

DECEMBER, 2002

EDITED BY JOYCE M. ROBERTS

TAB-LET NEWS

Season Greetings



Happy Kwanzaa



Merry Christmas



Feliz Navidad

JERSEY CITY HOUSING AUTHORITY, JERSEY CITY TENANT
AFFAIRS BOARD, RESIDENT MANAGEMENT CORPORATION STAFFS
AND
RESIDENT ORGANIZATION TRUSTEES

Just a note to thank all of you for all your support,
and hard work during this past year.

We are proud of our accomplishments and
your valuable contributions toward
achieving our goals. We look forward to an
even more creative, positive and productive 2003.

May you and your families have a very happy
and very healthy Holiday Season

Robert J. Rigby, JCHA Executive Director
&

JCHA Board of Commissioners
Arthur J. Williams, Chairman
Sheila Mosby, Vice Chairwoman
Commissioner Irene Carson
Commissioner Greg Racelis
Commissioner Annmarie Uebbing
Commissioner Rosa A. Valentin
Commissioner Della Womack



Happy Chanukah

HOPE FOR A SAFER
AND MORE PEACEFUL
2003



Happy Ramada

A TRADITIONAL PUERTO RICAN YULETIDE SEASON



“Navidad” is the best part of the Puerto Rican Culture. It is a time for traditions, Aguinaldos (Christmas carols), and remembering ancestors. The Puerto Rican Christmas celebration is not limited to December 24th or 25th. It begins in the early days of December and continues until January 6th, which is Three Kings Day.

Typically, the Puerto Rican celebration consists of “parrandas”; this is when a small group of friends get together and surprise a neighbor or another friend in the early morning hours by waking them up to music. They gather in front of the person's house with instruments and begin to sing and play music until the person wakes and lets them in. Once inside, it is tradition to serve the “parranderos” food and beverages. The whole group then plays, sings, dances, eats, and drinks until it is time to visit another person. The host of the house is always welcome to join the group on their next parranda. The last parranda is usually held at 3 o'clock or 4 o'clock in the morning, it is customary to serve chicken soup at the last parranda. This activity goes on until December 24th. On December 25th it is customary to have a pig roasting outside by 4:00 a.m. at the latest. On this day, families get together with friends and family to enjoy a dinner of lechon (roast pork), arroz con gandules (rice with pigeon peas), coquito (a Puerto Rican version of egg nog), Pasteles, a dish made with plantains, and beverages. Guests bring the dessert, such as rice pudding and fruit cake. During this all day activity, some people are singing and dancing, while others are in the kitchen preparing side dishes for the lechon. Gifts are not normally exchanged on this day. December 25th symbolically marks the birth of Jesus. This day is used for rejoicing, being with loved ones, and thanking the Lord for everything he has given them through out the year.

January 6th is reserved for the exchange of gift giving. As is the tradition, the children go outside and cut grass on the eve of Three Kings Day to leave out for the camels. That night family members sneak gifts into the house. The next morning the children find that the grass is gone, replaced with gifts.

HOLIDAY OBSERVANCES

The holiday season is a time for reflection. Reflecting on life, love and what is important. To me that is “family.” There is nothing like being a part of



an organization like the Jersey City Housing Authority, where you can witness what family life is all about on a daily basis.

May God bless each and every resident of JCHA as well as all the employees and their families, as we end another year and embark on a new year remembering what is important in life. Happy Holidays.

Donna Chandler, Marion Gardens Site Manager



During the holiday season, you see a change in people's attitudes; they are friendlier, pleasant, and smiling. While walking through the community, you can smell the aroma of turkey, cakes, pies and other goodies; it is just so wonderful. I love the holiday season in the Jersey City Housing Authority.

Brenda Griffin, Marion Gardens Accounts Clerk

DATE NUT COOKIES

Ms. Grace Malley, JCHA Director of Special Grants, Programs, and Planning, wishes to share her favorite Christmas recipe with the readers of the TAB-LET News.



