

PHA PLAN AGENCY IDENTIFICATION

Oxnard Housing Authority

Rev. March 2000

**PHA Plan
Agency Identification**

PHA Name: Oxnard Housing Authority

PHA Number: CA 031

PHA Fiscal Year Beginning: July 1, 2000

Public Access to Information

Information regarding any activities outlined in this plan can be obtained by contacting: (select all that apply)

- Main administrative office of the PHA
 - PHA development management offices
- PHA local offices

Display Locations for PHA Plans and Supporting Documents

The PHA Plans (including attachments) are available for public inspection at: (select all that apply)

- Main administrative office of the PHA
 - PHA development management offices
- PHA local offices
 - Main administrative office of the local government
 - Main administrative office of the County government
 - Main administrative office of the State government
- Public library
 - PHA website
 - Other (list below)

PHA Plan Supporting Documents are available for inspection at: (select all that apply)

- Main business office of the PHA
- PHA development management offices
 - Other (list below)

FIVE-YEAR PLAN

FIVE-YEAR PLAN

Fiscal Years 2000-2004

A.Mission

The mission statement of the Oxnard Housing Authority (OHA) is to promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.

A.Goals

HUD Strategic Goal: Increase the availability of decent, safe and affordable housing

Oxnard Housing Authority Goals

Goal One: Expand and increase the supply of assisted housing

Objectives:

1. Apply for additional rental vouchers

As notices of fund availability become available, the OHA will

request an appropriate number of additional rental vouchers that is consistent with the housing needs identified in the Consolidated Plan.

1. Maintain a low vacancy rate and turnaround time in public housing

The OHA will maintain a vacancy rate of less than two percent and a turnaround time of less than 20 calendar days on average.

1. Leverage private or other public funds to create additional housing opportunities

The OHA will continue to work with the City of Oxnard and private developers in developing affordable rental and owner-occupied units.

1. Acquire or build units or developments

The OHA will explore the feasibility of acquiring or building rental units and continue to purchase and rehabilitate single-family homes for resale or leasing

to low or moderate income families.

Goal Two: Improve the quality of assisted housing

Objectives:

1. Achieve and maintain the status of a high performer under Public Housing Assessment System (PHAS) with a score of not less than 90 percent

1. Achieve and maintain the status of a high performer under Section 8 Management Assessment Program (SEMAP) with a score of not less than 90 percent

1. Increase customer satisfaction

The OHA will continue to hold an annual meeting for all tenants of

public housing and solicit feedback from Section 8 participants and public housing residents regarding customer satisfaction.

1. Maintain a high performance level in key areas of public housing and Section 8
 - a. Maintain an appropriate operating reserve level in public housing
 - b. Provide 100 percent inspections of public housing and Section 8 units.

c. Maintain a 98 percent or better lease-up of Section 8 and public housing units

d. Ensure that tenant accounts receivables are less than five percent annually.

1. Renovate or modernize public housing units

1. Maintain all public housing units with the highest level of work performance that will meet and/or exceed Housing Quality Standards

Goal Three: Increase assisted housing choices

Objectives:

1. Provide voucher mobility counseling:
 - a. Conduct outreach efforts to potential voucher landlords
 - b. Monitor and increase voucher payment standards if necessary

1. Implement voucher homeownership program

1. Implement housing or other homeownership programs
 - a. The OHA's Modernization 203(k) pilot project will be reevaluated for feasibility of continuation by December 2000. This program acquires, rehabilitates and sells single-family homes to low-to-moderate income families in Oxnard.
 - a. The OHA will assist at least 10 families each year to move from public housing to homeownership within each fiscal year.

HUD Strategic Goal: Improve
community quality of life
and economic vitality

Oxnard Housing Authority Goals:

Goal One: Provide an improved
living environment

Objectives:

1. Implement measures to
deconcentrate poverty by bringing
higher income public housing

households into lower income
developments

1. Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments

- a. Continue to apply rent ranges
- b. Give preference to working households

1. Implement public housing security improvements

1. Enhance the appearance of public housing units and grounds by making the Oxnard Housing Authority the housing of choice for the low- or very low-income families.

1. Continue an aggressive graffiti abatement program.

1. Continue the lawn beautification program

1. Maintain and continue to improve the landscape design, litter

removal, arbor services, and walkways repair.

HUD Strategic Goal: Promote self-sufficiency and asset development of families and individuals

Oxnard Housing Authority Goals:
Promote self-sufficiency and asset development of assisted households.

Objectives:

1. Increase the number and percentage of employed persons in assisted families
 - a. Provide job development and employment services to the residents of public housing.

1. Provide or attract supportive services to improve assistance recipients' employability

- a. Continue to work with the CalWorks program to assist public assisted families move from welfare to work.

1. Provide or attract supportive services to facilitate income independence for the elderly or families with disabilities.

HUD Strategic Goal: Ensure
equal opportunity in
housing for all Americans

Oxnard Housing Authority Goal:
Ensure equal
opportunity and
affirmatively further
fair housing objectives

Objectives:

1. Undertake affirmative measures to ensure access to assisted housing regardless of race, color,

religion, national origin, sex, familial status, and disability.

1. Undertake affirmative measures to provide a suitable living environment for families living in assisted housing regardless of race, color, religion, national origin, sex, source of income, familial status, and disability.

1. Continue to undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required.

1. Work with local Fair Housing Institute to promote knowledge of fair housing requirements and prevent and reduce the incidence of homelessness.

Annual PHA Plan
PHA Fiscal Year 2000
[24 CFR Part 903.7]

I. Annual Plan Type

Select which type of Annual Plan the PHA will submit.

Standard Plan

Streamlined Plan:

High Performing PHA

Small Agency (<250 Public Housing Units)

Administering Section 8 Only

⑨ Troubled Agency Plan

I. Executive Summary of the Annual PHA Plan [24 CFR Part 903.7 9(r)]

Provide a brief overview of the information in the Annual Plan, including highlights of major initiatives and discretionary policies the PHA has included in the Annual Plan.

The Oxnard Housing Authority has prepared the annual plan in compliance with Section 511 of the Quality Housing and Work Responsibility Act of 1998 and ensuring that HUD requirements are met. The public

hearing was conducted on April 4, 2000. No public comments were received.

The plan contains the mission of the Oxnard Housing Authority and the goals and objectives for the next five years. The Annual Plan is based on the premise that if we accomplish the goals and objectives, we will be working toward achieving the mission of the Housing Authority.

The plan, statements, budget summary, and policies set forth in the Annual Plan all lead toward the

accomplishment of our goals and objectives. Taken as a whole, they outline a comprehensive approach toward the goals and objectives and are consistent with the Consolidated Plan. The key areas that are identified in the Annual Plan are as follows:

1. Housing needs that point out a need for farmworker housing
2. Financial resources which show a strong financial position for the OHA
3. Local preferences that consider the housing needs within the community

4. Rent determination policy that provides options for the residents
5. Operations and management policies that address preventative measures
6. Grievance procedures that provide an opportunity to the residents to express concern and obtain a hearing regarding certain management decisions
7. Capital Improvement needs that reflect the tenant's input regarding renovating public housing units
8. Demolition and Disposition
Designation of Housing has been

addressed by the OHA with no activity in this area within the last 12 months.

9. Conversion of public housing has been studied with a determination that there will be no activity in this area in the next 12 months.

10. Homeownership community service program. The OHA will provide homeownership assistance to OHA residents and initiate a community service program within the next 12 months.

11. Crime, safety and pets issues

I. Annual Plan Table of Contents

[24 CFR Part 903.7 9 (r)]

Provide a table of contents for the Annual Plan, including attachments, and a list of supporting documents available for public inspection.

Table of Contents

Page #

PHA Plan Agency Identification

Five-Year Plan (Mission Statement)

I. Annual Plan

II. Executive Summary

III. Annual Plan Table of Contents

IV. Response to Template

- A. Housing Needs
- B. Financial Resources
- C. Policies on Eligibility, Selection
and Admissions
- D. Rent Determination Policies
- E. Capital Improvement Needs
- F. Demolition and Disposition
Designation of Housing
- G. Homeownership Community
Service Programs
- H. Crime and Safety Pets (Inactive
for January 1 PHAs)
- I. Civil Rights Certifications
(included with PHA Plan
Certifications) Audit
- J. Other Information

Attachments

Indicate which attachments are provided by selecting all that apply. Provide the attachment's name (A, B, etc.) in the space to the left of the name of the attachment. Note: If the attachment is provided as a SEPARATE file submission from the PHA Plans file, provide the file name in parentheses in the space to the right of the title.

Required Attachments:

- ⑨ XAdmissions Policy for Deconcentration

- ⑨ XFY 2000 Capital Fund Program Annual Statement
- ⑨ Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)

Optional Attachments:

- ⑨ XPHA Management Organizational Chart
- ⑨ XFY 2000 Capital Fund Program 5 Year Action Plan
- ⑨ XPublic Housing Drug Elimination Program (PHDEP) Plan

- ⑨ XComments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)
- ⑨ Other (List below, providing each attachment name)

Supporting Documents Available for Review

Indicate which documents are available for public review by placing a mark in the “Applicable & On Display” column in the appropriate rows. All listed documents must be on display if applicable to the program activities conducted by the PHA.

List of Supporting Documents Available for Review

Applicable and On Display	Supporting Document	Applicable Plan Component
†	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5-Year and Annual Plans

+	State/Local Government Certification of Consistency with the Consolidated Plan	5-Year and Annual Plans
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†	<p>Fair Housing Documentation: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.</p>	5-Year and Annual Plans
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+	Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction.	Annual Plan: Housing Needs
+	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources

+	Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection and Admissions Policies
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+	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection and Admissions Policies
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<p>+</p> <p>CA031v01.rtf</p>	<p>Public Housing Deconcentration and Income Mixing Documentation:</p> <ul style="list-style-type: none"> Ⓣ X PHA board certifications of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/99 <i>Quality Housing and Work Responsibility Act Initiative Guidance; Notice</i> and any further HUD guidance) and Ⓣ X Documentation of the required 	<p>Annual Plan: Eligibility, Selection and Admissions Policies</p>
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<p>⑨ †</p>	<p>Public housing rent determination policies, including the methodology for setting public housing flat rents <input checked="" type="radio"/> X check here if included in the public housing</p>	<p>Annual Plan: Rent Determination</p>
	<p>A & O Policy</p>	
<p>†</p>	<p>Schedule of flat rents offered at each public housing development <input checked="" type="radio"/> X check here if included in the public housing A & O Policy</p>	<p>Annual Plan: Rent Determination</p>

<p>+</p>	<p>Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> X check here if included in the public housing Section 8 Administrative Plan</p>	<p>Annual Plan: Rent Determination</p>
<p>+</p>	<p>Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)</p>	<p>Annual Plan: Operations and Maintenance</p>

<p>+</p>	<p>Public housing grievance procedures <input checked="" type="checkbox"/> X check here if included in the public housing A & O Policy</p>	<p>Annual Plan: Grievance Procedures</p>
<p>+</p>	<p>Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> X check here if included in the public housing Section 8 Administrative Plan</p>	<p>Annual Plan: Grievance Procedures</p>

+	The HUD-approved Capital Fund/Comprehensive Grants Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
N/A	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant	Annual Plan: Capital Needs

+	<p>Most recent approved 5-Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option)</p>	<p>Annual Plan: Capital Needs</p>
N/A	<p>Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans or any other approved proposal for development of public housing</p>	<p>Annual Plan: Capital Needs</p>

N/A	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
N/A	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Demolition and Disposition

+	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act	Annual Plan: Conversion of Public Housing
N/A	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership

N/A	Policies governing any Section 8 Homeownership program ☉ check here if included in the Section 8 Administrative Plan	Annual Plan: Home owner ship
N/A	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Comm unity Servic e and Self- Suffici ency

+	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service and Self-Sufficiency
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+	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service and Self-Sufficiency
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+	<p>The most recent Public Housing Drug Elimination Program (PHDEP) semiannual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)</p>	<p>Annual Plan: Safety and Crime Prevention</p>
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+	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the US Housing Act of 1937 (42 USC 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
N/A	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

I. Statement of Housing Needs [24 CFR Part 903.7 9 (a)]

A. Housing Needs of Families in the Jurisdiction/s Served by the PHA

Based upon the information contained in the Consolidated Plan/s applicable to the jurisdiction, and/or other data available to the PHA, provide a statement of the housing needs in the jurisdiction by completing the following table. In the “Overall” Needs column, provide the estimated number of renter families that have housing needs. For the remaining

characteristics, rate the impact of that factor on the housing needs for each family type, from 1 to 5, with 1 being “no impact” and 5 being “severe impact.” Use N/A to indicate that no information is available upon which the PHA can make this assessment.

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Over all	Affo rdabi lity	Supp ly	Qual ity	Acce ssibi lity	Size	Loca tion
Income <= 30% of AMI	3,5 49	5	5	4	N/ A	3	3

Income >30% but <=50% of AMI	3,5 64	5	5	4	N/ A	3	3
Income >50% but <80% of AMI	2,7 30	3	3	2	N/ A	3	2
Elderly	5,9 95	3	3	2	N/ A	1	2
Families with Disabilities	6,8 20	5	5	2	3	2	3

Race/Ethnicity White	18,647	4	4	2	N/A	2	2
Race/Ethnicity Black	2,270	5	4	2	N/A	3	2
Race/Ethnicity Hispanic	15,384	5	4	2	N/A	3	2
Race/Ethnicity Native American	251	5	4	2	N/A	3	2

Race/Ethnicity	2,587	3	3	2	N/A	3	2
Asians/Pacific Islanders							

What sources of information did the PHA use to conduct this analysis? (Check all that apply; all materials must be made available for public inspection.)

Adequate information is not available to complete this form. The 2000

Census data will provide the necessary information to complete this form.

- ⑨ X Consolidated Plan of the Jurisdiction/s Indicate year: 1995-1999
- ⑨ U.S. Census data: the Comprehensive Housing Affordability Strategy (“CHAS”) data set
- ⑨ American Housing Survey data Indicate year: _____
- ⑨ Other housing market study Indicate year: _____
- ⑨ Other sources: (list and indicate year of information)

A. Housing Needs of Families on the Public Housing and Section 8 Tenant-Based Assistance Waiting Lists

State the housing needs of the families on the PHA's waiting list/s. Complete one table for each type of PHA-wide waiting list administered by the PHA. PHAs may provide separate tables for site-based or sub-jurisdictional public housing waiting lists at their option.

