

# River Rouge Housing Commission

## Rent Collection Policy

This housing community has been developed and constructed to provide standard, safe, and sanitary housing for the low-income citizenry of River Rouge at a monthly rate they can afford to pay.

The Federal Government subsidizes the total cost of developing. The cost of OPERATING the project is NOT subsidized, and is dependent solely upon the receipt of monthly rents. It is important that everyone realize that this program does NOT provide *FREE RENT* to anyone, nor can it house anyone that is chronically delinquent in the payment of rents.

The River Rouge Housing Commission has an obligation to house the needy families and/or individuals in this area. We cannot jeopardize this obligation by allowing slow payment of rents. Therefore, it is vitally important that the following "Rent Collection Policy" be read carefully to avoid costly and embarrassing situations through failure to comply with the provisions of this policy.

1. All rents are due and payable on the **FIRST** of each month; the rent must be paid by money order only. **"CASH WILL NOT BE ACCEPTED"**.
2. The River Rouge Housing Commission also has allowed you a grace period, which will give you four (4) additional days following the first business days in the month.
3. Tenants, who receive Public Assistance such as TANF AND/OR GA and have their rent vendored, will not be considered delinquent.
4. **If the rent is not paid by the FIFTH (5) business day** of each month, a late fee often (10.00) dollars will be charged and the tenant will be given a seven day notice to pay the full amount due, including the late charge, or vacate the premises.
5. **If you do not comply with the seven-day notice, your case will be sent to COURT. This is an additional cost to the TENANT.**
6. If your rent is not paid within ten (10) days after your case has appeared in court, you will be evicted.
7. Repayment agreement can be enter into in cases of extreme emergency. **Management must** be notified by the fifth business day. A Repayment Agreement is an agreement to pay rent rears in installments over and beyond the normal rent payment. If tenant does not comply with their obligation management, court action will be taken to terminate the lease.

Management and resident must sign all repayment agreements request. No future agreement will be made with the same family unless all monies are paid in full.