



*First Quarter *2025**
January, February, March

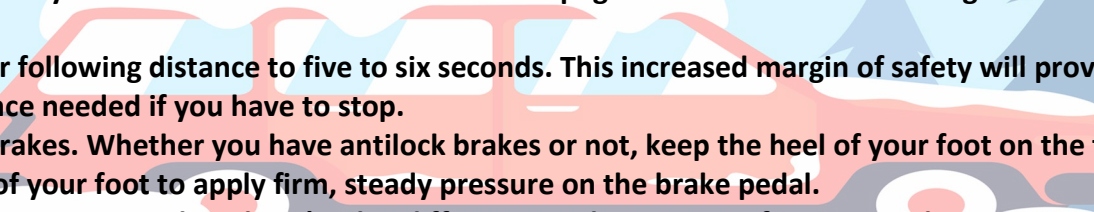
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Resident Advisory Board Revitalization

Come join us and help shape our GHA community. First meeting will be February 20, 2025, at 5:00 pm in the Community Center. Call or e-mail Rachel at the office (r.owens@ghaok.org) and let her know you are interested. If you don't want to be a board member, come and volunteer for some community events.

Winter Driving Tips

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- * Drive slowly. Always adjust your speed down to account for lower traction when driving on snow or ice.
 - * Accelerate and decelerate slowly. Apply the gas slowly to regain traction and avoid skids. Don't try to get moving in a hurry and take time to slow down for a stoplight. Remember: It takes longer to slow down on icy roads.
 - * Increase your following distance to five to six seconds. This increased margin of safety will provide the longer distance needed if you have to stop.
 - * Know your brakes. Whether you have antilock brakes or not, keep the heel of your foot on the floor and use the ball of your foot to apply firm, steady pressure on the brake pedal.
 - * Don't stop if you can avoid it. There's a big difference in the amount of inertia it takes to start moving from a full stop versus how much it takes to get moving while still rolling. If you can slow down enough to keep rolling until a traffic light changes, do it.

ATTENTION ALL RESIDENTS!

GHA maintenance has preventively taken steps to help ensure that we all stay safe and warm during the winter months.

DO NOT remove any of the external hydrant covers for any reason. If you would like to use and out-side faucet, please contact the office and schedule a maintenance visit. Resident's will be responsible for any damage that occurs if these covers are removed without permissions.

Tenants are prohibited from smoking in or around all housing (doors/entrances, windows and porches) and administrative office buildings and maintenance facilities. You are responsible for all guests and persons visiting your unit. Three violations will be considered to be a serious violation of material terms of the lease and will be cause for non-curable eviction.

Collection Policy

All monthly rent payments are due on the first day of the month. Rent is delinquent if not paid by the tenth day of the month. GHA does not accept cash payments. All rent must be paid in the form of check, money order, or cashier check.

Monthly rent payments will be accepted at GHA between the hours of 8:00 and 4:30, Monday through Friday, except holidays, or rent can be placed in the drop-box located by the north or south entry doors. Prompt payment of monthly rent is a requirement for continued occupancy in federally subsidized housing. The U.S. Department of Housing and Urban Development requires GHA to terminate occupancy in all cases of non-payment.

Accounts that are past-due after the tenth day of the month will be issued a final notice of past due rent and will be assessed a late charge of \$25.00 unless approved payment arrangements have been made.

Dogs and cats shall be maintained within the resident's pet owner's unit. When outside the dog or cat shall be kept on a collar or harness attached by a ***leash no longer than six (6) feet long which is able to retain the pet from breaking loose.*** The resident shall maintain control of the pet ***AT ALL TIMES.*** Under no circumstances shall any cat or dog be permitted to roam free in any common areas

The pet owner shall *immediately* pick up all animal waste and litter box matter, which will be disposed of in a sealed plastic trash bag and placed in a trash receptacle. No pet owner shall permit his/her pet to commit a nuisance in any other part of the exterior or interior common area.

Remember, residents are not only responsible for following GHA policy but those of the City of Guthrie as well. Fines can be issued by the City of Pet Ordinance violations.

Pet Reminders



Porch/patio areas must be kept clean at all times. The number of outdoor items of porch/patio area must be reasonable and limited so that untidiness and clutter does not result.

Children's toys, carriers, strollers, tricycles and bicycles must be kept in the storage shed or in the home when not in use. A limited number of yard ornaments, flowerpots, planters, etc., may be placed in the small garden area next to the unit or on the porch/patio areas. Such items may not extend out into the grassy areas. Small bird feeders are allowed if hanging from a hook and placed near the unit. No food, bread, or seeds of any kind are permitted to be put outside on the ground for birds or stray animals. All pet wastes must be picked up and properly disposed of.

