



CUMBERLAND HOUSING

Unlocking the Doors for Your Future

Maryland
Smoke Free
Apartments



Monthly Newsletter for December 2018

From the Desk of the Chief Executive Officer

We Are Growing!

Prior to July, 2017, Cumberland Neighborhood Housing Services, Inc., was planning to dissolve their agency due to decreased funding. HACC believed that there were several services which were important to continue and would be compatible with our overall objectives. We officially took over that agency on July 1, 2017, and merged it into our operations. At that point we now had three separate agencies operating from one location, providing different types of housing services. In an effort to improve the delivery of our agencies services and daily operations, we developed a simple "doing business as" name of The Cumberland Housing Group to encompass all of the services that we offer or provide.

Now we are growing again. We have been in the planning stage for several months to transfer the operations of the Housing Authority of Allegany County into our Housing Authority operations. That transfer is scheduled to be effective April 1, 2019. They primarily operate public housing at Willow Valley Apartments in Cumberland and Grande View Apartments in Westernport. The Willow Valley location also provides Congregate Housing Services to the elderly and is one of two such programs in the county. We welcome the staff members of the Allegany County Agency as well as its residents into our group of agencies and the delivery of housing services and opportunities.

RAD Update

Since January, 2017, residents have received information about a planned HUD RAD conversion program involving our Fort Cumberland Homes and John F. Kennedy Homes developments. The RAD program converts the public housing program to a new nonprofit based program which allows us to obtain the extensive funding needed to perform major renovations to buildings, support systems, grounds and residential units. Our original intent was to have construction starting prior to November, 2017.

In the spring of 2018, we terminated our contracts with some of our out of town partners due to numerous delays, funding constraints and other difficulties. We paused temporarily to re-evaluate if these two projects were viable to continue. With the assistance of HUD, our new consulting firm and our staff team, it has been determined that both developments are viable for the conversion and HUD has extended our timeline to complete it.

During the past couple of months, we have been concentrating on rebuilding our RAD program foundation and gathering information on a variety of issues. We are hoping to submit our financial package early in 2019, with the earliest possible construction date of late summer 2019. When we have further information we will provide that to you.

Change in Grievance Procedure Policy

HUD has advised Housing Authorities of changes which were made to the HUD Model for Grievance Procedures. Since the Housing Authority of the City of Cumberland utilizes the HUD Model, the current Grievance Procedure Policy has been updated to incorporate the changes authorized by HUD. The Grievance Procedure Policy will be under a 30 day public comment period beginning December 1, 2018, and ending December 31, 2018. Any comments must be presented in writing prior to January 10, 2019, and must be addressed to the President/CEO of the Cumberland Housing Group. The revised Grievance Procedure Policy is available for review at the Central Office located at 635 E. First Street, the JFK Rental Office or the QCT Rental Office during the hours of 8:00 AM to Noon and 1:00 PM to 4:00 PM Monday through Friday, (except Holidays).



Exterminator Schedule

December 13th
December 14th
December 20th

Jane Frazier Village, Buildings 7 – 17
Jane Frazier Village, Buildings 1 – 6 & Banneker Gardens
Fort Cumberland Homes

*Merry Christmas from the
Cumberland Housing Group Board,
Administration, Property Management,
Maintenance & Security Staff*



*The Cumberland Housing Group Offices
Will be Closed December 20th after 12:00 PM
and December 24th and 25th for the
Christmas Holiday.*

*Do you need Health insurance?
Open Enrollment continues until
December 15th. Find your plan at
marylandhealthconnection.gov or
by calling AHEC West at 301-777-
9150.*

Public Hearing

The Housing Authority of the City of Cumberland has updated its 5 Year Capital Fund Plan. It is available for review at the Central Office located at 635 E. First Street, Cumberland during the hours of 8:00 AM to Noon and 1:00 PM to 4:00 PM Monday through Friday, (except Holidays). A public hearing to cover the new work items proposed for the FFY 2018 grant will be held on December 13, 2018 at 10:00 AM, at the Jane Frazier Village Community Room connected to the Central Office.

