

MORRISTOWN
HOUSING
AUTHORITY

Neighborhood News

600 SULPHUR SPRINGS ROAD

VOLUME 2 ISSUE 3&4

600 SULPHUR SPRINGS

HAPPY
Mother's
Day



Newsletter

APRIL FILTER CHANGE:

Due to unforeseen delays in our shipment of filters, MHA will be changing filters starting on Tuesday, April 20th until completed.

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Bingo Call in Number

Please Dial in at: 1-978-990-5000 Access Code: 5608185

How to Play instructions will be given

UT Extension Bingo

Wednesday,
May 12, 2021 at
2:00pm

Learn how to eat
Healthy with
UT Extension

DRIVE  THRU

**HEALTH
FAIR**

Friday, April 30th, 2021

9 am – 11 am

At the

Senior Citizens Center

841 Lincoln Ave
Morristown, TN 37813

For more information, call 423-581-5166

PEDAL THE PARK

April 24th

Frank Lorino Park

10:00am

Join us to learn about all the cycling
opportunities in our community, bike
safety & care, and a group ride
through the park.

GREAT FAMILY OUTING!



Department of
Health



Hamblen County Health Department COVID vaccinations:

To schedule an appointment, please use the link below. If you do not have email or internet access, please call the number listed to schedule.

Available for all ages 16 & up.

Phone number to Xtend

866-442-5301

Link to TN COVID-19 Hub

<https://covid19.tn.gov/>

TN Department of
Human Services



Services for the Blind and Visually Impaired
Independent Living Program

Contact your
local office at:
423-434-6934

Does your
child need a
Car seat?
Call: 423-312-8661

Get your Hi-Set Now
Online and for free!
Text Hi-Set to :423-273-9082

LiHeap & Commodities
Sign-up
423-200-5584

Hola Lakeway
423-621-9065

FREE CLINIC

Remote Area Medical - RAM®

Morristown, TN

May 1 - 2, 2021

Walters State Community College
500 S Davy Crockett Pkwy, Morristown, TN 37813

Free Dental

Fillings
Cleanings
Extractions



Free Vision

Eye Exams
Glaucoma Testings
Eye Glasses Made on Site



Free Medical

General Medical
Women's Health
And More!



NO ID REQUIRED - FIRST COME, FIRST SERVED

Parking lot opens no later than 12:01 am, Doors open at 6 am



We are following CDC guidelines for cleaning and disinfecting for COVID-19

Please be sure to check RAMUSA.ORG for additional important information.

Sponsored by Morristown Utilities



Spring has Sprung Outdoor Reminder

Please remember the following:

- No pools of any kind are permitted
- No fire pits or open burning allowed
- Grilling should be done at least 25 feet from the building to prevent damage from heat or flames. Grills should be stored on your front or back porch when not in use.
- Porch furniture should only be outdoor (exterior) tables or chairs
- Mowing season is here. Please keep yards clear of trash, toys and other items so mowers can complete their work

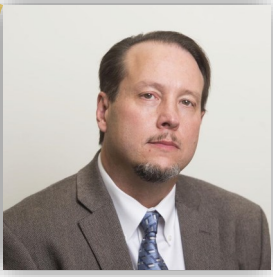
Thank you for your assistance!

Spring Cleaning and Spring Pest-Proofing Go Hand-in-Hand

While spring cleaning is a great time for residents to de-clutter and spruce up the home, this seasonal tradition is a doubly beneficial time to tidy up in order to prevent undesirable, springtime pests such as ants, termites, mice, and fruit flies. To best pest-proof the home, Bug Busters recommends homeowners follow these tips from the National Pest Management Association (NPMA):

1. When de-cluttering and storing items, use durable, sealed containers that pests can't easily infest or chew through instead of cardboard boxes or plastic bags.
2. Remove all of the items from cabinets and pantry. Go through them and discard stale spices and other dated items such as flour and grains. These baking ingredients attract pantry pests, including several types of beetles, Indian meal moths, and ants.
3. Immediately wipe up any crumbs or spills from countertops, tables, floors, and shelves.
4. If you keep fresh fruit on the counter, check it often for signs of over-ripening or decay, which can attract fruit flies.
5. Don't let dirty dishes pile up and stand in the sink.
6. Don't leave pet food and water bowls sit out for long periods of time.
7. Take notice of any built-up moisture and eliminate these sites, including leaking pipes and clogged drains.

