



# Moline Housing Authority



## Neighborhood News

August 2018  
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### Message From the Executive Director/CEO

It is newsletter time again and it happens to coincide with two important national issues at this time that I wish to highlight in this edition. The first issue I wish to highlight is that, the Moline Housing Authority is scheduled to have physical inspection of the property including but not limited to the grounds and representative samples of the apartment units under the U.S. Department of Housing and Urban Development (HUD) Public Housing Assessment System (PHAS). Your unit may or may not be selected since the units to be inspected will be randomly selected by the inspector of the day of the inspection. Hillside Heights's property is scheduled for inspection on Thursday, August 23rd 2018. Spring Brook and Spring Valley are scheduled to be inspected on September 26th and 27<sup>th</sup> respectively. The Housing Authority has been a high performer for many years, and our goal is to retain that status, therefore, we are counting on you for your cooperation and support.

The second issue I wish to highlight is the no smoking policy in public housing. The no smoking law in public housing went into effect on Monday, July 30th 2018. Therefore, smoking is no longer permitted in any unit nor in any of the Housing Authority's buildings. The law requires that smoking should be 25 feet away from the building. We are appealing to all residents to comply with the law and the lease, the last thing we want is for someone to lose they housing due to none compliance with the no smoking policy. We are counting your cooperation and collaboration to a successful implementation of the policy and transition to a smoke free public housing.

My door is always open, and I appreciate your thoughts and opinions on the issues that matter most to you. Please don't hesitate to reach out to me at 309-277-0283 or [jfa@molinehousing.com](mailto:jfa@molinehousing.com), or stop by at any time and would be happy to see you. Thank you for your support and cooperation, and I look forward to your continuous support. Thank you for choosing the Moline Housing Authority as your housing provider. We are here to serve you and to provide housing and opportunities.

I also want to remind you that the Moline Housing Authority is an equal opportunity housing provider and therefore does not discriminated on the basis of race, ethnicity, national origin, sex sexuality, creed, age, color and or religion. Therefore, if you have reason to believe that you are being treated differently, or have been treated differently by the Housing Authority due to any of the above, please do not hesitate to bring the matter to my attention immediately. We will not tolerate discrimination and or prejudice in any form and will do our best to correct the problem.

Wishing everyone a great summer, keep cool, and be a good neighbor.

**"Providing housing and opportunities"**

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## Tips from Housing



As a tenant of the Moline Housing Authority, one of your responsibilities is to pay rent and pay it on time. We take the opportunity to remind you that your rent is due on the first day of the month. If you do not pay it promptly, you will have a \$25.00 late charge added to your account, and MHA may begin legal proceedings to collect the money you owe and/or regain possession of your apartment. It is always best to pay your rent on time to avoid greater problems. If you are late paying your rent three times in any 12-month period, you may lose your

housing. MHA currently offers multiple options for paying your rent; you may pay in person at the office with a check or money order. You may use MHA's secure online system to set up an account and pay with a credit card. In addition, you may also elect to use the direct debit method whereby MHA will pull the rent from your bank account. It is important to note that the direct debit payment method does not allow MHA to pull additional charges such as a work order charges from your

account. Therefore, all work order charges must be paid in full within 90 days of the charges being applied to your account and notified accordingly. We are here to provide housing and opportunities, therefore, if you have any questions regarding rental payment information, please feel free to contact the office for assistance.

## Energy Conservation—DO YOUR PART



As part of the Moline Housing Authority's long term strategic plan to ensure energy efficiency of all the apartments and buildings within the three (3) housing developments thereby reducing energy cost to the housing authority and residents, the housing authority spent considerable amount of money on, 1) Attic insulation, 2) Replacement of shower heads, 3) Replacement of light bulbs. We are asking residents to do their part in the effort to conserve energy by switch-

ing off televisions, and or other electronics when they are not being used. Also, lights should be switched off when not in use and residents are encouraged to set the temperature at a reasonable temperate. Mid-American utility company recommends that the temperature should be set at 78 degrees during the summer months and at 68 degrees during the winter months. If you suspect there is a problem with your thermostat please don't hesitate to

contact the office at 764-1819 as soon as possible to place a work order. Please note, MHA will take all necessary steps to ensure that energy is conserve including but not limited to switching off lights and televisions, also adjusting temperature settings to the recommended settings. Thank you for your cooperation, consideration and support in the effort to conserve energy.

