



Rock Island Housing Authority

MARCH 2010

Free Income Tax Assistance Available

Free income tax filing assistance is available through Volunteer Income Tax Assistance (VITA) and AARP programs at the Martin Luther King Community Center. The service is available to families earning less than \$50,000 and individuals earning less than \$25,000 annually. Hours of operation are on a first-come-first-serve basis Monday and Tuesday from 5:30 to 8:00 PM and Saturday 10:00 AM to 1:00 PM. The free service is available through April 15.

To file a tax return, you need bring:

- W2 Forms
- 1099 Form (if you have them)
- Social Security Number
- Valid Photo I.D.
- Copy of your 2009 tax return (if you filed one)
- Copy of your 2009 property tax bill (if you have one)
- Proof of amount spent on college expenses (if you attended school in 2009)

If you would like your tax return to be direct deposited into your bank account, you must bring your bank account and routing numbers. If you don't have a bank account, volunteers will help set one up for you. You will receive your tax return much faster if it can be direct deposited into your account. Paper checks will take much longer to receive by mail.

If you have questions or would like additional information, please call 309.732.2940

RIHA Section 8 Program Receives High-Performer Rating from HUD

The Section Eight Management Assessment Program (SEMAP) enables the federal Department of Housing and Urban Development (HUD) to better manage the Section 8 tenant-based program. SEMAP measures the performance and identifies the capabilities and deficiencies of the public housing agencies (PHAs) that administer the housing choice voucher program in 14 key areas including:

1. Proper selection of applicants from the housing choice voucher waiting list
2. Sound determination of reasonable rent for each unit leased
3. Establishment of payment standards within the required range of the HUD fair market rent
4. Accurate verification of family income
5. Timely annual reexaminations of family income
6. Correct calculation of the tenant share of the rent and the housing assistance payment
7. Maintenance of a current schedule of allowances for tenant utility costs

8. Ensure units comply with the housing quality standards before families enter into leases and PHAs enter into housing assistance contracts
9. Timely annual housing quality inspections
10. Performing quality control inspections to ensure housing quality
11. Ensure that landlords and tenants promptly correct housing quality deficiencies
12. Ensure that all available housing choice vouchers are used
13. Expand housing choice outside areas of poverty or minority concentration
14. Enroll families in the family self-sufficiency (FSS) program as required

RIHA provides affordable, decent and sanitary housing opportunities to low- and moderate income families including elderly and disabled persons, while supporting programs to foster economic self-sufficiency and personal growth. As an agency, RIHA has developed and implemented a variety of programs and initiatives that has allowed it to become more entrepreneurial and self-sustaining while effectively serving its customers and the community.

FOR RENT: Voss Brothers Retail Space

The Voss Brothers retail space is located at 2125 3rd Avenue near downtown Rock Island, IL. The space is on the ground floor level of the redeveloped warehouse building that is home to the Voss Brothers Lofts and the Rock Island Housing Authority's (RIHA) administrative offices.



The 3,000 square foot newly remodeled space is well insulated, is handicap accessible, includes two private front entrances, new independent central air conditioning and heating units, new floor covering, large display windows, and multiple plumbing and electrical connections.

The Voss Brothers retail space is directly across the street from the former 3rd and 22 restaurant. It is near the Robert Young Center, the Illinois Casualty building, D-Philms Studio, and Tri-City Motor Cycle Sales. The Voss Brothers building is four blocks from downtown Rock Island and

dozens of businesses, professional offices, galleries and retail shops. In addition, the space is within easy walking distance of hundreds of downtown residents.

RETAIL SPACE ideal for a professional office space, small grocery, deli or retail business.

Incentives for renting the space include build-out funds through the Commercial/Industrial Revolving Loan Fund (CIRLF). Funding includes a 4% loan for up to 5 years. The property is also part of the Enterprise Zone. As part of this program, businesses will receive a tax break on all building materials utilized for the build-out. There is also a Façade Improvement program for outdoor signage and green or sustainable improvements.

For additional information and a personal tour, please call Gail Brooks at 309.786.0485 or housing@riha4rent.org.



PRESORTED
 STANDARD
 U.S. POSTAGE PAID
 ROCK ISLAND, IL
 PERMIT NO. 299

Looking for Signs of Spring
 It won't be long before we will begin to see signs of spring. From the budding of the trees and the warming of the temperatures to the animals coming out of their winter hideouts, there will soon be a promise of new birth and color in the springtime air.

The first day of spring is considered to be around March 20 or 21, and this year it can't come too soon for most of us. Over the next few weeks, go outside to search for signs of the spring season. Look closely at little buds on the trees. Listen to birds in the bushes. Discover flowers sprouting from the ground and enjoy this most welcome time of the year.

HOW TO REACH PROPERTY MANAGERS

Manor/Lincoln Homes
 Contact 786-4870
 Maintenance 786-0080

Sunset Heights
 Faith Bird 788-0539
 Maintenance 788-3800

Spencer Towers
 Teresa Chapman 788-0498
 Maintenance 788-1809

	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
March	Feb. 28, 2010	Mar. 1, 2010	2	3	4	5	6
	7	8	9	10	11	12	13
	14 Daylight Savings - Spring Forward!	15	16 Sunset Tenant Mtg. 2pm	17 Manor-Lincoln Tenant Mtg. 2pm	18 Spencer Tenant Mtg. 2pm	19	20 ^{1st} Day of Spring
	Spring Intercession - No School						
	21	22	23	24	25	26	27
	Spring Intercession - No School						
	28	29 Teacher Institute - No School	30	31	Apr. 1, 2010	2 Good Friday - No School	3

2010