

July 2022

www.alamedahsg.org

Quarterly Newsletter



Housing Authority
of the
City of Alameda



Summer Wellness

It's important to build healthy habits that positively impact your life. Below are some reminders and tips for this summer:

- Walking and staying active, all movement counts!
- Watch a sunset.
- Spend time by the water, visit the beach or shoreline!
- Visit local library, find library locations at www.alamedafree.org.
- Volunteer at local non-profit organization, visit website below for opportunities:

<https://www.alamedaca.gov/RESIDENTS/Information-for-Residents/Volunteer-Opportunities>



Stay Connected To AHA  Sign-up for AHA email newsletters at: www.ahagroup.live



Family Self Sufficiency (FSS) Program

The Family Self Sufficiency (FSS) program is for individuals that already have a Housing Choice Voucher or Project-Based Voucher with the Housing Authority of the City of Alameda. This program is not available for participants in Shelter Plus Care programs. Only households already assisted under the HCV or PBV programs are eligible for the FSS program.

The FSS Program is designed to assist families and individuals in becoming financially stable by providing individualized case management services and financial incentives. Participation in the program is voluntary and requires a five-year personal commitment by participants.



All Housing Choice Voucher (HCV) and Project-Based Voucher (PBV) participants are eligible to participate in the FSS program regardless of educational status, age, work experience, career interests or status as a person with a disability. The FSS program emphasizes employment, career development, education, training, independence from public assistance and credit readiness.

The FSS Program provides an Escrow (savings) Account. When a FSS participant's rental portion increases as the result of increased earned income, a specified amount of money (based on a formula involving the decreased assistance found at 24 CFR 984) is deposited into an interest earning savings account on behalf of that qualifying family or individual. Upon successful completion of the five-year FSS program, graduating families and individuals will have access to those accumulated funds. Some FSS Program graduates have saved enough money over five years to buy a car or even to have a down payment on the purchase of a home.

The Housing Program Department is continuously taking applications for the FSS program. Become the next remarkable success story by achieving long-term career goals and economic independence by joining the FSS Program today! FSS Program applications are available at the front desk of AHA's main office (at 701 Atlantic Avenue).

For further information about the Family Self Sufficiency Program, please contact Kara Korb, FSS Coordinator
kkorb@alamedahsg.org
510-747-4337

You can apply directly to the FSS Program via this link:
<https://form.alamedahsg.org/Forms/3v0p6>



The College of Alameda Promise Program

The College of Alameda Promise Program provides free tuition for a year, book stipends, priority registration, and dedicated counseling for eligible students. The program is open to first-time, full-time college students who seek to complete a certificate, degree, and/or plan to transfer to a four-year university.

Apply at <https://alameda.edu/college-of-alameda-promise-program-application/>

Trade School Scholarships

Attention all high school graduates and graduating high school seniors, LifeSTEPS is offering a \$5,000 scholarship. So, if you are considering a vocational career and you need money to help you pay for vocational training school, this is a perfect opportunity for you. To qualify for the scholarship, you must meet the eligibility criteria below:

- Lived at affordable housing community for at least two years and in good standing with property management.
- Applicant is a graduating high school senior, high school graduate, or GED recipient enrolling in an accredited trade program.
- School and/or program must be accredited.
- Applicant must provide proof of acceptance to an accredited trade program for full or part-time programs.
- Property Managers and LifeSTEPS current employees and their family members and household members are not eligible for funding.
- Applicant must be able to demonstrate at least one source of income to pay for schooling.
- To obtain an application, please contact Angel Reyes (510) 410-0161 or send email to areyes@lifestepsusa.org





RENTER'S INSURANCE

Protect Yourself and Your Belongings with Renters Insurance

Renters insurance is a form of property insurance that covers losses to personal property and protects the insured from liability claims. In general, renters insurance provides coverage for your belongings, such as clothing, household items and furniture. It also includes electronics and jewelry, although limitations may apply. While several variables can affect the cost of your renters insurance premium, overall, renters insurance is a cost-effective type of coverage.