Allegany College Scholarship

If you are attending Allegany College, live in one of our communities AND qualify for financial aid, the Housing Authority scholarship may be just for you.

The scholarship picks up transportation, lunches and any expenses not covered by your Pell Grant.

Applications can be picked up at the Housing Authority Office. Deadline to apply for the Spring Semester is Friday, December 7, 2018.



SNOW REMOVAL

A major concern during winter is the **clearing of ice and snow**. Residents of Jane Frazier Village, Fort Cumberland Homes & Banneker Gardens are responsible for clearing ice and snow from the front and rear sidewalks leading to their units within 24 hours of the end of precipitation as per City of Cumberland ordinance. Residents who fail to promptly clear their walks within that time will be charged when the Maintenance Department has to perform the work. Residents should exercise good judgment in placing snow that they remove from the walks. Never throw it out into the streets or other areas where your neighbors or the Maintenance Department will have to move it again. Do not place shoveled snow against the building or foundation. Please do not use salt or other chemicals on your walks as they damage the concrete, grass and plants.

Thank you to all the tenants and their children who helped out the Maintenance Department during the recent snow storm. Every little bit of extra shoveling can go a long way and we greatly appreciate it!



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Family Literacy Night

Jane Frazier 12/13 from 6-7
Banneker Gardens 12/20
from 6-7

Join us for a meal, story time,
craft and books!

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Banneker Gardens Resident Council

Next meeting
December 4, 2018 at 1:30 pm

December 4th is National Cookie Day!



3-Ingredient Peanut Butter Cookies

- 1 cup peanut butter
- 1 cup white sugar
- 1 egg

Directions

1. Preheat oven to 350 degrees F (175 degrees C).
2. Mix peanut butter, sugar, and egg together in a bowl using an electric mixer until smooth and creamy. Roll mixture into small balls and arrange on a baking sheet; flatten each with a fork, making a criss-cross pattern.
3. Bake in the preheated oven for 10 minutes. Cool cookies on the baking sheet for 2 minutes before moving to a plate.

ALLEGANY **SPEAKS** .COM



Your place for open conversation
about a healthier future Allegany County

ALLEGANY **SPEAKS** .COM

AlleganySpeaks.com is an online community hosting discussions on a variety of topics relating to individual and community health. We want to hear what you think about issues such as access to healthcare, addiction, healthy living, and more! Get involved. Stay involved.

Join the conversation today!

Need Help to Quit Smoking?

Are you or someone you know trying to quit smoking? Did you know there are 2 FREE ways to quit? Just call the Allegany County Health Department at 301-759-5050 or Maryland's Quit line at 1-800-784-8669.



Are You a Victim of Domestic Violence?

If you or someone you know is in a Domestic Violence situation and needs help, please call the Family Crisis Resource Center Hotline 301-759-9244 for assistance.





Pictures with Santa
Kids Night at
Chick-fil- A Queen City Centre
Tuesday, December 11th from 5-7

Meet Santa and Mrs. Clause at
The Book Center downtown
Thursday, December 13th
From 5 - 9
Bring your cameras.



Kids....
Call Santa and tell
him what you want
for Christmas.

(951) 262-3062

Write a letter to Santa Clause and tell him
what you want for Christmas. Then drop
off your letter to Santa at the Downtown
Cumberland North Pole mailbox, located
by the Town Centre Christmas tree.

Track Santa Clause on Christmas Eve

On Christmas Eve, call Santa's elves at
1-877-446-6723 to see where Santa is.

Parents: The volunteers only answer on
Christmas Eve.

*Banneker Gardens Resident Council
is hosting their 2nd Annual
Christmas Party. Families who
reside at Banneker Gardens are
invited to attend a private
Christmas Party on December 17th
from 6-7 in the Community Room.*



Ring in the New Year –Downtown.
Cumberland’s Annual New Year’s Eve
Celebration is Sunday, December 31st
from 10:30 to 12Midnight and will be
followed by fireworks.



