



# January Resident Newsletter



December 27, 2017

**Big Rapids Housing Commission wishes you a Happy New Year!**

**Rent is due January 1, 2018. Late fees will be assessed at 8:00 am on Monday, January 8, 2018.**

## Holiday Schedule – Big Rapids Housing Commission

The Big Rapids Housing Commission will be closed on the following days in observance of the Holiday

New Year: Friday, December 29, 2017 Monday, January 1, 2018

The office will also be closed on Monday, January 15, 2018 in observation of Martin Luther King Day.

## After Hours MAINTENANCE Emergency #

Please be reminded that you can call **1-877-451-0123** for any after hour emergency maintenance issues that cannot wait until regular office hours, such as no heat or no water.

## Upcoming Meetings

Tuesday, January 9, 2018, 3:00 p.m. Resident Council Meeting

Tuesday, January 9, 2018, 4:00 p.m. Neighborhood Watch Meeting

Thursday, January 11, 2018, 3:00 p.m. Big Rapids Housing Commission Meeting

**All meetings will be held in the High-rise Conference Room. All residents are invited to attend.**

**Signatures Needed** Please come to the office to sign your most recent rent recertification paperwork:

1A 2A 3C 3D 4B 4D 5D 6B 7C 7D 8CU 17A 18A 18C 19C 23C 29C 30B 107A 109A 113E  
115C 116A 116C 117C 118D 118E 119C 120B 121A 121B 121D 123C 123D 124B 124D 127D  
128C 129D 129E 131F 132C 133B 134B 134E 135G 305

## **PARKVIEW & EVERGREEN FAMILY RENT REVIEWS**

Thank you to all of the family residents who have signed their annual rent review paperwork. We still need

signatures from one or more adults from the following households: 1A 1C 2A 4A 4B 4C 6A 6D 7A  
7D 11A 16C 22C 23C 24A 24C 30B 31B 103B 104D 105A 112D 113B 113E 114B 114C 116C  
117A 117B 117C 118B 118C 118E 119A 119B 120C 120E 121B 121C 121D 122B 122D 123B  
123C 124C 124D 126B 126C 126D 127C 127D 127E 128A 128B 128D 129A 129B 131E 131F  
132A 132B 132C 133A 133B 133D 134A 134B 134C 134E 135C 202 307 404 406

**If your unit # is on the above list and you do not respond by noon on Friday, January 5, 2018, your April rent will increase to the flat rent. The flat rent amounts are based on bedroom size, but average \$900.00 per month.**

## **Snow Removal from Sidewalks**

To assist with snow removal, please make sure all rugs have been brought inside for the winter. They can get caught in the maintenance equipment and cause damage.

## **Tips for Avoiding Slips and Falls in the Winter, Snow and Ice**

The winter months are accompanied by slippery conditions that result in slips and falls. If you must go outside you should wear shoes that provide good traction and dress warmly. Being cold may cause you to hurry or tense your muscles which could affect your balance. Give yourself plenty of time to travel. Be careful when exiting your vehicle by putting both feet on the ground before standing up. Always use sidewalks, cleared paths and avoid shortcuts. Pay attention to the walking surface and look for slippery surfaces. Remember that once parking lots, sidewalks, and steps are cleared they could be covered with black ice. Only carry necessary items because bulky items could cause you to lose your balance. Please contact the office if you observe any icy sidewalks or lots that need attention.

**Please try to avoid leaving your apartment during any severe weather, unless absolutely necessary.**



**Reminder to Keep Your Vehicle Locked**

For your safety and your belongings, it is important that you keep your car locked at all times.

**Parking over Sidewalks**

A reminder to **NOT** park your vehicle over the sidewalk. The maintenance staff is unable to get their equipment through these tight areas.

**Thermostats**

Please be reminded that the thermostats will not go above 72°. If you force the thermostat past 72° it will break, the connection to the heating system will be lost, you will have no heat and you will be charged approximately \$80.00 to replace the thermostat. The Big Rapids Housing Commission is able to increase the temperature past 72° if the resident provides a letter from a doctor stating that a documented medical condition exists.