In fact, according to the Insurance Information Institute, the average yearly premium for renters insurance is just under \$200.



Tablet Rental Program

Residents at Independence Plaza, Esperanza, Littlejohn Commons, and Anne B Diamant are able to borrow an Android Tablet (Alcatel Joy Tab 2) for two weeks at a time. Please contact the property manager at each of these properties to borrow an Android tablet. The tablet loaner program is only available to tenants at Independence Plaza, Esperanza, Littlejohn Commons, and Anne B. Diamant. You can also use the tablet to surf the internet, complete your annual or interim recertifications, setup an email account, or plan your next vacation.

Wi-Fi Hotspots

Do You Need Help Connecting To The Internet? The Housing Authority of the City of Alameda (AHA) is providing FREE Wi-Fi access in the Community Rooms at Independence Plaza, Anne B. Diamant, Littlejohn Commons, and Esperanza. Residents may visit these Community Rooms and review the poster that features the Wi-Fi Network Name and Password. If you need further assistance, please contact the property manager listed below.



ESPERANZA: Angel Reyes (510) 410-0161
LITTLEJOHN COMMONS: Keia Steens (510) 306-8033
ANNE B. DIAMENT: Booker Thomas (510) 521-3117
INDEPENDENCE PLAZA: Mariel Rivera (510) 865-7288

Important Information For AHA Residents

Contact your Property Manager to Set Up a Payment Plan for Past Due Rent

If your household is behind on rent due to COVID related circumstances or other reasons, please contact the property manager to set up a payment plan as soon as possible. We are willing to work with you and your budget.

Property	AHA Staff	Email Address	Phone
Anne B Diamant Plaza	Booker Thomas, Resident Manager	abd@alamedahsg.org	(510) 521-3117
Independence Plaza	Mariel Rivera, Resident Manager	ip@alamedahsg.org	(510) 865-7288
AHA Portfolio	Lynelle Buckley Broughton, Property Supervisor	lbroughton@alamedahsg.org	(510) 747-4304
Property	JSCO Staff	Email Address	Phone
Esperanza	Yolande Pendley	esperanza@jsco.net	(510) 929-9193
Eagle Village	Rachel Kelly	eagle@jsco.net	(510) 227-5704
China Clipper	Rachel Kelly	chinaclipper@jsco.net	(510) 227-5704
Littlejohn Commons	Ayonna Peoples	littlejohn@jsco.net	(510) 239-4030
Everett Commons	Zakiya Jamison	everett@jsco.net	(510) 217-8683
Scattered Sites	Zakiya Jamison	ssaha@jsco.net	(510) 217-8683
Rosefield Village	Rachel Kelly	rosefield@jsco.net	(510) 227-5704
Parrot Village/Gardens	Ayonna Peoples	parrot@jsco.net	(510) 239-4030

REMINDER: OMBUDSMAN PROGRAM OPEN

The Housing Authority of the City of Alameda Ombudsman is a solution-oriented community resource available to all AHA tenants, AHA program participants, AHA landlords, and other community organizations that represent AHA tenants or clients. The Ombudsman Program is a community liaison and provides an array of duties, including:

- Resolving AHA tenant or Section 8 complaints.
- Identifying AHA staff members to answer your specific questions.
- Developing and expanding community partnerships.
- Serving as neutral AHA representative to help AHA clients find resolution.
- Ensures that tenant or landlord concerns are fully addressed.

All AHA tenants, AHA program participants, and AHA landlords are encouraged to first call their designated AHA contact person before contacting the Ombudsman Program. Also, please direct your routine questions and concerns to your designated AHA contact person.

