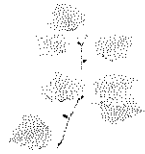


"OH NO!" COURT!



What happens when you go to court for non-payment of rent? When you go to court, you will first meet with SMHA's attorney to discuss your case. You may, at this time, pay the rent that is due in full and the case will be over. If you do not pay the rent that is due, SMHA may offer you a chance to pay the rent at a later date, with the understanding that if you do not pay in full, the judge will order the sheriff to evict you from your apartment.

What happens if you do not show up for court for non-payment of rent? If you do not appear in court, SMHA will ask the judge to order your eviction. The judge will then issue an order for the sheriff to evict you from your apartment. When this happens, SMHA will hold the eviction order for 10 (ten) days. During the time, SMHA's Project Managers may attempt to contact you to encourage you to pay the past due rent in full in order to avoid eviction. Legal Aid Society attorneys may also attempt to contact you for the same reason. We do not want you to lose your home.



Nothing Gold Can Stay

By Robert Frost

Nature's first green is gold
Her hardest hue to hold
Her early leaf's a flower
But only so an hour
Then leaf subsides to leaf
So Eden sank to grief
So dawn goes down today
Nothing gold can stay

MOLD

What are Molds? Molds are microscopic organisms that live on plant or animal matter. They aid in the breakdown of dead material and recycle nutrients in the environment.

Why do molds grow? Mold will grow and multiply under the right conditions, needing only sufficient moisture, (for example: high humidity, condensation, or water leaking from a pipe.) and organic material, (for example: ceiling tile, drywall, paper or natural fiber carpet padding.)

Can mold become a problem in my home? Mold growth may occur in your home if there is sufficient moisture. Be on the lookout for these common sources of moisture: Flooding, Roof leaks, Plumbing leaks

Steam from the bathroom or kitchen, Humidifiers, leaky air conditioners, storm windows not closed or Wet clothes drying inside your apartment or clothes dryer venting in doors.

How do I get rid of mold in my home?

1. The first step is to control the moisture problem. The source of the water must be identified and corrected.
2. All wet materials must be thoroughly dried. If that is not possible, they should be discarded.
3. Mold growing on hard surfaces can be cleaned. Small areas can be scrubbed with a cleaning rag wetted with dilute detergent.
4. In areas where it is impractical to eliminate the moisture source, a 10% bleach solution can be used to keep mold growth under control. (Use 1 part bleach, 3 parts water.) In areas that can be kept dry, bleach is not necessary, as mold cannot grow in the absence of moisture. When using bleach, ensure that enough fresh air is available because bleach may cause eye, nose or throat irritation.

The key to preventing mold growth is to control all moisture problems. Please report any mold issues you may have. Maintenance will check for the cause of mold. If there are no water leaks from any source, you will be responsible for cleaning the mold. If you have any questions, please call me.

June 2010 Rent Office Hours and Important Dates

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
30	31 Holiday Agency Closed	1 Rent Windows Open 8:15am- 11:45am 1:00pm- 3:00pm	2 Rent Windows Open 8:15am- 11:45am 1:00pm- 3:00pm	3 Rent Windows Open 8:15am- 11:45am 1:00pm- 3:00pm	4 May Non- Payment Court 9am	5
6	7	8 Federal 14 Day Notices	9 Rent Windows Open 1:00pm- 3:00pm	10	11 NYS 3 Day Notices	12
13	14	15	16 Rent Windows Open 1:00pm- 3:00pm	17	18	19
20	21	22 P&P's Prepared	23 Rent Windows Open 1:00pm- 3:00pm	24	25	26
27	28	29	30 Rent Windows Closed. No Business Transacted. July Rent Run	1 Rent Windows Open 8:15am- 11:45am 1:00pm- 3:00pm	2 Rent Windows Open 8:15am- 11:45am 1:00pm- 3:00pm. June Non- payment Court 9am	3
4	5 Holiday Agency Closed	6 Rent Windows Open 8:15am- 11:45am 1:00pm- 3:00pm. Federal 14 Day Notices	7 Rent Windows Open 1:00pm- 3:00pm	8	9 NYS 3 Day Notices	10

***PLEASE NOTE: Non-Payment Court at City Hall begins at 9:00AM**

Persons who have been summoned to court **MUST** appear in Court.

There is a drop box in the SMHA Administrative Lobby Bldg at 375 Broadway for dropping off your rent, please drop only money orders and checks in the drop box. Please indicate clearly on the money order, check and envelope: your name, your address and your apartment number. Please do not drop cash in the drop box.

Rent is due on the 1st of each month for the current month. You must save during the current month to have the next month's rent money on the 1st of the month. Once you fall behind it is difficult to catch up, you and your family need a place to live. You must make your rent payment a **PRIORITY** item in your budget.

Steinmetz Boys & Girls Club

Register for Camp Lovejoy Today

Ages 6-13

Spaces are Limited

Call for an appointment 372-3620 or 374-4714

NEW THIS YEAR

Digital Arts and Tech Camp

August 16-20 & 23-27

Ages 6-13

Call to sign up 372-3620



FREE STUFF



*Do you need baby clothes or maybe dishes? How about clothes for yourself?
See Martha Lebron in apartment #128 in Steinmetz Homes. If there is anything you need just
ask Martha. She may have what you need.*



Important Phone Numbers

Melissa Elwertowski-386-7004

Paula Matarazzo-386-7035

Maintenance Hotline- 372-5896

Spotlight on Yates Village

June 2010

Resident Council News

Your Yates Village Resident Council is active, and we invite all Yates Residents to come out and participate! We have held two neighborhood cleanups, one on April 17, and then another on May 29.

