

Housing Authority of Yamhill County

Section 8 Landlord Newsletter

June 2018

Survey

Please take a moment to complete and return the attached survey regarding the Housing Authority of Yamhill County and your interactions with us. The survey may be mailed, faxed to 503-472-4376 or emailed to mramos@hayc.org.

Staffing Changes

HAYC continues to have changes to staff and staff assignments. Please see our current caseworker listings below. If you are ever unsure about who to contact our front desk (503-883-4300) can get you connected to the right person.

Megan Ramos	Director of Housing Services	503-883-4335	mramos@hayc.org
Maricela Morales Garcia	Intake, Spanish Speaking clients	503-883-4317	mmoralesgarcia@hayc.org
Nanette Pirisky	A-Go	503-883-4310	npirisky@hayc.org
Cliff Hardy	Gr-Pa	503-883-4338	chardy@hayc.org
Victor Elias	Pe-Z	503-883-4308	velias@hayc.org
Beth Stevenson	FSS A-He	503-883-4319	bstevenson@hayc.org
Lindsay Dent	FSS Hi-L and GRTHA	503-883-4316	ldent@hayc.org
Bella Frimpong	FSS M-Sr	503-883-4320	bfrimpong@hayc.org
Mary Leathers	FSS St-Z	503-883-4309	mleathers@hayc.org
Lisa Hansen	Inspector	503-883-4302	lhansen@hayc.org
Karina Peña	Front Desk	503-883-4300	kpena@hayc.org

For Cause Termination Notices

When HAYC receives a copy of a for cause termination with the option to remedy we must follow up with a landlord termination notice and arrange to stop payment on the potential termination date. Therefore, it is very important that you let us know if the tenant remedied the situation so we can make sure payments resume in a timely manner. Failure to notify us of a remedied situation may result in HAP payment delays.

Important Reminder! There is a 10 business day waiting period from the time we receive a change in bank account, management or ownership before it will take effect.

Family Self Sufficiency (FSS)

Did you know Section 8 participants have the opportunity to join our FSS program?

Individuals participating in the FSS program work with a Housing Specialist to determine, set and achieve goals that will help them toward becoming self-sufficient. Housing Specialists that work with the FSS program have a smaller caseload, allowing them to provide additional support to their clients. If you know of someone on Section 8 that may benefit from this program please encourage them to contact our office for more information.

Section 8 Fast Facts

Date established: January 10, 1951

Average Households Served Per Month: 1388

Median Annual Income of Section 8 recipients: \$14,948

Top Income Sources: Social Security, SSI or Pension (58%), Wages (34%)

Average Tenant Rent Portion: \$350

Additional Payment Option

Receive your HAP payments with the Reliacard service. Visit our website for more information and forms or if you would like to speak with someone regarding this service contact the HAYC accounting department at 503-883-4303.

Payments

HAYC makes HAP payments at the beginning and middle of each month. In order to start payment on a new move-in we need to have the lease and contract signed and all other needed documents (such as W-9, management agreements, and contact information for new landlords) by our "HAP deadline", typically 2-3 days before the 1st and the 15th.

Caseworkers do their best to get new leases and contracts signed quickly and entered into our system in order to ensure prompt payment. As a landlord you can help by making sure to sign and return leases and contracts promptly, or coming in to our office to sign if it is convenient for you. If you are worried about meeting a deadline for payment let the caseworker know as soon as possible and they can work with you on a plan to get everything completed in time.