

CMHA RECOGNIZES 2025 GRADUATES



L-R: CMHA Board Vice Chair Ms. LaVerne Mitchell, Graduate Dei'Lexeone, and CEO Mr. Gregory Johnson, MS, PHM, EDEP

CMHA recognized twelve 2025 graduates at the Board of Commissioners meeting on Tuesday evening. The graduates are participants in the Housing Choice Voucher Program and were high school, and trade school graduates. It was a momentous opportunity to honor and recognize their achievements.

In 2024, CMHA began recognizing high school, college, and trade school graduates who are HCV participants or with live in CMHA properties. Earning a high school diploma, a college diploma, or a trade school certification and licensure sets up individuals for a successful future.

513 BUS VISITS WINTON TERRACE TO ASSIST RESIDENTS



On May 27, the Hamilton County 513Relief Bus visited the Winton Terrace community to offer assistance to residents in need of services and resources.

Resources available to residents were:

Americorps for Seniors
Health Gap
Hamilton County Jobs and Family Services
Hamilton County WIC
Humana
Council on Aging
Hamilton County Public Defender



Talbert House
Council on Aging
Addiction Services
Council
Stand Up Wireless
Learning Grove
Careforth
CityLink
Lighthouse Youth

HONORING PARTNERS AT THE LANDLORD BANQUET

The Cincinnati Metropolitan Housing Authority (CMHA) hosted its Annual Housing Choice Voucher Partner Appreciation Banquet on Wednesday, May 7, at the Sharonville Convention Center. This prestigious gala celebrates and honors the invaluable partnerships that contribute to the success of CMHA and the Housing Choice Voucher (HCV) program, which plays a crucial role in helping participants secure affordable and quality housing.

The Keynote Speaker, Hamilton County Commission President Denise Driehaus, shared Hamilton County's support for affordable housing in Hamilton County and collaboration with CMHA. She explained Hamilton County's investment of the ARPA funds toward affordable housing in many ways, including about \$36 million in conjunction with the Cincinnati Development Fund, which has provided money toward all of CMHA's developments for the past nine years. She commended the landlords for what they do to support affordable housing in Hamilton County, "you all are changing the attitudes towards affordable housing in this community, what you are doing is critically important to the vitality of every single neighborhood of the county."

Additionally, CMHA CEO Mr. Gregory Johnson, MS, PHM, EDEP, shared a story relayed to him from a landlord attending the event about having to choose between two families to rent one house. It was a difficult decision to make, but in the end, it worked out in the best way possible for both families. "The landlord affected two families, nine kids with one decision by renting on our program, but helping others is what makes us all connected, so thank you to that."

During the event, CMHA presented a range of distinguished awards to landlords and partners who have demonstrated exceptional commitment and service. Notable accolades include the "Housing our Heroes" award, recognizing those who support veterans, the "Commitment to Housing" award for outstanding dedication to providing housing solutions, and "The Modernization and Stabilization Award," which acknowledges efforts to enhance and improve housing quality.



This memorable evening not only highlights the contributions of these organizations but also fosters a sense of collaboration and community spirit in the ongoing mission to provide accessible housing for all.

**Bishop Gary and
Brenda Chance**



**L-R: CEO Mr. Gregory Johnson, MS, PHM, EDEP, Forest Park
Mayor Aharon Brown, CMHA Board Vice Chair Ms. LaVerne
Mitchell, and CMHA Board Chair Mr. William Myles**



**L-R: CMHA/Touchstone Property Management staff - James Lee, Michael Silbernagel,
Crystal Steele, Christina Harris Shanae Brooks, Tyler Watts, and Joerene Lewis**



**Hamilton County Commission
President Denise Driehaus**

CMHA HONORED WITH 513 AWARD



Hamilton County Commissioners, Stephanie Summerow Dumas and Alicia Reese, CEO Mr. Johnson, MS, PHM, EDEP, and President Commissioner Denis Driehaus




Hamilton County Commissioner Alicia Reese and CMHA CEO, Mr. Johnson

On May 13, the Hamilton County 513Relief Bus proudly presented the “Commitment Host Award” to the Cincinnati Metropolitan Housing Authority (CMHA) — recognizing their outstanding support, proactive communication, and dedication to making every 513Relief Bus visit a success! Hamilton County Commissioner Alicia Reece presented the award to CMHA CEO Gregory Johnson, sharing powerful words:

“As a provider of subsidized housing, CMHA plays a pivotal role not just in providing homes—but in lifting individuals and families out of poverty.” From phone calls and email alerts CMHA ensures residents know when and where to access vital services brought directly to their neighborhoods. We’re grateful for this recognition and even more excited about what’s ahead. Together, we’re expanding this partnership and bringing the 513Relief Bus to even more CMHA communities.




WAYS TO PAY RENT ARE CHANGING



How Do I Pay My Rent to CMHA?

CMHA can no longer process mailed payments (checks or money orders) to the PO Box; therefore, the following rent payment options are the only ones available to residents.