Resident Association Meetings 3rd Monday of every month at 7pm.

Please plan on attending the June Resident Council meeting, Monday June 21 at 7pm at the Yates Village Community Room, E Building.

Get a booth at the YV Resident Council Tag Sale in July

We will hold a tag sale at Yates Village on July 17. If you want to sell items, please call Lorrie Robinson, at 557-5442. A Table will cost \$5 each.

Resident Council Officers

President: Lorrie Robinson
Vice President: Cecilia Horn

Treasurer: Tracie Watkins
Sergeant at Arms: Pauline Estrich

Excess Utilities

Yates Residents will notice that your Project Manager Tom Bellick has been visiting everyone's apartment with the Exterminator, counting freezers, dryers and air conditioners.

Additional charges for utilities will be applied to your account for those appliances.

We thank you for your cooperation on this matter.

Your lease agreement requires you to report certain appliances to the housing authority.

Dogs & Cats

We are finding dogs and cats at Yates Village that are not properly registered with the housing authority. Our pet policy requires residents to report their dog or cat, prove that the animal has the right shots (Immunizations), and meets certain other requirements, like dogs can only be 20 pounds or less at adulthood.

Please note that you are only allowed 1 animal, and that there is a \$100 pet deposit required.

Call your occupancy specialist at 386-7024 for a pet application.

Call Tom Bellick, to report animals.

Maintenance HOTLINE 372-5896

Project Manager:
7009

Tom Bellick 386-7007

Occupancy Specialist

Leiah Rodriguez 386-7024

Rent Office 386-

Drug and Crime hotline 386-7042

Bedbugs

How does a home become infested with bed bugs?

In most cases, people carry bed bugs into their homes unknowingly, in infested luggage, furniture, bedding, or clothing. Bed bugs may also travel between apartments through small crevices and cracks in walls and floors.

How do I know if my home is infested with bed bugs?

You may notice itchy skin welts. You may also see the bed bugs themselves, small bloodstains from crushed insects, or dark spots from their droppings. It is often hard to see them because they hide in or near beds, other furniture, and in cracks.

Call Maintenance and the Manager Immediately!

If you discover that you have bed bugs, contact the SMHA Maintenance Hotline Right away at 372-5896. Also, you can call Tom Bellick your project manager, at 386-7007. We will send our exterminator to your apartment, and if you have bedbugs, we will begin treatment.

Garbage & Keeping Yates Clean

Please be sure that your trash is properly thrown out in the garbage can provided by SMHA. During the summer season, many residents enjoy outdoor BBQs and family celebrations.

Remember to toss out cups, trash and other items before you go back into your apartment, as it is a big job to clean up and unfair to your neighbors to have to clean up after a neighbor's party.

SMHA will follow up with individual tenants who violate their lease by having a party, and failing to clean up afterwards. You can call the project manager to make reports.

Paying Your Rent & Court

Monday	Tuesday	Wednesday	Thursday	Friday
31 Holiday Closed	1 Rent Windows Open 8:15am-11:45am & 1pm-3pm	2 Rent Windows Open 8:15am-11:45am 1:00pm-3:00pm	3 Rent Windows Open 8:15am-11:45am 1:00pm-3:00pm	4 May Non-Payment Court 9am
7	8 Federal 14 Day Notices	9 Rent Windows Open 1pm-3pm	10	11 NYS 3 Day Notices
14	15	16 Rent Windows Open 1pm-3pm	17	18
21	22 P&P's Prepared	23 Rent Windows Open 1pm-3pm	24	25
28	29	30 Rent Windows Closed. No Business Transacted.	1 Rent Windows Open 8:15am-11:45am 1:00pm-3:00pm	2 Rent Windows Open 8:15am-11:45am 1:00pm-3:00pm. June Non-payment Court 9am
5 Holiday Closed	6 Rent Windows Open 8:15am-11:45am 1:00pm-3:00pm. Federal 14 Day Notices	7 Rent Windows Open 1:00pm-3:00pm	8	9 NYS 3 Day Notices

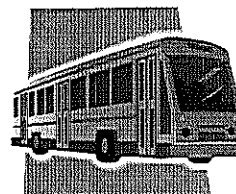
***PLEASE NOTE: Non-Payment Court at City Hall begins at 9:00AM**

Persons who have been summoned to court MUST appear in Court.

There is a drop box in the SMHA Administrative Lobby Bldg at 375 Broadway for dropping off your rent, please drop only money orders and checks in the drop box. Please indicate clearly on the money order, check and envelope: your name, your address and your apartment number. Please do not drop cash in the drop box.

Rent is due on the 1st of each month for the current month. You must save during the current month to have the next month's rent money on the 1st of the month. Once you fall behind it is difficult to catch up, you and your family need a place to live. You must make your rent payment a PRIORITY item in your budget.

New CDTA Bus Service – Van Vranken/Broadway Line – Route 351



CDTA's New Route 351 Bus picks up starting at 5:23am at Wood and Van Vranken M-F, with last drop off @ 11:02pm. Saturdays, the bus starts at 9:53am, and last bus is at 5:47. Call the Schenectady County Travel Trainer for CDTA - Barb Artis at 344-2757 for more information about CDTA services for Yates Residents