Housing Needs of Families on the Waiting List

Waiting list type: (select one)

- Section 8 tenant-based assistance
- Public Housing
- Combined Section 8 and Public Housing
- Public Housing Site-Based or sub-jurisdictional waiting list (optional)
 - If used, identify which development/subjurisdiction:

	# of families	% of total families	Annual Turnover

Waiting list total	2,234		230
Extremely low income $\leq 30\%$ AMI	1,837	82.00%	
Very low income ($>30\%$ but $\leq 50\%$ AMI)	362	1.60%	

Low income (>50% but <80% AMI)	35	1.50%	
Families with children	1,514	67.00%	
Elderly families	223	9.00%	
Families with Disabilities	497	22.00%	

Race/Ethnicity White	239	11.00%	
Race/Ethnicity Black	185	8.00%	
Race/Ethnicity Hispanic	1,711	76.00%	
Race/Ethnicity American Indian	37	1.60%	
Race/Ethnicity Asian	62	2.70%	

Characteristics by Bedroom Size (Public Housing Only)			
1 BR	29	1.20%	
2 BR	14	0.60%	
3 BR	15	0.67%	
4 BR	0		
5 BR	1		
5+ BR	—		

Is the waiting list closed (select one)?

No Yes

If “yes”:

How long has it been closed (# of months)? 18 months

Does the PHA expect to reopen the list in the PHA Plan year? No

Yes

Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No

Yes

C. Strategy for Addressing Needs

Provide a brief description of the PHA’s strategy for addressing the

housing needs of families in the jurisdiction and on the waiting list IN THE UPCOMING YEAR, and the Agency's reasons for choosing this strategy.

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

Strategy 1. Maximize the number of affordable units available to the PHA within its current resources by:

Select all that apply

- ⑨ X Employ effective maintenance and management policies to minimize the number of public housing units off-line
- ⑨ X Reduce turnover time for vacated public housing units
- ⑨ X Reduce time to renovate public housing units
- ⑨ Seek replacement of public housing units lost to the inventory through mixed finance development Seek replacement of public housing units lost to the inventory through section 8 replacement housing resources

- ⑨ X Maintain or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction
- ⑨ X Undertake measures to ensure access to affordable housing among families assisted by the PHA, regardless of unit size required
- ⑨ X Maintain or increase section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration
- ⑨ X Maintain or increase section 8 lease-up rates by effectively

screening Section 8 applicants to increase owner acceptance of program

- ⑨ X Participate in the Consolidated Plan development process to ensure coordination with broader community strategies
- ⑨ Other (list below)

Strategy 2: Increase the number of affordable housing units by:

Select all that apply

- ⑨ X Apply for additional section 8 units should they become available

- ⑨ X Leverage affordable housing resources in the community through the creation of mixed - finance housing
- ⑨ X Pursue housing resources other than public housing or Section 8 tenant-based assistance. Other: (list below)
Affordable homeownership opportunities for low to moderate income families - HUD's FHA 203(k) Program and other funding sources

Need: Specific Family Types:
Families at or below 30% of median

Strategy 1: Target available assistance to families at or below 30 % of AMI
Select all that apply

- ⑨ X Exceed HUD federal targeting requirements for families at or below 30% of AMI in public housing
- ⑨ X Exceed HUD federal targeting requirements for families at or below 30% of AMI in tenant-based section 8 assistance
- ⑨ Employ admissions preferences aimed at families with economic hardships

- ⑨ X Adopt rent policies to support and encourage work
- ⑨ Other: (list below)

Need: Specific Family Types:
Families at or below 50% of median

Strategy 1: Target available assistance
to families at or below 50% of AMI

Select all that apply

- ⑨ X Employ admissions preferences aimed at families which are working
- ⑨ X Adopt rent policies to support and encourage work
- ⑨ Other: (list below)

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

- Seek designation of public housing for the elderly
- X Apply for special-purpose vouchers targeted to the elderly, should they become available
- Other: (list below)

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

- ⑨ Seek designation of public housing for families with disabilities
- ⑨ X Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing
- ⑨ X Apply for special-purpose vouchers targeted to families with

disabilities, should they become available

- ⑨ X Affirmatively market to local nonprofit agencies that assist families with disabilities
- ⑨ Other: (list below)

Need: Specific Family Types: Races or ethnicities with disproportionate housing needs

Strategy 1: Increase awareness of PHA resources among families of races and ethnicities with disproportionate needs:

Select if applicable

- ⑨ X Affirmatively market to races/ethnicities shown to have disproportionate housing needs
- ⑨ Other: (list below)

Strategy 2: Conduct activities to affirmatively further fair housing

Select all that apply

- ⑨ X Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units

- ⑨ X Market the section 8 program to owners outside of areas of poverty /minority concentrations
- ⑨ Other: (list below)

Other Housing Needs & Strategies:
(list needs and strategies below)

(1)Reasons for Selecting Strategies

Of the factors listed below, select all that influenced the PHA's selection of the strategies it will pursue:

- ⑨ X Funding constraints
- ⑨ X Staffing constraints

- ⑨ X Limited availability of sites for assisted housing
- ⑨ X Extent to which particular housing needs are met by other organizations in the community
- ⑨ X Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the PHA Influence of the housing market on PHA programs
- ⑨ X Community priorities regarding housing assistance
- ⑨ X Results of consultation with local or state government

- ⑨ X Results of consultation with residents and the Resident Advisory Board
- ⑨ Results of consultation with advocacy groups
- ⑨ Other: (list below)

I. Statement of Financial Resources [24 CFR Part 903.7 9 (b)]

List the financial resources that are anticipated to be available to the PHA for the support of Federal public housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year. Note: the table assumes that Federal public

housing or tenant-based Section 8 assistance grant funds are expended on eligible purposes; therefore, uses of these funds need not be stated. For other funds, indicate the use for those funds as one of the following categories: public housing operations, public housing capital improvements, public housing safety/security, public housing supportive services, Section 8 tenant-based assistance, Section 8 supportive services or other.

**Financial Resources:
Planned Sources and Uses**

Sources	Planned \$	Planned Uses
<ul style="list-style-type: none"> ⦿ Federal Grants (FY 2000 grants) 	<ul style="list-style-type: none"> ⦿ \$16,757,516 	<ul style="list-style-type: none"> ⦿ Housing Assistance
<ul style="list-style-type: none"> ⦿ X Public Housing Operating Fund 	<ul style="list-style-type: none"> ⦿ \$798,133 	<ul style="list-style-type: none"> ⦿
<ul style="list-style-type: none"> ⦿ X Public Housing Capital Fund 	<ul style="list-style-type: none"> ⦿ \$2,213,323 	<ul style="list-style-type: none"> ⦿
<ul style="list-style-type: none"> ⦿ HOPE VI Revitalization 	<ul style="list-style-type: none"> ⦿ N/A 	<ul style="list-style-type: none"> ⦿

<ul style="list-style-type: none"> ⑨ HOPE VI Demolition 	<ul style="list-style-type: none"> ⑨ N/A 	<ul style="list-style-type: none"> ⑨
<ul style="list-style-type: none"> ⑨ X Annual Contributions for Section 8 Tenant-Based Assistance ⑨ ⑨ ⑨ 	<ul style="list-style-type: none"> ⑨ \$6,292,876 	<ul style="list-style-type: none"> ⑨ Vouchers
	<ul style="list-style-type: none"> ⑨ \$3,558,565 	<ul style="list-style-type: none"> ⑨ Certificates
	<ul style="list-style-type: none"> ⑨ \$596,131 	<ul style="list-style-type: none"> ⑨ Moderate Rehab
	<ul style="list-style-type: none"> ⑨ \$10,472,592 	<ul style="list-style-type: none"> ⑨ TOTAL

<ul style="list-style-type: none"> ⓪ X Public Housing Drug Elimination Program (including any Technical Assistance funds) 	<ul style="list-style-type: none"> ⓪ \$171,554 	<ul style="list-style-type: none"> ⓪
<ul style="list-style-type: none"> ⓪ X Resident Opportunity and Self-Sufficiency Grants 	<ul style="list-style-type: none"> ⓪ \$75,000 for three years 	<ul style="list-style-type: none"> ⓪
<ul style="list-style-type: none"> ⓪ Community Development Block Grant 	<ul style="list-style-type: none"> ⓪ 	<ul style="list-style-type: none"> ⓪

⑨ HOME	⑨	⑨
⑨ Other Federal Grants (list below)	⑨	⑨
⑨	⑨	⑨
⑨ X Prior Year Federal Grants (unobligated funds only) (list below) as of December 1999	⑨ 709— \$1,291,7 37 ⑨ 710— \$1,765,1 97	Mod Activities

<input checked="" type="radio"/> X Public Housing Dwelling Rental Income	<input type="radio"/> \$2,561,590	<input type="radio"/> Housing Assistance
<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<input checked="" type="radio"/> X Other income (list below)	<input type="radio"/>	<input type="radio"/>
<input type="radio"/> Rental Revenue	<input type="radio"/> \$60,000	<input type="radio"/> FIC Program Activities
<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
<input checked="" type="radio"/> X Non-federal sources (list below)	<input type="radio"/>	<input type="radio"/>
<input type="radio"/> City National Bank	<input type="radio"/> \$30,000	<input type="radio"/>

⑨ Checking Account	⑨ \$30,000	⑨
⑨	⑨	⑨
⑨ Total resources	⑨ \$46,674,214	⑨
⑨	⑨	⑨
⑨	⑨	⑨

⑨

III.PHA Policies Governing Eligibility, Selection, and Admissions [24 CFR Part 903.7 9 (c)]

C. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete subcomponent 3A.

(1) Eligibility

a. When does the PHA verify eligibility for admission to public housing? (Select all that apply)

⑨ X When families are within a certain number of being offered a unit:

Within the top 50 applicants

⑨ When families are within a certain time of being offered a unit: (state time)

⑨ Other: (describe)

a. Which non-income (screening) factors does the PHA use to establish

eligibility for admission to public housing (select all that apply)?

- X Criminal or Drug-related activity
- X Rental history
- X Housekeeping
- Other (describe)

- a. X Yes No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?
- b. Yes X No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?

- c. Yes X No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)

(1) Waiting List Organization

- a. Which methods does the PHA plan to use to organize its public housing waiting list? (Select all that apply)

- X Community-wide list
- Sub-jurisdictional lists
- Site-based waiting lists
- Other (describe)

a. Where may interested persons apply for admission to public housing?

PHA main administrative office

X PHA development site management office

Other (list below)

a. If the PHA plans to operate one or more site-based waiting lists in the coming year, answer each of the following questions; if not, skip to subsection (3), Assignment.

1. How many site-based waiting lists will the PHA operate in the coming year? None

1. Yes No: Are any or all of the PHA's site-based waiting lists new for the upcoming year (that is, they are not part of a previously HUD-approved site-based waiting list plan)? If "yes," how many lists? _____
—

1. Yes No: May families be on more than one list simultaneously? If "yes," how many lists? _____

1. Where can interested persons obtain more information about and sign up

to be on the site-based waiting lists
(select all that apply)?

- ⑨ PHA main administrative office
- ⑨ All PHA development management offices
- ⑨ Management offices at developments with site-based waiting lists
- ⑨ At the development to which they would like to apply
- ⑨ Other (list below)

(1) Assignment

- a. How many vacant unit choices are applicants ordinarily given before

they fall to the bottom of or are removed from the waiting list?

(Select one)

- One
 - Two
 - X Three or More
- a. X Yes No: Is this policy consistent across all waiting list types?

a. If answer to b is “no,” list variations for any other than the primary public housing waiting list/s for the PHA:

(1) Admissions Preferences

a. Income targeting:

- X Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 40% of all new admissions to public housing to families at or below 30% of median area income?

a. Transfer policies:

In what circumstances will transfers take precedence over new admissions?

(List below)

- X Emergencies
 X Overhoused

- ⑨ X Underhoused
- ⑨ X Medical justification
- ⑨ X Administrative reasons determined by the PHA (e.g., to permit modernization work)
- ⑨ X Resident choice: (state circumstances below)
Desire to live close to work or schools
- ⑨ Other: (list below)

a. Preferences

1. ⑨ X Yes ⑨ No: Has the PHA established preferences for admission to public housing (other than date and time of application)? (If “no” is

selected, skip to subsection (5)
Occupancy)

1. Which of the following admission preferences does the PHA plan to employ in the coming year? (Select all that apply from either former Federal preferences or other preferences)

Former Federal preferences:

- ⑨ Involuntary Displacement (Disaster, Government Action, Owner)
- ⑨ Victims of domestic violence
- ⑨ Substandard housing
- ⑨ Homelessness

- ⑨ High rent burden (rent is > 50 percent of income)

Other preferences: (select below)

- ⑨ X Working families and those unable to work because of age or disability
- ⑨ X Veterans and veterans' families
- ⑨ X Residents who live and/or work in the jurisdiction
- ⑨ Those enrolled currently in educational, training, or upward mobility programs
- ⑨ X Households that contribute to meeting income goals (broad range of incomes)

- ⑨ X Households that contribute to meeting income requirements (targeting)
- ⑨ Those previously enrolled in educational, training, or upward mobility programs
- ⑨ X Victims of reprisals or hate crimes
- ⑨ X Other preference(s) (list below)
Involuntary displacement preference
 1. Disaster (fire, flood, earthquake, etc.)
 2. Federal, state, or local government action related to code enforcement, public improvement or development.

3. Action by a housing owner which is beyond an applicant's ability to control and which occurs despite the applicant's having met all previous conditions of occupancy, and is other than a rent increase.
4. Actual or threatened physical violence directed against the applicant or applicant's family by a spouse or other household member who lives in the unit with the family.
5. To avoid reprisals
6. Hate crimes
7. Displacement by nonsuitability of the unit

1. If the PHA will employ admissions preferences, please prioritize by placing a “1” in the space that represents your first priority, a “2” in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use “1” more than once, “2” more than once, etc.

