

May 2020

| Sun | Mon | Tue | Wed | Thu | Fri | Sat |
|---------------------------------------|---|---|---|--|--|---------------------------------------|
| | | | | | 1 | 2 |
| 3 | 4 Filter Change CMCSS meals 10am | 5 | 6 CMCSS meals 10am | 7 Mother's Day Craft Party SH 11am LH 1:30 pm | 8 CMCSS meals 10am | 9 |
| 10 HAPPY MOTHER'S DAY! | 11 Pest Control Week CMCSS meals 10am | 12 High School Graduation Pictures Summit Heights 11am | 13 CMCSS meals 10am | 14 Resident Council Meeting 11am SH room Summit | 15 CMCSS meals 10am | 16 Community Clean UP 10am |
| 17 | 18 CMCSS meals 10am | 19 | 20 CHA Board Meeting 3pm CMCSS meals 10am | 21 Youth Interview 1pm-3pm 13 and up | 22 Last Day for CMCSS Lunches | 23 Braiding Class SH 9am-5pm |
| 24 Braiding Class SH 9am-5pm | 25 | 26 | 27 | 28 | 29 | 30 |
| 31 | CHA summer camp programs are canceled due to COVID-19. Please look for other youth enrichment and family programs in June and July newsletter. | | | | | |

Clarksville Housing Authority A Smoke Free Community



May 2020



Executive Director Update

COVID-19: What Does It Mean for Tenants?

Info on COVID-19 and housing changes daily. Please come back to keep checking for updates. This info was last updated on April 15th. For more information, please call 1-800-238-1443 or visit las.org.

What do I need to know as a tenant?

- You must still pay rent
- Tenants' rights have not changed because of COVID-19
- Tenants' duties have not changed because of COVID-19
- Your landlord cannot lock you out of your place
- Your landlord cannot turn off your electricity or water
- If your landlord wants to evict you, they still must take you to court

What if I can't pay rent?

You should try to pay your rent. Even though some landlords can't evict people right now, you still owe them rent money. If you don't pay your rent, these things could happen:

- You will eventually be evicted
- Your landlord can report that you aren't paying
- This could hurt your credit score
- Your landlord could sue you for any rent money you didn't pay
- If your landlord wins in court, they could take money out of your paychecks

Should I agree to pay my landlord back later?

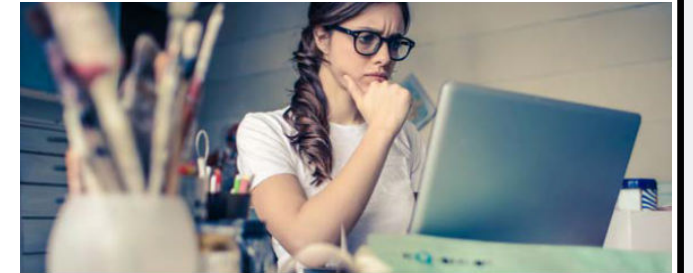
Maybe. Right now, there are no laws that say rent will be canceled or forgiven. That means you owe rent even if your landlord can't evict you right away. If your landlord is willing to give you time to pay any rent you can't afford right now, that might be a good thing.

What if I make an agreement with my landlord now?

Make sure your landlord agrees to follow new rules as they come out. For example, if the law says you don't have to pay back rent in the future, your landlord should go by the new law.

What if my landlord locks me out or shuts off my utilities?

This is illegal. A landlord cannot force a tenant to move out without using the courts. If your landlord has locked you out of your place or turned off your utilities, call Legal Aid for help.



Can my landlord refuse to re-sign my lease for another year?

It depends. Most landlords do not have to re-sign your lease for another year. That is still true with COVID-19.

If you live in one of these places, your landlord DOES have to re-sign your lease unless they have a good reason why they don't want you living there. Here are the places that must re-sign your lease unless they have a good reason to kick you out:

- Public housing
- Project-based Section 8 housing
- Low Income Housing Tax Credit housing
- Rural Development housing

What if my rent price is based on my income?

If you live in public or income-based housing, you should tell your landlord immediately if you lose your job or work fewer hours. You should immediately report any loss of income to your landlord. Tell your landlord about the income drop in writing. Keep a copy of whatever you give your landlord so you can prove you gave it to them. If you live in a tax credit property, your rent may not change.

I can't afford my rent. Is there a place I can look for more affordable housing?

These are some websites where you can look for affordable housing. These places charge you rent based on your income.