Ombudsman Program contact info:

PHONE: (510) 747-4358

EMAIL: ombudsman@alamedahsg.org

Important Information For Housing Program Participants

Online Recertification: via Rent Café enables AHA participants (or their family members) the ability to complete their annual recertifications online via cell phones, tablets, laptops, or desktop computers. Participants are also able to upload proof of income, assets, or other recertification documents directly via Rent Café. AHA staff are currently offering participants online assistance by completing the re-certification process with participants over the phone. Please note LifeSTEPS can also assist with recertifications. The Rent Café online system can be accessed via this link: <https://recertification.alamedahsg.org/>**Rent**

increase/decrease (interims): Just log on to Rent Café and click on "Report A Change" to complete a rental payment adjustment. Documents can be directly uploaded into Rent Café for efficient processing of your interim request. If additional documents are obtained at a later date or requested from your housing specialist, these documents can be submitted via e-mail at hcvsubmission@alamedahsg.org. **Informal Hearings:** To request an informal hearing, please contact Kara Korbel at kkorbel@alamedahsg.org, or at (510) 747-4337.

Voucher Holders seeking housing: Please contact Dee Dee Adeosun at dadeosun@alamedahsg.org / (510) 747-4319 or Corliss Glanton at cglanton@alamedahsg.org / (510) 747-4309.

Termination: If you have received a termination notice or have given your landlord notice, please contact your housing specialist.

HQS Inspections: Please note all HQS inspections are actively occurring. For general questions, please call (510) 690-8290.

HUD Waivers: Please note HUD COVID waivers have been rescinded and are no longer available.

Maintenance/Repairs: Consult your lease for contact information or contact your on-site resident manager.

Social Services are available: Contact LifeSTEPS at (855) 395-4463 / ksteens@lifestepsusa.org or areyes@lifestepsusa.org. Services are at no cost to you. All types of free services are available.

To find City of Alameda tenant resources: Please visit this link:
<https://www.alamedaca.gov/RESIDENTS/ALERTS-COVID-19/Tenant-Resources>

Wednesday Fun at Esperanza

The first and third Wednesdays from 3:30pm to 4:30pm there will be an hour packed with games and fun activities for kids ages 5 to 12. All the fun will take place at the Esperanza Housing Community Center Courtyard, located at 1903 3rd Street in Alameda. Fruit, snacks, and water provided for FREE! Any child that lives at any Housing Authority property can attend! No need to RSVP but a parent or guardian must sign waiver.



Monthly Art Session at Independence Plaza

The second Wednesday of every month, come to the Independence Plaza community room (703 Atlantic Ave) from 3pm to 4:30pm to build visual art projects for FREE. An art instructor will lead the class and provide all the materials needed to create your art project. All types of visual art projects will be created using wide variety of materials and techniques. Any AHA residents from any AHA property can attend. No need to RSVP.

Summer Jobs! The City of Alameda Recreation and Parks Department is hiring!

The City of Alameda is hiring for numerous positions, including part-time Recreation Leaders for the Recreation & Parks Department. The jobs, open to those 16 years and older, are 15 to 20 hours per week with hourly pay of \$15 to \$16.55. High school students are highly encouraged to apply. Rec leaders organize and conduct various recreation programs for youth from kindergarten through high school, including sports, arts and crafts, cooking, dance, drama and city-wide special events and excursions.

Search "Recreation Leader" jobs at:
<https://www.governmentjobs.com/careers/alamedaca?page=2>



Summer camps and activities! The City of Alameda Recreation and Parks Department is offering scholarships to Housing Authority families.

For more information, please call (510) 747-7529 or send email to ARPD@alamedaca.gov. You can also visit this webpage for more info <https://www.alamedaca.gov/Departments/Recreation-Parks>



Housing Authority
— of the —
City of Alameda

701 Atlantic Ave,
Alameda, CA 94501

PRESORTED STANDARD

US POSTAGE

PAID

OAKLAND, CA

PERMIT NO 801

QUARTERLY NEWSLETTER

Important Information Enclosed

AHA Main Office Hours

Monday – Thursday

8:30am to 12pm