Jane Frazier Family Literacy Night

Ms. Deb surprised everyone by raffling off 3 complete Thanksgiving meals. 3 families walked out with Thanksgiving dinner already prepared. What will Ms. Deb do next month? She has something special planned. Don't miss it! December 13.



**** Holiday Hours ****

Social Services Office

(Including Food Pantry)

Monday-Thursday

1PM– 3:30PM

Friday

1PM-2:30PM

****Through January 2019****



Notice to Cumberland Housing Residents

Public Awareness Program Message Natural Gas Safety Instructions

Natural gas for your appliances is delivered through a jurisdictional natural gas pipeline system. The system is a safe, reliable and efficient way to deliver natural gas for your heating, water heating, cooking, and clothes drying needs. Although safe, tested and regulated, the system's most common hazard is from 3rd party damage from excavation. Before digging or excavations are done, contact Miss Utility at 1-800-257-7777 or 811 and call Cumberland Housing at 301-724-2055. Please read the following safety information:

*Natural gas, like all forms of energy and like many other products found in the home, is capable of doing damage and **MUST** be used properly. Here are some facts everyone should know about gas and gas operated equipment:*

Gas Accidents can be avoided when you follow these safety rules:

1. Teach children that they are not to turn on or light appliances
2. Keep combustibles (curtains, paper, and fluids) away from any open flames.
3. If lighting is required - always light match first and hold it at point of lighting before you turn on gas.
4. Keep burning surface clean of dirt, match ends, grease, etc.
5. Repair and installation is a job for experts. Never attempt to do it yourself.
6. Use equipment for the job it was intended to do - for example, an oven should NOT be used to heat a room.

Your senses can help you to discover a gas leak.....

- >SMELL: A distinctive odor has been added to natural gas so that less than 1% of gas in the air can be detected.
- >SIGHT: In some appliances you can see the flame so you know it is working.
- >TOUCH: With some appliances you can feel overheating or cold in the burner area which would indicate trouble.
- > HEARING: If the flame sounds unusually noisy, it may not be burning properly.

If you smell gas:

1. NO FLAMES OR SPARKS! – Immediately put out all smoking materials and pre-existing open flames. Do not operate lights, appliances, telephones or cell phones. Flames or sparks from these sources can trigger an explosion or fire.
2. LEAVE THE AREA IMMEDIATELY – Get everyone out of the building or area where you suspect gas is leaking.
3. REPORT THE LEAK – From a neighbor's home or other nearby building away from the gas leak, call your natural gas supplier right away. If you are unable to reach your natural gas supplier, call 911 or your local fire department.
4. DO NOT RETURN TO THE BUILDING OR AREA - Until your natural gas supplier determines that it is safe to do so.
5. GET YOUR SYSTEM CHECKED - Before you attempt to use any of your natural gas appliances, your natural gas supplier or a qualified service technician must check your entire system to ensure that it is leak free.



Cumberland Housing Event and Activity Schedule

December 2018

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
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2	3	4 BG RC 1:30	5	6 JFV Cub Scouts 3:30	7 Rent Due	8
9	10	11 Santa @ Chick-fil-A 5 to 7	12	13 JFV Cub Scouts 3:30 Exterminator JFV - Bldgs 7-17 JFV Literacy Night 6-7	14 Exterminator JFV 1-6 & BG	15
16	17 BG Christmas Party 6-7	18	19	20 Unpaid RENTS will be filed in Court JFV Cub Scouts 3:30 Exterminator - FCH BG Literacy Night 6-7	21	22
23	24 Christmas Eve All Housing Offices Closed	25 Christmas Day All Housing Offices Closed	26	27 JFV Cub Scouts 3:30	28	29
30	31 New Year's Eve All Housing Offices Closed	Notes 12/13 Santa at the Book Center Downtown from 5-9				

As a reminder, a copy of the Inspection will be left in your unit for your information. If any repairs need to be done, maintenance will be returning within 20 days to complete the repairs.

JFV - Jane Frazier Village **FCH** - Fort Cumberland Homes **JFK** - John F. Kennedy **QCT** - Queen City Towers **Inspect** - Preventive Maintenance Insp