

HOUSING HOTLINE

Clarksville Housing Authority
605 Lucas Street
Clarksville, AR 72830

Shelly Wood, Executive Director



Check out our website:
cha-ar.com



AUGUST 2026

Phone (479) 754-3564
Fax (479) 754-3963

Office CLOSED:

Aug. 31st – For end of month processing

Housekeeping – Housekeeping inspections take place each month during pest control. Excessive clutter and poor housekeeping will be written up. (This is the #3 reason why tenants get evicted.) Dirty, greasy stoves and hood vents, as well as dirty commodes will earn you a housekeeping letter. It is extremely important to clean hood vents and stoves. Greasy hood vents and stoves can cause fires. Clutter inside and outside of your unit makes a good breeding ground for pests like mice, snakes, and bugs. Remember your unit is NOT meant for storage, but for housing and living.

Visitation Policy – Residents are only allowed overnight guests up to 14 days per calendar year unless authorized by CHA. Residents who fail to notify CHA of additions to the household or who permit people to join the household without undergoing the eligibility screening process are in violation of the lease. People added without CHA approval are considered unauthorized occupants and the entire household will be subject to eviction. (Allowing overnight guests over 14 days and/or not informing CHA of overnight guests is the #2 reason why residents get evicted.)

All vehicles without parking permits are subject to be towed. Temporary parking permits are issued for overnight guests so register at the CHA office during regular business hours.

Please be respectful of those around you while entertaining guests. Remember guests are subject to follow the Housing Authority rules and regulations in the same manner as residents.

Quiet hours are from 10:00pm to 6:00am. Anyone at your unit after 10pm is considered an overnight guest.

If your guests smoke, make sure they are 25 feet from all CHA buildings and cigarette butts are properly disposed. If your guests smoke in your house, on your porch, or anywhere less than 25 feet from CHA buildings, it could get you an eviction. (Smoking is the #1 reason tenants get evicted.)

Social Security benefits/awards letters MUST be dated within the last 60 days. The one you receive at the end of the year WILL NOT BE ACCEPTED!!!

Annual Re-Exams for New Rent Oct. 2026 – 27

Re-Examination time is in August. Letters were mailed in July stating an appointment time and a list of documents to bring.

Based on information you supply; new rent amounts go into effect starting October 1st.

Prepare for your re-exam by gathering verifications and any other documents as requested.

Verifications must be dated August 1, 2026 or after (for the year dated: August 1, 2025 - July 31, 2026).

Help us stay on schedule by coming to your appointment on time and bringing all the necessary paperwork. If we do not have the required documentation at your scheduled appointment, we will be unable to calculate your October 2026 rent amount. If you cannot make it to your appointment, call the office as soon as possible. If you do not call or do not show up to your appointment, you will be flat rented. You may submit your paperwork to the office in advance starting in August and we will try to have it prepared for your signature(s) at the appointed date and time. Thank you for your patience during this busy month.

Re-Exams will use some pre-HOTMA regulations until all regulations are finalized.

Flat Rent Increases – Flat rent amounts have increased. Going forward flat rent will be the following:

0-bedroom..... \$633.00

1-bedroom..... \$674.00

2-bedroom..... \$707.00

3-bedroom..... \$866.00



Work Orders – Work orders must be called in as soon as an issue is found. Do not wait until you see maintenance personnel to inform them of an issue.

Call the office from 8am-12pm and 1pm-4:30pm to place a work order. Use the emergency numbers given to you at lease signing for emergency work orders that occur after hours and on weekends.

Vehicles – All vehicles must be registered during your Re-Exam appointment. Bring the most current vehicle registration. Inoperable vehicles and unregistered vehicles are not allowed to be parked on CHA property. All vehicles must have a parking permit. Any vehicle that is inoperable, unregistered, or without a parking permit is subject to being towed at the owner's expense.

Checklist – Be sure to check out the back of this newsletter for a simplified checklist to help you gather the required documents for your Re-Exam.

New Appliances - Maintenance will continue installing new refrigerators and stoves throughout August. Please consider this your **Notice of Entry**.

AUGUST 2026



SUN	MON	TUES	WED	THURS	FRI	SAT
Did you notice the top three reasons why people get evicted? See if you can spot them. Tell us when you come to your re-exam appointment.				Re-Exams are Aug. 3 rd – 26 th		1 
2 	3 <u>Rent Due</u>	4	5	6	7 <u>Delinquent Letters</u>	8
9	10	11 <u>Late Fees</u>	12	13	14 <u>Eviction Letters</u>	15
16	17	18	19	20	21	22
23	24	25	26 Pest Control & Inspections 	27	28	29 Back to School Bash
30	31 Lobby Closed for End of Month Processing	<u>Back to School Bash</u> – Aug. 29 from 10am-2pm at the Marvin Vincent Community Center. Activities will include face painting, water slides, dunking booth, an audio show, free food, and more!				

Tax-Free Weekend – Beginning at 12:01am on Saturday, August 1, 2026, and ending at 11:59pm on Sunday, August 2, 2026, the State of Arkansas will hold its sales tax holiday where certain electronic devices, school supplies, school art supplies, school instructional materials, and clothing can be purchased tax free.



Back to School! – School starts Monday, August 10 for Lamar School District and Wednesday, August 12 for Clarksville School District. Lamar Schools will provide all school supplies, as well as free breakfast and lunch, for all students. Clarksville Schools will have free breakfast and lunch for all students.

Checklist for Annual Re-Exams

- ☐ Proof of Income (ALL forms of income: paystubs, SSI, retirement, private financial, etc.)
- ☐ Most Recent Bank Statement (Bank, CashApp, Venmo, Chime, etc.)
- ☐ Most Recent Utility Bill (Gas and Electric)
- ☐ Updated Pet Vaccines
- ☐ Updated Vehicle Registration
- ☐ Out of Pocket Medical Expenses from August 2025 – July 2026