



# SUNSET COURT

## September



Sunset Apartments and Townhomes Newsletter

September 2022

If you have ideas or suggestions for events/activities you would like to have here at Sunset please let Kandy know.

Notice: We have found automobile/machine parts by the dumpster. These items do not belong in the dumpster! You must dispose of these items yourself!

Thanks to all who came out for the Annual Block Party! We had music, face painting/glitter tattoos, the biggest pizzas ever and ice cream.

The winners of the drawing were: 700E \$20 Giant gift card; 600L \$15 Burger King gift card; and 700J \$15 Burger King gift card.



FYI– Please make rent checks payable to Sunset not Luminest. Thank you.



Labor Day is on Monday, 9/5.

Grandparents Day is on Sunday, 9/11



82 W Queen St.  
Chambersburg, PA  
17201

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Work order phone numbers: Non-emergency– 717-977-3900 option 2, **Emergency**-717-977-3900 option 1



## Resources and Services



**WellSpan Addiction Services Help Line—1 (844) WARM-LINE for a warm and friendly voice.**

**Suicide Prevention Hotline—800-273-8255 or dial 988**

**United Way Stepping Forward Works—Career Pathway Program at Franklin County Career and Technology Center. Courses in Pharmacy Tech, CNC Machining, CAN, HVAC 717-262-0015 x101**

**If your income has been effected by COVID-19 there is a program that may help with rent and or utilities. Please check out the link: <https://www.sccap.org/relief> for the application. These applications will go to SCCAP—**

**SCCAP's Emergency Rental and Utility Relief program can help individuals who reside in Adams or Franklin counties, have income under 80% of the Median Income,.**

**Who can apply? Renters who are behind on their rent and facing eviction. Must have a Notice to Quit and a landlord statement regarding being behind on rent. Contact SCCAP for further information.**

**South Central Community Action Programs**

**533 S Main Street; 717-263-5060.**

**SCCAP also has a wonderful Food Bank. Call to verify dates, times and availability.**



**Information and Resources regular 24-hour service**

- **Dial 2-1-1 for info and referral**
- **800-932-4616 for emotional listening**
- **Or go online to: <https://www.uwp.org/211gethelp/>**

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# Luminest Updates



## Follow us on Social Media!

Luminest is now active on both Facebook and LinkedIn!

Like/Follow our page to get up close & personal with Luminest staff, board members, development news and much more!



If you need to see someone please call to make an appointment

Property Manager Kathy's hours—

Tuesdays—9-12

kkalina@luminest.org 717-977-3900 x106

Supportive Service Coordinator  
Kandy's hours-

Tuesdays—8-4

kkane@luminest.org 717-977-3900 x107

Schedules may change as needed.



Luminest has begun construction on a 36 unit townhome Community—Meadow View Townhomes—in Gettysburg. We are taking applications now (construction will be completed this summer on the first building). Please see Kandy or check at Queen St. office for an application.

We are now accepting applications for the First Time Home Buyer program in Waynesboro. Please contact Kandy if interested. 717-977-3900 ext. 107



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## Reminders



All mailed payments should go to Luminest 82 W. Queen St. Chambersburg, PA 17201. You may drop off payments in an envelope with your name and address placed in the locked box in front of the office. Make checks out to Sunset—NOT Luminest.

All of Luminest properties are smoke free. You may smoke outside—25 ft. from buildings— but please clean up you butts. Do not leave butts in flower pots, etc.

Reminder—Please clean up after your pet. This is in your Lease and in your Handbook. All pets should be registered with the office. Your pet should be on a leash & under your control when outside. Please make certain that your child can handle walking and cleaning up after their pets as well. Thank you.

Please make sure all trash is placed in the dumpster not next to or in front of but in the dumpster. Unfortunately, we have had several reports of people not disposing of trash incorrectly. No large bulk items (furniture, TV's, etc.) should be placed in dumpsters. You are responsible for disposal of larger items Do NOT put oil in the trash dumpsters! It leaks out and causes many environmental issues.

Make sure you pick up all trash from grassy areas—maintenance has trouble mowing with bottles/trash/trash bags all over.

**Do NOT drive on the grassy areas.**

When using the laundry facilities please remove your clean clothes as soon as possible so that others may use the laundry facilities.

# BACK TO SCHOOL

### Maintenance calls-

When calling in a work order, please speak clearly/slowly and provide: name, address (property name), and issue. For emergency calls Maintenance will return your call— however, if your phone blocks unknown calls they will not be able to reach you. Please remove this feature when waiting for a return call from Maintenance.

Examples of emergencies are (but not limited to):

Plumbing leaks which could flood the unit or cause damage; electrical hazards; no heat/ac; clogged toilet, tub, sink if on a weekend and you have no second toilet/tub; and a completely clogged kitchen sink.



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## Parkview Corner



### **NEW SENIOR (62+) HOUSING – AFFORDABLE HOUSING – APPLICATIONS BEING ACCEPTED NOW**

Luminest is still accepting applications from income qualified individuals (60% of AMI or less) for **PARKVIEW CORNER**, our 62+ community's waiting list. As it typically takes about 30-45 days to process an application, the sooner it is submitted the sooner it can be reviewed. So please **SPREAD THE WORD** to individuals and organizations so that anyone interested can get on the **waiting list**! Applications can be downloaded from our website- [luminest.org](http://luminest.org) or **picked up** at our offices at 82 W. Queen Street in Chambersburg.

Check our website for photos and virtual tours!



Goodbye Summer!



gg58906741 [www.gograph.com](http://www.gograph.com)

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