

JUNE 2020
ISSUE

**SPECIAL
POINTS OF
INTEREST:**

- COVID 19
Myth vs. Fact
- Happy
Retirement

**INSIDE
THIS
ISSUE:**

Manager Update 1

COVID 19 Myths vs Facts 2

Maintenance News 2

Resident Services 3

Birthdays 4

Compliance Update 4



“THE VIEW FROM 524”

From the Senior Manager, Joan Campbell, CPM



Westminster House Apartments Re-Opening Plan COVID-19 2020

The health and safety of our residents and employees is our highest priority. We would like to thank each of you for your continued patience and cooperation during this difficult time. In line with Baltimore City and the State of Maryland, outlined below are our plans for the GRADUAL re-opening of our Community. It is impossible to know the exact time frames that these Phases can and will go into place. Please continue to be patient. We will post notices and make announcements as each Phase is implemented.

Phase 1

After Baltimore City begins the first Phase of Re-Opening

- Residents should continue to Stay at Home as much as possible
- Masks were given out week of 5/18/2020- masks will continue to be required in the common area.
- Visitors will be allowed in the building ONLY with masks.
- The front desk will continue to sign visitors in and out behind the desk. Visitors will be allowed 9AM- 10PM. Overnight passes will not be issued yet.
- Deliveries can resume to the apartments (vendor cooperation pending: Pharmacies, papers, Food Deliveries). Delivery Personnel must continue to wear a mask.
- Move outs will take place and the elevator will be able to be reserved for this process.
- Move ins and Compliance Appointments will resume, with MASKS only. Project Based and Voucher appointments will continue to be on hold until the Housing Authority of Baltimore City (HABC) reopens.
- Gatherings of 10 or more people are still restricted.

Phase 2

After Baltimore City and the State of Maryland begin Phase 2

- Overnight passes may be issued again
- Community Spaces opened back up. This will be done in stages and will be announced accordingly.
 - ◇ The Telephone will be added back to the hallway phone booth(s)
 - ◇ Community Room on the 18th floor reopened (this will align with Eating together returning to normal- as determined by the Maryland Food Bank). The Community Room events could also resume (Sunday church services, etc.- chairs will be spaced further apart and 6 feet social distancing will be required)
 - ◇ Lastly would be the furniture being put back in the lobby, the library, and the public restrooms reopening.
- Visitors and residents are still asked to wear masks in the common area.

Phase 3

After Baltimore City and the State of Maryland Begin Phase 3 of Large gatherings

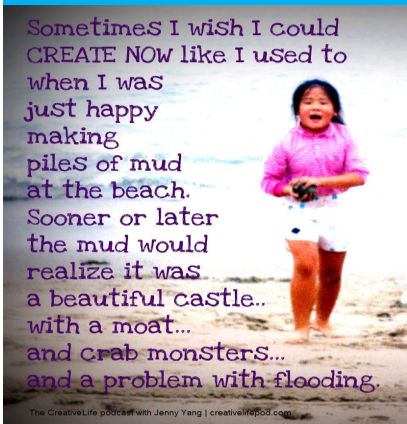
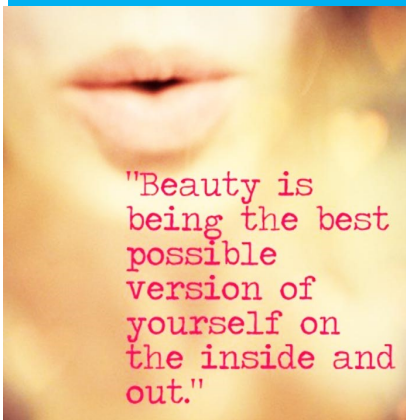
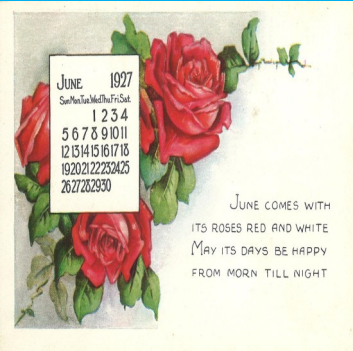
- Bingo and Larger Resident Gatherings can resume in the Community Room.

Joan



COVID 19 MYTH VS. FACT

REMEMBRANCE



MYTH

If I'm young, I am not at risk, so I don't need to worry.

FACT

Even if they don't get sick, young people can still get the coronavirus and pass it to the older people, who are at high risk of serious illness and death. Also, while less common, young people can become seriously ill and even die from the virus

MYTH

I don't have symptoms so I can't pass it on to anyone.

FACT

This is how the virus has been able to spread so quickly and why many governments are asking people to self quarantine. Symptoms can show up anywhere from 2-14 days after exposure. Even though you aren't symptomatic, you can still spread the virus and infect others.

MYTH

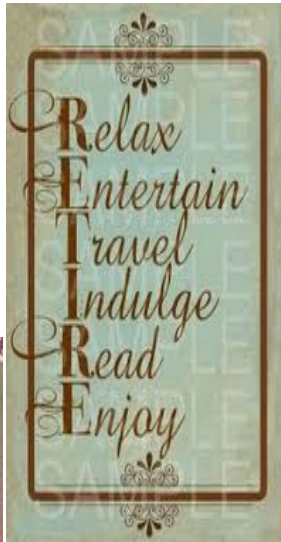
This virus will go away when the weather warms up, just like the cold and flu season.

