



# HALSTEAD HOUSING AUTHORITY

## In the Neighborhood Quarterly Newsletter

2<sup>nd</sup> Quarter Edition

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### Please Excuse Our Mess...

Office renovations have begun! Last week the contractors completed demolition. This week, they installed the new window, framing on east wall & put in new duct work for our HVAC. Framing, sheetrock, and ceilings, will be completed next week, & cabinets should arrive the following. Work is moving along quickly and we hope to be in the new office by May. We appreciate your patience while we improve our space!



**Left:**  
 Temporary Office south side

**Below:**  
 Paneling gone, new window & ducts...



### Meadowlark Mowing, Fertilizing, & Weed Control

**Windy Ridge Lawn Care** is scheduled to fertilize & complete weed control in April. Owner Terrill Unruh confirmed that he would be out to work on a day that the weather is clear.

**Spring Valley Lawn & Landscape** will once again be mowing at Meadowlark. Mowing is scheduled to begin the first week in April.

### Quarterly Occupancy Report:

#### Cottonwood Acres:

January	= 92%
February	= 88%
March	= 92%
<b>1<sup>st</sup> Quarter Avg.</b>	<b>= 91%</b>

#### Meadowlark:

January	= 94%
February	= 100%
March	= 100%
<b>1<sup>st</sup> Quarter Avg.</b>	<b>= 98%</b>

#### Sunflower Heights:

January	= 100%
February	= 90%
March	= 95%
<b>1<sup>st</sup> Quarter Avg.</b>	<b>= 95%</b>



### Save the Date!



Important Dates to Remember!



**HHA RESIDENT ADVISORY BOARD (RAB) SEEKING NEW MEMBERS** The RAB recently lost a few members. If you would like more information please contact a current member or the office.

Put this page on your fridge for easy reference

## April

- Wednesday April 6 – HUD Customer Service Site Visit
- Wed. April 13 – Tenant/Staff Meeting Cottonwood Community Rm 9am
- Wed. April 20 – Board Meeting – Cottonwood Community Room 3pm
- **Thurs. April 21 –Pest Control Spray Project Wide 8am-5pm**

## May

- **Wed. May 4 – HUD REAC Inspection Meadowlark & Sunflower 8 am-Complete**
- Wed. May 18 – HHA Board Meeting – HHA Office 3pm
- Mon May 30 – Holiday Office Closed Memorial Day Weekend

## June

- Wed. June 8 – Tenant/Staff Meeting – Cottonwood Community Rm 9am
- Wed. June 15 – HHA Board Meeting – HHA Office 3pm

**Dates not posted in newsletter will be posted on HHA Facebook page or office door**

### HHA PET POLICY / PET CONSENT AGREEMENT & ASSISTANCE ANIMAL POLICY:

The Housing Authority recently updated the Pet Policy and Pet Consent Agreement. A new policy was also adopted by the board for assistance animals. The policies replaced all previous rules regarding pets and addressed HUD regulations concerning assistance animals in public housing.

*If you have not done so, please stop by the office to sign the new agreement and policy. Notices will go out the first week in April for any unsigned agreements and policies.*

### Quarterly Quote

*“The Meaning of life is to find your gift. The purpose of life is to give it away.”*

- Pablo Picasso



## REAC Inspection – What you need to know:

A REAC Inspector is scheduled to inspect all public housing units this May. The inspection will only affect tenants living in Sunflower Heights & Meadowlark apartments. The inspection is scheduled for May 4<sup>th</sup>.

### The following is what to expect during the inspection:

- Outside Each Unit - The inspector will walk around each building looking for hazards, overgrown vegetation, and overall building maintenance (foundation, roof, gutters, windows & doors) – Please have trash & animal waste disposed of properly & belongings on patio

The Director & possibly maintenance will accompany the Inspector inside each unit. We will ring doorbells, knock, and if no answer will enter the unit. The following items will be checked inside each unit:

- All doors (entrance, bedroom, bathroom, & closet) must be able to close and latch properly
- Windows & Doors must be accessible and cannot be blocked
- Bathrooms – we will look at pipes below sink (water must be on and running)
- Stoves – all burners on stoves will be turned on including inside oven (oven must be empty)
- Refrigerators – seals will be checked on doors (doors will be opened)

The inspector will look for signs of unsanitary conditions such as air quality of the apartment, trash disposed properly, grime and grease build up, etc.

## Sunflower Heights: Mowing, Curb Appeal, and Spring Cleaning...

**Mowing at Sunflower Heights:** Once again mowing season will begin for the housing authority. We need your assistance with the following items during mowing season:

- Pick up toys, garden supplies, belongings, etc. - place on your patios & off the grass
- Tenants with dogs: please remove dog waste promptly
- Please pick up your cigarette butts around apartments (be mindful of children & always put butts in a can or similar container by your door & dispose of regularly).
- If you see trash on the lawn Pick it up

**Curb Appeal at Sunflower Heights:** *Please keep patios clean – unsightly patios & lawns give a bad impression of the housing authority.* In order to help with curb appeal, we are going to have a trash receptacle placed by the play area, please dispose of litter, broken toys, etc. You can make a big difference by helping a little.

**Spring Cleaning at Sunflower Heights:** The Housing Authority will provide a large dumpster which will be placed on the far south side of Sunflower apartments. The dumpster will stay there for a few weeks in order for tenants to dispose of unwanted furniture, etc.

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## Access us on the web!

Tenants can send us messages (privately) on Facebook:

<https://www.facebook.com/HalsteadHousingAuthority>

OR

View upcoming dates/events, place maintenance requests, or get apartment tours on-line:

<https://www.halsteadhousingauthority.com>



### Sauerkraut Salad

From: Mike Kimball

#### Nutritional Facts

1 serving (1/2 cup) equals 164 calories, 5 g fat (1 g saturated fat), 0 cholesterol, 530 mg sodium, 31 g carbohydrate, 2 g fiber, 1 g protein.

#### Ingredients:

- 1 lb. Canned Kraut (drained)
- 1 cup Onion (chopped)
- 1 c. Celery (chopped)
- ½ c. Green Bell Pepper (chopped)
- 1/3 c. Diced Pimentos (drained)
- 1 c. Sugar

#### Directions:

Mix first 5 ingredients together. Pour sugar over mix. Cover & refrigerate for 24 hours. Stir & mix well before serving.

#### Director's Note:

*When Mike asked me to try her sauerkraut salad, I cringed because I hate sauerkraut. I didn't want to taste it but she managed to convince me & said I wouldn't regret it. She made a believer out of me for sure! The salad tastes nothing like kraut, in fact I wanted more and cleaned my bowl quickly. Give it a try – it's a little like coleslaw and would be a good picnic recipe! Enjoy!*