- ACH** FREE
A checking or savings account is required! The payment is automatically deducted from a checking or savings account. Enrollment can be set up in Rent Café or a form from CMHA Finance or Property Managers. You **MUST** take the form to your bank for the account information.
- Rent Café Payments - YOU MUST REGISTER**
Once you register for Rent Café, you will be able to click on the Pay My Rent tab to enter your credit or debit card number to quickly and easily pay your rent. There is a **2.95% charge on each payment**. You will receive a confirmation number, and it will show in your RC account.
- Pay Near Me - Kroger, Walmart, etc**
You may pay your rent at a designated location near you. Walmart, CVS, 7 Eleven, and Kroger locations offer the ability to make a payment with cash. You **must** log into Rent Café and get a mobile barcode, which will be the same one you will use every time you pay this way. Show the barcode to the cashier. **A \$4.99 fee will be added to your payment.**

 cintimha.com   513-977-5847

CMHA's Low-Income Public Housing Program and Touchstone Property Services are changing the ways available for residents to pay rent. As CMHA transitions to Rent Café and a fully digital platform, CMHA can no longer accept processing rent through mailed checks or money orders to the PO Box or management offices. There are several ways that residents can pay rent through the Rent Café platform including, ACH payments where residents can provide their bank account information (checking) to have automatic payments deducted every month. Debit and Credit Card payments are also available through Rent Café.

The last available payment option is a "WIP" or walk-in payment for those looking to submit a physical check or money order to local locations (Kroger, Walgreens, Walmart, etc.). The process includes the resident using their assigned barcode, available on their Rent Café account, to scan and process their rent payment.

TWO "CMHA U" EVENTS WERE HELD IN MAY

The Housing Choice Voucher Program held two "CMHA U" events this month! The Landlord event on May 21st focused on mediation services to help solve problems and build a better relationship with their tenants.

The event held on May 28th focused on the Rent Café Partner Portal and accessing various features through the portal. The training session for Landlords helped those who attended learn how to access HAP payment breakdowns, inspections results, payment ledgers and more! The best part about this portal is that it's available 24/7, which makes it convenient for all Landlords!



Register for the next **ASK THE EXPERT**

Presented by the Housing Choice Voucher Program

Navigating the Partner Portal

May 28, 2025

Free!

Have you logged in to the Rent Café Partner Portal lately? Do you need to register? Did you know you can find HAP breakdowns for your tenants there? Also on the portal are inspection results, the payment ledger, banking details and more. The portal is available for you to access at any time of day that is convenient. The HCV Team is holding a training session on using the Partner Portal and you can get help with registration at the next Ask the Expert. Become an expert at Navigating the Partner Portal.

Join us May 28, 2025 at 5:00pm.

HCV Administrative Office—1635 Western Avenue

Registration is requested!
Visit www.cintimha.com/calendar to sign up or call (513) 977-5800

ASSET MANAGEMENT ENCOURAGES RESIDENTS TO PARTICIPATE IN RENT CREDIT PROGRAM!

Asset Management began a Rent Credit Program to assist residents who want to do work around their properties to assist in their rental obligations.

The residents will apply for the program with their property managers and agree on a wage. The income is then credited to the resident's account monthly. Residents cannot earn more than the monthly rent they owe.

Some jobs that residents can choose are:

Grounds clean-up
Beautification and Landscaping
Janitorial

Rent Credit for Work

CMHA is offering opportunities to CMHA residents to work for rental credits.

How it works: The resident works so many hours based on an agreed wage, and the income is credited to the resident's account monthly. The maximum amount earned can not be greater than the amount of rent paid per month.

Available positions now:
Grounds pick up
Beautification/Landscaping
Janitorial

Responsibilities will vary by site. For any questions, reach out to your Property Manager

MUST be in good standing

Scan the QR Code if interested!



CMHA's "Contractor of the Month" for May is TrustUs for their dedication and commitment to providing quality workmanship for the agency. TrustUs quickly provided an overnight response team for a building emergency at Park Eden, consistently provides support for landscaping at Winton Terrace and communicates effectively with the Property Management Team!

HCV REMINDS LANDLORDS OF NEW SMOKE DETECTOR RULES



New Smoke Detector Requirements

In Effect as of January 1, 2025

Units must include 10 year tamper free battery or hard-wired smoke detectors.

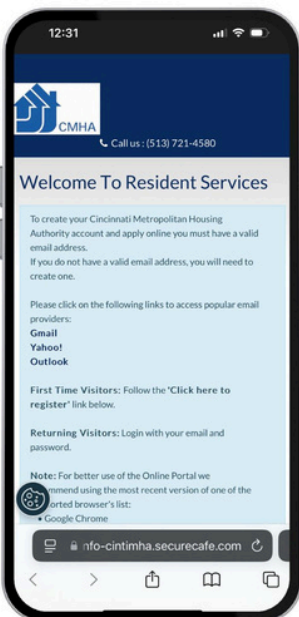
- One on each level
- Inside each bedroom
- Within 21 feet of any door to a bedroom measured along a path of travel (ie: hallways)
- *This is a 24 hour emergency fail if requirements are not met.*

Take a listen to our episodes on our podcast, *Housing Matters with CMHA*:



Cincinnati Metropolitan Housing Authority **Rent Café is Here!**

You can get your personal Tenant Code from your Property Manager, if you are not signed up already!