1. [The Department of Housing and Urban Development's website.](#)

2. [TNHousingSearch.org](#) - Website by the TN Housing Development Agency

What are my rights and duties as a renter?

These booklets say what rights and duties you have as a renter in Tennessee. If you live in Anderson, Blount, Bradley, Davidson, Hamilton, Knox, Madison, Maury, Montgomery, Rutherford, Sevier, Shelby, Sullivan, Sumner, Washington, Williamson or Wilson counties, read this booklet:

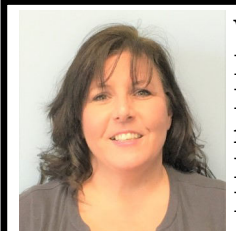
- Renter's Rights (URLTA)
- Renter's Rights (URLTA) Spanish
- If you live in any other Tennessee county, read this one: [Rural Renter's Rights](#)



Property Management Update

- ⇒ Filters will be changed the week of May 4th.
- ⇒ Pest Control Week May 11-15, 2020, for the exterior of the units due to COVID-19.
- ⇒ There is a fee to remove furniture and bulky items call to request a work order for bulky pick-up.
- ⇒ Remember to pick up items and trash during the mowing season.
- ⇒ All work orders must come through; the central office residents should not approach the maintenance staff for this request.
- ⇒ All units with indoor furniture on porches will be charged a fee.
- ⇒ Please update all new phone numbers with the Central office.
- ⇒ Pet owners make sure to report pet information to the central office.

New Property Manager



Welcome, Kimberly Metzgar, a new Property Manager with the

Clarksville Housing Authority. She has worked in Property Management for ten years. Her experience ranges from Student Housing, Private Owned Housing in Ohio to Tennessee housing and development agency in Nashville and now CHA!

CONGRATULATIONS

GRADUATION PHOTOS CLASS OF 2020

Due to COVID-19 the Clarksville Housing Authority Resident Services and Resident Council. We offering free graduation photos for senior high school residents. Please register by email by May 7th, for your photo appointment. Come photo ready all props are included.

Tuesday, May 12
10am-2pm

Register at sallen@clarksvillehousing.org or charesidentcouncil20@gmail.com. Email name, address, phone number and request an appointment time.

CLEAN UP DAY

Come Join Us & Enter For A Chance to Win \$40

SATURDAY, MAY 16TH

Meet @ Chapel/Market Playground 10a-11:15a
Lincoln Homes 11:30a-1p

Volunteers are needed to help collect trash from our streets, playgrounds, and yards area together. We will provide Supplies.

For information, direction and RSVP
Contact Your Resident Council @ charesidentcouncil20@gmail.com

Ages 13 & up

Youth Opportunity

Calling all youth 13 & up. CHA in partnership with CHARC would like to offer you the opportunity to earn some summer \$\$\$ and volunteer hours while doing your part to help our community!

For additional information or to apply please contact:
Resident Services: sallen@clarksvillehousing.org
CHARC: charesidentcouncil20@gmail.com

Tenant Rules and Employment Services During COVID-19

Can I still be evicted for other things?

Yes. Tenants CAN still be evicted if they break the lease another way. You should still follow all state laws and rules from your lease. Just because there is a pandemic, you do not have the right to break the rules in your lease. Want to know what your duties are as a tenant? [Click here for more information.](#)

How soon can I be evicted for breaking my lease for something OTHER than not paying rent?

We don't know. Courts are not having in-person cases for evictions right now. Some judges may start doing video hearings for evictions soon. If they do, then you can be evicted sooner.

Can my landlord charge me late fees?

Maybe. Some landlords are not allowed to charge late fees until July 25th. These are some of the landlords that can't charge late fees until July 25th:

- Public housing
- Project-based Section 8 housing
- Low Income Housing Tax Credit housing
- Rural Development housing
- Landlords with a federally-backed mortgage loan

If you want to know if your landlord can charge you late fees, you can visit one of our legal clinics. Visit LAS.org/phone-clinics for a list of our upcoming legal clinics.

Can I break my lease and move if I can't afford the rent?

Legally, no. The law says that if you rent a place, you need to stay there until the lease is over. But, you should talk to your landlord. They might let you out of a lease if you can't pay so they can rent it to someone else. You should ask your landlord to let you out of your lease without making you pay a "termination fee."

What if I don't have a written lease agreement?

If you don't have a written lease agreement, you have an oral lease agreement. If you pay your rent monthly, then you have a month-to-month lease. Your landlord can end your lease by giving you written notice thirty days before they want to end your lease.