If you suspect you have an infestation, contact Morristown Housing Authority to be added to the pest control treatment schedule. There is no charge for monthly pest control services.



Dear Friends,

Spring is considered a time of new beginnings! I believe that even more now as it seems life is slowly getting back to a new “normal”. As the world steadily begins to open back up, continue to be mindful in protecting yourself and your family from COVID-19.

With that being said I want you to know that we have an amazing staff that are here to help you. There are so many opportunities to take advantage of that our Resident Services team has to offer. Many of our events have been canceled but I am confident that once it’s safe to do so, MHA’s staff will reschedule as much as possible in order to serve you and our wonderful community. I’m sure you will join me in hoping that day comes very soon!

I’d also like to take this opportunity to wish everyone a Happy Mother’s Day! Your job is one of the hardest in the world and we salute your hard work! I hope you all feel appreciated not just on Mother’s Day, but every single day of the year.

If we can help you in any way, let us know.

Sean Gilbert

Executive Director

“In any given moment we have two options: to step forward into growth or to step back into safety.”

April 2021

Sun Mon Tue Wed Thu Fri Sat

18	19 Food Giveaway CLC 2PM	20	21	22	23	24 Pedal the Park
25	26	27 Avenue Thrift store 10a-1p	28	29 Avenue Thrift store 6p-8p	30 Drive Thru Clinic	May 1 RAM Clinic

MAY 2021

Sun Mon Tue Wed Thu Fri Sat

2 RAM Clinic	3	4	5	6 Rent Late	7	8
9 Mothers Day	10	11 Avenue Thrift store 10a-1p	12 Bingo 2pm	13 Avenue Thrift store 6p-8p	14	15
16	17 Food Giveaway CLC 2pm	18	19	20 Change Filters	21 Car Seat Training	22
23	24	25 Avenue Thrift store 10a-1p	26	27 Avenue Thrift store 6p-8p	28	29

PLEASE READ IMPORTANT INFORMATION ABOUT CURRENT OFFICE PROCEDURES

(FORMS ARE LOCATED IN THE BIN)

Applicants: If you have applied for Public Housing or Section 8, the Morristown Housing Authority will be mailing the required documents and instructions to you.

**If are providing your documents at this time, please leave them in the drop box (envelopes provided outside). Any originals will be returned to you in the mail. Please do not leave driver's license, social security cards, or birth certificates, we will request those at a later time.

Rental Adjustment: If you are reporting any changes in household income or family composition, please complete a rental adjustment form (put original copy in the drop box, you keep the yellow copy).

Move- outs: If you are turning in a notice to move, please complete the Notice to Vacate form (PH for Public Housing, S8 for Section 8). If you are turning in your keys, please put them in an envelope (provided outside), you must list your name and address on the envelope.

Large Envelope Drop Box

Public Housing/Section 8

- Apply for Public Housing & Section 8
- Reasonable Accommodation
- PH Transfer Request
- Voucher Extension Request

MHA's Social Distancing Station

Public Housing/Section 8

- Rental Adjustment/ Zero Income
- Notice to Vacate/ Intent to Move
- Documents for Tenant/Applicant Pick up

Rent Drop Box

RECERTIFICATION APPOINTMENTS

Please complete all forms entirely and sign all documents.

