

SAULT STE. MARIE HOUSING COMMISSION

October 2025 Newsletter



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ASSISTANCE PROGRAMS

If you are experiencing financial difficulties, the following programs and services may be able to assist you:

- **Michigan 211:** Free 24/7 phone & online service for help with utilities, rent, childcare, shelters, job training, counseling, and more. Dial 2-1-1 for assistance.
- **State Emergency Relief:** Helps with heating fuel, electricity, and home repairs. Apply online at www.newmibridges.michigan.gov. Once this application is submitted, additional assistance can be sought through the Michigan Energy Assistance Program (MEAP). This program offers energy bill help, budgeting, and energy-efficient assistance.
- **Weatherization Assistance Program:** Free home energy conservation services for low-income households. Contact the Community Action Agency at 906-632-3363.
- **Salvation Army Energy Assistance:** Helps with bill payments, subsidies, and case management for energy crises. Contact 906-632-6521 for information.
- **MI Veterans Trust Fund Emergency Grant:** Temporary financial help for veterans, including energy bills. Call 517-284-5299 or visit www.michigan.gov/mvaa.
- **Critical Care Needs:** Service shut-off can be postponed 21 days for medically necessary equipment with doctor certification. Contact Cloverland Electric at 906-635-6800 for details.

FALL FAMILY DAY!



Celebrate Fall Family Day at Northwoods Christian Camp at 1574 E Northwoods Rd, Pickford, MI, on October 4th from 10:00 am to 5:00pm! Enjoy a tractor-pulled haywagon ride for \$5 per person (children 3 and under ride free), sip fresh apple cider or a fall-inspired espresso drink, and savor hotdogs, popcorn, and other baked goodies available in their snack shop. Bring your family and make the most of this autumn day surrounded by the crisp air and vibrant fall colors!



HALLOWEEN SPOOKTACULAR

Get ready for a night of fun on Friday, October 24th from 5:00pm to 8:00pm! Starting at 5:00pm, Lock City Home Center is proud to sponsor this year's Halloween Spooktacular and Parade. Enjoy an evening filled with contests, prizes, and lots of candy! The parade will begin on Portage Avenue and make its way to the corner of Ashmun Street and Library Drive. Don't miss out on all the spooky excitement.

THE HAUNTED SHIP



The Sault Historic Sites presents The Haunted Ship located at 501 E. Water Street. Experience a guided tour of the Museum Ship Valley Camp, highlighting all the beloved scares from previous years. The tour will be held on October 24th & 26th from 6:00pm-10:00pm. Children aged 12 and under must be accompanied by an adult 18 years or older. Adult ticket prices are \$10.00 and children are \$7.00. *WARNING: Flashing lights may affect those susceptible to photo-sensitivities.*

COMMUNITY EVENTS

First Annual Hallow-Palooza

Join the fun at Big Bear Arena (2 Ice Circle) on October 25th from 6:30pm to 10:30pm for a spooktacular Halloween event you won't want to miss.

This family-friendly evening is packed with costumes, candy, and creepy excitement for all ages. Guests can explore a traveling Haunted House by Jestr Events in the parking lot or head straight into the Arena's Dead Central for the main attractions.

Inside, you'll find eerie decorations, spooky music, and fun games for everyone. Food trucks will be on-site outside, and indoors there will be a cake walk, candy giveaways, and refreshment tables throughout. Don't forget to take part in the all-ages costume contest and stick around for the Monster Mash at 9:00pm sharp!



FOOD PANTRIES

Feeding America: Upper Peninsula

- Thursday, October 9, 2025 at 4:00pm. Located at the Big Bear Arena (Chi Mukwa) on 2 Ice Circle, Sault Ste. Marie, MI.

The Salvation Army

132 W. Spruce St: 906-632-6521

- Pantry: by appointment only.
- Community Kitchen: Mon-Fri (12pm-12:30pm)
- Bread Rack: Mon/Wed/Fri (10am-12pm) and Tues/Thur (10am-12pm & 12:30pm-3:30pm)

First Church of Christ

300 W. Spruce St: 906-632-6511

- Mon-Wed (9am-11am)

First United Presbyterian Church

555 Bingham Ave: 906-632-7771

- 2nd and 4th Tuesday of each month (3:30pm-5pm)

St Joseph's Catholic Church

1101 Minneapolis St: 906-632-9625

- Every Tuesday (2pm-3pm)

CLM Community Action Agency

524 Ashmun St: 906-632-3363

- Mon-Fri (9am-4pm)



WALK FOR WARMTH

The Chippewa Luce Mackinac Community Action (CLMCAA) is hosting its annual Walk for Warmth event on Saturday, October 4th. The Walk for Warmth event is designed to raise funds and awareness for families in need of heating assistance during the cold winter months. Registration will be held at the Avery Square Atrium located on 510 Ashmun Street at 10:30am with the walk beginning at 11:00am.

