



north pacific rim housing authority

NPRHA NEWS

JULY — SEPTEMBER, 2013

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News from the Director



I hope everyone has enjoyed the wonderful summer Alaska has provided us with this year. Even though the days are now getting a little cooler and wetter, NPRHA's crews are still busy completing the projects we started this spring. We are also starting new weatherization projects around the region.

To better meet the needs of our communities, NPRHA has been making changes to our organization. Over the next few months we will be completing an overhaul of our rental maintenance program and changes in staffing levels at several of our offices. These changes should help to ensure that we have the resources available to meet the very high standards we have for maintenance of our facilities.

We are also moving forward into the digital age and connecting each of our offices' communications and computer systems to make our team here at NPRHA able to work more efficiently with each other, regardless of where their office is. NPRHA began a comprehensive community planning project that will be completed with each village over the next two years. We have partnered with ION Community Solutions to provide each community with a very comprehensive community-based plan that covers all of the aspects that need to be accounted for so our communities can continue to grow in the manner they see fit.

These plans, which will be updated annually, cover not just build-

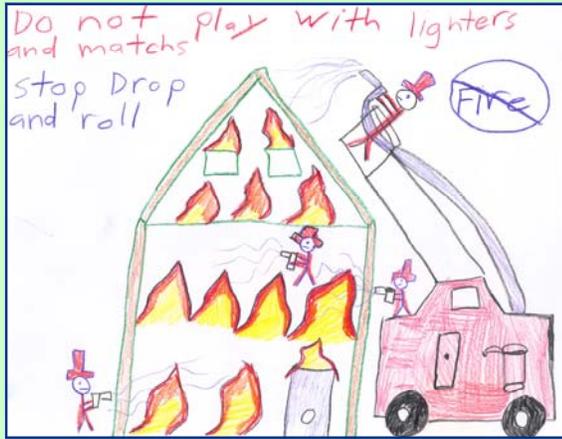
ings and programs, but culture, natural environment, and how each community envisions involvement with the private sector. The first plan, Port Graham's, is nearing completion and Nanwalek's plan will be completed this winter, followed next summer by Chenequa and Tatitlek. This is a community-based process that provides a lot of opportunity for community member input and involvement. Hopefully, you will participate during your community's planning process. Your thoughts and ideas are needed to make this a plan that works for everyone.

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AMERIND Safety Poster Contest

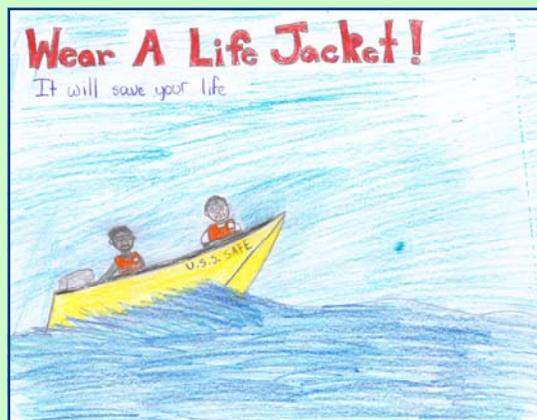
NPRHA artists **SWEPT** all three first place categories in AMERIND's Statewide judging. Now their posters are on to the National competition. Way to go kids!



Kindergarten through third grade winner was Trayvonne Swenning-Phillips



Uriah Huntsman was the regional winner in the fourth to sixth grade division



Winner in the seventh to eighth grade contest was Terence Swenning



SAFETY FIRST!

Planning a holiday vacation or looking forward to a business trip? Hotels and motels are a home away from home. It is just as important to be prepared and know what you would do in a hotel/motel emergency as it is in your own home.

⇒ Choose a hotel/motel that is protected by both smoke alarms and a fire sprinkler system.



⇒ When you check in, ask the front desk what the fire alarm sounds like.

⇒ When you enter your room, review the escape plan posted

in your room.

⇒ Take the time to find the exits and count the number of doors between your room and the exit. Make sure the exits are unlocked. If they are locked, report it to management right away.

⇒ Keep your room key by your bed and take it with you if there is a fire.

⇒ If the alarm sounds, leave right away, close all doors behind you.



⇒ Use the stairs—never use elevators during a fire.

⇒ If you must escape through smoke, get low and go under the smoke to your exit.

If You Cannot Escape . . .

⇒ **SHUT** off fans and air conditioners.

⇒ **STUFF** wet towels in the crack around the doors.