† Date and Time

Former Federal preferences:

- ⑨ Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- ⑨ Victims of domestic violence
- ⑨ Substandard housing
- ⑨ Homelessness
- ⑨ High rent burden

Other preferences (select all that apply)

- ⑨ Working families and those unable to work because of age or disability

- ⑨ 1 X Veterans and veterans' families
- ⑨ 1 X Residents who live and/or work in the jurisdiction
- ⑨ Those enrolled currently in educational, training, or upward mobility programs
- ⑨ 1 X Households that contribute to meeting income goals (broad range of incomes)
- ⑨ 1 X Households that contribute to meeting income requirements (targeting)
- ⑨ Those previously enrolled in educational, training, or upward mobility programs

- ⑨ 1 X Victims of reprisals or hate crimes
- ⑨ Other preference(s) (list below)
 - 1. Relationship of preferences to income targeting requirements:
 - ⑨ The PHA applies preferences within income tiers
 - ⑨ X Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

(1)Occupancy

a. What reference materials can applicants and residents use to obtain information about the rules of occupancy of public housing (select all that apply)

- Ⓐ X The PHA-resident lease
- Ⓐ X The PHA's Admissions and (Continued) Occupancy policy
- Ⓐ X PHA briefing seminars or written materials
- Ⓐ Other source (list)

a. How often must residents notify the PHA of changes in family composition? (Select all that apply)

- ⑨ X At an annual reexamination and lease renewal
- ⑨ X Any time family composition changes
- ⑨ X At family request for revision
 - ⑨ Other (list)

(1) Deconcentration and Income Mixing

- a. X Yes No: Did the PHA's analysis of its family (general occupancy) developments to determine concentrations of poverty indicate the need for measures to promote deconcentration of poverty or income mixing?

a. X Yes No: Did the PHA adopt any changes to its admissions policies based on the results of the required analysis of the need to promote deconcentration of poverty or to assure income mixing?

a. If the answer to b was “yes,” what changes were adopted? (Select all that apply)

Adoption of site-based waiting lists
If selected, list targeted developments below:

X Employing waiting list “skipping” to achieve deconcentration of poverty

or income mixing goals at targeted developments

If selected, list targeted developments below:

Colonia Village, Pleasant Valley Village, and all 100 turnkey site units

- ⑨ X Employing new admission preferences at targeted developments
If selected, list targeted developments below:

Colonia Village, Pleasant Valley Village, and all 100 turnkey site units

Other (list policies and developments targeted below)

a. Yes X No: Did the PHA adopt any changes to other policies based on the results of the required analysis of the need for deconcentration of poverty and income mixing?

a. If the answer to d was “yes,” how would you describe these changes? (Select all that apply)

Additional affirmative marketing

- ⑨ Actions to improve the marketability of certain developments
- ⑨ Adoption or adjustment of ceiling rents for certain developments
- ⑨ Adoption of rent incentives to encourage deconcentration of poverty and income-mixing
- ⑨ Other (list below)

a. Based on the results of the required analysis, in which developments will the PHA make special efforts to attract or retain higher-income families? (Select all that apply)

- ⑨ x Not applicable: results of analysis did not indicate a need for such efforts
- ⑨ List (any applicable) developments below:
 - a. Based on the results of the required analysis, in which developments will the PHA make special efforts to assure access for lower-income families? (Select all that apply)
- ⑨ xNot applicable: results of analysis did not indicate a need for such efforts
- ⑨ List (any applicable) developments below:

C. Section 8

Exemptions: PHAs that do not administer section 8 are not required to complete subcomponent 3B.

Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).

(1) Eligibility

a. What is the extent of screening conducted by the PHA? (Select all that apply)

- X Criminal or drug-related activity only to the extent required by law or regulation
- Criminal and drug-related activity, more extensively than required by law or regulation
- More general screening than criminal and drug-related activity (list factors below)
- Other (list below)

a. X Yes No: Does the PHA request criminal records from local

law enforcement agencies for screening purposes?

a. Yes X No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?

a. Yes X No: Does the PHA access FBI criminal records from the FBI for screening purposes (either directly or through an NCIC-authorized source)?

a. Indicate what kinds of information you share with prospective landlords?
(Select all that apply)

- X Criminal or drug-related activity
- Other (describe below)

(1) Waiting List Organization

a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged? (Select all that apply)

- None
- X Federal public housing
- Federal moderate rehabilitation

Federal project-based certificate program

Other federal or local program (list below)

a. Where may interested persons apply for admission to section 8 tenant-based assistance? (Select all that apply)

PHA main administrative office

X Other (list below)

Site management office

300 North Marquita Street, Oxnard,
California 93030

(1) Search Time

a. X Yes No: Does the PHA give extensions on standard 60-day period to search for a unit?

If “yes,” state circumstances below:

- X Difficulty in locating a unit
- X Medical reasons
- X Poor rental market

(1) Admissions Preferences

a. Income targeting

- Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 75% of all new admissions to the section 8 program to families at or below 30% of median area income?

a. Preferences

1. Yes X No: Has the PHA established preferences for admission to section 8 tenant-based assistance (other than date and time of application)? (If “no,” skip to subcomponent (5), Special Purpose Section 8 Assistance Programs)

1. Which of the following admission preferences does the PHA plan to employ in the coming year? (Select all that apply from either former Federal preferences or other preferences)

Former Federal preferences

- ⑨ Involuntary Displacement
- ⑨ Victims of domestic violence
- ⑨ Substandard housing
- ⑨ Homelessness
- ⑨ High rent burden (rent is > 50 percent of income)

Other preferences (select all that apply)

- ⑨ Working families and those unable to work because of age or disability
- ⑨ Veterans and veterans' families
- ⑨ Residents who live and/or work in your jurisdiction
- ⑨ Those enrolled currently in educational, training, or upward

mobility programs (special allocation vouchers)

- ⑨ Households that contribute to meeting income goals (broad range of incomes)
- ⑨ Households that contribute to meeting income requirements (targeting)
- ⑨ Those previously enrolled in educational, training, or upward mobility programs (special allocation vouchers)
- ⑨ Victims of reprisals or hate crimes
- ⑨ Other preference(s) (list below)

1. If the PHA will employ admissions preferences, please prioritize by placing a “1” in the space that represents your first priority, a “2” in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a point system), place the same number next to each. That means you can use “1” more than once, “2” more than once, etc.

✚ ☒ Date and Time

Former Federal preferences

- ⑨ 1 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- ⑨ 2 Victims of domestic violence
- ⑨ 2 Substandard housing (code violation)
- ⑨ 2 Homelessness (special allocation vouchers)
- ⑨ High rent burden

Other preferences (select all that apply)

- ⑨ 2 Working families and those unable to work because of age or disability
- ⑨ 1 Veterans and veterans' families

- ⑨ 1 Residents who live and/or work in your jurisdiction
- ⑨ 2 Those enrolled currently in educational, training, or upward mobility programs
- ⑨ 1 Households that contribute to meeting income goals (broad range of incomes)
- ⑨ 1 Households that contribute to meeting income requirements (targeting)
- ⑨ 2 Those previously enrolled in educational, training, or upward mobility programs (special allocation vouchers)
- ⑨ 1 Victims of reprisals or hate crimes

⑨ Other preference(s) (list below)

1. Among applicants on the waiting list with equal preference status, how are applicants selected? (Select one)

⑨ Date and time of application

⑨ Drawing (lottery) or other random choice technique

1. If the PHA plans to employ preferences for “residents who live and/or work in the jurisdiction” (select one)

⑨ This preference has previously been reviewed and approved by HUD

⑨ The PHA requests approval for this preference through this PHA Plan

1. Relationship of preferences to income targeting requirements:
(select one)

⑨ The PHA applies preferences within income tiers

⑨ Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

(1) Special Purpose Section 8 Assistance Programs

a. In which documents or other reference materials are the policies governing eligibility, selection, and admissions to any special-purpose section 8 program administered by the PHA contained? (Select all that apply)

- X The Section 8 Administrative Plan
- X Briefing sessions and written materials
- Other (list below)

a. How does the PHA announce the availability of any special-purpose section 8 programs to the public?

⑨ X Through published notices

⑨ X Other (list below)

Contact with public agencies with special purpose clients

III.PHA Rent Determination Policies [24 CFR Part 903.7 9 (d)]

C. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete subcomponent 4A.

(1)Income Based Rent Policies

Describe the PHA's income based rent setting policy/ies for public housing using, including discretionary (that is, not required by statute or regulation) income disregards and exclusions, in the appropriate spaces below.

a. Use of discretionary policies: (select one)

- X The PHA will not employ any discretionary rent-setting policies for income based rent in public housing. Income-based rents are set at the higher of 30% of adjusted monthly income, 10% of unadjusted monthly income, the welfare rent, or minimum rent (less HUD mandatory deductions and exclusions). (If selected, skip to subcomponent (2))

---or---

The PHA employs discretionary policies for determining income based rent (If selected, continue to question b.)

b. Minimum Rent

1. What amount best reflects the PHA's minimum rent? (Select one)

\$0

\$1-\$25

\$26-\$50

1. Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies?

1. If “yes” to question 2, list these policies below:

a. Rents set at less than 30% than adjusted income

1. Yes No: Does the PHA plan to charge rents at a fixed amount or percentage less than 30% of adjusted income?

1. If “yes” to above, list the amounts or percentages charged and the circumstances under which these will be used below:

- a. Which of the discretionary (optional) deductions and/or exclusions policies does the PHA plan to employ? (Select all that apply)
- ⑨ For the earned income of a previously unemployed household member
 - ⑨ For increases in earned income
 - ⑨ Fixed amount (other than general rent-setting policy)

If “yes,” state amount/s and circumstances below:

⑨ Fixed percentage (other than general rent-setting policy)
If “yes,” state percentage/s and circumstances below:

- ⑨ For household heads
- ⑨ For other family members
- ⑨ For transportation expenses
- ⑨ For the non-reimbursed medical expenses of non-disabled or non-elderly families
- ⑨ Other (describe below)

a. Ceiling rents

1. Do you have ceiling rents (rents set at a level lower than 30% of adjusted income)? (Select one)

- Yes, for all developments
- Yes, but only for some developments
- No

1. For which kinds of developments are ceiling rents in place? (Select all that apply)

- For all developments

- ⑨ For all general occupancy developments (not elderly or disabled or elderly only)
- ⑨ For specified general occupancy developments
- ⑨ For certain parts of developments, e.g., the high-rise portion
- ⑨ For certain size units, e.g., larger bedroom sizes
- ⑨ Other (list below)

1. Select the space or spaces that best describe how you arrive at ceiling rents (select all that apply)

- ⑨ Market comparability study

- ⑨ Fair market rents (FMR)
- ⑨ 95th percentile rents
- ⑨ 75 percent of operating costs
- ⑨ 100 percent of operating costs for general occupancy (family) developments
- ⑨ Operating costs plus debt service
- ⑨ The “rental value” of the unit
- ⑨ Other (list below)

a. Rent redeterminations:

1. Between income reexaminations, how often must tenants report changes in income or family composition to the PHA such that the

changes result in an adjustment to rent? (Select all that apply)

- Never
- At family option
- Any time the family experiences an income increase
- Any time a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold)_____
- X Other (list below)
Within ten days of experiencing a change in the income or family composition

a. Yes No: Does the PHA plan to implement individual savings accounts for residents (ISAs) as an alternative to the required 12-month disallowance of earned income and phasing in of rent increases in the next year?

(1) Flat Rents

- In setting the market-based flat rents, what sources of information did the PHA use to establish comparability? (Select all that apply.)
- X The section 8 rent reasonableness study of comparable housing

- ⑨ X Survey of rents listed in local newspaper
- ⑨ X Survey of similar unassisted units in the neighborhood
- ⑨ Other (list/describe below)

C. Section 8 Tenant-Based Assistance

Exemptions: PHAs that do not administer Section 8 tenant-based assistance are not required to complete subcomponent 4B. Unless otherwise specified, all questions in this section apply only to the tenant-based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).

(1) Payment Standards

Describe the voucher payment standards and policies.

a. What is the PHA's payment standard? (Select the category that best describes your standard)

- Ⓐ At or above 90% but below 100% of FMR
- Ⓑ X 100% of FMR
- Ⓒ Above 100% but at or below 110% of FMR
- Ⓓ Above 110% of FMR (if HUD approved; describe circumstances below)

a. If the payment standard is lower than FMR, why has the PHA selected this standard? (Select all that apply)

- ⑨ FMRs are adequate to ensure success among assisted families in the PHA's segment of the FMR area
- ⑨ The PHA has chosen to serve additional families by lowering the payment standard
- ⑨ Reflects market or submarket
- ⑨ Other (list below)

a. If the payment standard is higher than FMR, why has the PHA chosen this level? (Select all that apply)

- ⑨ FMRs are not adequate to ensure success among assisted families in the PHA's segment of the FMR area
- ⑨ Reflects market or submarket
- ⑨ To increase housing options for families
- ⑨ Other (list below)

a. How often are payment standards reevaluated for adequacy? (Select one)

- ⑨ X Annually
- ⑨ Other (list below)

a. What factors will the PHA consider in its assessment of the adequacy of its payment standard? (Select all that apply)

- X Success rates of assisted families
- X Rent burdens of assisted families
- Other (list below)

(1) Minimum Rent

a. What amount best reflects the PHA's minimum rent? (Select one)

- \$0

\$1-\$25

X \$26-\$50

a. X Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies? (if “yes,” list below)

We will provide an exemption for financial hardship, loss of employment, death in the family, and if the family will be evicted if the minimum rent is applied.

III. Operations and Management [24 CFR Part 903.7 9 (e)]

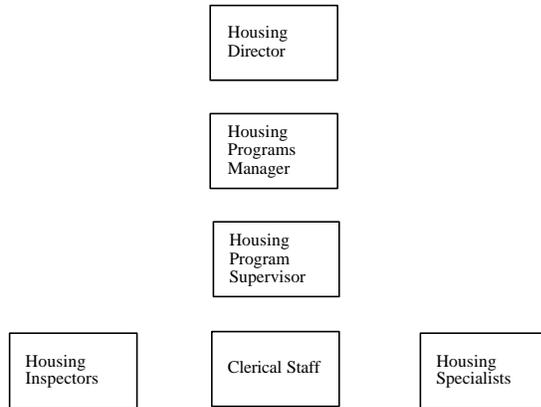
Exemptions from Component 5: High performing and small PHAs are not required to complete this section. Section 8 only PHAs must complete parts A, B, and C(2)

C. PHA Management Structure

Describe the PHA's management structure and organization.

