



Our Mission is to provide decent, safe and sanitary housing for low-income families.



You've been served with a Vacate Notice ... What should you do?

If you have been served with a Vacate Notice from your Landlord it can either come as a complete shock, like a rug has been pulled out from under you, or maybe you have seen it coming and you have just been waiting for the ball to drop ... the first thing you must do is to take a deep breath and try your very best to keep your head together. Remember, you have Section 8 Rental Assistance and the Housing Authority can issue you a Voucher to Move. Here are the steps to take in order to make this very difficult time in your life a little smoother:

- ♦ Submit a copy of the Vacate Notice you were served by the Landlord to the Housing Authority.
- ♦ Once the Housing Authority has received your Vacate Notice - You will immediately be scheduled for a Move Appointment and mailed a Move Packet with an application to fill-out and a cover letter to let you know the Date & Time of your appointment and what specific verification to bring with you to your appointment. Please be prepared by having your application completely filled-out and all your verification with you when you arrive for your appointment.
- ♦ During your Move Appointment, you will be issued a Voucher to Move and given both a Landlord List & a form for the New Landlord to complete when you have found a New Place.
- ♦ Get some boxes, start packing and prepare to Move.



The last thing you want to happen is for your Vacate Notice to become an Eviction Notice and for your Landlord to take you to Court. It's important that before that happens you make arrangements to move out before your court date or even better - before your Landlord schedules a court date. Make sure you have left the rental unit in good condition, leaving nothing behind and have turned the keys over to the Landlord. In doing this, if there is a court date scheduled, court will be cancelled and there won't be an eviction on your record. If it becomes necessary, rent a storage unit for your belongings or find a trustworthy alternative where you can store your belongings until you have found a new place to live.

Unfortunately, if you are summoned to Eviction Court and the judge rules in your Landlord's favor - the Housing Authority will have no other option but to end your participation in the rental assistance program.



If you don't have any family or friends you can rely on to stay with while you look for new housing and you have no where to go - Consider these options:

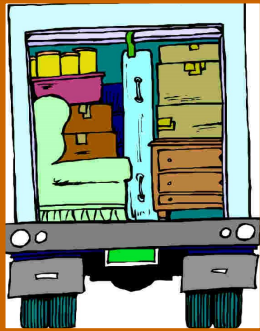
Brick House Fayette County Emergency Homeless Shelter

320 N. Hinde Street, Washington Court House, Ohio 43160 (740)333-7580

Highland County Homeless Shelter

145 Homestead Avenue, Hillsboro, Ohio 45133 - (937)393-0634





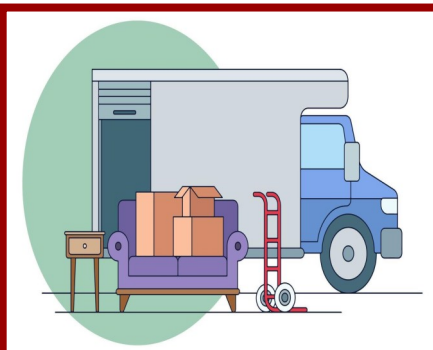
Are you thinking about **Moving & staying in your Current County?**

There are certain steps you want to take if you decide to move in your same county and be able to take your rental assistance with you.

- 1.) **You must be in the Housing Authority Program for a full year before you are eligible to Move.** After you have been in the Rental Assistance Program for 1 year you are on a month to month basis.
- 2.) **You must notify the Housing Authority 30 days prior to when you are planning to move.** The Housing Authority will then give you a **Notice of Intent to Move form** for you to sign and your current landlord to sign (in turn giving your landlord a 30-day notice). Once the form is returned to the Housing Authority - You will be scheduled for a **Move Appointment**.
- 3.) You will then receive a **Move Packet** in the mail with a letter letting you know the date & time of your appointment and exactly what verification to bring with you in addition to an application to fill out. Please be prepared by having your application completely filled out before your appointment and all your verification with you for your appointment when you arrive. Keep in mind that you will be asked to submit a current rent receipt and your current utility bills in order to be eligible to move.
- 4.) During your Move Appointment, after collecting your application and verification, you will be **Issued a Voucher to Move** and given a **Request for Tenancy Approval form** to give to your New Landlord to fill out and return to the Housing Authority as soon as possible.
- 5.) After the Request for Tenancy Approval form is returned to the Housing Authority, upon Housing Authority approval, your **Initial Inspection will be scheduled** where both you and your New Landlord will be notified of the exact date and time of the inspection.
- 6.) Once the Housing Authority inspector has completed the **Inspection**, both you and your New Landlord will be contacted with the results of the inspection. If the inspection has passed - the Housing Authority will have your Contract for your new rental unit ready to sign.
- 7.) Lastly, both **you and your New Land will sign the contract**, you will both get a copy of it and at that point, your New Landlord will be asked for a copy of the Lease Agreement.

