



Court Tower Apartments 100 Court St., Oshkosh, WI 54901

## Pest Control Inspections have Changed!

As some of you may know from the last tenant meeting, the Oshkosh Housing Authority/ Winnebago County Housing Authority (OHAWCHA) has signed a new contract for any and all Pest Control Related business. Valiant Pest Control has been contracted as the sole Pest Control Company that The OHAWCHA will use. To that end, monthly inspections that were being performed by Wil-Kil will now be switched over to Valiant, which uses a personal physical inspection (a person) rather than canines (dogs). Valiant will come on a new schedule (the first Tuesday of every month) but will also go in and inspect/treat 10 units every month; Tenants will be given notice of these inspections. Along with this change, there are a few more:

If a tenant has a pest problem outside of their scheduled treatment, they should reach out to Dylan or April and Dylan/April will contact Valiant to get an inspection and/or treatment scheduled. Again, tenants will be given notice of when the appointment is made.

Because Valiant is the sole contract made with the OHAWCHA, and because this contract is made at an agreed upon price, any tenant calling and scheduling their own pest control treatments will be charged directly; the OHAWCHA will not pay for treatments that tenants schedule themselves, even if they make that treatment with Valiant Pest Control.

We are very excited for this new contract, and have a great deal of faith in the primary provider of services by Valiant; Joe Schmiedlin. Many of you have likely seen Joe before. He has long serviced Court Tower as an employee of a former company, and in his own capacity as the owner of Valiant Pest Control. His previous track record of success with our pest issues speaks to his professional and effective methods. We hope that this change presents positive changes for the tenants as well. Please reach out to Dylan with any questions.



## Social Security Announces 2.5% COLA Increase for 2025 (UPDATED)

Again this year, To lessen the burden on our tenants, and to get a jump on recertifications this year, we are asking that all tenants who receive SS or SSI letters for 2025 bring their letter to the fourth floor during Dylan's Office hours. Dylan will make a copy and you will want to keep your original, so please try to catch him when he is in the office. However, if you drop it off in the drop box, or slide it under the fourth floor office door, Dylan will make a copy and return the original to your unit. **If you haven't gotten yours yet, go to the Social Security Administration Office and request yours, or talk to Dylan to request one over the phone.**

### In this Issue:

- ◆ New Pest Control Contract
- ◆ Social Security Update (Final)
- ◆ Manager's Coffee Clutch
- ◆ Breakfast Club Meal
- ◆ Craft Room Set up Day
- ◆ Movie Night: London Has Fallen
- ◆ Holiday Office Hours
- ◆ Nurse's Notes
- ◆ Father Carr's Easter Meals
- ◆ Calendar
- ◆ Puzzles

# Events at Court Tower For March

## Manager's Coffee Clutch

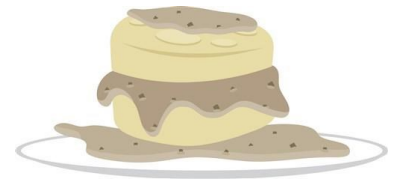
**When:** Thursday, April 17th @ 10:00am  
**Where:** The first floor Library  
**Who:** Any Tenant who would like to attend

April will be having another Coffee Clutch this month. As a reminder, This is meant to be an informal, casual time for tenants to spend time with each other and with April. This is not a time for lease questions or for lease reminders (that boring stuff happens at the tenant meetings).



## Breakfast Club Sponsored Biscuits and Gravy Breakfast

**When:** Saturday April 12th @9:00am  
**Where:** The first floor Cafeteria  
**Who:** Any Tenant who would like to attend



Please consider joining your fellow tenants at this community get together.

The Meal will be provided for free by The Breakfast Club, however, there will be an optional collection for donations towards the Tenant Events Fund.

\*If you have a known or suspected case of Bed Bugs, do not come to the event, you are not permitted to attend per your lease. \*

## Craft Room Organization/Set up!!

**When:** Wednesday, April 16th @ 10:00am  
**Where:** The first floor craft room  
**Who:** Any Tenant who would like to help

Dylan will be trying to organize the craft/puzzle room so that it can be open to tenants again for any crafty/puzzley/game-adjacent events/get-togethers. The key goals of the event is to

1. organize the room for its intended use
2. Relocate the BINGO prizes to a new secure location
3. Get the movies in the game room up to the fourth floor office so that they can be checked out by tenants who would like to watch them.

Please remember, we *cannot* open the game room yet. The Game Room was one of the most affected rooms by the building's structural realignment (the thing that the guys came to work on for a few months). Although it all looks much better, it has to be formally cleared by that agency before we can open it up to the tenancy again. The date of that inspection has not yet been made.

## Next Movie Night

**When:** Tuesday, April 8th, 2025, Starting at 6 PM  
**Where:** 1<sup>st</sup> Floor Theatre Room  
**Who:** All tenants are welcome  
**Movie: London Has Fallen:** In London for the Prime Minister's funeral, Mike Banning is caught up in a plot to assassinate all the attending world leaders.



**MPA Rating:** R, for strong violence and language throughout

## Holiday Office Hours

The Housing Authority Offices will be closed on Friday 4-18-2025 for The Spring Holiday. You will still be able to contact the After-Hours Emergency Number: 920-735-3707

## WHAT WILL YOU NEED IN CASE OF AN EMERGENCY???

Spring is FINALLY on its way, but with the warmer weather, sometimes disasters strike with little to no warning. It is important to have a plan and be prepared for a sudden emergency. Follow the steps below to create your plan and build your emergency preparedness kit:

### EMERGENCY PLANS AND KITS

- Plan how you will communicate and if you have a communications need.



