

The Magnolia Minute

April - May - June 2026



The History and Significance of the Saying "April Showers Bring May Flowers"

Where did the saying originate?

The saying April showers bring May flowers originated from the United Kingdom. The lower temperatures often push back the blooming of flowers to early May, so that's why they are referred to as May flowers. Thanks to the jet stream position, April has always been one of the soggy months in the United Kingdom. So, as the last bit of snow turns to rain, we have what is called the April showers, which spark the blooming of flowers.

A poem remnant

Interestingly, the famous statement is believed to be from a poem that was written in the 1610s. The original phrase goes, "March winds and April showers bring forth May flowers," and was commonly used in the late 1800s. Of course, the original proverb has been readapted as language evolves.

The agriculture significance

Of course, you don't have to be an agricultural expert to know the saying, April showers bring May flowers, is related to plants. For the older folks to have come up with this saying, there must be some 'agricultural truth' there.

The science behind this popular statement is that a higher proportion of rainfall paves the way for flowers to start blooming. The cool April temperatures signal plants to begin crawling out from beneath the soil.

Does the saying always ring true?

The fact that this saying is considered to be generally true doesn't make it an absolute truth; you'll agree with us. While rainfall is generally good for plants, different plants have different growth requirements.

This means some plants may not bloom in early May because April showers aren't enough - they only start to bloom after heavy rainfall.



MAINTENANCE Emergencies



Maintenance Emergencies **During Business Hours: 402-727-4848**

Business Hours - 8:00 a.m. - 4:30 p.m. ~ Monday - Friday

Maintenance EMERGENCIES **After Business Hours or on Weekends:**

****Call Ed (Maintenance Supervisor) at 402-720-1264.**

*If you have not heard back from **Ed within 15 minutes, call the Executive Director at 402-720-9643.*

EMERGENCIES:

Calls **MUST** be for (valid) emergencies only. Tenants will be charged for the call if the problem is **other than any of the following:**

- Loss of electric power (other than shut-off due to non-payment).
- Sewer problems.
- Broken water pipes (supply line) - **Major leak call Immediately.**
- If water drip is slow, place pan underneath to collect water and call office next business day. *Slow drips are not emergencies.*
- Furnace failure is an emergency during a severe cold spell.
- Air conditioner failure is an emergency during a severe extended hot spell.
- Refrigerator/freezer failure (do not overload refrigerator/freezer with food that will prohibit air flow which is needed for normal operation). *Management will not replace food lost from refrigerator/freezer failure or power outage.*

***** Remain by the phone in the event maintenance needs to contact you! *****

When a call is made after hours, be sure to leave your full name, address, phone number and nature of your problem. Without this important information, we cannot react to your maintenance problems efficiently. You must also be present when maintenance arrives to answer any questions regarding the "emergency".

Fremont Housing Agency CONTACT INFORMATION:

Business Hours: M - F 8:00 am - 4:30 pm **Office Window Hours:** M - F 9:00 am - 3:00 pm

Phone: 402-727-4848

Tax Credit Specialist: *Amanda* - phaStanton@fremonthousing.org

After-hours & EMERGENCIES ONLY

Call: Maintenance Supervisor: Ed Phone: 402-720-1264,

If no response from Ed within 15 min. call: Executive Director: 402-720-9643

FHA Offices Will Be Closed

Monday, May 25 - Memorial Day

Friday, June 19 - Juneteenth



********* Water softener salt will be added the **first Tuesday** of the month, every quarter. *********

Scheduled months:

January

April

July

October

********* Furnace filters will be replaced on the same schedule. *********

(schedule is subject to change at discretion of the Maintenance Director)

REMINDER: Call or email Amanda at the FHA Office if you have any issues. She is your n

RENT

- ◆ The rent is **due on the 1st** and **late after the close of business the 5th** day of each month.
- ◆ If the *5th falls on Saturday*, rent is due in the office by close of business *on Friday*.
- ◆ If the *5th falls on Sunday*, the rent must be in the drop box before 8:00 a.m. of the 6th.
- ◆ If the rent is *not paid on or before the 5th* day of the month, a *late payment charge* will be applied as follows: \$30.00 will be assessed for *payments made on the 6th through the 20th* day of the month.
- ◆ Payments made *on the 21st day and after* will be assessed at the rate of an *additional \$20.00 charge*.
- ◆ This *late charge is immediately due* as an addition to that month's rent and *must be paid before that month's rent will be considered to be paid in full*.
- ◆ **Payment Options** - check, money order or Uflex (information in move-in packet)



*Mother's Day -
Sunday, May 10th*

*Father's Day -
Sunday, June 21st*



One complimentary ride per month!