Before making the decision to Move, keep in mind that you will be solely responsible for paying your Security Deposit when the time comes. The Housing Authority does not offer Security Deposit Assistance. Also, whatever Utility Bills you are responsible for paying - make sure to contact the Utility Companies to have them transferred from the owner's name to your name as soon as possible. Don't forget to contact the postal service to have your mail forwarded from your old address to your new address.



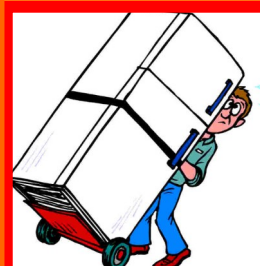
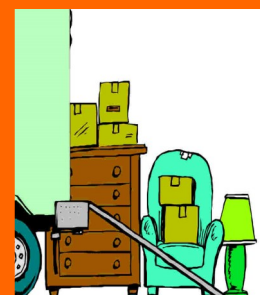


Are you thinking about **Moving to Another County or State?**

Moving out of the current county you live in (whether it's to somewhere else in Ohio or to another State) is what the Housing Authority considers to be a **PORT-OUT**. If you are considering Porting Out, there are certain steps you want to follow in order to take your rental assistance with you.

- 1.) **You must be in the Housing Authority Program for a full year before you are eligible to Port-Out.** After you have been in the Rental Assistance Program for 1 year you are on a month to month basis.
- 2.) **Before you approach the Housing Authority about Porting Out - Do some research first.** Find-out the name of the Housing Authority you wish to transfer to and either a fax number or email address to contact. The Housing Authority will have you fill-out a **Portability Request Form**. Your current Housing Authority will then contact the new Housing Authority.
- 3.) **The Housing Authority will give you a Notice of Intent to Move form for you to sign and your current landlord to sign (in turn giving your landlord a 30-day notice).** Once the form is returned to the Housing Authority - You will be scheduled for a **Port-Out Appointment**.
- 4.) You will then receive a **Port-Out Packet** in the mail with a letter letting you know the date & time of your appointment and exactly what verification to bring with you in addition to an application to fill out. Please be prepared by having your application completely filled out before your appointment and all your verification with you for your appointment when you arrive. Keep in mind that you will be asked to submit a current rent receipt and your current utility bills in order to be eligible to Port-Out.
- 5.) During your Port-Out Appointment, after collecting your application and verification, you will be **Issued a Voucher to Leave Your Current County**.
- 6.) **After your Port-Out Appointment is done - your Current Housing Authority will forward all of your information on to the New Housing Authority.** Then, the New Housing Authority will contact you for an appointment with them after they have received and processed your information.

Please let your previous Housing Authority know when you have moved out of your old residence so that the rent to your previous landlord can be stopped. Also, keep your previous Housing Authority informed of when you have moved into your new residence.



Yummy Fall Snacks

Roasted Pumpkin Seeds



- ◆ 3/4 cup raw pumpkin seeds
- ◆ 1 tablespoon extra virgin olive oil
- ◆ 1/2 teaspoon season salt

- ◆ 1/2 teaspoon garlic powder
- ◆ 1/8 teaspoon black pepper

- ◆ Preheat oven to 350 degrees.
- ◆ Wash pumpkin seeds in a colander to remove the pulp & fibers - then thoroughly pat dry with a paper towel.
- ◆ In a bowl combine pumpkin seeds, olive oil, season salt, garlic powder and black pepper.
- ◆ Lightly grease a sheet pan with olive oil or cover the pan with aluminum foil for less of a mess later. Evenly spread the pumpkin seeds on the sheet pan.
- ◆ Bake until the seeds are toasty & crunchy, about 12 to 15 minutes. Stir the seeds every 5 minutes to insure even toasting.

