley, Smith,  
Clayton, Hoover, Maple, Torges, Earnest,  
Belmont

August 3- Area 2

August 10- Area 1

August 17- Area 2

August 24- Area 1

Maplewood, Frisbie, and other sites will be handled by a 3<sup>rd</sup> party contractor the weeks of August 3 and 17<sup>th</sup>.

## **RESIDENT NOTICE**

LHA is making a few changes to the following policies:

### **Notice of change**

\*Tenant Accounts Receivable Policy

### **Effective August 1st**

\*Pet Policy-Effective

\*Assistant Animal-Effective

### **Effective November 1st**

\*Flat Rent Changes

If you would like to review the changes please come to the office to look at a copy.

**A notice is provided with this newsletter to residents of the LHA regarding flat rent increases due to Fair Market Rent changes.**

\*Please note the majority of you will see no change in your rent amount because your rent is calculated using the 30% income rule instead of the flat rent rule.

**RESIDENTS WILL HAVE THIRTY (30) DAYS TO MAKE COMMENTS IN WRITING IN REGARDS TO THESE POLICIES.**

As always, please contact the office if you have any questions.

## OUR BACK 2 SCHOOL BASH

# 2020

WAS A BIG HIT! GOOD  
LUCK IN THE 2020-2021  
SCHOOL YEAR