⇒ **CALL** the fire department and let them know your location, including your room number.



⇒ **WAIT** at the window and signal with a flashlight or light colored cloth.

Be safe when traveling!



Housing Highlights

AHFC Lyman Weatherization Program

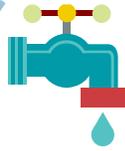
Wow, the response since the notices were sent to Cordova, Valdez and Seward about the weatherization program is amazing. It is wonderful to get applications that are complete—the process is not only easier, but also quicker to qualify a family. Quite a few of the eligible applicants have already had their assessments performed and weatherization work will begin very soon.

If you are interested in applying for weatherization, pick up an application at one of NPRHA's local offices, or call the Anchorage toll free number (1.888.274.1444) and an application will be sent to you.

Remember to send copies of any income documentation (the last 12 months of paystubs), state and federal assistance documents, SSI (for disabled family members), your 2012 IRS returns for ALL household members age 18 or older who are not full time students.

Also include copies of your expenses—fuel purchase and electric usage statements from your utility companies for the past 12 months.

A copy of Alaska driver licenses or State IDs, and copies of ALL social security cards, for **everyone** in the household, both young and old, must be included. Proof of homeownership, like a deed, is also required.



Maintenance Department News



How do you rate? The average American eats 60 hot dogs each year.



Water heater manufacturers recommend periodically flushing sediment from your storage type water heater. How often your model needs to be flushed depends on the quality of the water in your area. Areas with high mineral content, such as homes on well water, will have to flush more often.

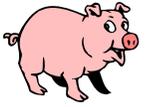
What is sediment, and why is it a problem? The sediment is sand or other grit from a well, or any other material that has gotten into the municipal water mains. Sediment can also come into your home after the water company flushes out their lines. Over time, your heater can accumulate this sediment. This buildup can reduce the amount your water heater holds, create a variety of interesting noises, but especially reduce the efficiency of your unit. The buildup of sediment at the bottom can harden and sometimes clog the drain valve.

Ninety-five percent of the water heaters in our homes are indirect oil fired. They are holding tanks that are heated with a coil that is connected to your home's oil-fired boiler--Amtrol, Triangle Tube, or Bock models. Cleaning sediment out of this type of water heater is not particularly difficult. We recommend following your Owner's Manual.

Here is a general description of the steps to take if you have an electric, oil, or indirect water heater:

- Turn off circuit breaker to prevent burners/elements from coming on while you are flushing it. Damages will occur if the heat source turns on when the tank is empty.
- Connect a garden hose to the drain valve at the bottom of the tank. To avoid burning, make sure the outlet of the hose is in a safe area away from pets and children.
- Close the shut off valve on the cold inlet to the water heater.
- Carefully open the temperature/pressure relief valve at the top of the tank by lifting the lever. **LEAVE THE VALVE OPEN.**
- Open the drain valve at the bottom of the heater, allowing the water to flow out through the hose. If sediment is clogging the drain valve, try closing the temperature/pressure valve and turn the cold inlet valve back on to "power flush" the sediment out.
- If sediment has formed into large chunks, wait until everything cools down, remove the hose from the drain valve (and the valve if necessary) and use a long screwdriver to break up the clog. Yes, this is a messy procedure!
- When the water runs clear from the hose, you are finished. Close the drain valve at the bottom and remove the hose.
- Close the pressure relief valve at the top of the tank if it is still open, and turn the cold inlet valve back on.
- Open a hot water faucet in your house and let it run until no air bubbles come out.
- Turn the heater back on, and if you have gas units, relight the pilot light if necessary.





RIDDLES OF THE SEASON

1. What did the pig say at the beach on a hot summer day?
2. Which letter is the coolest?
3. Why was the mother firefly unhappy?



All NPRHA offices will be closed:

July 4 Independence Day
Sept 2 Labor Day

Rainy Day Coloring Page



Want to vote for your favorite AMERIND safety poster? (see article on page 2) Go to www.amerind-corp.com and click "Safety Services" under the AMERIND Menu bar on the left hand side. You will see a link for "Contests and Awards." Open that link and you will be able to vote for your favorite in each category. The deadline for voting is Sept. 30th.

HOMEOWNERS!!!

CONGRATULATIONS to the following homebuyers who have now become homeowners!

Irene Hansen in Cordova, and Ida Murdock in Seward.