No-Bake Snack Mix



Simply Combine:

- ◆ 2 cups Popped Kettle Corn or Popcorn
- ◆ 1 cup of Reese's Puff Cereal
- ◆ 1 cup Reese's Pieces
- ◆ 1 cup Mini Marshmallows



Easy Pumpkin Pie Pudding



- ◆ 2 cups Whole Milk
- ◆ 2 Egg Yolks - lightly beaten
- ◆ 3/4 cup Sugar
- ◆ 2 tablespoons Corn Starch

- ◆ 1/4 teaspoon Salt
- ◆ 1/2 teaspoon Pumpkin Pie Spice
- ◆ 1 teaspoon Vanilla Extract
- ◆ 1 Cup Canned Pumpkin Puree

- ◆ Combine milk and egg yolks with a fork or whisk until eggs are completely incorporated. Heat in 3 quart pot over medium heat while whisking frequently for 5 minutes or until milk begins to steam.
- ◆ Combine sugar, cornstarch, salt and pumpkin pie spice. Gradually add mixture to warm milk while whisking.
- ◆ Heat for 5 more minutes while whisking continuously.
- ◆ Stir in vanilla and pumpkin puree. Heat for 5-7 more minutes or until mixture is bubbling, thickened and coats the sides of pan, remove from heat. Transfer to container.
- ◆ Refrigerate at least 4 hours before serving - Place plastic wrap directly on top of pudding to prevent skin from forming.
- ◆ Serve with a dollop of whipped topping on top & a sprinkle of pumpkin pie spice.

Fun Fall Popsicle Stick Crafts for Kids



These **Fall Popsicle Stick Crafts** for kids are SOOOO much fun and incredibly easy for kids of any age! You can very easily adapt the craft to any age group. It's highly recommend pre-gluing the sticks together unless you're working with older children.

Start by laying all of the popsicle craft sticks out flat on the table to the size that you want, then use Tacky Glue to add a few craft sticks on the back going the opposite way. This holds the craft sticks together, and you can smear tacky glue onto the back of the sticks with your finger to make it even sturdier. It will dry clear and won't break easily as the kids handle them.

Then comes the fun part! You're only limited by your imagination! Use acrylic paint to make the colors, paint markers, tempera paint, or even cut out squares of felt, foam or construction paper to go over the top!

Make it eclectic with scraps of fabric! Then decorate the face on! Use a Sharpie marker for all of my decorations but you can use paint, paint markers, felt, construction paper, pom-pom balls, or anything else that you can come up with!



Fun Options:



- ◆ Add magnets on the back.
- ◆ Add a string or wire on the back so you can hang them up - Try tying them together to create a mobile.
- ◆ Glue an extra craft stick coming out of the bottom and turn them into puppets or yard signs.
- ◆ Glue them onto the front of a homemade card for a 3D effect!
- ◆ Tape them to your window so that the decorations are facing outside.
- ◆ Glue them onto an old wooden or cardboard box and put your trick or treat candy in it on Halloween!



Are You Interested in Owning Your Own Home?

*If you are currently a participant in the Housing Authority Program receiving Rental Assistance
- Your Voucher can easily be converted into a Homeownership Voucher.*

The mission of **Self-Help Housing** is to facilitate the production of affordable housing and the development of sustainable communities throughout Fayette and surrounding counties of Ross, Greene, Madison, Clinton and Highland in Ohio. We provide safe, permanent, affordable housing and supportive services for low and moderate income individuals and families. Supportive services provided will enable individuals and families to become educated in financial fitness, predatory lending and homeownership. We are committed to livable and sustainable rural communities by asserting the importance of developing safe, healthy, and adequate housing as an integral part of the community infrastructure. We are dedicated to smart growth and the achievement of helping people obtain the American Dream of homeownership.

Services Include:

- ◆ New Home Ownership Opportunities
- ◆ Credit Repair & Credit Analysis
- ◆ Budgeting
- ◆ Financial Literacy
- ◆ Homebuyer Education Classes

Applicants must have acceptable credit however, FREE credit analysis and repair is always available. We will provide you with tips and instruction on how to rebuild/repair your credit over time. Applicants must have incomes at or below 80% of the area median income (AMI). (some deductions apply) Call for more details. Families may be eligible for a subsidy from USDA Rural Development to make their mortgage payment more affordable which includes the principal, interest, taxes and insurance. The amount of subsidy is determined by family income with payments ranging from 1% interest up to the current note rate. There is no required down payment. Repayment feasibility is determined by using ratios of repayment (gross) income to principal, interest, taxes, insurance, and to total family debt. Loan terms are for up to 33 or 38 years. Families will perform 65% of the construction labor on each other's homes under qualified supervision. The savings from the reduction in labor costs allows otherwise ineligible families to own their own homes. Families move in to their new homes with an average of \$25,000.00 in equity.

