

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing

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# PHA Plans

5 Year Plan for Fiscal Years 2000 - 2004  
Annual Plan for Fiscal Year 2000

**NOTE: THIS PHA PLANS TEMPLATE (HUD 50075) IS TO BE COMPLETED IN ACCORDANCE WITH  
INSTRUCTIONS LOCATED IN APPLICABLE PIH NOTICES**

**PHA Plan  
Agency Identification**

**PHA Name: HOUSING AUTHORITY OF THE COUNTY OF CLARK**

**PHA Number: NV013**

**PHA Fiscal Year Beginning: (07/2000)**

**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)

**5-YEAR PLAN**  
**PHA FISCAL YEARS 2000 - 2004**

[24 CFR Part 903.5]

**A. Mission**

State the PHA's mission for serving the needs of low-income, very low income, and extremely low-income families in the PHA's jurisdiction. (select one of the choices below)

The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.

The PHA's mission is: (state mission here)

**B. Goals**

The goals and objectives listed below are derived from HUD's strategic Goals and Objectives and those emphasized in recent legislation. PHAs may select any of these goals and objectives as their own, or identify other goals and/or objectives. Whether selecting the HUD-suggested objectives or their own, **PHAS ARE STRONGLY ENCOURAGED TO IDENTIFY QUANTIFIABLE MEASURES OF SUCCESS IN REACHING THEIR OBJECTIVES OVER THE COURSE OF THE 5 YEARS.** (Quantifiable measures would include targets such as: numbers of families served or PHAS scores achieved.) PHAs should identify these measures in the spaces to the right of or below the stated objectives.

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

PHA Goal: Expand the supply of assisted housing

Objectives:

Apply for additional rental vouchers:

Reduce public housing vacancies:

Leverage private or other public funds to create additional housing opportunities:

Acquire or build units or developments

Other (list below)

PHA Goal: Improve the quality of assisted housing

Objectives:

Improve public housing management: (PHAS score)

Improve voucher management: (SEMAP score)

Increase customer satisfaction:

Concentrate on efforts to improve specific management functions:  
(list; e.g., public housing finance; voucher unit inspections)

\* **Increase occupancy in Public Housing developments.**

\* **Increase lease-up rate for Housing Choice Voucher Program.**

**\* Conduct quality control inspections for Housing Choice Program.**

- Renovate or modernize public housing units:
- Demolish or dispose of obsolete public housing:
- Provide replacement public housing:
- Provide replacement vouchers:

Other: (list below)

**Maintenance and Modernization Goals:**

- **Complete required maintenance on all vacancies within 7 to 10 calendar days.**
- **Complete or abate all emergency work orders within 24 hours.**
- **Complete 90% routine work orders within 30 days.**
- **Place all modernization activities on a fast track within budgets and obligated completion dates.**
- **Maintain a clean and good appearance of all grounds to enhance curb appeal and compete with the private market.**

**Finance Department Goals:**

- **Develop, monitor and revise budget and financial statements.**
- **Assure appropriate allocation of labor costs.**
- **Assure appropriate allocation of expenses.**
- **Maintain and upgrade system to assure maximum capabilities.**

PHA Goal: Increase assisted housing choices

Objectives:

- Provide voucher mobility counseling:
- Conduct outreach efforts to potential voucher landlords
- Increase voucher payment standards
- Implement voucher homeownership program:
- Implement public housing or other homeownership programs:
- Implement public housing site-based waiting lists:
- Convert public housing to vouchers:
- Other: (list below)

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

PHA Goal: Provide an improved living environment

Objectives:

- Implement measures to deconcentrate poverty by bringing higher income public housing households into lower income developments:
- Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments:
- Implement public housing security improvements:
- Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
- Other: (list below)

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

PHA Goal: Promote self-sufficiency and asset development of assisted households

Objectives:

Increase the number and percentage of employed persons in assisted families:

Provide or attract supportive services to improve assistance recipients? employability:

Provide or attract supportive services to increase independence for the elderly or families with disabilities.

Other: (list below)

**HUD Strategic Goal: Ensure Equal Opportunity in Housing for all Americans**

PHA Goal: Ensure equal opportunity and affirmatively further fair housing

Objectives:

Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability:

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

Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required:

Other: (list below)

**Other PHA Goals and Objectives: (list below)**

1. Continue operation of Memorandum of Understanding with the Housing Authority of the City of Las Vegas and the Housing Authority of the City of North Las Vegas which permits any certificate/voucher holder to locate and lease safe, decent and affordable housing (in accordance with all Section 8 requirements) any place within the Las Vegas Metropolitan Area (all of Clark County – 8,000 sq. miles, with a total population of approximately 1,400,000), regardless of local political boundaries.
2. Continue all Section 504 activities to ensure that all applicants receive the benefits provided thereunder.
3. Perform self-analysis of the wait lists to ensure that all applicable requirements are met.