MDHHS DIAPER ASSISTANCE PROGRAM

The Michigan Department of Health and Human Services (MDHHS) is providing diaper assistance to eligible families. **To qualify for the Diaper Assistance Program, you must meet the following criteria:**

- Be actively enrolled in at least one of the following MDHHS benefit programs:
 - Food Assistance (FAP)
 - Medicaid
 - Child Development and Care (CDC)
 - Cash Assistance (FIP)
 - State Emergency Relief (SER)
- Have a child on your benefits case who uses diapers.

If you qualify, you may pick up diapers once per month for four consecutive months. The Diaper Assistance Program will continue until MDHHS runs out of diapers or program funding.

SSMHC PROJECTS

The Sault Ste. Marie Housing Commission has an upcoming project scheduled this Fall and Spring of 2026. If you are interested in exploring job opportunities in construction, please contact the following contractor to inquire about available positions:

- J. Ranck Electric - (800) 792-3822

4-FORMS

Any changes in your household must be reported **within ten (10) business days of receiving notice.** This includes updates such as new employment, job loss, changes in pay, child support, a minor starting a job, unemployment benefits, changes in SSI/Social Security, pension or retirement earnings, household size, childcare expenses, cash assistance, etc.

Updates cannot be made via phone or email; you must complete the 4-forms. To avoid retroactive rent charges that can accumulate quickly, complete and submit these forms as soon as possible.

ANNUAL RECERTIFICATION & INSPECTIONS

When you receive notice that it is time for your Annual Recertification, you may wonder why it's scheduled three months before your original move-in date. We start this process early to ensure we can complete the necessary verifications and file processing before your annual move-in date.

The notice will also include the dates when maintenance will enter your home for the annual inspection. You do not need to be present for this inspection. If you have any questions or concerns, please feel free to contact our office.

WORK ORDERS

Any damages or work orders not reported when they occur and later discovered during an inspection are considered lease violations. As outlined in your lease, you must report these issues promptly. Be sure to notify us as soon as they arise to avoid any potential violations.

HOUSEKEEPING

When signing your lease for subsidized housing, you agreed to the specific requirements needed to keep your eligibility. Subsidized housing means that a portion of your rent is paid by the federal government, depending on your income. Although we understand there are many regulations associated with federally subsidized housing, these requirements are necessary in order to receive reduced rent. For instance, in Chippewa County, the fair market rent for a 3-bedroom unit is \$1,278/month.

Housekeeping is crucial and HUD has established standards for what is considered acceptable. These standards are outlined in your lease. When maintenance enters your home, they will assess and document its condition. If they find it below HUD standards, it will be reported, and you may receive notice of a follow-up housekeeping inspection. Sub-standard housekeeping will be a lease violation and you will be placed on biweekly housekeeping inspections. Three (3) violations within a calendar year could lead to the termination of your lease.

If you need assistance maintaining these standards, there are agencies and programs that may be able to help you. We strongly encourage you to inquire about eligibility for assistance. Any further questions, please contact our office and ask to speak with our Resource Manager, Jim.



REMINDERS!



- **Rent is DUE on October 1st.**
If rent is not paid by the end of day on October 6th, a \$10.00 late fee will be added to your account, along with an additional \$1.00 per day until payment is made.
- We do not accept cash payments. Acceptable forms of payment include a Personal Check, Cashier's Check, Money Order, or Online Payment.
- Our office lobby is open to the public Monday through Friday from 9:00am to 4:00pm. While the lobby closes at 4:00pm, staff are available by phone until 5:00pm.
- The office vestibule is open 24/7. You can pick up or drop off forms at any time.



**SUBMIT YOUR RENTAL PAYMENT ONLINE
BY SCANNING THE QR CODE WITH YOUR PHONE!**



STAFF DIRECTORY

Executive Director

candy@saulthousing.com

Deputy Director

lauren@saulthousing.com

Occupancy Specialist - Family Housing

jodi@saulthousing.com

Occupancy Specialist - Senior Housing

melissa@saulthousing.com

Accounts Payable/Receivable & Collections

allison@saulthousing.com

Section 8/Resource Manager

jim@saulthousing.com

Administrative Assistant

wendyh@saulthousing.com

BOARD OF COMMISSIONERS

Jennifer Dunton, President

Michael B. Winnick, Vice-President

Jennifer LaBonte, Treasurer

Bridget Akre, Commissioner

Ancilla Lee, Resident Commissioner

Board meetings are held on the third Thursday of every month at 12:00pm in our office, located on 608 Pine Street, Sault Ste. Marie, MI.

Meeting dates may be subject to change

OFFICE INFORMATION

P.O. Box 928 / 608 Pine St
Sault Ste. Marie, MI 49783

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