FACT

There is no evidence to support this claim. Countries all over the world are being infected no matter the climate and weather.

FOR MORE INFORMATION, VISIT THE BALTIMORE CITY HEALTH DEPT. OR THE CDC WEBSITE.

Sheila P. Alderman- Happy Retirement



Sheila Alderman, our Resident Service Coordinator, will be retiring next month. Sheila has been a key member of our team since August 2014. Her last day will be July 6, 2020. She has implemented programs in our Community such as the BaltiMarket Program Food Delivery in Coordination with ShopRite, The American Heart Association Cooking Class, the John Hopkins Visiting nurses, The Senior Companion Program, Walmart weekly trips, the Maryland Food Bank Distribution and Bea Gaddy Thanksgiving Dinner. Sheila oversees and manages the Retired Senior Volunteers Program, (RSVP), monthly trips and share foods. She has helped many residents throughout the years and we wish her nothing but the best in her retirement and she will be dearly missed by the staff and our residents.

Because of Covid-19 and the rules that are currently in place, we will not be able to have a retirement celebration for Sheila at this time, so please join us in thanking her for 5 years of service and make sure to say goodbye to her when you see her around the building before she leaves.

Maintenance News JEFFREY KNOX, SUPERVISOR



June is here and summer is upon us. The AC system is working well. Issues with individual thermostats are being resolved as they arise. If you have any questions or concerns about the system in your apartment, ask Jeff.

For those of you that may want to get rid of any unwanted items in your apartment, please contact maintenance for assistance.

We will haul these items directly out of the building for disposal without obstructing the trash rooms. And please remember that all trash must be placed in plastic bags before being placed into the chute.

Please do not sort through furniture that is being thrown out. There is a possibility that that furniture is infested with bed bugs. The last thing you want to do is bring bed bugs into your apartment.

Remember, if you need an emergency repair within your apartment, please contact the front desk personnel to have a maintenance request filled out. We'll do our best to take care of these issues as soon as possible.



Thanks
Jeff

Resident Services, Sheila P. Alderman, Resident Services Coordinator

FAREWELL TO YOU

As Bob Patterson would say “well folks” it that time. It’s that time for me to say farewell to you. It’s been a long five years and 11 months at Westminster House. We have experience so many things together good and bad but we made it. We made it thru a major renovation, small fires, floods, many social activities, parties, and even the lost of love ones and close friends. I appreciate each and every one of you and will miss you deeply.

I thought long and hard over several months before I made this final step in my life. I knew I was leaving a place that we had so much fun. I appreciate the opportunity that you and the staff provide me. The learning experience was colossal. Truly Truly amazing. You can teach and old dog new tricks. Please don’t forget me and keep me in your prayers as I shall keep you in my prayers. I trust that my successor will continue all the health, welfare, and educational events I shared with you plus more. Thank You. Let’s go down memory lane. gathering.



Sheila

RSC UPCOMING

- 6/9 Md. Food Bank Distribution 2:00 pm
- Tuesdays-Walmart Trip 11:30 am
- Tuesdays-Shoprite Order 2:00 pm
- Thursday-Shoprite Delivery 3:00 pm



FACE COVERING

Wearing a cloth face covering in public slows the spread of **#COVID19** and shows you care about the health of your community. **#MaskUp** with this styles from **@CDCgov**.



Westminster House Apartments
524 N. Charles Street
Baltimore, Maryland 21201
(In Historic Mount Vernon)

Phone: 410-837-0180

Fax: 410-685-4991

Website:

www.westminsterhouseapts.org

JUNE'S BIRTHDAY CELEBRATION

- | | |
|--------------------------|--------------------------|
| <i>Donald Truxon</i> | <i>Bernard Brown</i> |
| <i>Edna Davis</i> | <i>Dorothy Lowery</i> |
| <i>Neeham Jones</i> | <i>Robert Squirrell</i> |
| <i>Howard Regusters</i> | <i>Janice Thompson</i> |
| <i>Antonio Allen</i> | <i>Deborah Sims</i> |
| <i>Sharon Mills</i> | <i>Diane Moses</i> |
| <i>Sandra Jackson</i> | <i>Charlene James</i> |
| <i>Valarie Howze</i> | <i>Lula Sockton</i> |
| <i>Willie Shoemaker</i> | <i>Carlton Alexander</i> |
| <i>Elizabeth Sumpter</i> | |



If your name is not listed above, please forgive us as we try to update our listing....we sincerely wish you have a very Happy Birthday. Also!!!, please advise us if you do not want your name included in future newsletters.

SICK AND SHUT Ins

Please make sure you appeal to these individuals. For we are all members of Westminster House and we are family.

Compassionate condolences are extended to all the family and friends of those we lost recently.

COMPLIANCE UPDATE, JENNIFER COCO



Annual Income Limit Update

The U.S. Department of Housing and Urban Development (HUD) released the 2020 income limits on April 1, 2020. The income limits are used to determine income eligibility for LIHTC and HUD-assisted programs. HUD also released Multifamily Tax Subsidy Program income limits for Fiscal Year 2019, which are used for low-income housing tax credit (LIHTC) and tax-exempt bond properties.

The income limits are used to determine if someone is eligible to live in our Community. For 2020 Baltimore, Maryland the income limits are:

- 1 Person: 43,680
- 1 Person: 43,680
- 3 Persons: 56,160

If you would like additional clarification on how this affects your eligibility, please contact the Compliance Office.

-Jen Coco-