(select one)

- X An organization chart showing the PHA's management structure and organization is attached.



⑨ A brief description of the management structure and organization of the PHA follows:

C. HUD Programs Under PHA Management

List Federal programs administered by the PHA, number of families served at the beginning of the upcoming fiscal year, and expected turnover in each. (Use “NA” to indicate that the PHA does not operate any of the programs listed below.)

Program Name	Units or Families Served at Year Beginning	Expected Turnover
---------------------	---	--------------------------

Public Housing	777	110
Section 8 Vouchers	1,373	60
Section 8 Certificates	135	60
Section 8 Mod Rehab	76	10
Special Purpose Section 8 Certificates/Vouchers (list individually)		

Family Unification	50	10
Homeless	18	5
AIDS	8	3
Shared Housing	2	0
Public Housing Drug Elimination Program (PHDEP)	659	

Other Federal Programs (list individually)		
ROSS	659	0

C. Management and Maintenance Policies

List the PHA's public housing management and maintenance policy documents, manuals and handbooks that contain the Agency's rules, standards, and policies that govern maintenance and management of public

housing, including a description of any measures necessary for the prevention or eradication of pest infestation (which includes cockroach infestation) and the policies governing Section 8 management.

(1)Public Housing Maintenance and Management: (list below)

The policies governing the management of the public housing program are contained in the Admission and Occupancy Policy which is attached. The Maintenance Policy documents and Preventive Maintenance Program are also attached to the annual agency plan.

(1)Section 8 Management: (list below)

The policies governing Section 8 management are contained in the Section 8 Administrative Plan which is attached to this annual agency plan.

III.PHA Grievance Procedures [24 CFR Part 903.7 9 (f)]

The Oxnard Housing Authority is a high performing PHA, but has responded and attached the Oxnard Housing Authority's Grievance Procedures.

Exemptions from component 6: High performing PHAs are not required to complete component 6. Section 8-Only PHAs are exempt from subcomponent 6A.

C. Public Housing

1. X Yes No: Has the PHA established any written grievance procedures in addition to federal requirements found at 24 CFR Part 966, Subpart B, for residents of public housing?

If “yes,” list additions to federal requirements below:

1. Which PHA office should residents or applicants to public housing contact to initiate the PHA grievance process? (Select all that apply)

- PHA main administrative office
- X PHA development management offices
- Other (list below)

C. Section 8 Tenant-Based Assistance

1. Yes X No: Has the PHA established informal review procedures for applicants to the Section 8 tenant-based assistance program and informal hearing

procedures for families assisted by the Section 8 tenant-based assistance program in addition to federal requirements found at 24 CFR 982?

If “yes,” list additions to federal requirements below:

1. Which PHA office should applicants or assisted families contact to initiate the informal review and informal hearing processes? (Select all that apply)

- PHA main administrative office
- X Other (list below)

Site management office

III. Capital Improvement Needs

[24 CFR Part 903.7 9 (g)]

Exemptions from Component 7:

Section 8 only PHAs are not required to complete this component and may skip to Component 8.

C. Capital Fund Activities

Exemptions from subcomponent 7A:

PHAs that will not participate in the Capital Fund Program may skip to component 7B. All other PHAs must complete 7A as instructed.

(1) Capital Fund Program Annual Statement

Using Parts I, II, and III of the Annual Statement for the Capital Fund Program (CFP), identify capital activities the PHA is proposing for the upcoming year to ensure long-term physical and social viability of its public housing developments. This statement can be completed by using the CFP Annual Statement tables provided in the table library at the end of the PHA Plan template OR, at the PHA's option, by completing and attaching a properly updated HUD-52837.

Select one:

The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (state name) _____

-or-

xThe Capital Fund Program Annual Statement is provided below: (if selected, copy the CFP Annual Statement from the Table Library and insert here)

PHA Plan
Table Library
Component 7
**Capital Fund Program Annual
Statement**
Parts I, II, and II

Annual Statement
Capital Fund Program (CFP) Part
I: Summary

Capital Fund Grant Number CA16-
P031-711-00 FFY of Grant
Approval: 10/2000 (Tentative)

⑨ Original Annual Statement

Line No.	Summary by Development Account	Total Estimated Cost
1	Total Non-CGP Funds	\$0
2	1406 Operations	\$123,000
3	1408 Management Improvements	\$302,500
4	1410 Administration	\$221,332
5	1411 Audit	\$0
6	1415 Liquidated Damages	\$0
7	1430 Fees and Costs	\$402,948
8	1440 Site Acquisition	\$0
9	1450 Site Improvement	\$10,000
10	1460 Dwelling Structures	\$756,977

11	1465.1 Dwelling Equipment- Nonexpendable	\$42,000
12	1470 Nondwelling Structures	\$0
13	1475 Nondwelling Equipment	\$117,500
14	1485 Demolition	\$0
15	1490 Replacement Reserve	\$0
16	1492 Moving to Work Demonstration	\$0
17	1495.1 Relocation Costs	\$60,000
18	1498 Mod Used for Development	\$0
19	1502 Contingency	\$177,066
20	Amount of Annual Grant (Sum of lines 2- 19)	\$2,213,323

21	Amount of line 20 Related to LBP Activities	\$135,4 02
22	Amount of line 20 Related to Section 504 Compliance	\$0
23	Amount of line 20 Related to Security	\$8,000
24	Amount of line 20 Related to Energy Conservation Measures	\$20,00 0

**Annual Statement
Capital Fund Program (CFP) Part
II: Supporting Table**

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated Cost
The Courts (31-1) CA 16- P031- 711-99	L.B.P. Abatement	146 0	\$10,0 00.00
	Relocation	149 5	\$20,0 00.00
	A/E Fees	143 0	\$800. 00
	<i>31-1 Total</i>		\$30,8 00.00

Felicia Court (31-2)	Wall Heaters	146 0	\$20,0 00.00
	A/E Fees	143 0	\$1,60 0.00
	<i>31-2 Total</i>		\$21,6 00.00
Colonia Road (31-3)	Exterior Renovation	146 0	\$95,1 57.00
	Kitchens and Bathrooms	146 0	\$112, 157.0 0
	<i>1460 Total</i>		\$207, 314.0 0

	Refrigerator	146	\$7,00
	Replacement	5	0.00
	Relocation	149	\$20,0
		5	00.00
	A/E Fees	143	\$26,4
		0	25.00
	<i>31-3 Total</i>		\$260,
			739.0
			0
Pleasant Valley (31-4)	Kitchens and Bathrooms	146	\$35,9
		0	40.00
	L.B.P.	146	\$125,
	Replacement	0	402.0
			0

	<i>1460 Total</i>		\$161, 342.0 0
	Refrigerator	146	\$10,0
	Replacement	5	00.00
	Relocation	149	\$20,0
		5	00.00
	A/E Fees	143	\$12,9
		0	07.00
	<i>31-4 Total</i>		\$204, 249.0 0

Plaza Vista Senior Apartments (31-5)	Door Deadbolts	146	\$8,00
		0	0.00
	Refrigerator	146	\$5,00
	Replacement	5	0.00
	A/E Fees	143	\$640.
		0	00
	<i>31-5 Total</i>		\$13,6
Althea Court (31-7)	Roofs/Parking	146	\$310,
		0	321.0
			0
	Refrigerator	146	\$10,0
	Replacement	5	00.00

	A/E Fees	143	\$24,8
		0	25.00
	<i>31-7 Total</i>		\$345,
			146.0
			0
Palm Vista Senior Apartments (31-8)	Sliding Glass Doors and Windows	146	\$40,0
		0	00.00
	Refrigerator Replacement	146	\$10,0
		5	00.00
	A/E Fees	143	\$3,20
		0	0.00
	<i>31-8 Total</i>		\$53,2
			00.00

PHA- WIDE (31-0) CA16- P031- 711-99	AS-Bob MST &	140	\$7,50
	IBM Software	8	0.00
	Updates		
	AS-Bob	140	\$10,0
	Peripheral	8	00.00
	Computer		
	Software		
	AS-Bob Prof Dev	140	\$7,00
	Trng	8	0.00
	AS-Karl Prof Dev	140	\$1,50
Trng	8	0.00	
AS-Rose Prof	140	\$500.	
Dev Trng	8	00	

AS-Sal Prof Dev	140	\$2,50
Trng	8	0.00
<i>AS Total</i>		\$29,0
		00.00
HA-BC Crime	140	\$12,5
Investigation	8	00.00
HA-BC	140	\$3,00
Homeownership	8	0.00
HA-BC Prof Dev	140	\$10,0
Trng	8	00.00
HA-BC PHA	140	\$5,00
Brochures and	8	0.00
Pamphlets		
HA-BC	140	\$5,00
Rental/Satisfactio	8	0.00
n Survey		

HA-FIC	140	\$30,0
Economic	8	00.00
Development		
HA-FIC Prof Dev	140	\$3,00
Trng	8	0.00
<i>HA Total</i>		\$68,5
		00.00
MD Office	140	\$2,00
Software	8	0.00
MD Imaging	140	\$2,00
System Software	8	0.00
Upgrades		
MD Operating	140	\$1,00
System Software	8	0.00
MD Network	140	\$1,00
Software	8	0.00

MD Computer	140	\$20,0
Support Services (John H)	8	00.00
MD PHA LDI	140	\$7,50
	8	0.00
MD Prof Dev	140	\$5,00
Trng	8	0.00
MD Windows	140	\$2,00
Upgrades	8	0.00
MD CGP Vehicle	140	\$6,00
	8	0.00
<i>MD Total</i>		\$46,5
		00.00

PHA- WIDE (31-0) CA16- P031- 711-00	PS Consultant	140	\$1,00
		8	0.00
	PS Prof Dev Trng	140	\$5,00
		8	0.00
	PS Software	140	\$1,00
	Upgrades	8	0.00
	PS Disaster	140	\$4,00
	Preparedness	8	0.00
	PS Office	140	\$2,00
	Equipment	8	0.00
	<i>PS Total</i>		\$13,00.00

RI Tenant Opportunities Program	140	\$17,500.00
RI Prof Dev Trng	140	\$3,000.00
RI Staffing	140	\$71,000.00
RI Economic Development	140	\$50,000.00
RI Equipment/Supplies/Flyers	140	\$1,000.00
RI Consultant	140	\$3,000.00
	8	0.00
<i>RI Total</i>		\$145,500.00

	<i>1408 Total</i>	\$302, 500.0 0
MD CGP Travel	141	\$5,00
	0	0.00
MD CGP Staff Salary	141	\$130, 216.0
	0	0
MD CGP Staff Benefits	141	\$41,4 05.00
	0	
MD CGP Staff Telephone	141	\$6,00 0.00
	0	
MD Sundry	141	\$12,7 34.00
	0	
MD Office Rent	141	\$25,9 77.00
	0	

	<i>1410 Total</i>	\$221, 332.0 0
Advertising	143	\$30,0
	0	00.00
A/E Fees	143	\$9,33
	0	3.00
Permit Fees	143	\$135,
	0	470.0
		0
CGP Planning	143	\$157,
	0	748.0
		0
	<i>1430 Total</i>	\$332, 551.0 0

Site	145	\$10,0
Improvements	0	00.00
<i>1450 Total</i>		\$10,0
		00.00

PHA- WIDE (31-0) CA16- P031- 711-00	AS-Bob AS-400	147	\$50,0
	Replacement	5	00.00
	AS-Bob	147	\$27,5
	Peripheral	5	00.00
	Computer		
	Hardware		
	<i>AS 1475 Total</i>		\$77,5
			00.00
	HA-BC	147	\$10,0
	Computer	5	00.00
Hardware			
HA-BC Copier	147	\$6,00	
	5	0.00	

<i>HA 1475 Total</i>		\$16,000.00
MD Replacement	147	\$5,000.00
PCs (2)	5	0.00
<i>MD 1475 Total</i>		\$5,000.00
PS Computer	147	\$4,000.00
Hardware	5	0.00
PS Truck	147	\$10,000.00
	5	00.00
PS Office	147	\$5,000.00
Furniture	5	0.00
<i>PS 1475 Total</i>		\$19,000.00
<i>1475 Total</i>		\$117,500.00

	<i>31-0 Total</i>	\$983, 883.0 0
	<i>CA16-P031-711- 00 Grand Total</i>	\$1,91 3,257 .00

Annual Statement

Capital Fund Program (CFP) Part III: Implementation Schedule

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)
CAL 31-0 Management Improvements	03/31/20 02	09/30/20 03

CAL 31-1	03/31/20	09/30/20
Colonia Village	02	03
CAL 31-2	03/31/20	09/30/20
Colonia Village	02	03
CAL 31-3	03/31/20	09/30/20
Colonia Village	02	03
CAL 31-4	03/31/20	09/30/20
Pleasant Valley	02	03
CAL 31-5	03/31/20	09/30/20
Plaza Vista	02	03
CAL 31-7	03/31/20	09/30/20
Scattered Sites	02	03

CAL 31-8	03/31/20	09/30/20
Palm Vista	02	03

(1) Optional 5-Year Action Plan

Agencies are encouraged to include a 5-Year Action Plan covering capital work items. This statement can be completed by using the 5 Year Action Plan table provided in the table library at the end of the PHA Plan template OR by completing and attaching a properly updated HUD-52834.

- a. Yes No: Is the PHA providing an optional 5-Year Action Plan for the Capital Fund? (if “no,” skip to subcomponent 7B)

a.If “yes” to question a, select one:

The Capital Fund Program 5-Year Action Plan is provided as an attachment to the PHA Plan at Attachment (state name _____

-or-

X The Capital Fund Program 5-Year Action Plan is provided below: (if selected, copy the CFP optional 5 Year Action Plan from the Table Library and insert here)

Optional Table for 5-Year Action Plan for Capital Fund (Component 7)

Complete one table for each development in which work is planned in the next 5 PHA fiscal

years. Complete a table for any PHA-wide physical or management improvements planned in the next 5 PHA fiscal year. Copy this table as many times as necessary. Note: PHAs need not include information from Year One of the 5-Year cycle, because this information is included in the Capital Fund Program Annual Statement.