Take a look around at your unit. Do you have any furniture such as wooden rockers, tables, kitchen chairs, or similar types of furniture outside? Do you have bicycles stored outside? If you do, you need to store these items in your storage area or find some other place for them.

GHA Board of Commissioners

John Donosso, Chairperson • Roberty Kenworthy, Vice-Chairperson
Jonathan McClin, Commissioner

WINTER STORM SAFETY

STAY HOME IF POSSIBLE!

REMEMBER: the leading cause of death during winter storms is vehicle crashes

- ✓ Cell phone charger
- ✓ Windshield scraper/de-icer
- ✓ Extra blankets/sleeping bags
- ✓ Extra clothing/gloves/socks
- ✓ Jumper cables



If you must drive

check the weather

figure out the weather at your beginning & ending destinations



always
wear your seatbelt

fully stock

make sure you have a fully stocked emergency kit



share

let someone know your destination, route, & estimated arrival time

roads

check road conditions before setting out

- ✓ Non-perishable snacks
- ✓ Bottles of water
- ✓ First aid kit
- ✓ Flashlight with spare batteries
- ✓ List of emergency numbers

Before the storm

remember pets



provide food, water, & a place to shelter

check in
with family, friends, & neighbors

winterize your car

check antifreeze, windshield wipers, & tire pressure



hazards

understand the dangers of wind chill



plan

develop a disaster plan for winter storms

If you must go out

avoid strenuous activity



shoveling snow, pushing a car, or walking in deep snow can lead to overexertion

be careful

walk carefully to avoid slips & falls & prevent injury

take breaks

come inside often to warm up



layer up

dress in many layers to prevent hypothermia & frostbite

Important Winter Weather Information!

The Oklahoma weather continues its up-and-down roller coaster ride—freezing one day and 60 degrees the next. Please be weather aware and whenever the weather is below 25 degrees, all residents are asked to drip their indoor faucets. Also, leave the cabinet doors open under the kitchen & bathroom sinks, as well as the divider between the kitchen and the laundry area (if you have one) so that heat can circulate and keep the water pipes from freezing.

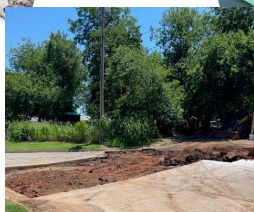
Your unit's heat system is much more efficient and safer to use than a space heater. Keep all items away from wall heaters. Also, stove-top burners and range ovens should **NEVER** be used to heat a house. Guthrie Housing Authority discourages any and all use of space heaters!

If you will be away from your unit during colder weather season, please leave the heat on in your unit. Set your thermostat at 65 degrees—DO NOT TURN THE HEAT OFF!!! If the heat is turned off, water pipes may freeze, bust, and many problems will occur. You will be responsible for **ALL DAMAGES** if the heat is turned off and damages result.

GHA will not clear snow/ice from any residential porches or sidewalks leading up to a unit. Only the sidewalks around the office building will be cleared. If snow or ice has blocked a doorway such that the door cannot be opened, maintenance workers will clear that snow/ice so that the resident can enter or exit their unit. If time permits, maintenance workers will clear common walkways (such as sidewalks adjacent to parking areas) Parking spaces will not be cleared. Residents are advised to keep rock salt or ice melt in their units to throw out on icy patches.

GHA UPDATES

Have you noticed recent changes taking place around our housing authority? The Public Housing section is in its final phase of siding upgrades and is expected to be completed by mid-to-late 2025. In 2024 staff worked with contractors to resurface the parking areas and level all walking areas. The bridge in the creek area has been removed to make the area safer and soon work will begin on installing fencing to ensure the safety of our residents. GHA also had its first NSPIRE inspections on both Public Housing and the Rural Development units and received outstanding scores. A huge thank you goes out to each and every resident for helping us identify areas of concern so that we could remedy the situations. We look forward to continuing that open form of communication so that GHA can continue to be a decent, safe and sanitary living environment for all the residents. 2024 also ushered in a new maintenance department that has helped shape our next-level of service and superior upkeep of the GHA property. Management looks forward to reactivating the Resident Advisory Board here at GHA. The board is normally comprised of 5 members and hopefully can gather a group of volunteers to assist in a variety of community activities. This group also helps to identify areas of improvement for GHA staff and recommends areas of interest. See the special notice in this publication for meeting details.



Stay Safe
and
Healthy