Mix the following ingredients together and cook until a high boil is attained. Boil for three minutes and let cool

- 1 cup dates, chopped small
- 2/3 cup of sugar
- 1/2 cup cold water
- When cool, add:
- 1 cup nuts, chopped

- Mix together the following ingredients
- 1 1/2 cup flour
- 1 1/2 cup instant uncooked oats
- 1 cup brown sugar
- 1 tsp. cinnamon
- 1/2 tsp. baking soda

Melt until liquid, then cool: 1 cup margarine

Add cooled Margarine to the above dry ingredients.

In bottom of 9" X 13" pan, first press half of dough mixture, then spread date nut mixture, then add remaining dough mixture on top. Press down gently with your hands.

Bake in pre-heated 325 degree oven for exactly 30 minutes (Don't overcook)

CHRISTMAS PUNCH

(Alcoholic Beverage)



- 1/2 cup white sugar
- 1 orange, sliced into rounds
- 2 cups orange juice
- 2/3 cup lemon juice
- 1 (4 ounce) jar maraschino cherries
- 1 fluid ounce triple sec liqueur
- 1 (750 milliliter) bottle light rum
- 1 Lemon, sliced into rounds
- 1 (8 ounce) can pineapple chunks (with juice)
- 1 liter carbonated water





In a punch bowl, combine sugar, orange juice, and lemon juice. Stir until sugar dissolves. Add cherries, triple sec, light rum, orange slices, lemon slices, and pineapple chunks. Refrigerate for 1 to 2 hours to allow flavors to blend

This Christmas, the Jersey City Tenant Affairs Board and Staff wish you many presents under the tree, and the presence of love in your heart

Christmas Entertainment

1. In Frosty the Snowman, who brought Frosty Back to life? _____
2. In How the Grinch Stole Christmas, what biological shortcoming made the Grinch so mean? _____
3. What is the biggest selling Christmas single of all times? _____
4. What was Scrooge's first name? _____
5. Who said "God Bless Us, Every One"? _____
6. In The Night Before Christmas, I sprang from my bed to see what? _____
7. Name the three reindeer whose names begin with a "D". _____
8. In what city did Miracle on 34th Street take place. _____
9. Who kept time with the Little Drummer Boy? _____
10. In The Night Before Christmas, where were the stockings hung? _____
11. What one reindeer is never mentioned in The Night Before Christmas? _____
12. In It's a Wonderful Life, what did Clarence receive for accomplishing his mission? _____
13. What were Frosty's last words? _____
14. What piece of heavenly apparel does the Littlest Angel not wear correctly? _____
15. What three characters sing All I Want For Christmas is My Two Front Teeth? _____
16. What gift did Caspar bring the Christ Child? _____
17. In It's a Wonderful Life, what part of George's house is always broken? _____

18. How does Scrooge improve Cratchit's life the day after Christmas? _____
19. What Country started the tradition of exchanging gifts? _____
20. What are tiny, inexpensive gifts usually called? _____
21. What song contains the line Although it's been said, many times, many ways . . .? _____
22. What non-smoking association sponsors Christmas seals? _____
23. What did the Little Drummer Boy give to the Christ Child? _____
24. What men's grooming appliance became a sled for Santa in commercials of the sixties? _____
25. Elvis Presley recorded what sad song in the fifties? _____

-  Santa has many different names around the world; Papa Noel (Brazil), Pere Noel (France), Father Christmas (Germany, Britain, Latvia), Santa Claus (Canada, United States, China), Santa Kurohsa (Japan), Saint Nicholas (Russia)
-  In India, they decorate banana trees at Christmas time.
-  "Silent Night" was written for a choir when the church organ broke down.
-  In Latvia, the children get a present from Father Christmas on Christmas Eve and for 11 days afterwards.

JCTAB WORD CHALLENGE

The Jersey City Tenant Affairs Board Staff, and Jersey City Housing Authority Commissioner Sheila Mosby formed 299 words using the letters in

MERRY CHRISTMAS

We challenge the readers of the TAB-LET News to improve on our score.