**Pull cords in Senior Section**

Reminder to Senior residents in apartments 10A – 31C & 101A – 114D: when a resident pulls their emergency pull cord in their bathroom or bedroom there is a flashing light above the door and a bell rings on the building. If you feel comfortable please check on your neighbor or call dispatch.

**South Parkview Village Recycling Center**

Please be reminded that we have a recycling center located in the Highrise next to the laundry room. You may bring your items when the office is open, Monday – Friday 8:00 a.m. until 4:30 p.m.

**Close Windows**

Reminder to close your windows! Do not leave them open in this cold weather. This allows an excessive amount of heated air to escape, causing the utility bill to increase.

**Friday Night Euchre**

Euchre Night on Fridays at 6:00 p.m. Euchre Group meets in the Highrise Dining Room. All residents are invited! There will be a \$1.00 charge to play and no charge for the euchres. For more information, call Terry at (231) 592-0863, Sue at (231)592-4952 or Diane at (231) 250-0191. Feel free to bring a snack to share if you wish.

**Garbage Disposal Reminder**

If the dumpsters/carts in your area are full, please contact the management office. **DO NOT PLACE YOUR GARBAGE OUTSIDE OF THE GARBAGE RECEPTACLE.**

If garbage is scattered due to non-compliance with this policy or placed outside of the garbage receptacle, it will be identified and the resident will be charged \$10.00. Two (2) such offenses shall constitute a lease violation notice or a notice to quit.

**Updated Utility Allowances effective April 1, 2018**

**Parkview 1A thru 117C – Gas**

1 Bedroom	<b>\$33.00</b>
2 Bedroom	<b>\$41.00</b>
3 Bedroom	<b>\$49.00</b>
4 Bedroom	<b>\$50.00</b>

**Evergreen 118A thru 135G – Electric**

1 Bedroom	<b>\$35.00</b>
2 Bedroom	<b>\$41.00</b>
3 Bedroom	<b>\$47.00</b>
4 Bedroom	<b>\$51.00</b>
5 Bedroom	<b>\$57.00</b>
6 Bedroom	<b>\$59.00</b>

**201 thru 408 – Electric**

1 Bedrooms	<b>\$38.00</b>
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Net rents will be adjusted as follows for Parkview Family, Evergreen & Highrise Residents to reflect the change in the utility allowance:

<u>Bedroom Size</u>	<u>Parkview Family (1A – 117C)</u>	<u>Evergreen Village (118A – 135G)</u>
1 Bedroom	increase \$1	no change
2 Bedroom	decrease \$2	decrease \$1
3 Bedroom	decrease \$2	decrease \$1
4 Bedroom	no change	decrease \$1
5 Bedroom	n/a	decrease \$1
6 Bedroom	n/a	decrease \$1

Elderly Highrise – Units 201 thru 408 – Electric  
Decrease \$1

Residents living in Parkview North Senior section are not subject to utility allowances. Parkview South Seniors are only subject to the electric consumption allowance. Electric consumptions allowances are not changing this year.

### Flat Rent Schedule Effective April 1, 2018

North & South Parkview <u>SENIOR</u> Section			HIGHRISE		
Bedroom Size	Current	Proposed	Bedroom Size	Current	Proposed
0	\$506.00	\$520.00	1	\$567.00	\$577.00
1	\$604.00	\$615.00			
2	\$715.00	\$732.00			
North and South Parkview <u>FAMILY</u> Section			EVERGREEN VILLAGE		
Bedroom Size	Current	Proposed	Bedroom Size	Current	Proposed
1	\$570.00	\$582.00	1	\$ 569.00	\$ 580.00
2	\$676.00	\$691.00	2	\$ 675.00	\$ 691.00
3	\$935.00	\$944.00	3	\$ 936.00	\$ 946.00
4	\$936.00	\$946.00	4	\$ 936.00	\$ 945.00
			5	\$1,077.00	\$ 1,089.00
			6	\$1,223.00	\$ 1,236.00

Variations in the flat rent amounts are due to differences in utility allowances for different complexes. **PLEASE REMEMBER:** Your rent is based on 30% of your income or the flat rent, whichever is **LOWER**. If you have any questions regarding the Flat Rents, please contact the office.

Residents whose rent is affected by a change in utility allowance or the flat rent will receive a separate notice of rent adjustment before April 1, 2018, indicating their new rent amount.