- Place the Recertification packet in the drop box along with all verifying documents.
- Documents may also be emailed, faxed or mailed to the contact below.
- Staff available by email or phone.
- Envelopes are available in the bin
- You may be contacted by phone, email or mail for additional information.

Sherrie Samples, Housing Director
423 586-5115 X 8003
ssamples@morristownpha.org

Christy McMurray, HCV Director
423 586-5115 X 8009
cmcmurray@morristownpha.org

www.morristownpha.org ——— FAX: 423 586-3014 ——— Thank you for your assistance.



Morristown Housing Authority

P.O. Box 497
600 Sulphur Springs Road
Morristown, TN 37815

Telephone (423) 586-5115
TN Relay Center (800) 848-0298
Fax (423) 586-3014

Dear Resident:

Effective April 1, 2021, households that receive a monthly utility reimbursement (credit rent) will no longer be issued their reimbursement on a debit card. At that time MHA will begin forwarding all utility reimbursements directly to Morristown Utility System (MUS). This collaboration with MUS will simplify the utility reimbursement process for your household. This only applies to residents in Morristown.

If you have any questions, please contact the MHA office at (423) 586-5115 x 8003 or ssamples@morristownpha.org

Maintenance Updates & Procedures

Effective February 2021

Pest Control Procedure Update

All MHA units will receive Pest Control treatments in the months of March and September. The semi – annual treatments will begin on the second week of the month and continue until all MHA units receive Pest Control Treatments.

No units will be excluded from the March and September treatment schedule.

Additional Pest Control Services will be on a call-in basis.

To schedule additional Pest Control at your unit, please contact the MHA office at 423-586-5115 extension 8010. Call in treatments will begin on the second Tuesday of each month until complete.

You must contact the office by 12:00 p.m. on Thursday to have your unit scheduled for the following week.

Mowing

After a long cold winter, mowing season is finally here again! All yards and common areas will be mowed every seven to ten days, weather permitting. Residents are reminded to keep your yard clean and free of trash, grills, toys, water hoses, etc., so mowers can complete their jobs as quickly as possible. To avoid any unnecessary charges please remember; it is your responsibility to keep your yard and parking bay clean at all times. MHA does not want to charge anyone because maintenance crews had to clean their yard.

Take pride in your community and keep it looking good.

Also remember that any type of fencing around flowers, bushes, etc., is not permitted. Only solid borders are permitted. If you have any questions please contact, Jeff Green @ 586-5115, ext. 8004.

Thanks for your cooperation and have a great summer.

Filter Replacement

Beginning in January 2021 MHA will change the protocol for replacing HVAC Filters.

MHA staff will begin changing filters quarterly. This will begin on the second Tuesday until complete in January, April, July and October.

Additional filters will be left for residents to change in the months MHA does not change filters. Do not store personal belongings inside mechanical closets.

If it is determined equipment has been damaged from personal items stored in closets or filters have not been changed causing equipment to fail, you could be charged for repairs.

Mechanical Closets cannot be used for storage!

Postal Boxes & No Parking Update

Morristown Housing Authority Communities are provided Postal Boxes that are serviced by the United States Postal Service. City sidewalks have "curb cuts" to allow access for all. NO PARKING is allowed that blocks access to any Postal Boxes or curb cuts.

Tickets may be issued for parking improperly. The maintenance and upkeep of curb cuts is the responsibility of the City of Morristown.

Trash Notice to Residents

Morristown Housing Authority's trash truck runs each Monday. This is a service provided by MHA to help residents dispose of large items such as televisions, couches, washers & dryers, etc. Lately, small items such as pizza boxes, bags of trash, etc. have been placed at the street. Please be aware that smaller items must be disposed of in the household trash can furnished by the City of Morristown.

MHA will no longer pick-up small items. If small items are placed at the street, you may receive a maintenance charge for pick-up.

After the City empties your trash can, please return the trash can to your unit. Do not leave trash cans at the street from week to week.