UPCOMING EVENTS

July 17 & 18 **BOC meeting in Seward**

August & September **New School Year Begins**

August 22—Sept 2

Alaska State Fair—Palmer

Sept 2 **Labor Day**

Sept 22 **Autumn Begins**

The Nanwalek Youth Group participated in a *Kids Don't*



Float Peer Educators training and commercial sponsored by the Alaska Native Tribal Health Consortium (ANTHC) Injury Prevention Program and the State of Alaska Office of Boating Safety.

Topics covered during the training included "cold water immersion" and "life jackets and the law." There was also time for group activities.

After two days of training, the youth made community presentations and were filmed for a commercial that was aired on Channel 2 on July 17th. It will also be shared on Facebook. Watch for it!

Swimming, boating and subsisting on the waters is an integral part of life in the Sound. Safety and prevention is a model that we all should follow.



Answers to Riddles
1. I'm bacon. 2. Iced "T". 3. Because her children weren't that bright.

Modernization and Weatherization



A lot of this summer's work will be focusing on weatherization, primarily in Cordova, Seward, and Valdez, with some work on a few homes in other communities.

This summer, the weatherization crew will take care of the replacement of Heat Recovery Ventilation (HRV) systems and boilers in the Cordova Rainforest Apartments. This work should be done by the end of August.

As reported in our last newsletter (*see the April—June issue, page 7*), NPRHA's Bear Mountain Apartments benefitted from weatherization work performed by the Alaska Community

Development Corporation (ACDC) using Department of Energy funds. ACDC is now finishing up with that work. They replaced two boilers and the savings is already evident! Interior weatherization work, including added insulation, new bathroom fans and insulation of the concrete slab have also been finished. Thanks, ACDC.

Continuing work on the Chenega boilers should be complete by the time you read this issue of NPRHA News. Also done are the new shingles for the roofs on our Rainforest Apartment buildings in Cordova.

Did You Know?



- The Statue of Liberty measures 305 feet one inch, from the ground to the tip of the flame, and is as tall as a 22-story building.
- The seven rays of the Statue's crown represent the seven seas and continents of the world.
- Total weight of the Statue of Liberty is 225 tons, or 450,000 pounds!
- The first ice cream parlor in America opened in

New York City in 1776.

- July is National Ice Cream Month, and ice cream consumption is highest during July and August.
- Children ages two through 12, and adults age 45 plus, eat the most ice cream per person.
- Each American consumes a yearly average of 23.2 quarts of ice cream, ice milk, sherbet, ices and other commercially produced frozen dairy prod-



ucts.

- Circa 1300, the Chinese invented smoke tinted glasses that were worn by judges to hide their eye expressions in court.
- The most expensive pair of sunglasses sold on eBay was Elvis Presley's Madison Square Garden glasses at \$250,000.
- Singer Elton John is rumored to have a sunglasses collection of over 1,000 pair.





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Mission Statement

It is our mission to provide safe, sanitary and affordable housing for tribal members and members of the Native community, to promote responsible home ownership, rental units, transient housing, Elder housing and other special needs housing and community programs; to develop and manage housing based upon the needs of our local communities.

NPRHA Staff

Executive Department:

Olen Harris—Executive Director
Scott Gurisko—System Administrator

Administrative Services Department:

Barry Moring—Chief Financial Officer
Amanda Trangmoe—Controller
Crystal Barr—Administrative Assistant / Payroll
Maria Geiger—Administrative Assistant / AP
Lauren Fatuch—Administrative Assistant
Yvonne Krenzela—Accounting Services Consultant

Housing Services Department:

Brenda Christoffersen—Housing Manager
Cheryl Andrew—Housing Services Specialist
Danielle Deer—Seward / Regional Housing Manager
Emilie Swenning—Nanwalek Low Rent Village Manager
Lennette Ronnegard—Cordova Low Rent Village Manager

Building Services Department:

Jon Austermuhl—Building Services Manager
Greg Kressly—LR / MH Maintenance Foreman
Vacant—Seward Rental Maintenance
Daren Brubaker—Valdez Rental Maintenance/Village Coordinator
Rick Shangin—Tatitlek Rental Maintenance
Rob Musch—Cordova Rental Maintenance
Sebastian Demas—Nanwalek Rental Maintenance
Travis Norman—Port Graham Rental Maintenance/Village Coordinator
Tim Christensen—Chenega Temporary Maintenance Laborer

Modernization Department:

Randy Norman—Modernization Manager
Vacant—Procurement Assistant
Ernie Berestoff—Procurement Assistant / Expeditor
Tia Wakolee—Project Administrator