

OCTOBER 2023 ISSUE



INSIDE THIS ISSUE:

Manager Update	1
Maintenance News	2
Resident Services	3
Birthdays	4
Compliance Update	4



Please see
Calendar
Insert for
Events &
Programs

“THE VIEW FROM 524”



From the Senior Manager, Joan Campbell, CPM



Dear Residents:

Fall has finally arrived. Cooler weather and some much needed rain have been keeping us cozy and inside. We are hoping the cooler weather sticks around for a while before it gets too cold.

DID YOU FORGET SOMETHING??

Please **DO NOT use your stove or oven for heating purposes; or leave items unattended** while your stove is turned on. This is a fire risk and a life and **safety lease violation**. Please also remember to not leave your sink running. We have had several apartments flood, which has affected neighbors as well. Please **DO NOT stop up your sink up and walk away** from it. You WILL BE BILLED for emergency responses and damages.

TRASH CHUTE AND TRASH ROOM

We are still having problems with residents putting trash on the floors in the trash rooms. As stated in the Rules and Regulations, trash is not to be put down the trash chute after 10pm daily. Please be considerate of your neighbors and wait until the next day to take your trash to the trash room. Do not leave the trash on the floor. Boxes are to be broken down before being put in the trash room. **All trash MUST be placed in a bag before going down the chute**. Please make sure the door does not slam on your way in/out.

OVERNIGHT PASSES

Please remember that the Policy for Overnight Guests is 10 Overnight Passes per Calendar Quarter. You must have your guest get an overnight pass at the Front Desk and you must be present with them when signing them in. Please explain to your guest that you are responsible for their actions while they are visiting the building. If your guest is staying past midnight, they should have an overnight pass. If you need an extension for any reason, it must be approved, in writing by the Compliance Office or Management.

APARTMENT DOORS

Per the resident handbook, #13, apartment doors are to be kept closed. Please do not leave your apartment doors propped open. Leaving them open allows odors and noise to disturb your neighbors. If you are trying to air out your apartment, please open your window and turn on your exhaust fan.

Joan



Halloween Word Search

T	L	K	H	J	H	U	P	P	T	H	S	I	N	L
L	Q	M	W	M	A	C	D	M	S	A	C	M	V	F
J	A	X	C	R	X	G	W	P	L	L	R	I	Y	O
S	W	K	U	C	E	M	I	K	Q	L	E	L	H	U
S	P	O	O	K	Y	D	S	T	M	O	A	D	Q	S
T	S	O	H	G	E	K	I	E	R	W	M	X	K	R
J	C	H	X	R	E	E	D	C	E	E	A	J	H	E
J	E	Q	S	L	P	I	Q	T	H	E	A	Q	N	B
L	J	M	E	D	R	C	S	X	U	N	R	T	P	O
O	C	T	U	Y	B	U	B	P	W	N	N	K	S	T
F	O	P	A	T	J	U	M	T	I	E	R	C	Q	C
N	L	H	R	E	S	P	N	I	K	P	M	U	P	O
E	U	W	I	P	X	O	V	V	H	K	X	P	P	E
C	Z	L	X	Q	T	I	C	U	H	Z	J	U	F	T
Q	R	U	O	W	H	H	C	I	W	Z	D	A	L	J

CIDER
COSTUME
GHOST
HALLOWEEN

HAYRIDE
OCTOBER
PUMPKIN
SCREAM

SKELETON
SPIDER
SPOOKY
TREATS



PrintableParadise.com

Maintenance News Jeffrey K, Supervisor

Bulk Trash/Furniture Removal needs to be coordinated with the Maintenance Team or scheduled directly with our Bulk Trash Vendor. (Zachery 443-416-1819) **Please DO NOT put bulk items in the trash rooms. You will be billed if items are improperly removed.**

We will be coordinating the conversion for switching over to heat beginning the week of October 16th.

We are still having issues with residents placing needles and diabetic pens down the trash chute without being properly stored. All medical sharp supplies MUST be placed in a secure container BEFORE being placed in a bag for trash.

Please remember to turn on your exhaust fan while you are cooking. This will help eliminate your smoke detector from going off while you cook. If there is smoke, please remember to open your window and DO NOT OPEN the door into the hallway.

Work orders not submitted to the front desk will not be processed. Do not stop a team member in the hall to submit a work order. We are also not able to schedule specific times for work orders to be completed.