What does this mean for you?

- A simpler way to pay your rent
- Faster ways in uploading documents for recertification
- An all-in-one system that allows you to see work orders placed, documentation required, and rent statements with CMHA

All Residents Required to Sign Up for Rent Cafe

CMHA Asset Management/Public Housing is moving to Rent Cafe to better assist residents in paying rent, uploading documents for recertification, placing work orders, and much more.



**SCAN HERE TO
VISIT THE CMHA
RENT CAFE
WEBSITE**

CMHA WILL BE ENFORCING NO SMOKING POLICY



Cincinnati Metropolitan
Housing Authority

Cincinnati Metropolitan Housing Authority Smoking Policy



- CMHA's policy on smoking states that residents must smoke outdoors in designated areas **ONLY**.
- Per your lease agreement and HUD's rule all public housing buildings are smoke-free.
- Violating this rule could result in eviction.

CMHA and Touchstone Management Services Property Management is heavily enforcing the 'No Smoking Policy' instituted by HUD.

Due to Federal Regulations, there is a zero tolerance policy for smoking in the unit or away from the designated smoking areas in our communities. Please advise all residents that the 'No Smoking Policy' is a condition of their lease agreement and will result in a lease violation and potentially eviction.



IMPORTANT NOTICE: NON-PAYMENT OF RENT MAY CAUSE EVICTION

CMHA strongly encourages residents who are behind on their rent to contact property managers. Residents are being notified with 30-day notices and 3-day notices of eviction for non-payment of rent. CMHA is willing to work with you to agree on terms for a re-payment agreement. There are ways that residents can avoid eviction.

1. Residents: that if you lose your job or source of income, your rent can be decreased. You **MUST** see your Property Manager.
2. Residents: CMHA is willing to work with you on re-payment agreements, but you **MUST** meet with your Property Manager.
3. Residents may voluntarily move out of the unit to avoid eviction on their records.
4. Other assistance resources are available and can be found directly on our website at <https://cintimha.com/resources-for-resident-services/>

FOLLOW US ON SOCIAL MEDIA

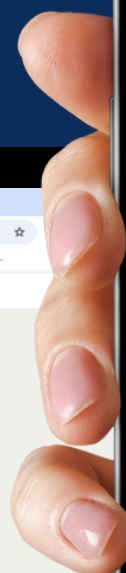
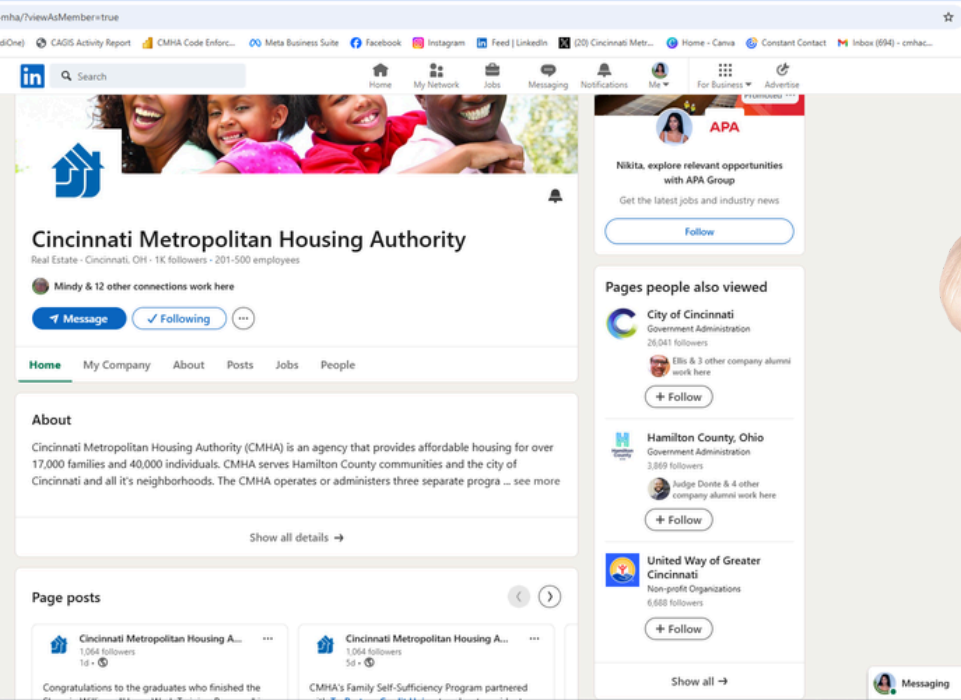


@cintimha

LI



IG



FB