Optional 5-Year Action Plan Tables			
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-0	PHA-Wide (AS)		

Description of Needed Physical Improvements or Management Improvements	Estimated Cost	Planned Start Date (HA Fiscal Year)
1 AS MST & IBM 4 - Software 0 Bo Updates 8 b	\$7,500.00	2001
1 AS Prof Dev 4 - Trng 0 Bo 8 b	\$7,000.00	2001

1	AS	Prof Dev	\$1,50	2001
4	-	Trng	0.00	
0	Kar			
8	1			
1	AS	Prof Dev	\$500.	2001
4	-	Trng	00	
0	Ro			
8	se			
1	AS	Prof Dev	\$2,50	2001
4	-	Trng	0.00	
0	Sal			
8				
1	AS	MST & IBM	\$7,50	2002
4	-	Software	0.00	
0	Bo	Updates		
8	b			

1	AS	Prof Dev	\$7,00	2002
4	-	Trng	0.00	
0	Bo			
8	b			
1	AS	Prof Dev	\$1,50	2002
4	-	Trng	0.00	
0	Kar			
8	l			
1	AS	Prof Dev	\$500.	2002
4	-	Trng	00	
0	Ro			
8	se			
1	AS	Prof Dev	\$2,50	2002
4	-	Trng	0.00	
0	Sal			
8				

1	AS	MST & IBM	\$7,50	2003
4	-	Software	0.00	
0	Bo	Updates		
8	b			
1	AS	Prof Dev	\$7,00	2003
4	-	Trng	0.00	
0	Bo			
8	b			
1	AS	Prof Dev	\$1,50	2003
4	-	Trng	0.00	
0	Kar			
8	l			
1	AS	Prof Dev	\$500.	2003
4	-	Trng	00	
0	Ro			
8	se			

1	AS	Prof Dev	\$2,50	2003
4	-	Trng	0.00	
0	Sal			
8				
1	AS	MST & IBM	\$7,50	2004
4	-	Software	0.00	
0	Bo	Updates		
8	b			
1	AS	Prof Dev	\$7,00	2004
4	-	Trng	0.00	
0	Bo			
8	b			
1	AS	Prof Dev	\$1,50	2004
4	-	Trng	0.00	
0	Kar			
8	1			

1	AS	Prof Dev	\$500.	2004
4	-	Trng	00	
0	Ro			
8	se			
1	AS	Prof Dev	\$2,50	2004
4	-	Trng	0.00	
0	Sal			
8				
		1408 CAL	\$76,0	
		31-0 (AS)	00.00	
		Total:		
Total estimated cost over next 5 years				

**Optional 5-Year Action Plan
Tables**

Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-0	PHA-Wide (HA)		

Description of Needed Physical Improvements or Management Improvements	Estimated Cost	Planned Start Date (HA Fiscal Year)
---	-----------------------	--

1	HA	Crime	\$12,5	2001
4	-	Investigatio	00.00	
0	BC	n		
8				
1	HA	Homeowner	\$3,00	2001
4	-	ship	0.00	
0	BC			
8				
1	HA	Prof Dev	\$10,0	2001
4	-	Trng	00.00	
0	BC			
8				
1	HA	Rental/Satis	\$5,00	2001
4	-	faction	0.00	
0	BC	Survey		
8				

1	HA	Economic	\$30,0	2001
4	-	Developme	00.00	
0	FI	nt		
8	C			
1	HA	Prof Dev	\$3,00	2001
4	-	Trng	0.00	
0	FI			
8	C			
1	HA	Crime	\$12,5	2002
4	-	Investigatio	00.00	
0	BC	n		
8				
1	HA	Homeowner	\$3,00	2002
4	-	ship	0.00	
0	BC			
8				

1	HA	Prof Dev	\$10,0	2002
4	-	Trng	00.00	
0	BC			
8				
1	HA	Rental/Satis	\$5,00	2002
4	-	faction	0.00	
0	BC	Survey		
8				
1	HA	Economic	\$30,0	2002
4	-	Developme	00.00	
0	FI	nt		
8	C			
1	HA	Prof Dev	\$3,00	2002
4	-	Trng	0.00	
0	FI			
8	C			

1	HA	Crime	\$12,5	2003
4	-	Investigatio	00.00	
0	BC	n		
8				
1	HA	Homeowner	\$3,00	2003
4	-	ship	0.00	
0	BC			
8				
1	HA	Prof Dev	\$10,0	2003
4	-	Trng	00.00	
0	BC			
8				
1	HA	Rental/Satis	\$5,00	2003
4	-	faction	0.00	
0	BC	Survey		
8				

1	HA	Economic	\$30,0	2003
4	-	Developme	00.00	
0	FI	nt		
8	C			
1	HA	Prof Dev	\$3,00	2003
4	-	Trng	0.00	
0	FI			
8	C			
1	HA	Crime	\$12,5	2004
4	-	Investigatio	00.00	
0	BC	n		
8				
1	HA	Homeowner	\$3,00	2004
4	-	ship	0.00	
0	BC			
8				

1	HA	Prof Dev	\$10,0	2004
4	-	Trng	00.00	
0	BC			
8				
1	HA	Rental/Satis	\$5,00	2004
4	-	faction	0.00	
0	BC	Survey		
8				
1	HA	Economic	\$30,0	2004
4	-	Developme	00.00	
0	FI	nt		
8	C			
1	HA	Prof Dev	\$3,00	2004
4	-	Trng	0.00	
0	FI			
8	C			

<p style="text-align: center;">CAL-31-0 (HA) Total:</p>	<p style="text-align: center;">\$254, 000.0 0</p>	
<p>Total estimated cost over next 5 years</p>		

Optional 5-Year Action Plan Tables			
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
<p>CAL 31-0</p>	<p>PHA Wide (MD)</p>		

Description of Needed Physical Improvements or Management Improvements	Estimated Cost	Planned Start Date (HA Fiscal Year)
1 M Office	\$2,00	2001
4 D Software 0 8	0.00	
1 M Imaging	\$2,00	2001
4 D System 0 Software 8 Upgrades	0.00	

1	M Operating	\$1,00	2001
4	D System	0.00	
0	Software		
8			
1	M Network	\$5,00	2001
4	D Software	0.00	
0			
8			
1	M Computer	\$20,0	2001
4	D Support	00.00	
0	Services (John		
8	H)		
1	M PHA LDI	\$7,50	2001
4	D	0.00	
0			
8			

1	M Prof Dev Trng	\$5,00	2001
4	D	0.00	
0			
8			
1	M Windows	\$2,00	2001
4	D Upgrades	0.00	
0			
8			
1	M CGP Vehicle	\$31,0	2001
4	D	00.00	
0			
8			
1	M Office	\$2,00	2002
4	D Software	0.00	
0			
8			

1	M Imaging	\$2,00	2002
4	D System	0.00	
0	Software		
8	Upgrades		
1	M Operating	\$1,00	2002
4	D System	0.00	
0	Software		
8			
1	M Network	\$1,00	2002
4	D Software	0.00	
0			
8			
1	M Computer	\$20,0	2002
4	D Support	00.00	
0	Services (John		
8	H)		

1	M PHA LDI	\$7,50	2002
4	D	0.00	
0			
8			
1	M Prof Dev Trng	\$5,00	2002
4	D	0.00	
0			
8			
1	M Windows	\$2,00	2002
4	D Upgrades	0.00	
0			
8			
1	M CGP Vehicle	\$31,0	2002
4	D	00.00	
0			
8			

1	M Office	\$2,00	2003
4	D Software	0.00	
0			
8			
1	M Imaging	\$2,00	2003
4	D System	0.00	
0	Software		
8	Upgrades		
1	M Operating	\$1,00	2003
4	D System	0.00	
0	Software		
8			
1	M Network	\$1,00	2003
4	D Software	0.00	
0			
8			

1	M Computer	\$20,0	2003
4	D Support	00.00	
0	Services (John		
8	H)		
1	M PHA LDI	\$7,50	2003
4	D	0.00	
0			
8			
1	M Prof Dev Trng	\$5,00	2003
4	D	0.00	
0			
8			
1	M Windows	\$2,00	2003
4	D Upgrades	0.00	
0			
8			

1	M CGP Vehicle	\$31,0	2003
4	D	00.00	
0			
8			
1	M Office	\$2,00	2004
4	D Software	0.00	
0			
8			
1	M Imaging	\$2,00	2004
4	D System	0.00	
0	Software		
8	Upgrades		
1	M Operating	\$1,00	2004
4	D System	0.00	
0	Software		
8			

1	M Network	\$1,00	2004
4	D Software	0.00	
0			
8			
1	M Computer	\$20,0	2004
4	D Support	00.00	
0	Services (John		
8	H)		
1	M PHA LDI	\$7,50	2004
4	D	0.00	
0			
8			
1	M Prof Dev Trng	\$5,00	2004
4	D	0.00	
0			
8			

1	M Windows	\$2,00	2004
4	D Upgrades	0.00	
0			
8			
1	M CGP Vehicle	\$31,0	2004
4	D	00.00	
0			
8			
	1408 PHA	\$290,	
	Wide (MD)	000.0	
	Total:	0	
Total estimated cost over next 5 years			

Optional 5-Year Action Plan Tables

Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-0	PHA-Wide (PS)		
Description of Needed Physical Improvements or Management Improvements		Estimated Cost	Planned Start Date (HA Fiscal Year)

1	P Consultant	\$1,00	2001
4	S	0.00	
0			
8			
1	P Prof Dev	\$5,00	2001
4	S Trng	0.00	
0			
8			
1	P Software	\$1,00	2001
4	S Upgrades	0.00	
0			
8			
1	P Disaster	\$4,00	2001
4	S Preparedne	0.00	
0	ss		
8			

1	P Office	\$2,00	2001
4	S Equipment	0.00	
0			
8			
1	P Consultant	\$1,00	2002
4	S	0.00	
0			
8			
1	P Prof Dev	\$5,00	2002
4	S Trng	0.00	
0			
8			
1	P Software	\$1,00	2002
4	S Upgrades	0.00	
0			
8			

1	P Disaster	\$4,00	2002
4	S Preparedne	0.00	
0	ss		
8			
1	P Office	\$2,00	2002
4	S Equipment	0.00	
0			
8			
1	P Consultant	\$1,00	2003
4	S	0.00	
0			
8			
1	P Prof Dev	\$5,00	2003
4	S Trng	0.00	
0			
8			

1	P Software	\$1,00	2003
4	S Upgrades	0.00	
0			
8			
1	P Disaster	\$4,00	2003
4	S Preparedne	0.00	
0	ss		
8			
1	P Office	\$2,00	2003
4	S Equipment	0.00	
0			
8			
1	P Consultant	\$1,00	2004
4	S	0.00	
0			
8			

1	P Prof Dev	\$5,00	2004
4	S Trng	0.00	
0			
8			
1	P Software	\$1,00	2004
4	S Upgrades	0.00	
0			
8			
1	P Disaster	\$4,00	2004
4	S Preparedne	0.00	
0	ss		
8			
1	P Office	\$2,00	2004
4	S Equipment	0.00	
0			
8			

1408 PHA-Wide (PS) Total	\$52,000.00	
Total estimated cost over next 5 years		

Optional 5-Year Action Plan Tables

Devel opme nt Numb er	Developm ent Name (or indicate PHA wide)	Nu mb er Vac ant Uni ts	% Vacanc ies in Develo pment
--	---	--	---

CAL 31-0	PHA-Wide (RI)		
Description of Needed Physical Improvements or Management Improvements		Estimated Cost	Planned Start Date (HA Fiscal Year)
1 4 0 8	R Tenant I Opportunities Program	\$17,5 00.00	2001
1 4 0 8	R Prof Dev I Trng	\$3,00 0.00	2001

1	R Staffing	\$71,0	2001
4	I	00.00	
0			
8			
1	R Economic	\$50,0	2001
4	I Developme	00.00	
0	nt		
8			
1	R Equipment/	\$1,00	2001
4	I Supplies/Fly	0.00	
0	ers		
8			
1	R Consultant	\$3,00	2001
4	I	0.00	
0			
8			

1	R Tenant	\$17,5	2002
4	I Opportuniti	00.00	
0	es Program		
8			
1	R Prof Dev	\$3,00	2002
4	I Trng	0.00	
0			
8			
1	R Staffing	\$71,0	2002
4	I	00.00	
0			
8			
1	R Economic	\$50,0	2002
4	I Developme	00.00	
0	nt		
8			

1	R Equipment/	\$1,00	2002
4	I Supplies/Fly	0.00	
0	ers		
8			
1	R Consultant	\$3,00	2002
4	I	0.00	
0			
8			
1	R Tenant	\$17,5	2003
4	I Opportuniti	00.00	
0	es Program		
8			
1	R Prof Dev	\$3,00	2003
4	I Trng	0.00	
0			
8			

1	R Staffing	\$71,0	2003
4	I	00.00	
0			
8			
1	R Economic	\$50,0	2003
4	I Developme	00.00	
0	nt		
8			
1	R Equipment/	\$1,00	2003
4	I Supplies/Fly	0.00	
0	ers		
8			
1	R Consultant	\$3,00	2003
4	I	0.00	
0			
8			

1	R Tenant	\$17,5	2004
4	I Opportuniti	00.00	
0	es Program		
8			
1	R Prof Dev	\$3,00	2004
4	I Trng	0.00	
0			
8			
1	R Staffing	\$71,0	2004
4	I	00.00	
0			
8			
1	R Economic	\$50,0	2004
4	I Developme	00.00	
0	nt		
8			

1 4 0 8	R Equipment/ I Supplies/Fly ers	\$1,00 0.00	2004
1 4 0 8	R Consultant I	\$3,00 0.00	2004
	1408 PHA- Wide (RI) Total	\$582, 000.0 0	
	Total estimated cost over next 5 years	\$1,25 4,000. 00	

**Optional 5-Year Action Plan
Tables**

Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-0	PHA-Wide		

Description of Needed Physical Improvements or Management Improvements	Estimated Cost	Planned Start Date (HA Fiscal Year)
---	-----------------------	--