The maintenance team is not permitted to complete personal tasks for residents. Please do not call a team member directly to request assistance.

-J. Knox

Thanks
J.Knox



Lavelle Webb, Resident Services Coordinator

MEDICARE SUBSCRIBERS DID YOU KNOW

It is possible that they are still residents that are eligible for Qualified Medicare Beneficiary (QMB) but have not applied. QMB helps eligible Maryland residents by paying the full amount of the monthly Medicare premiums and Medicare co-pays and deductibles. If qualify, you will receive a gray and white OMB card by mail.

SPECIFIED LOW-INCOME MEDICARE BENEFICIARY PROGRAM (SLMB)

If you do not qualify for QMB then you may qualify for SLMB. SLMB will pay only the monthly Medicare Part B premium. You will not receive a card but a letter to tell you if you are eligible. See the Resident Service Coordinator for more details.

BALTI-MARKET CHANGES

Effective September 27th Balti-Market grocery shopping will be changing from Shop-Rite to Giant Food Store. There will be no changes to the Balti-Market forms that are available in the library. Each resident will get individual log-ins for creating new orders. Please schedule an appointment with me if you need assistance with the new site.

THE TAXICARD PROGRAM

The TaxiCard Program offers a monthly subsidy for taxicab transportation to eligible individuals. Each month that a payment is made, money is added to the TaxiCard to help pay for taxicab rides. When you add \$6.00 to your card per month, the program adds \$50.00, per month. That gives you \$56.00 a month to take taxis. If your income is higher, your monthly contribution is higher and you are given \$30.00 a month. This program provides rides to the nearby counties too. Registration is required. All individuals must meet the eligibility requirements.

Do you need assistance with Medicare Open Enrollment Decisions?? Starting October 2nd Kevin with United Health Care will be in the library for anyone that needs on site assistance with Open Enrollment Questions or concerns. He will be on site between 10:30 and 1:00

OR

Baltimore City SHIP offices are available to assist everyone who have Medicare residing in Baltimore City. You can contact BCHD SHIP Office at 410-396-2273 to schedule an appointment. SHIP have an awesome team of counselors. SHIP counselors are very passionate about providing information and resources to Medicare Beneficiaries so they can make informed decisions about their healthcare. SHIP counselors will also screen Medicare recipients for Medicare Cost Saving programs. If eligible, these programs will help put money back into the Beneficiaries pocket.

It's time for Medicare Annual Open Enrollment 2023-2024!

It is once again time to think about Open Enrollment.

October 2 - December 7.

This is a great time for new Medicare Beneficiaries, and long standing Medicare recipients, to review their current plans and make changes if needed or shop for a better plan.

Lavelle

RSC UPCOMING EVENTS

- 10/20 Professional Pharmacy Flu Shots
- 10/23 Md. Food Bank Distribution 2 PM
- 10/26- Flu Shot Clinic (Professional RX)
- Wal-mart Trip - Weekly Tuesday 11:30 am
- Balti-Market Ordering 4:00 pm
- Balti-Market Delivery Time varies



**I CAN SMELL
AUTUMN DANCING
IN THE BREEZE
THE SWEET CHILL OF
PUMPKIN
AND CRISP
SUN BURNT LEAVES**

Michael Harmon	Irene Bridges
Sheila Tierney	Harry Lucky
Sterling Wilkerson	Clifford Brown
Carlethia Street	Calvin Jackson
Roxanne Johnson	Ralph Watkins
Walter Artis	Patrick Rowland
Clarence Pollard	Stefano Johnson
Walter Davis	Harrison Ferguson
Nancy McKee	Joan Campbell
Jeanette Carrington	



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

**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.com**



JENNIFER COCO, Compliance Manager Update

Recertification Status

Our January Recertifications are well underway, and right on schedule. We have completed the second through the fourteenth floors. You will receive a letter with your appointment, if you have not been scheduled already. Please contact the Compliance Office if you will not be able to attend your appointment. All of the annual recertifications will be scheduled by the beginning of October. If your income or assets have not changed since your last recertification, you do not need to bring anything to your appointment. There are still a small number of residents that have not rescheduled their September Appointment. Please remember that this is a requirement of your lease, and failure to submit your paperwork will result in a notice to vacate. Thank you all for your prompt assistance with the annual paperwork, it is greatly appreciated.

-Jen Coco-