Large items for MHA pick-up should be placed at the curb from Sunday afternoon to no later than 7 a.m. on Monday morning. Do not place the large items at the street after 7 a.m. on Mondays. The trash truck will make one pass through each neighborhood and anything placed at the street after this time may result in a maintenance charge to your household. If a holiday falls on a Monday, the MHA trash truck will run on Tuesday.

Morristown Housing Authority does not furnish or repair the City provided trash cans. If you need a trash can or have one that is in need of repair, please contact:

The City of Morristown Public Works Department at 423-585-4658.

Bed Bug Treatments Is A Service That Is Provided by The Housing Authority at No Cost to Compliant Residents

If you get Bed Bugs, it is imperative that you completely follow, step by step instructions of the control providers prep list to begin the extermination process. MHA will continue to provide this service at no cost for residents who comply with the pest control provider's prep list. Lack of cooperation on the part of some residents has caused our pest control provider to request additional charges from MHA. We have negotiated with the pest control provider to hold these additional charges to a minimum.

These charges are only what will be charged by the pest control provider. MHA will not add additional charges.

New Guidelines for Bed Bug Treatments:

- Non-Compliance for Bed Bug Treatments
- First Attempt – Documentation (Write Up)
- Second Attempt - \$100 -owed by resident
- Third Attempt – Lease Termination

What is Radon Gas?

Radon is a gas that you cannot smell, taste or see. Radon comes from the breakdown of naturally-occurring radioactive elements (such as uranium and thorium) in soils and rocks. As part of the radioactive decay process, radon gas is produced. The gas moves up through the soil to the surface, where it can enter homes, schools and the workplace through cracks and other holes in the foundation. In some cases, radon can enter buildings through well water and come from building materials. Any home can have a radon problem – old or new homes, well-sealed or drafty homes, and homes with or without basements. Because radon comes naturally from the earth, people are always exposed to it.

Smoke-Free Policy

Effective July 1, 2018, the use of tobacco products by residents or guests is prohibited in all public housing living units and interior areas (including but not limited to hallways, porches, administrative offices, maintenance facilities, warehouses, and similar structures).

As well as in outdoor areas within 25 feet from public housing, community room, Neighborhood Network Center, administrative and maintenance office buildings.

Notice to Residents

Due to the recent increase in COVID-19 cases in Morristown area, MHA will only be responding to emergency work orders until further notice. Residents will be notified of the changes to this protocol in future newsletters.

Emergency Calls

- 1) Fire in any building in the M.H.A.
- 2) Broken water lines on M.H.A. property.
- 3) Any water heater where the relief valve pops off or develops a hole in the tank where water runs constantly.
- 4) Any electrical problem which causes a power failure or poses a threat to persons or property.
- 5) Gas leak at any appliance or meter.
- 6) Smoke alarm (alarm going off, needs repaired, lose or hanging).
- 7) Heating system off (only if outside temperature is below 55 degrees F.)
- 8) Commode stopped up and overflowing.
- 9) Give assistance to the Police Department in case of break in or emergency.
- 10) An elderly tenant is thought to be hurt or in difficulty.
- 11) Range (only if entire range doesn't work)
- 12) Any sewer line clogged.
- 13) Refrigerator not working.
- 14) Roof leaking.
- 15) Outside door lock torn up.

After Hours Maintenance Emergency 423-273-2489

Maintenance After Hours

EMERGENCY NUMBER

423/273-2489

If you are unsure if you have an emergency, please refer to your "Emergency Calls" refrigerator magnet.

**Hearing impaired residents, should call TN
Relay Center at 1-800-848-0298**



From the Desk of
Jeff Green
Operations Director
423-586-5115ext. 8004

Office Hours
Monday-Thursday
9:00 a.m. - 6:00 p.m.
(closed for lunch 12:30-1:30)
CLOSED Friday

Thank you for your assistance and cooperation in keeping our Communities neat!