1	M CGP	\$5,0	2001
4	D Travel	00.0	
1		0	
0			
1	M CGP	\$130	2001
4	D Staff	,216.	
1	Salary	00	
0			
1	M CGP	\$41,	2001
4	D Staff	405.	
1	Benefits	00	
0			
1	M CGP	\$6,0	2001
4	D Staff	00.0	
1	Telephon	0	
0	e		

1	M Sundry	\$12,	2001
4	D	734.	
1		00	
0			
1	M Office	\$25,	2001
4	D Rent	977.	
1		00	
0			
1	M CGP	\$5,0	2002
4	D Travel	00.0	
1		0	
0			
1	M CGP	\$130	2002
4	D Staff	,216.	
1	Salary	00	
0			

1	M CGP	\$41,	2002
4	D Staff	405.	
1	Benefits	00	
0			
1	M CGP	\$6,0	2002
4	D Staff	00.0	
1	Telephon	0	
0	e		
1	M Sundry	\$12,	2002
4	D	734.	
1		00	
0			
1	M Office	\$25,	2002
4	D Rent	977.	
1		00	
0			

1	M CGP	\$5,0	2003
4	D Travel	00.0	
1		0	
0			
1	M CGP	\$130	2003
4	D Staff	,216.	
1	Salary	00	
0			
1	M CGP	\$41,	2003
4	D Staff	405.	
1	Benefits	00	
0			
1	M CGP	\$6,0	2003
4	D Staff	00.0	
1	Telephon	0	
0	e		

1	M Sundry	\$12,	2003
4	D	734.	
1		00	
0			
1	M Office	\$25,	2003
4	D Rent	977.	
1		00	
0			
1	M CGP	\$5,0	2004
4	D Travel	00.0	
1		0	
0			
1	M CGP	\$130	2004
4	D Staff	,216.	
1	Salary	00	
0			

1	M CGP	\$41,	2004
4	D Staff	405.	
1	Benefits	00	
0			
1	M CGP	\$6,0	2004
4	D Staff	00.0	
1	Telephon	0	
0	e		
1	M Sundry	\$12,	2004
4	D	734.	
1		00	
0			
1	M Office	\$25,	2004
4	D Rent	977.	
1		00	
0			

1410 Cal 31-0 Total:	\$885 ,328. 00	
Total estimated cost over next 5 years		

Optional 5-Year Action Plan Tables			
Devel opme nt Numb er	Developm ent Name (or indicate PHA wide)	Nu mb er Vac ant Uni ts	% Vacanc ies in Develo pment

CAL 31-0	PHA-Wide		
Description of Needed Physical Improvements or Management Improvements		Estimated Cost	Planned Start Date (HA Fiscal Year)
1 4 5 0	Site Improve ments	\$10,0 00.00	2001
1 4 5 0	Site Improve ments	\$10,0 00.00	2002

1	Site	\$10,0	2003
4	Improve	00.00	
5	ments		
0			
1	Site	\$10,0	2004
4	Improve	00.00	
5	ments		
0			
	1450	\$40,0	
	PHA-	00.00	
	Wide		
	Total:		

Total estimated cost over next 5 years	
--	--

Optional 5-Year Action Plan Tables			
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-0	PHA-Wide		

Description of Needed Physical Improvements or Management Improvements	Estim ated Cost	Planne d Start Date (HA Fiscal Year)
1 Advertis 4 ing 3 0	\$40,0 00.00	2001
1 A/E 4 Fees 3 0	\$51,0 94.00	2001

1	Permit	\$135,	2001
4	Fees	470.0	
3		0	
0			
1	CGP	\$157,	2001
4	Planning	748.0	
3		0	
0			
1	Advertis	\$40,0	2002
4	ing	00.00	
3			
0			
1	A/E	\$91,1	2002
4	Fees	74.00	
3			
0			

1	Permit	\$135,	2002
4	Fees	470.0	
3		0	
0			
1	CGP	\$157,	2002
4	Planning	748.0	
3		0	
0			
1	Advertis	\$40,0	2003
4	ing	00.00	
3			
0			
1	A/E	\$87,5	2003
4	Fees	57.00	
3			
0			

1	Permit	\$135,	2003
4	Fees	470.0	
3		0	
0			
1	CGP	\$157,	2003
4	Planning	748.0	
3		0	
0			
1	Advertis	\$40,0	2004
4	ing	00.00	
3			
0			
1	A/E	\$92,6	2004
4	Fees	54.00	
3			
0			

1	Permit	\$135,	2004
4	Fees	470.0	
3		0	
0			
1	CGP	\$157,	2004
4	Planning	748.0	
3		0	
0			
	1430	\$1,65	
	CAL	5,351.	
	31-0	00	
	Total		

Total estimated cost over next 5 years	\$3,834,679.00	
31-0 PHA-Wide Total:		

Optional 5-Year Action Plan Tables			
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-1	Colonia Village		

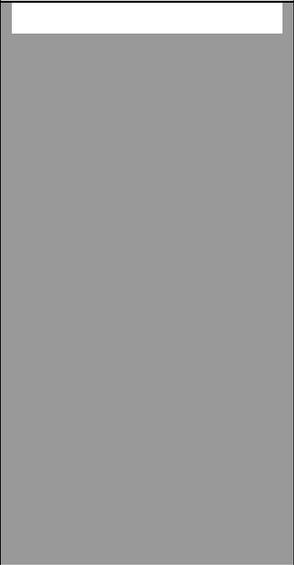
Description of Needed Physical Improvement s or Management Improvement s	Estim ated Cost	Planne d Start Date (HA Fiscal Year)
1 L.B.P. 4 Abate 6 ment 0	\$10,0 00.00	2001
1 L.B.P. 4 Abate 6 ment 0	\$10,0 00.00	2002

1	L.B.P.	\$10,0	2003
4	Abate	00.00	
6	ment		
0			
1	L.B.P.	\$10,0	2004
4	Abate	00.00	
6	ment		
0			
Total estimated cost over next 5 years		\$40,0 00.00	
CAL 31-1 Total:			

Optional 5-Year Action Plan Tables

Devel opme nt Numb er	Developm ent Name (or indicate PHA wide)	Nu mb er Vac ant Uni ts	% Vacanc ies in Develo pment
CAL 31-2	Colonia Village		

Description of Needed Physical Improvement s or Management Improvement s	Estim ated Cost	Planne d Start Date (HA Fiscal Year)
1 Wall 4 Heater 6 s 0	\$10,0 00.00	2001
1 Wall 4 Heater 6 s 0	\$70,0 00.00	2002

1	Wall	\$55,0	2003
4	Heater	00.00	
6	s		
0			
1	Wall	\$160,	2004
4	Heater	000.0	
6	s	0	
0			
Total estimated cost over next 5 years 1460 CAL 31- 2 Total:		\$295, 000.0 0	

Optional 5-Year Action Plan Tables

Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-3	Colonia Village		
Description of Needed Physical Improvements or Management Improvements		Estimated Cost	Planned Start Date (HA Fiscal Year)

1	Exterior	\$204,	2001
4	Renovatio	962.0	
6	n	0	
0			

1	Kitchens	\$204,	2001
4	and	962.0	
6	Bathroom	0	
0	s		

1	Exterior	\$321,	2002
4	Renovatio	432.0	
6	n	0	
0			

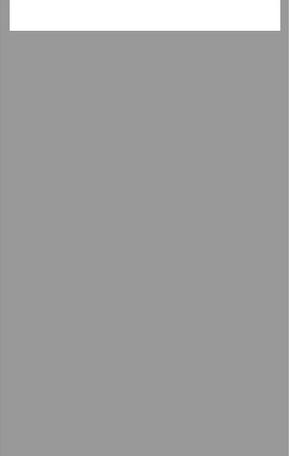
1	Kitchens	\$321,	2002
4	and	432.0	
6	Bathroom	0	
0	s		

1	Exterior	\$314,	2003
4	Renovatio	182.0	
6	n	0	
0			

1	Kitchens	\$314,	2003
4	and	182.0	
6	Bathroom	0	
0	s		

1	Exterior	\$149,	2004
4	Renovatio	182.0	
6	n	0	
0			

1	Kitchens	\$149,	2004
4	and	182.0	
6	Bathroom	0	
0	s		

<p>Total estimated cost over next 5 years</p> <p>CAL 31-3</p> <p>Total:</p>	<p>\$1,979,516.00</p>	
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<p align="center">Optional 5-Year Action Plan Tables</p>			
<p>Development Number</p>	<p>Development Name (or indicate PHA wide)</p>	<p>Number Vacant Units</p>	<p>% Vacancies in Development</p>

CAL 31-4	Pleasant Valley Village		
Description of Needed Physical Improvements or Management Improvements		Estim ated Cost	Planne d Start Date (HA Fiscal Year)
1 4 6 0	Kitchens and Bathroo ms	\$21,9 40.00	2001

1	L.B.P.	\$50,0	2001
4	Replacem	00.00	
6	ent		
0			
1	L.B.P.	\$10,0	2002
4	Replacem	00.00	
6	ent		
0			
1	L.B.P.	\$10,0	2003
4	Replacem	00.00	
6	ent		
0			
1	Wall	\$15,0	2004
4	Heaters	00.00	
6			
0			

1 Block	\$175,	2004
4 Wall	000.0	
6	0	
0		
1460 31-4 Total	\$281,940.0	
Total estimated cost over next 5 years	\$281,940.0	
CAL 31-4 Total:		

Optional 5-Year Action Plan Tables

Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-5	Plaza Vista Senior Apartments		

Description of Needed Physical Improvements or Management Improvements	Estim ated Cost	Planne d Start Date (HA Fiscal Year)
1 Balcony 4 Railings 6 0	\$35,0 00.00	2001
1 Elevator 4 Systems 6 0	\$100, 000.0 0	2002

1	Elevator	\$100,	2003
4	Systems	000.0	
6		0	
0			
1	Elevator	\$70,0	2004
4	Systems	00.00	
6			
0			
1	Trash	\$9,00	2004
4	Chute	0.00	
6	Enclosur		
0	es		
	1460	\$314,	
	CAL 31-	000.0	
	5 Total:	0	

Total estimated cost over next 5 years	\$314,000.00	
CAL 13-5		
Total:		

Optional 5-Year Action Plan Tables			
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-7	Scattered Sites		

Description of Needed Physical Improvements or Management Improvements	Estimated Cost	Planned Start Date (HA Fiscal Year)
1 Roofs 4 6 0	\$220, 000.0 0	2001
1 Laundry 4 Drains 6 0	\$25,0 00.00	2002

1 Laundry	\$25,0	2003
4 Drains	00.00	
6		
0		
1 Sliding Glass	\$100,	2004
4 Doors and	000.0	
6 Windows	0	
0		
1460 CAL	\$370,	
31-7 Total:	000.0	
	0	
Total estimated cost over next 5 years	\$370, 000.0	
CAL 31-7 Total:	0	

Optional 5-Year Action Plan Tables

Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development
CAL 31-8	Palm Vista Senior Apartments		

Description of Needed Physical Improvements or Management Improvements	Estim ated Cost	Planne d Start Date (HA Fiscal Year)
1 Solar 4 Water 6 Heater 0	\$90,0 00.00	2001
1 Boiler 4 Controls 6 0	\$13,0 00.00	2002

1	Closet	\$30,0	2003
4	Doors	00.00	
6			
0			
1	Hallway	\$15,0	2004
4	Windows	00.00	
6			
0			
	1460	\$148,	
	CAL 31-	000.0	
	8 Total:	0	

Total estimated cost over next 5 years	\$148, 000.0 0	
CAL 31-8 Total:		

Optional Public Housing Asset Management Table

See Technical Guidance for instructions on the use of this table, including information to be provided.

Public Housing Asset Management

Development Identification	Activity Description
---------------------------------------	-----------------------------

Name, Number, and Location	Number and Type of units	Capital Fund Program Parts II and III <i>Component 7a</i>	<i>Development Activities</i> <i>Component 7b</i>	<i>Demolition/Disposition</i> <i>Component 8</i>	<i>Designated housing</i> <i>Component 9</i>	<i>Conversion</i> <i>Component 10</i>	<i>Home-ownership</i> <i>Component 11a</i>	<i>Other (describe)</i> <i>Component 17</i>
		<i>(See Attachment)</i>	<i>N/A</i>	<i>N/A</i>	<i>N/A</i>	<i>N/A</i>	<i>N/A</i>	<i>N/A</i>

CA031v01.rtf

*Development and Replacement
Activities (Non-Capital Fund)*

*Applicability of subcomponent 7B:
All PHAs administering public
housing. Identify any approved
HOPE VI and/or public housing
development or replacement activities
not described in the Capital Fund
Program Annual Statement.*

- Yes X No: a) Has the PHA
received a HOPE VI revitalization
grant? (If “no,” skip to question c; if
“yes,” provide responses to question
b for each grant, copying and

necessary)

b) Status of HOPE VI revitalization grant (complete one set of questions for each grant)

1. Development name:

2. Development (project) number:

3. Status of grant: (select the statement that best describes the current status)

Ⓐ *Revitalization Plan under development*

Ⓑ *Revitalization Plan submitted, pending approval*

Ⓒ *Revitalization Plan approved*

☉ Yes ☉ No: *c) Does the PHA plan to apply for a HOPE VI Revitalization grant in the Plan year?*

If “yes,” list development name/s below:

☉ Yes ☉ No: *d) Will the PHA be engaging in any mixed-finance development activities for public housing in the Plan year?*

If “yes,” list developments or activities below:

Yes X No: e) Will the PHA be conducting any other public housing development or replacement activities not discussed in the Capital Fund Program Annual Statement?

If “yes,” list developments or activities below:

III. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]

Applicability of component 8: Section 8 only PHAs are not required to complete this section.

to conduct any demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. 1437(p)) in the plan Fiscal Year? (If “no,” skip to component 9; if “yes,” complete one activity description for each development.)