**ABSTENENCE ON THE BEACH
(Non-Alcoholic Punch)**

1 (12 ounces) can frozen concentrated grapefruit juice
 1 (12 ounces) can frozen concentrated cranberry juice
 ¼ cup coconut milk
 9 cups cold water
 In a 6 quart container, combine concentrated grapefruit juice, concentrated cranberry juice and water. Put about 1 cup of juice and coconut milk in food processor or blender. Blend until smooth and pour back into main juice mixture. Stir until all ingre-

dients are blended. Chill at least 2 hours. Serve in punch bowl or pitcher.

EASY GUACAMOLE DIP

2 avocados
 1 lime, juiced
 1 small onion, finely chopped
 1 ripe tomato, chopped
 1 clove garlic, minced
 salt and pepper to taste

Peel and mash avocados in a medium serving bowl. Stir in onion, garlic, tomato, lime juice, salt and pepper. Season with remaining lime juice and salt and pepper to taste. Chill for half an hour and blend flavor.

ABOUT OUR EXECUTIVE DIRECTOR

MR. ROBERT J. RIGBY



Mr. Robert J. Rigby is the Executive Director of the Jersey City Housing Authority. He has enjoyed this position since 1976. His job is responsible for the development, management and administration of public and federally assisted housing and related programs, serving approximately 7,000 assisted, and senior housing units. Under Mr. Rigby's leadership, JCHA has built a local and national reputation for organizational professionalism and integrity, housing innovations and strong partnerships with residents and community organizations. Mr. Rigby received a B.S. from St. Peter's College where he majored in Natural Science and

Urban Studies; a MS from the University of Wisconsin, Milwaukee in Urban Affairs, and has completed extensive post-graduate work at the New York University's Wagner School of Public Administration.

Mr. Rigby serves on the Board of Directors of the National Council of Large Public Housing Authorities, the National Association of Housing and Redevelopment Officials, and the Housing Research Foundation in Washington, D.C.; he is also a member of the American Institute of Certified Planners. He is a frequent speaker at local, state, and national housing forums, as well as international conferences (United Kingdom, Netherlands, and France). Mr. Rigby has given Congressional Testimony, and published national and international papers on wide variety of housing related issues.

From March, 1991 to September 1992, Mr. Rigby and his staff were commissioned by the U.S. Department of Housing and Urban Development to act as the Management Agent for the federal takeover and complete restructuring of the scandal plagued Passaic Housing Authority. In 1997 HUD awarded the JCHA a \$30 million HOPE VI grant, the second largest federal grant in the history of Jersey City, Under Mr. Rigby's leadership, the HOPE VI Plan has, and will continue to, create new, lower density, mixed income, quality housing communities at Curries Woods, Dwight Street Homes, Dr. Martin Luther King Homes, and Lafayette Village.

Mr. Rigby's Family includes his wife Elizabeth, an ESL teacher in Jersey City, their daughter Erika, a Providence College graduate, currently a Graduate Assistant at the University of Northern Arizona, and their son Colin, A Fairfield University graduate. Colin is currently teaching mathematics at Rutherford High School in New Jersey.

JCHA LADIES OF DISTINCTION

The Jersey City Housing Authority is pleased to announce that Ms. Kisha Butler, Ms. Donna Chandler, Ms. Laurianne Patterson, and Ms. April Boyles-Womack recently completed both the NAHRO Housing Manager Training and Attendant Certification Testing. Based upon successful results of the examination, the employees have been formally certified as Public Housing Managers.



Ms. Kisha Butler is assigned to the Development Department. She is currently serving as Manager of Arlington Gardens, Dwight Street Homes, and 254 Bergen Avenue. Ms. Butler has been employed by the JCHA since April 2001. No stranger to public and assisted housing programs, Ms. Butler previously served as a Senior Leasing Agent, Recertification Specialist, and Property Manager for a non-profit development group in Montclair, New Jersey. Ms. Butler is a 1994 graduate of Montclair State University, with a major in the field of Sociology.