- Include items that meet your individual needs, such as: medicines, medical supplies, batteries and chargers, in your emergency supply kit



- Plan for food, water, and essentials for your pets or service animals. Research pet-friendly evacuation centers
- Plan how you will have your assistive devices with you during an evacuation



- Plan for your transportation if you need help evacuation.
- Make copies of Medicaid, Medicare, and other insurance cards



## ITEMS FOR A BASIC EMERGENCY

### SUPPLY KIT CHECKLIST:

- Water and non-perishable food for several days
  - Extra cell phone battery or charger
  - Battery-powered or hand crank radio that can receive NOAA Weather Radio tone alerts and extra batteries
  - Flashlight and extra batteries
  - First aid kit
  - Dust mask, to help filter contaminated air and plastic sheeting and duct tape to shelter-in-place
  - Whistle to signal for help
  - Moist towelettes, garbage bags and plastic ties for personal sanitation
  - Can opener (if kit contains canned food)
  - Local maps
  - Prescription medications and glasses
  - Pet food, water and supplies for your pet
  - Important family documents such as copies of insurance policies, identification and bank account records in a portable waterproof container
  - Cash and change
  - Sleeping bag or warm blanket for each person. Consider additional bedding if you live in a cold-weather climate.
  - Complete change of clothing including a long-sleeved shirt, long pants and sturdy shoes.
  - Consider additional clothing if you live in a cold-weather climate.
  - Feminine supplies, personal hygiene items and hand sanitizer
  - Mess kits, Paper cups, plates and disposable utensils, paper towels
- \*\*\* How will you know if there is an emergency?  
\*\*\*
- In an emergency, you can receive alerts from the Alert Sense System:
- <https://public.alertsense.com/signup/?regionid=1124>

**Nurse's Notes  
Continued**

## Father Carr's Place 2B Home Delivered Easter Meals 2025

Father Carr's Place 2B volunteers will be providing home cooked meals on Easter Day: Sunday, 04-20-2025 between 10:35am and 11:15am. Meals will be delivered in the front common area. If you sign up for a meal, please make sure you are there to collect your meal(s). If you would like an Easter Day meal, please sign up on the sheet outside of Dylan's office on the **fourth floor**. Please note that you can only request a number of meals equal to the number of people *eating with you on Easter Day*.

The **deadline** to sign up for the Easter Meal is **Thursday Morning 04-17-2025**  
(Before Noon)

*\*Please include your name, unit number, and the total number of meals that you will need.\**

# Court Tower April 2025

Sun	Mon	Tue	Wed	Thu	Fri	Sat
		1 Nurse's Open hour @ 1pm	2 Craft Night @6pm	3	4	5
6	7	8 Movie Night @ 6pm	9 Craft Night @6pm	10	11	12 Biscuits & Gravy @ 9am
13	14	15	16 Craft Room Set up @ 10am  Craft Night @6pm	17 Manager's Coffee Clutch @ 10am  BINGO @ 1pm  Deadline to sign up for Easter	18 OHA Offices CLOSED for the Spring Holiday	19
20 Easter Day	21	22	23 Craft Night @6pm	24	25	26
27	28	29	30 Craft Night @6pm			

## Court Tower Staff

**April Zink: Property Manager**

920-303-5400 [aprilz@ohawcha.org](mailto:aprilz@ohawcha.org)

**Dylan Palmer: Social Service Coordinator**

920-424-1483 [DPalmer@ohawcha.org](mailto:DPalmer@ohawcha.org)

**Melanie Bloechl: Housing Specialist**

920-292-4474 [Melanieb@ohawcha.org](mailto:Melanieb@ohawcha.org)

**Josh Wendt: Maintenance**

**Emma Boushele: Custodian**

**After Hours On-Call Emergencies:**

920-735-3707

**Advocap Meal Site, LaDonna: 920-420-1994**

**Nurses Erin Roberts & Lori Duclon: Call them at 920-424-1470 E. 124 to make an appointment.**

**Nurse Open Hour: 1st Tuesday of the month  
1 PM - 2 PM 4th floor offices**

## The Court Tower Office Hours:

**Mon-Thurs: 9:00 AM—12noon, 1:00PM — 4:00 PM**

**Friday: By Appointment Only**

**Court Tower Staff Hours (Subject to Change)**

### April (Property Manager):

Monday: 8:00am — 4:30pm

Tuesday: 8:00am — 4:30pm

Wednesday: 8:00am — 4:30pm

Thursday: 8:00am — 4:30pm

Friday: By Appointment Only

### Dylan (Social Service Coordinator):

Monday: 8:00am — 4:30pm

Tuesday: 1:00pm — 4:30pm

Wednesday: 8:00am — 4:30pm

Thursday: 1:00pm — 4:30pm

Friday: By Appointment Only (At Waite Rug Place)

### Staff vs. Office Hours

#### Staff Hours:

the time that staff is at the building, working.

#### Office Hours:

the time that staff is available to tenants.

# April Showers

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

- April Fool's Day
- Chocolate
- Flowers
- Chicks
- Aries
- Jokes
- Warmer Weather
- Earth Day
- Puddles
- Easter
- Bloom
- Grow
- Jellybeans
- Baseball
- Showers
- Spring
- Bunny
- Plow
- Beginning
- Planting
- Basket
- Taurus
- Green
- Sun



## APRIL WORD SCRAMBLE

Unscramble the following list of shuffled words to meaningful words!

- PSIGRN
- MSOSBSL
- NEYREGR
- OLRFSEW
- SBNNEUI
- ARMHTW
- IANR
- AEDGRN
- MLRULAEB
- GGES
- RETAH AYD
- EHSSWOR
- NHSSIUEN
- EERATS
- PSRTINGOU