Yes No: *Has the PHA provided the activities description information in the optional Public Housing Asset Management Table? (If “yes,” skip to component 9. If “no,” complete the Activity Description table below.)*

<i>Demolition/Disposition Activity Description</i>
<i>1a. Development name:</i>
<i>1b. Development (project) number:</i> <i>N/A</i>
<i>2. Activity type: Demolition <input checked="" type="radio"/></i> <i>Disposition <input type="radio"/> N/A</i>

Approved ⑨

Submitted, pending approval ⑨

N/A

Planned application ⑨

4. *Date application approved, submitted, or planned for submission: (DD/MM/YY)*

5. *Number of units affected: _____*

6. *Coverage of action (select one)*

N/A

⑨ *Part of the development*

⑨ *Total development*

7. *Timeline for activity:*

a. *Actual or projected start date of activity: N/A*

b. *Projected end date of activity:*

*III. Designation of Public Housing for
Occupancy by Elderly Families or
Families with Disabilities or
Elderly Families and Families with
Disabilities*

[24 CFR Part 903.7 9 (i)]

*Exemptions from Component 9;
Section 8 only PHAs are not required
to complete this section.*

1. Yes X No: *Has the PHA
designated or applied for approval to
designate or does the PHA plan to
apply to designate any public*

elderly families or only by families with disabilities, or by elderly families and families with disabilities or will apply for designation for occupancy by only elderly families or only families with disabilities, or by elderly families and families with disabilities as provided by section 7 of the U.S. Housing Act of 1937 (42 U.S.C. 1437e) in the upcoming fiscal year? (If “no,” skip to component 10. If “yes,” complete one activity description for each development, unless the PHA is eligible to complete a streamlined submission; PHAs

may skip to component 10.)

1. Activity Description

- Yes No: Has the PHA provided all required activity description information for this component in the optional Public Housing Asset Management Table? If “yes,” skip to component 10. If “no,” complete the Activity Description table below.

Activity Description

1a. Development name:

1b. Development (project) number:

2. Designation type:

Occupancy by only the elderly

Occupancy by families with
disabilities

Occupancy by only elderly families
and families with disabilities

3. Application status (select one)

Approved; included in the PHA's
Designation Plan

Submitted, pending approval

Planned application

submitted, or planned for
submission: (DD/MM/YY)

5. If approved, will this designation
constitute a (select one)

- New Designation Plan
- Revision of a previously-
approved Designation Plan?

6. Number of units affected: _____

7. Coverage of action (select one)

- Part of the development
- Total development

III. Conversion of Public Housing to Tenant-Based Assistance

Exemptions from Component 10,
Section 8 only PHAs are not required
to complete this section.

C. Assessments of Reasonable Revitalization Pursuant to Section 202 of the HUD FY 1996 HUD Appropriations Act

1. Yes X No: Have any of the
PHA's developments or portions of
developments been identified by
HUD or the PHA as covered under
section 202 of the HUD FY 1996
HUD Appropriations Act? (If "no,"
skip to component 11; if "yes,"

each identified development, unless eligible to complete a streamlined submission. PHAs completing streamlined submissions may skip to component 11.)

1. Activity Description

☉ Yes ☉ No: Has the PHA provided all required activity description information for this component in the optional Public Housing Asset Management Table? If “yes,” skip to component 11. If “no,” complete the Activity Description table below.

Activity Description

1a. Development name:

1b. Development (project)
number:

2. What is the status of the
required assessment?

- ⑨ Assessment underway
- ⑨ Assessment results submitted
to HUD
- ⑨ Assessment results approved
by HUD (if marked, proceed to
next question)
- ⑨ Other (explain below)

Conversion Plan required? (If “yes,” go to block 4; if “no,” go to block 5.)

4. Status of Conversion Plan
(select the statement that best describes the current status)

- ⑨ Conversion Plan in development
- ⑨ Conversion Plan submitted to HUD on: (DD/MM/YYYY)
- ⑨ Conversion Plan approved by HUD on: (DD/MM/YYYY)
- ⑨ Activities pursuant to HUD-approved Conversion Plan underway

requirements of Section 202 are being satisfied by means other than conversion (select one)

⑨ Units addressed in a pending or approved demolition application (date submitted or approved: —
—

⑨ Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved: —)

⑨ Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved: —)

⑨ Requirements no longer applicable: vacancy rates are less than 10 percent

C.Reserved for Conversions Pursuant
to Section 22 of the U.S. Housing
Act of 1937

C.Reserved for Conversions Pursuant
to Section 33 of the U.S. Housing
Act of 1937

III.Homeownership Programs
Administered by the PHA
[24 CFR Part 903.7 9 (k)]

Exemptions from Component 11A:
Section 8 only PHAs are not required
to complete 11A.

1. Yes X No: Does the PHA administer any homeownership programs administered by the PHA under an approved section 5(h) homeownership program (42 U.S.C. 1437c(h)), or an approved HOPE I program (42 U.S.C. 1437aaa) or has the PHA applied or plan to apply to administer any homeownership programs under section 5(h), the HOPE I program, or section 32 of

U.S.C. 1457Z-4). (If “no,” skip to component 11B; if “yes,” complete one activity description for each applicable program/plan, unless eligible to complete a streamlined submission due to small PHA or high performing PHA status. PHAs completing streamlined submissions may skip to component 11B.)

1. Activity Description

Yes No: Has the PHA provided all required activity description information for this component in the optional Public Housing Asset Management Table? (If “yes,” skip to

Activity Description table below.)

**Public Housing Homeownership
Activity Description
(Complete one for each
development affected)**

1a. Development name:

1b. Development (project) number:

2. Federal Program authority:

⑨ HOPE I

⑨ 5(h)

⑨ Turnkey III

⑨ Section 32 of the USHA of 1937
(effective 10/1/99)

Approved, included in the
PHA's Homeownership
Plan/Program

Submitted, pending approval

Planned application

4. Date Homeownership
Plan/Program approved, submitted,
or planned for submission:
(DD/MM/YYYY)

5. Number of units affected: _____

6. Coverage of action: (select
one)

Part of the development

Total development

C.Section 8 Tenant-based Assistance

1. Yes No. Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 24 CFR part 982? (If “no,” skip to component 12; if “yes,” describe each program using the table below (copy and complete questions for each program identified), unless the PHA is eligible to complete a streamlined submission due to high performer status. High performing PHAs may skip to component 12.)

1. Program Description:

a. Size of Program

- Yes No: Will the PHA limit the number of families participating in the section 8 homeownership option?

If the answer to the question above was “yes,” which statement best describes the number of participants?
(Select one)

- 25 or fewer participants
 26 - 50 participants
 51 to 100 participants
 More than 100 participants

a. PHA-established eligibility criteria

program have eligibility
criteria for participation in
its Section 8
Homeownership Option
program in addition to
HUD criteria?

If “yes,” list criteria below:

[24 CFR Part 903.7 9 (1)]

Exemptions from Component 12:
High performing and small PHAs are not required to complete this component. Section 8-Only PHAs are not required to complete subcomponent C.

C.PHA Coordination with the Welfare (TANF) Agency

1.Cooperative agreements:

- X Yes No: Has the PHA has entered into a cooperative agreement with the TANF Agency, to share

services (as contemplated by section 12(d)(7) of the Housing Act of 1937)?

If “yes,” what was the date that agreement was signed? 02/15/00

1. Other coordination efforts between the PHA and TANF agency (select all that apply)

- Client referrals
- X Information sharing regarding mutual clients (for rent determinations and otherwise)

social and self-sufficiency services
and programs to eligible families

- ⑨ Jointly administer programs
- ⑨ Partner to administer a HUD
Welfare-to-Work voucher program
- ⑨ Joint administration of other
demonstration program
- ⑨ Other (describe)

C. Services and Programs Offered to Residents and Participants

(1) General

a. Self-Sufficiency Policies

discretionary policies will the PHA employ to enhance the economic and social self-sufficiency of assisted families in the following areas? (Select all that apply)

- X Public housing rent determination policies
- X Public housing admissions policies
- X Section 8 admissions policies
- X Preference in admission to section 8 for certain public housing families
- X Preferences for families working or engaging in training or education programs for non-housing programs operated or coordinated by the PHA

housing homeownership option participation

- ⑨ Preference/eligibility for section 8 homeownership option participation
- ⑨ Other policies (list below)

a. Economic and Social Self-sufficiency Programs

- ⑨ Yes ⑨ No: Does the PHA coordinate, promote or provide any programs to enhance the economic and social self-sufficiency of residents? (If “yes,” complete the following table; if “no,” skip to

Sufficiency Programs. The position of the table may be altered to facilitate its use.)

SERVICES AND PROGRAMS

Description (including location, if appropriate)	ed Size	Method (waiting list/random selection/specific criteria/other)	ment office/ PHA main office/other provider name)	(public housing or section 8 participants or both)
---	------------	---	--	--

In Resources Development (subdeveloper)	0	Specific criteria	Investment Center (FIC)	
Cabrillo Development Corp. Homeownership Counseling	40	Specific criteria	FIC	Both

Housing Tenant Employment Program		on select ion	ty Service s and manag ement offices	c Housi ng
Oxnard Training and Business Developme nt Corp.	10	Speci fic criteri a	Reside nt on- site manag ement office	Publi c Housi ng

Investment Center (FIC)		om select ion	offices 1500 Coloni a Road	and gener al public
Resident Initiatives	50	Speci fic criteri a	FIC offices 1500 Coloni a Road	Publi c Housi ng

(1)Family Self-Sufficiency Program/s

a.Participation Description

Program provides case management services to 125 clients based upon an agreed-upon contract of participation. It is a five-year program with a two-year extension clause. The escrow account is provided to clients who increase their work-related income and fulfill their contract of participation.

**Family Self-Sufficiency (FSS)
Participation**

	Number of Participan ts (start of FY 2000 Estimate)	Number of Participan ts (As of: DD/MM/ YY)
Public Housing	N/A	N/A
Section 8	100	100

- a. X Yes No: If the PHA is not maintaining the minimum program size required by HUD, does the most recent FSS Action Plan address the steps the PHA plans to

program size?

If “no,” list steps the PHA will take below:

C. Welfare Benefit Reductions

1. The PHA is complying with the statutory requirements of section 12(d) of the U.S. Housing Act of 1937 (relating to the treatment of income changes resulting from welfare program requirements) by:
(select all that apply)

- ⑨ X Adopting appropriate changes to the PHA’s public housing rent

to carry out those policies

- ⑨ X Informing residents of new policy on admission and reexamination
- ⑨ X Actively notifying residents of new policy at times in addition to admission and reexamination.
- ⑨ X Establishing or pursuing a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
- ⑨ X Establishing a protocol for exchange of information with all appropriate TANF agencies
- ⑨ Other: (list below)

C. Reserved for Community Service
Requirement Pursuant to Section
12(c) of the U.S. Housing Act of
1937

III. PHA Safety and Crime Prevention Measures

[24 CFR Part 903.7 9 (m)]

Exemptions from Component 13:
High performing and small PHAs not
participating in PHDEP and Section 8
Only PHAs may skip to component 15.
High Performing and small PHAs that
are participating in PHDEP and are
submitting a PHDEP Plan with this

D.

C. Need for Measures to Ensure the Safety of Public Housing Residents

1. Describe the need for measures to ensure the safety of public housing residents (select all that apply)

- High incidence of violent and/or drug-related crime in some or all of the PHA's developments
- X High incidence of violent and/or drug-related crime in the areas surrounding or adjacent to the PHA's developments

and/or the safety of their children

- X Observed lower-level crime, vandalism and/or graffiti
- People on waiting list unwilling to move into one or more developments due to perceived and/or actual levels of violent and/or drug-related crime
- Other (describe below)

1. What information or data did the PHA used to determine the need for PHA actions to improve safety of residents (select all that apply).

- X Safety and security survey of residents

time for crimes committed in and
around” public housing authority

- ⑨ X Analysis of cost trends over time for repair of vandalism and removal of graffiti
- ⑨ X Resident reports
- ⑨ X PHA employee reports
- ⑨ X Police reports
- ⑨ X Demonstrable, quantifiable success with previous or ongoing anticrime/anti-drug programs
- ⑨ Other (describe below)

affected? (List below)

- ⑨ X Colonia Village
- ⑨ X Pleasant Valley Village

C. Crime and Drug Prevention

Activities the PHA Has Undertaken
or Plans to Undertake in the next
PHA Fiscal Year

1. List the crime prevention activities
the PHA has undertaken or plans to
undertake: (select all that apply)

- ⑨ X Contracting with outside and/or
resident organizations for the
provision of crime- and/or drug-
prevention activities

environmental design

- ⑨ X Activities targeted to at-risk youth, adults, or seniors
- ⑨ Volunteer Resident Patrol/Block Watchers Program
- ⑨ X Other (describe below)
Additional PHDEP and Economic Development activities

1. Which developments are most affected? (List below)

- ⑨ X Colonia Village
- ⑨ X Pleasant Valley Village

1. Describe the coordination between the PHA and the appropriate police precincts for carrying out crime prevention measures and activities:
(select all that apply)

- ⑨ X Police involvement in development, implementation, and/or ongoing evaluation of drug-elimination plan
- ⑨ X Police provide crime data to housing authority staff for analysis and action
- ⑨ X Police have established a physical presence on housing authority

office, officer in residence)

- ⑨ X Police regularly testify in and otherwise support eviction cases
- ⑨ X Police regularly meet with the PHA management and residents
- ⑨ X Agreement between PHA and local law enforcement agency for provision of above-baseline law enforcement services
- ⑨ Other activities (list below)

1. Which developments are most affected? (List below)

- ⑨ X Colonia Village
- ⑨ X Pleasant Valley Village

PHAs eligible for FY 2000 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

- X Yes No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?
- X Yes No: Has the PHA included the PHDEP Plan for FY 2000 in this PHA Plan?
- X Yes No: This PHDEP Plan is an Attachment. (Attachment Filename: PHDEP1)

III.Reserved for Pet Policy

[24 CFR Part 903.7 9 (n)]

III.Civil Rights Certifications

[24 CFR Part 903.7 9 (o)]

Civil rights certifications are included in the PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations.

III.Fiscal Audit

[24 CFR Part 903.7 9 (p)]

required to have an audit conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h))? (If “no,” skip to component 17.)