CDC Temporary Halt in Residential Evictions to Prevent the Further Spread of COVID-19

On September 4, 2020, the Centers for Disease Control (CDC) issued a Notice and Order under Section 361 of the Public Health Service Act. To prevent the further spread of COVID-19, the Order is a temporary halt in residential evictions. This Order is separate from the now expired eviction moratorium in Section 4024 of the Coronavirus Aid, Relief, and Economic Security Act (CARES Act).

The Order applies to all tenants in the country (including assisted renters) who are subject to eviction for nonpayment of rent and who submit a Declaration as described in the Order (see below). The Order is in effect from September 4, 2020 through December 31, 2020. **THIS NOTICE HAS BEEN EXTENDED UNTIL June 30,**

2021.

Under the Order, tenants cannot be evicted for nonpayment of rent, provided the tenant signs the Declaration that is attached to the CDC Order certifying that:

1. They have used best efforts to obtain all available government assistance for rent or housing;
2. They expect to earn no more than \$99,000 in annual income for Calendar Year 2020 (or no more than \$198,000 if filing a joint tax return), were not required to report any income in 2019 to the U.S. Internal Revenue Service, or received an Economic Impact Payment (stimulus check) pursuant to Section 2201 of the CARES Act;
3. They are unable to pay their full rent or make a full housing payment due to substantial loss of household income, loss of compensable hours of work or wages, lay-offs, or extraordinary out-of-pocket medical expenses;
4. They are using best efforts to make timely partial payments that are as close to the full payment as their circumstances may permit, taking into account other nondiscretionary expenses;
5. If evicted they would likely become homeless, need to move into a homeless shelter, or need to move into a new residence shared by other people who live in close quarters because they have no other available housing options.
6. They understand they must still pay rent or make a housing payment, and comply with other obligations that they may have under their tenancy, lease agreement, or similar contract. They understand that fees, penalties, or interest for not paying rent or making a housing payment on time as required by their tenancy, lease agreement, or similar contract may still be charged or collected; and
7. They understand that at the end of this temporary halt on evictions on December 31, 2020, their housing provider may require payment in full for all payments not made prior to and during the temporary halt and failure to pay may make them subject to eviction.

The Order does not relieve the tenants' obligation to pay rent and the tenants must continue to comply with terms under the lease. However, tenants qualifying as "Covered Persons" under the Order cannot be evicted for nonpayment of rent in violation of the lease if the CDC eviction protections are invoked (see below). Nothing in the Order precludes the landlords from charging or collecting fees, penalties, or interest as a result of the tenants' inability to pay rent on a timely basis. Evictions unrelated to nonpayment of rent can still take place, e.g., criminal activity. Any state, local, or territorial area with a moratorium on residential evictions that provides the same or greater level of public-health protection can supersede the Order. Nothing in the Order affects the CARES Act waivers or funding a PHA receives or is utilizing.

Under the Order, public housing and section 8 tenants are "Covered Persons" with eviction protection if they complete and provide the required Declaration referenced in the Order to their PHA or landlord. A tenant cannot be required to complete the Declaration. However, without it, tenants will not have the CDC eviction protection. Within the upcoming weeks, PIH will be providing PHAs with a flyer that can be provided to tenants in the near future.

Penalties:

- **Tenant – Perjury – 5 years in jail and/or fine**
- **Landlords – Individual landlords – 1 year in jail and/or \$100,000 fine (\$250,000, if death)**
- **Organizational Landlords - \$200,000 (\$500,000 if death)**
- **Enforced by the US Department of Justice**

THE DECLARATION FORM FOR THE CENTERS FOR DISEASE CONTROL AND PREVENTION'S TEMPORARY HALT IN EVICTIONS TO PREVENT FURTHER SPREAD OF COVID-19 IS AVAILABLE AT THE MORRISTOWN HOUSING AUTHORITY OFFICE OR ONLINE AT www.morristownpha.org.