Please contact **Liz Mooney** for more information on the program:

SELF HELP HOUSING

Community Action Commission of Fayette County

1400 US Route 22 NW

Washington Court House, OH 43160

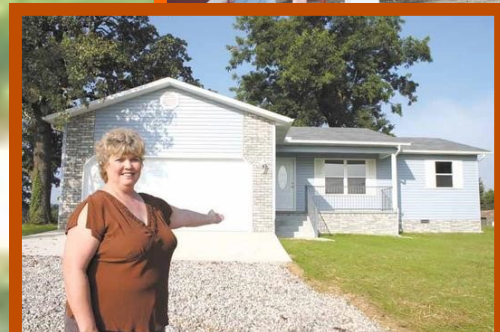
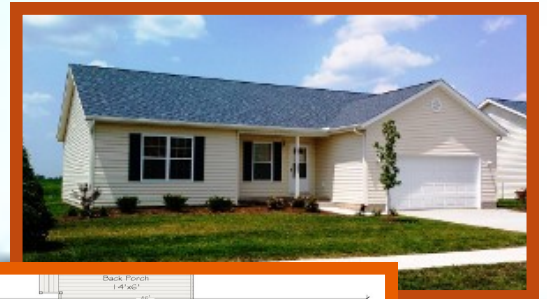
Phone: (740) 335-1831

Fax: (740) 335-6802

tinadahmer@gmail.com

Hours: Mon- Fri, 8:00 am – 4:30 pm

Check-out the Self Help Housing Program Facebook Page.



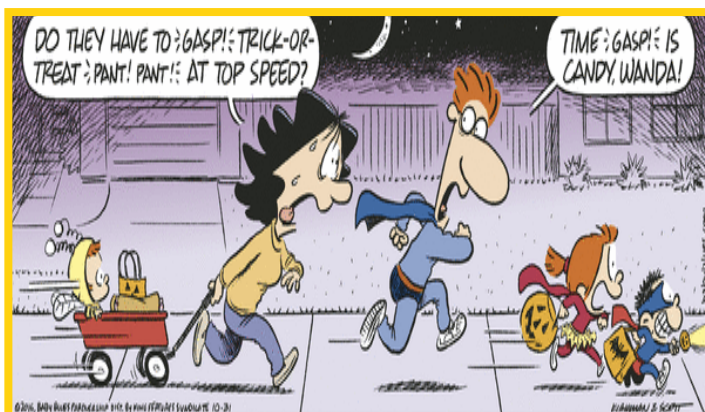
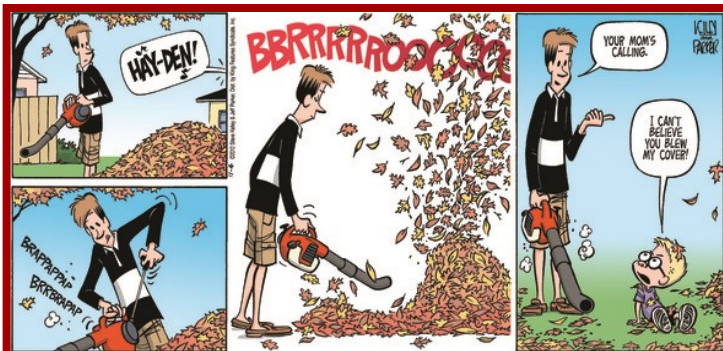
FUN Family Scavenger Hunts

Daily life can be so busy & hectic at times - It's nice just to be able to disconnect for a few hours to spend some good quality time with your family. A good way to do this is by taking a hike in the woods or at a State Park with your kids. You could also take a nice long walk around your neighborhood. It's great exercise for everyone and fresh air is great for your soul & over all well being. You can make it FUN by going on a **Scavenger Hunt!** Kids love playing games and going on adventures.



Everyone can go on a hunt individually or in teams. Make it FUN by rewarding the individual or team with the most finds on their Scavenger Hunt List with a special prize. Keep everything festive with a FUN Fall Theme. There are bound to be a lot of great memories made, discoveries, smiles and a few hearty belly laughs.





Fayette Highland Metropolitan Housing Authority

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Washington Court House, Ohio 43160
Tel: (740)335-7525
Fax: (740)335-6644
www.fayette-co-oh.com

Office Hours

Monday - Thursday 7:30 am - 3:00 pm
Closed for Lunch Everyday Noon - 1:00 pm
Friday the Office is Closed
Office Closed All Government Holidays

The Housing Authority Staff
may also be Contacted by Email:

Larry Gray - Executive Director
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Tami Hinkley - Housing Specialist Supervisor
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Sheril Hosch - Housing Specialist
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