As a resident of *Magnolia Estates*, a tax-credit property, you can receive a **monthly complimentary ride**:

Each month you are eligible for **one (1) ride within the Fremont city limits (includes 2 miles beyond the city limits) to any location.**

Examples of where you can be taken - medical appointments, business appointments & shopping.

After you schedule your ride with the **Fremont Transit Lines** you must call **Becky** at the Fremont Housing Agency office to let her know you will be using the service. *FHA Office 402-727-4848.*

Fremont Transit - hours: are Monday – Friday, 8:30 a.m. to 4:00 p.m. You need to schedule your pickup this **at least 48 hours in advance** of the time you need the ride **and** let them know that you are an FHA tax-credit property (FNT) resident so they can bill us for the ride. *Fremont Transit 402-459-2845.*

All vans are wheelchair accessible. Fremont Transit Lines is a door-to-door service, and drivers are trained to assist riders from the door to the van and inside the van.

Drivers are not permitted to enter homes or destinations.



Disclaimer of Liability:

Every effort is made to provide accurate and complete information in the Fremont Housing Agency newsletters. However, the FHA cannot guarantee that there will be no errors. The FHA makes no claims, promises, or guarantees about the accuracy, adequacy, validity, reliability, availability, or completeness of any information and expressly disclaims liability for errors and omissions in the contents of this newsletter. FHA does not assume any liability for any direct, indirect or any other loss or damage of any kind incurred as a result of the use the newsletter or any reliance on any information provided in the newsletter. Your use of the newsletter and your reliance on any information in the newsletter is solely at your own risk.

main point of contact *always*. **DO NOT approach construction/maintenance workers.**

Fremont Housing Agency's Mission Statement

"The mission of the Fremont Housing Agency is to be a leading, innovative, and affordable housing agency dedicated to assisting low to moderate income families, elderly, and disabled residents who are striving to improve the quality of their lives through independent living or self-sufficiency."

EMERGENCY Numbers & Instructions

FIRE— Call Fire Department 911

Exit the building and alert your neighbors

ELECTRIC POWER OUTAGE

Fremont Department of Utilities **402-727-2600** or **402-727-2613**

Housing Agency Maintenance **402-720-1264** or **402-727-4848**

SEWER PROBLEMS, BROKEN WATER PIPES

Call: Maintenance Supervisor:

during office hours (8:00 a.m. to 4:30 p.m.) - **402-727-4848**

after office hours - **Maintenance Supervisor 402-720-1264.

Executive Director 402-720-9643.

LOCKOUTS — Call a locksmith.

Local Numbers:

A-1 Lock Shop Key & Locksmith **402-720-2284** - Open 24 hours

S and S Locksmith **402-941-1212**



****IMPORTANT NOTICE****

If your information changes or you get your new or updated SSI or Social Security award letter, inform Amanda, the Housing Specialist, immediately so that she can make copies for your file. You may also mail a copy. —
2600 N Clarkson St., Fremont, NE 68025

Thank you.



\$\$ FREE Rentwise Training ANYTIME \$\$

RentWise is a program to help renters obtain and keep rental housing and teach them how to be successful renters with basic educational information.

The class is available online any time. You are able to register and take the training at your own pace at no charge!

A certificate is awarded upon completion of the training and a copy is maintained in your file.

If you are interested in taking the online course contact the Gifford Office at 402-727-4848, and we will be happy to give you the information necessary to sign up or answer any questions you may have.

Be sure to take part in this free, simple and informative opportunity.



Spring's Gentle Whisper

Buds awaken in the morning light,
Petals blush, the world turns bright.
Soft winds hum through skies of blue,
Spring arrives—fresh, tender, new.