Ms. Donna Chandler an employee of the JCHA for the past eleven years. Initially hired as a Clerk-Typist at A/. Harry Moore Apartments, Donna bid on and was progressively promoted to Senior Clerk Typist in 1992 at A. Harry Moore Apts., and Principal Occupancy Clerk in 1997, at Marion Gardens. In June of 2001, Ms. Chandler was further promoted to the position of Site Manager of Marion Gardens. In May of 2002 Ms. Chandler received her Masters in Administration and Supervision from St. Peter's College in Jersey City, New Jersey



Laurianne Patterson, prior to coming to the JCHA, served for eleven years as Executive Assistant for the Board of Affairs at the Newark Preschool Council, Inc. Ms. Patterson currently works as Assistant Manager for Lafayette Gardens' HOPE VI Site Manager, Greg Mainor. In 2001, Ms. Patterson worked full-time during the day while attending St. Peter's College evening program, majoring in Public Policy. Ms. Patterson received her Bachelor of Science Degree in Urban Studies/Public Policy.



Ms. April Boyles-Womack, the most tenured of the four newly certified managers, has served as a JCHA employee for the past twenty-two years. As a resident of Hudson Gardens, April joined the Housing Authority as a Clerk-Typist in July of 1980. Within four years, she was promoted to Housing Assistant Technician in the Section 8 Department. On October 1, 2001, April was promoted to the position of Site-Manager at Holland Gardens. Ms. Boyles-Womack has joined the ranks of private sector homeowners. The Jersey City Housing Authority congratulates Kisha, Donna, Laurianne, and April for both their past and most recent achievements, and look forward to their continued and noteworthy contribu-

tions to the JCHA. , our residents and staff, we offer our appreciation for the shared benefits of their personal and professional growth.

SPOTLIGHT ON HOMEOWNERSHIP

Ms Ira Jackson, the first resident of the Jersey City Housing Authority's Dwight Street Homes, purchased her townhouse (together with her daughter Janis) four years ago. In her quest to attain her dream of homeownership, Ms. Jackson was confronted with many obstacles, but she persevered and came out the victor.

Committed to family and community, Ms. Jackson would like to share her advice with new homeowners and residents who are considering homeownership:

- ❖ Before you purchase a home, make sure everything is in good working condition.
- ❖ Buy service contracts for your major appliances, especially the boiler and hot water heaters. A service contract through Public Service Electric and Gas is a good buy.
- ❖ Get on a payment plan to pay for utilities. You pay the same amount each month, and if you use less energy than estimated, the monthly amount is reduced for the next year.
- ❖ Weatherize your house to conserve energy. Adding a storm door to the entrance door greatly reduces the amount of cold air coming into the house during the winter months.
- ❖ Keep up with the little things. Tend to all repairs immediately before they become major problems, and pay your household bills promptly. If you fall behind, your accumulated bills can become too much to handle.
- ❖ If you have a tenant, make sure they respect your property and take care of the apartment.
- ❖ Make sure you put some extra money away to use for emergencies.

Ms. Jackson also emphasizes the sense of freedom and control she has gained from being a homeowner. "I enjoy coming home to *my* house and relaxing without having to answer to anyone. I love being able to plant flowers, and having family gatherings in *my* backyard."

The JCHA joins Ms. Jackson in wishing all new and potential homeowners much joy and success in their pursuit of the "American Dream" of homeownership

CONGRATULATIONS TO HOLLAND GARDENS YOUTH

Evelyn Hayes, a 14 year old resident of Holland Gardens, was awarded a certificate of recognition from Ms. Patricia Jackson, Jersey City Housing Authority After-School Program Director. Miss Hayes' artwork for Playground Safety was to be placed in the USA's Housing Authority Insurance Group Calendar. Participants came from all over the country. Only 12 pictures were selected, one for each month of the year. Evelyn is also a straight A student.

During Team Fire Safety Month, the children of Holland Gardens that won were:

Denise Hayes	7 th Grade	1 st Prize
Mariah Tarmally	6 th Grade	2 nd Prize

Both are students at Cordero Charter School. Holland Gardens Site Manager, Ms. April Womack is very proud of the children. She compliments them on "A job well done".