## Maintenance Corner

As some of you are aware that the Moline Housing Authority hired a professional in-house pest control technician as part of our effort to improve service delivery. Our goal is to provide high quality service including but not limited to pest control. Therefore, we are implementing a new Integrated Pest Control Management Program (IPM) which will enable us to address pest control related issues effectively and efficiently. Under the IPM, pesticides will no longer be applied on routine basis. The units will be monitored on monthly basis for any sign of pests and an effective treatment plan will then be developed and implemented accordingly. We believe this is a more effective and efficient approach to addressing pest related issues. With this new approach, the pest control dates have changed and the new dates are listed. Thank you for your support and cooperation, and thank

you for being our tenant and for giving us the opportunity to be your housing provider.

### Hillside –

Sept. 4<sup>th</sup> – Floors 1-5

Sept. 5<sup>th</sup> – Floors 6-9

Oct 1<sup>st</sup> – Floors 1-5

Oct. 2<sup>nd</sup> – Floors 6-9

Nov. 5<sup>th</sup> – Floors 1-5

Nov. 6<sup>th</sup> – Floors 6-9

Dec. 4<sup>th</sup> – Floors 1-5

Dec 5<sup>th</sup> – Floors 6-9

### Spring Valley –

Sept. 10<sup>th</sup> – Units 1-60

Sept. 11<sup>th</sup> – Units 61-120

Sept. 12<sup>th</sup> – Units 121-182

Oct. 9<sup>th</sup> – Units 1-60

Oct. 10<sup>th</sup> – Units 61-120

Oct. 11<sup>th</sup> – Units 121-182

Nov. 13<sup>th</sup> – Units 1-60

Nov. 14<sup>th</sup> – Units 61-120

Nov. 15<sup>th</sup> – Units 121-182

Dec 10<sup>th</sup> – Units 1-60

Dec. 11<sup>th</sup> – Units 61-120

Dec. 12<sup>th</sup> – Units 121-182

Spring Brook – \*If you are unsure of your unit number, please contact the office.\*

Sept. 17<sup>th</sup> – Units 1-64

Sept. 18<sup>th</sup> – Units 65-122

Sept. 19<sup>th</sup> – Units 123-184

Oct. 15<sup>th</sup> – Units 1-64

Oct. 16<sup>th</sup> – Units 65-122

Oct. 17<sup>th</sup> – Units 123-184

Nov. 19<sup>th</sup> – Units 1-64

Nov. 20<sup>th</sup> – Units 65-122

Nov. 21<sup>st</sup> – Units 123-184

Dec. 17<sup>th</sup> – Units 1-64

Dec. 18<sup>th</sup> – Units 65-122

Dec. 19<sup>th</sup> – Units 123-184



## Staff Training

On July 18, 2018 the staff of the Moline Housing Authority received their second training in CPR/Basic First Aid and the use of an AED (Automated External Defib-

rillator). The training is a two-year certification thru the American Red Cross. We take pride in knowing that our staff are ready and able to help in

the event of an emergency. The Housing Authority has AED units at three locations including Spring Brook courts, Spring Valley, and Hillside Heights.



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**EXECUTIVE DIRECTOR**

John Afoun

**BOARD OF COMMISSIONERS**

Melvin Grimes, Chairperson

Chuck Capan, Vice-Chairperson

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David Parker, Jr.

Diane Fox

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**Important Dates**

**AUGUST**

- 1 Rent Due
- 7 HH Pest Control
- 14 SV Pest Control
- 20 Board Meeting 5:30pm
- 21 SB Pest Control #1-90
- 22 SB Pest Control #91-184

**SEPTEMBER**

- 1 Rent Due
- 3 MHA Offices Closed
- 4 HH Pest Control, Floors 1-5
- 5 HH Pest Control, Floors 6-9
- 10 SV Pest Control, # 1-60
- 11 SV Pest Control, # 61-120
- 12 SV Pest Control, # 121-182
- 17 SB Pest Control, # 1-64
- Board Meeting, 5:30pm
- 18 SB Pest Control, # 65-122
- 19 SB Pest Control, # 123-184

**OCTOBER**

- 1 Rent Due
- HH Pest Control, Floors 1-5
- 2 HH Pest Control, Floors 6-9
- 8 MHA Offices Closed
- 9 SV Pest Control, # 1-60
- 10 SV Pest Control, # 61-120
- 11 SV Pest Control, # 121-182
- 15 Board Meeting 5:30pm
- SB Pest Control, # 1-64
- 16 SB Pest Control # 65-122
- 17 SB Pest Control #123-184



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