If you pay your rent weekly, then you have a week-to-week lease agreement. Your landlord can end your lease by giving you written notice ten days before they want to end your lease.



Goodwill Career Solutions

We are currently offering temporary digital assistance to assist our clients that are unable to come to the center.

- Resume Assistance
- Mock Interviews
- Job Search

How it works:

Contact the center today via email or phone to schedule a one on one with a career coach for services needed.



Don't wait get prepared!

Location: Clarksville Goodwill Career Solutions
2001 Needmore Road, Clarksville 37042

931-241-4730 or email taya.moore@givegw.org/salina.burl@givegw.org

Gift making party For

MAY
7

Mother's Day

Youth join us at Summit Heights, Community Room, 11-12:30pm and Lincoln Homes, 61 A Vanleer St, 1:30pm-3pm

Art event will take place outside to ensure social distancing, mask are encouraged.

Card making station, Flower planting and bring an old T-Shirt to make a no sew face mask!!.

CONTACT US AT (931) 647-2303 ext. 22 or Email charegidentscouncil20@gmail.com or sallene@clarksvillhousing.org

Made with PosterMyWall.com

Self-Sufficiency Programs Enroll today 931-647-2303 ext. 22

Senior & Disabled Services

Free COVID-19 Testing

MEDICARE MADE CLEAR & SIMPLE



What is Medicare? And who's eligible?

- If you or your spouse "paid into" Medicare through deductions from your paycheck - FICA
- You're 65 years or older and a citizen or permanent resident of the United States

What Medicare covers?

| | |
|---|--|
| A Hospital Coverage Helps cover inpatient hospital care. Care in SNF, hospice care or home healthcare. | ORIGINAL MEDICARE DEDUCTIBLES & COINSURANCE |
| B Medical Coverage Helps cover doctor and outpatient services, as well as some outpatient prescription drugs. Part B has a premium monthly to most beneficiaries. | |
| C Medicare Advantage - HMO, PPO, & DSNP options A + B + C + (D) Plan may offer extra not on Medicare: Dental, Hearing, Vision, OTC, & Gym memberships. Predictable cost & out-of-pocket limits. | OFFERED BY PRIVATE COMPANIES THAT HAVE A CONTRACT WITH MEDICARE |
| D Prescription Drug Coverage Prescription drug coverage available with a Prescription Drug Plan (PDP) or a Medicare Advantage Plan with part D Prescription Drug coverage. | |
| MS Medicare Supplement (Medigap) Plans Medicare supplement insurance (Medigap) helps pay some of the out-of-pocket health care costs that Original Medicare (Parts A and B) doesn't pay. | PLANS ARE OFFERED BY PRIVATE COMPANIES |

Call me or our office to help you Navigate the Medicare Maze

1.855.230.4205

Money Management, Credit Repair and Homeownership



Sign up for online money management and credit repair classes. Email Jessia.Hamel@operationhope.org to register.

Braid Certification & Education



Become a Certified Braider. Join Tomika Luster Licensed Cosmetologist Instructor for the next class on May 23-24. Register with CHA Resident Services.



REWARD!! Crime Stoppers offers up to \$1,000 for information leading to the arrest and conviction of persons involved in a crime. All callers will remain anonymous! Crime doesn't pay! But we do! 931-645-TIPS (8477)



Become a paid bike repair leader train to help CHA start a youth bike club. Repair and refurbish used bikes. Register on June 19th. Ages 14 and up

Montgomery County Health Department
350 Pageant Lane
Clarksville, TN 37040
Phone: 931-648-5747 9am-3pm

Premier Medical Group – Walk-In Clinic
490 Dunlop Lane, Clarksville, TN 37040
931-245-7000, 9am-3pm

Go to youtube.com and search "no sew face mask" to make your own.

Free Certification Training registration day June 19, 2020!



American Red Cross

The American Red Cross is the nation's leader in babysitting classes, child care, CPR, and Frist Aid training and certifications. Ages 14+ up.



Join the braiders mentorship program, learn to start your own braiding business, or join a salon team. Learn how to use social media marketing, obtain a business plan, license, and more. With Hair by Gina, Must be a certified hair braider. Ages 16 and up.



Become a state-certified caterer if you love to cook and know that your food can sell. Enroll and get certified and learn all the state do's and don't of the kitchen.



Basketball Coach training, Resident coaches are needed for CHA basketball league. Learn all the public housing coaching rules, techniques, plays, and organizational skills to coach a team with CHA. Resident Coaches will travel and receive payment for practices and game days—ages 18 and up.