

# Northeast Georgia Housing Authority

Serving

Clarkesville, Cleveland, Cornelia, Demorest, Helen, Homer, Toccoa

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April 22, 2024

Take notice that we plan to submit a request for approval of an increase and decrease in the tenant utility allowance for Toccoa Property Management III, LLC to the United States Department of Housing and Urban Development (HUD).

The proposed increase and/or decrease is warranted because:

1. Decrease in Utility Allowance Factors used to calculate usage

The tenant utility allowances for which we have requested approval are:

Bedrooms	Present Utility Allowance	Proposed Utility Allowance
1	171	146
2	205	198
3	221	213
4	290	282

A copy of the materials that we are submitting in support of our request will be available during normal business hours for a period of 30 days from the date of service of this notice for inspection and copying by tenants and, if the tenants wish, by legal or other representatives acting for them individually or as a group.

During a period of 30 days from the date of service of this notice, tenants may submit written comments on the proposed rent increase and/or decrease to us at **P.O. Drawer J, Toccoa, GA 30577**. Tenant representatives may assist tenants in preparing those comments. (If, at request or otherwise, we make any material change during the comment period in the materials available for inspection and copying, we will notify the tenants of the change or changes, and the tenants will have a period of 15 days from the date of service of this additional notice (or the remainder of any applicable comment period, if longer) in which to inspect and copy the materials as changed and to submit comments on the proposed rent increase). These comments will be transmitted, along with our evaluation of them and our request for the decrease.

Re: Toccoa Property Management III, LLC will approve, adjust upward or downward, or disapprove the proposed tenant utility allowance decreases upon reviewing the request and comments. When we are advised in writing of its decision on our request, you will be notified. If the request is approved, any required decrease will be put into effect only after a period of at least 30 days from the date you are served with that notice and in accordance with the terms of existing leases.

Cashenna Roebuck  
Director of Housing Management