2. Yes No: Was the most recent fiscal audit submitted to HUD?
3. Yes No: Were there any findings as the result of that audit?
4. Yes No: If there were any findings, do any remain unresolved? If “yes,” how many unresolved findings remain? _____
5. Yes No: Have responses to any unresolved findings been submitted to HUD?

below):

N/A

III.PHA Asset Management

[24 CFR Part 903.7 9 (q)]

The OHA is a high performing PHA.

Exemptions from component 17:
Section 8 Only PHAs are not required to complete this component. High performing and small PHAs are not required to complete this component.

1. Yes No: Is the PHA engaging in any activities that will contribute to the long-term asset

stock, including how the Agency will plan for long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs that have not been addressed elsewhere in this PHA Plan?

1. What types of asset management activities will the PHA undertake?

(Select all that apply)

- Not applicable
- Private management
- Development-based accounting
- Comprehensive stock assessment
- Other: (list below)

Included descriptions of asset management activities in the optional Public Housing Asset Management Table?

III. Other Information [24 CFR Part 903.7 9 (r)]

C. Resident Advisory Board Recommendations

1. Yes No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?

comments were received, the PHA
MUST select one)

⑨ Attached at Attachment (File name)

⑨ x Provided below:

The Oxnard Housing Authority has engaged in an extensive process of seeking resident and public recommendations/comments on our Agency Plan. In the course of compiling the Plan, we have completed and/or initiated the following process:

! On July 20, 1999, the Oxnard Housing Commission approved 15 Section 8 participants to serve with the Public Housing Tenants Association to form the Resident Advisory Board (RAB) for the Public Housing Agency Plan.

- ! On September 30, 1999, the Housing Authority staff met with the RAB to introduce the new legislative changes under the Housing Quality and Work Responsibility Act of 1998 and the Agency planning process.

- ! On November 20, 1999, Housing Authority staff met with the RAB to explain the detail requirement of the Agency Plan. A copy of the HUD-required template was given to the RAB members for their review.

- ! On January 14, 2000, Housing Authority staff met with the RAB and

HUD-required template. The RAB members present selected Mr. Filiberto Torres as Chairperson and Ms. Maria Barajas as Alternate Chairperson. Housing Authority staff also requested comment from the RAB members regarding the Agency Plan. Staff received and responded to the RAB member comments as follows:

" Comment: One RAB member recommended the residents elect the Housing Commissioners rather than an appointment by the City Council. The RAB member asked

Commissioners and what system can be implemented.

Response: The Quality Housing and Work Responsibility Act of 1998 requires that every housing authority examine the process for the selection of Tenant Commissioners and to include the revised process in the Agency Plan which will be submitted to HUD for review and approval. The Act requires that the governing body of the Housing Authority "contain not less than one member (A) Who is directly assisted by the public

it provided for in the public housing agency plan, be elected by the residents directly assisted by the public housing agency."

Consequently, Section 8 tenants, who comprise the majority of the Housing Authority's assisted tenants will be extended an opportunity to serve on the Housing Commission. The Housing Commission will act on this process at the end of the Tenant Commissioners term in January 2001.

" Comment: One RAB member questions the Housing Authority

housing. The KAB member stated that she was "out of the range" to receive a \$4,000 grant.

Response: The program referred to by the RAB member was not a component of the Oxnard Housing Authority. The Housing Authority provides other programs that promote affordable housing for residents of the City of Oxnard.

Our Affordable Housing staff advised of another company whose name included "Affordable Housing" as offering \$4,000 grants. It is possible that company denied

Authority.

" Comment: One RAB member questions the method that the Housing Authority used for recording and calculating income to determine the amount of payment that is granted to participants.

Response: Housing Authority staff has reviewed the process for consistence with HUD-required procedures. Although the process is consistent with HUD-required procedures, Housing Authority staff will continue to address individual

determinations.

" Comment: One RAB member recommended that the Housing Authority staff meet with the Tenant Association every six months for better communication between housing employees and Resident Council Board of Directors to stop confusion regarding rent calculations.

Response: This recommendation is accepted. Housing Authority staff will arrange to meet with the Tenant Association every six

calculations.

- ! On January 21, 2000, Housing Authority staff met with the RAB to present responses to comments that were presented at the January 14, 2000 meeting.

- ! On January 31, 2000, Housing Authority staff initiated the 45-day public hearing and comment period.

- ! On February 17, 2000, the Housing Authority will review the completed Agency Plan with the RAB.

public hearing and comment period ends.

! On April 4, 2000, the Agency Plan is presented to the Housing Commission to review comments from the 45-day public hearing and comment period and to request approval of the proposed Public Housing Agency Plan.

! On April 11, 2000, Housing Authority staff will submit the Agency Plan template to HUD if the Housing Commission approves the Plan.

those comments? (Select all that apply)

- ⑨ Considered comments, but determined that no changes to the PHA Plan were necessary.
- ⑨ The PHA changed portions of the PHA Plan in response to comments
List changes below:

- ⑨ Other: (list below)

B. Description of Election Process for Residents on the PHA Board

meet the exemption criteria provided section 2(b)(2) of the U.S. Housing Act of 1937? (If “no,” continue to question two; if “yes,” skip to subcomponent C.)

3. Yes X No: Was the resident who serves on the PHA Board elected by the residents? (If “yes,” continue to question 3; if “no,” skip to subcomponent C.)

3. Description of Resident Election Process

On the ballot. (select all that apply)

- ⑨ Candidates were nominated by resident and assisted family organizations
- ⑨ Candidates could be nominated by any adult recipient of PHA assistance
- ⑨ Self-nomination: Candidates registered with the PHA and requested a place on ballot
- ⑨ Other: (describe)

a. Eligible candidates: (select one)

- ⑨ Any recipient of PHA assistance
- ⑨ Any head of household receiving PHA assistance

assistance

⑨ Any adult member of a resident or assisted family organization

⑨ Other (list)

a. Eligible voters: (select all that apply)

⑨ All adult recipients of PHA assistance (public housing and section 8 tenant-based assistance)

⑨ Representatives of all PHA resident and assisted family organizations

⑨ Other (list)

For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary).

3.Consolidated Plan jurisdiction: City of Oxnard

3.The PHA has taken the following steps to ensure consistency of this PHA Plan with the Consolidated Plan for the jurisdiction: (select all that apply)

- X The PHA has based its statement of needs of families in the jurisdiction

Consolidated Plan/s.

- ⑨ X The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.
- ⑨ X The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.
- ⑨ X Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan.
(List below)
 1. Provide decent housing

living environment

3. Expand economic opportunities

⑨ Other: (list below)

3. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)

The Consolidated Plan supports the PHA plan with a commitment to ensure that strategies to remove barriers to affordable housing are maintained and that the housing

addressed.

B. Other Information Required by HUD

Use this section to provide any additional information requested by HUD.

Attachments

Use this section to provide any additional attachments referenced in the Plans.

Public Housing Drug Elimination Program Plan

Note: THIS PHDEP Plan template (HUD 50075-PHDEP Plan) is to be completed in accordance with Instructions located in applicable PIH Notices.

Annual PHDEP Plan Table of Contents:

1. General Information/History
2. PHDEP Plan Goals/Budget
3. Milestones
4. Certifications

Section 1: General Information/History

A. Amount of PHDEP Grant \$ 171,554

B. Eligibility type (Indicate with an "x") N1 _____ N2 _____ R X

C. FFY in which funding is requested 2000-2001

D. Executive Summary of Annual PHDEP Plan

In the space below, provide a brief overview of the PHDEP Plan, including highlights of major initiatives or activities undertaken. It may include a description of the expected outcomes. The summary must not be more than five (5) sentences long

E. Target Areas

Complete the following table by indicating each PHDEP Target Area (development or site where activities will be conducted), the total number of units in each PHDEP Target Area, and the total number of individuals expected to participate in PHDEP sponsored activities in each Target Area.

PHDEP Target Areas (Name of development(s) or site)	Total # of Units within the PHDEP Target Area(s)	Total Population to be Served within the PHDEP Target Area(s)
Colonia Village (CAL 031-1-2-3)	430	1,699
Pleasant Valley Village (CAL 031-4)	100	377
Townhouses	100	500

F. Duration of Program

Indicate the duration (number of months funds will be required) of the PHDEP Program proposed under this Plan (place an "x" to indicate the length of program by # of months. For "Other," identify the # of months).

6 Months _____ **12 Months** X **18 Months** _____ **24 Months** _____ **Other** _____

G. PHDEP Program History

Indicate each FY that funding has been received under the PHDEP Program (place an “x” by each applicable Year) and provide amount of funding received. If previously funded programs have not been closed out at the time of this submission, indicate the fund balance and anticipated completion date. For grant extensions received, place “GE” in column or “W” for waivers.

Fiscal Year of Funding	PHDEP Funding Received	Grant #	Fund Balance as of Date of this Submission	Grant Extensions or Waivers	Anticipated Completion Date
FY 1995	\$250,000.00	CA16DEP0310195	0	N/A	12/96
FY 1996	\$250,000	CA16DEP0310196	0	N/A	12/97
FY 1997	\$234,000	CA16DEP0310197	0	N/A	12/98
FY 1998	\$234,000	CA16DEP0310198	0	N/A	12/99
FY 1999	\$171,554	CA16DEP0310199		N/A	12/2000

Section 2: PHDEP Plan Goals and Budget

A. PHDEP Plan Summary

In the space below, summarize the PHDEP strategy to address the needs of the target population/target area(s). Your summary should briefly identify: the broad goals and objectives, the role of plan partners, and your system or process for monitoring and evaluating PHDEP-funded activities. This summary should not exceed 5-10 sentences.

The Oxnard Housing Authority will provide drug elimination activities through a comprehensive strategy comprised of management practices, community and local government efforts, and programs funded under the Public Housing Drug Elimination Program. A teen parent college-entry program, tutoring centers, and computer training are major aspects of the strategy. Leadership development through youth councils, performing arts, sports and recreational activities are other features of the approach. Through leveraged resources, economic development activities, additional police services, on-site drug counseling and referral, and parent training are provided. Videos and a local television show are produced by youth under the Barrio Productions component. Over 100 percent funds are leveraged from partners and other Housing Authority resources to supplement the PHDEP grant program.

B. PHDEP Budget Summary

Enter the total amount of PHDEP funding allocated to each line item.

FY 2000 PHDEP Budget Summary	
Budget Line Item	Total Funding
9110 - Reimbursement of Law Enforcement	
9120 - Security Personnel	
9130 - Employment of Investigators	
9140 - Voluntary Tenant Patrol	
9150 - Physical Improvements	

9160 - Drug Prevention	\$167,884.00
9170 - Drug Intervention	0
9180 - Drug Treatment	0
9190 - Other Program Costs	\$3,670.00
TOTAL PHDEP FUNDING	\$171,554.00

C. PHDEP Plan Goals and Activities

In the tables below, provide information on the PHDEP strategy summarized above by budget line item. Each goal and objective should be numbered sequentially for each budget line item (where applicable). Use as many rows as necessary to list proposed activities (additional rows may be inserted in the tables). PHAs are not required to provide information in shaded boxes. Information provided must be concise—not to exceed two sentences in any column. Tables for line items in which the PHA has no planned goals or activities may be deleted.

9110 - Reimbursement of Law Enforcement						Total PHDEP Funding: \$	
Goal(s)							
Objectives							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount/Source)	Performance Indicators
1.							
2.							
3.							

9120 - Security Personnel						Total PHDEP Funding: \$	
Goal(s)							
Objectives							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount/Source)	Performance Indicators
1.							
2.							
3.							

9130 - Employment of Investigators						Total PHDEP Funding: \$	
Goal(s)							
Objectives							
Proposed Activities	# of Persons	Target Population	Start Date	Expected Complete	PHDEP Funding	Other Funding	Performance Indicators

	Served			Date		(Amount /Source)	
1.							
2.							
3.							

9140 - Voluntary Tenant Patrol						Total PHDEP Funding: \$	
Goal(s)							
Objectives							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount /Source)	Performance Indicators
1.							
2.							
3.							

9150 - Physical Improvements						Total PHDEP Funding: \$	
Goal(s)							
Objectives							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount /Source)	Performance Indicators
1.							
2.							
3.							

9160 - Drug Prevention						Total PHDEP Funding: \$167,884	
Goal(s) To provide drug prevention activities for youth and adults							
Objectives Implement teen parent program, tutoring centers/activities							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount /Source)	Performance Indicators
1. Tutoring	110	Youth	12/00	12/01	\$49,950	\$0	Grades/Other
2. Teen Parent Organization	30	Adults	12/00	12/01	\$13,324	\$38,847	Grades/Other

3.	Youth Activities	700	Youth	12/00	12/01	\$104,700	\$105,096	Various Measures
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9170 - Drug Intervention						Total PHDEP Funding: \$		
Goal(s)								
Objectives								
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount /Source)	Performance Indicators	
1.								
2.								
3.								

9180 - Drug Treatment						Total PHDEP Funding: \$		
Goal(s)								
Objectives								
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount /Source)	Performance Indicators	
1.								
2.								
3.								

9190 - Other Program Costs						Total PHDEP Funds: \$		
Goal(s)								
Objectives								
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount /Source)	Performance Indicators	
1. PHA Accounting			12/00	12/01	\$3,670	\$0	Audit	
2.								
3.								

Section 3: Expenditure/Obligation Milestones

Indicate by Budget Line Item and the Proposed Activity (based on the information contained in Section 2 PHDEP Plan Budget and Goals), the % of funds that will be expended (at least 25% of the total grant award) and obligated (at least 50% of the total grant award) within 12 months of grant execution.

Budget Line Item #	25% Expenditure of Total Grant Funds By Activity #	Total PHDEP Funding Expended (sum of the activities)	50% Obligation of Total Grant Funds by Activity #	Total PHDEP Funding Obligated (sum of the activities)
<i>e.g Budget Line Item # 9120</i>	<i>Activities 1, 3</i>		<i>Activity 2</i>	
9110				
9120				
9130				
9140				
9150				
9160	\$125,424	\$125,424	\$42,460	\$42,460
9170				
9180				
9190	\$2,752	\$2,752	\$918	\$918
TOTAL		\$128,176		\$43,378

Section 4: Certifications

A comprehensive certification of compliance with respect to the PHDEP Plan submission is included in the “PHA Certifications of Compliance with the PHA Plan and Related Regulations.”