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

**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**

**Troubled Agency Plan**

**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.

(N/A)

**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**

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## 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. 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. 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. 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. 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. 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:

- Admissions Policy for Deconcentration – “Broad Range of Income”
- FY 2000 Capital Fund Program Annual Statement
- Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY) N/A

### Optional Attachments:

- PHA Management Organizational Chart
- FY 2000 Capital Fund Program 5 Year Action Plan
- Public Housing Drug Elimination Program (PHDEP) Plan
- Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)
- Other (List below, providing each attachment name)
- County Certification of Consistency with the Consolidated Plan.**
- Henderson Certification of Consistency with the Consolidated Plan.**
- HUD-50070 – Drug Free Workplace Certification**
- HUD-50071 – Certification of Payments, etc.**

## 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.

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
X	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
X	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
X	<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> <ol style="list-style-type: none"> <li>1. Letter of July 25, 1994, from Executive Director, W. F. Cottrell to HUD Director of Public Housing, San Francisco, confirming with Section 504 requirements.</li> <li>2. Letter of March 15, 1993, from the Director, Office of Fair Housing and Equal Opportunity to Executive Director, W. F. Cottrell regarding Section 504 Compliance Review and Voluntary Compliance Agreement.</li> <li>3. Section 504 Grievance Policy and Procedures.</li> <li>4. Policy of Non-discrimination on the Basis of Disability.</li> <li>5. Memorandum of Understanding for Inter-jurisdictional Administration of Section 8 Rental Vouchers and Rental Certificates.</li> <li>6. Section 8 Existing Housing Certificates and Voucher Program Equal Opportunity Housing Plan.</li> <li>7. Administrative Plan for the Section 8 Certificate and Voucher Program.</li> <li>8. Statement of Policies Governing Admission to and Occupancy of Low-Rent Public Housing.</li> </ol>	5 Year and Annual Plans
X	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
X	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources;
X	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
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public Housing Deconcentration and Income Mixing	Annual Plan: Eligibility,

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
	Documentation: <b>Resolution No. 2000-9 - Revised Rent Ranges applicable to all Federally-Aided Low-Rent Public Housing.</b> 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 Initial Guidance; Notice</i> and any further HUD guidance) and Documentation of the required deconcentration and income mixing analysis	Selection, and Admissions Policies
	Public housing rent determination policies, including the methodology for setting public housing flat rents check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
	Schedule of flat rents offered at each public housing development check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies <u>X</u> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation) <b>and Maintenance Charges</b>	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <u>X</u> check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures <u>X</u> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD-approved Capital Fund/Comprehensive Grant 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
X	Most recent, approved 5 Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option)	Annual Plan: Capital Needs
N/A	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	Annual Plan: Capital Needs
N/A	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
N/A	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
N/A	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: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency "Welfare to Work"	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan/s for public housing and/or Section 8 "Unification"	Annual Plan: Community Service & Self-Sufficiency
X	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
X	The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
X	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 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)
X	House Rules	
X	Funds Transfer Policy	
X	Ethics Policy	

## **1. Statement of Housing Needs**

[24 CFR Part 903.7 9 (a)]

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.

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

<b>Housing Needs of Families in the Jurisdiction by Family Type (COUNTY OF CLARK)</b>							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	2. Size	Location
Income <= 30% of AMI	8,846	5	5	N/A	N/A	5	N/A
Income >30% but <=50% of AMI	9,764	5	5	N/A	N/A	5	N/A
Income >50% but <80% of AMI	16,819	3	3	N/A	N/A	5	N/A
Elderly	10,892	5	5	5	N/A	N/A	N/A
Families with Disabilities	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Hispanic	N/A	5	5	N/A	N/A	5	N/A
Afro/American	N/A	5	5	N/A	N/A	5	N/A
Caucasian	7,051	5	5	N/A	N/A	5	N/A

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

<b>Housing Needs of Families in the Jurisdiction by Family Type (CITY OF HENDERSON)</b>							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	2. Size	Location
Income <= 30% of AMI	945	5	5	N/A	N/A	5	N/A
Income >30% but <=50% of AMI	839	5	5	N/A	N/A	5	N/A
Income >50% but <80% of AMI	1,480	3	3	N/A	N/A	5	N/A
Elderly	920	5	5	5	N/A	N/A	N/A
Families with Disabilities	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Hispanic	625	5	5	N/A	N/A	5	N/A
Afro/American	272	5	5	N/A	N/A	5	N/A
Caucasian	7,051	5	5	N/A	N/A	5	N/A

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.)

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

University of Las Vegas, Nevada – 1999

#### Housing Needs in Clark County

The following were taken from a study entitled, “Affordable Housing Needs in Clark County, Nevada – 1996-2010,” conducted by Dr. Keith Schwer, Ph.D., Director, The Center for Business and Economic Research, University of Nevada, Las Vegas, dated June 1, 1998, and prepared for the Clark County Affordable Housing Committee.

- “The current affordable housing cost-burden gap, illustrated in Figure 1, shows that in 1996, 79,669 households with 80% or less of the median income experienced a 30% or greater housing-cost burden. The corresponding figure for households that experienced a 50% or greater cost burden was 46,226.” (p. vi)
- “In 1996, the average monthly apartment rent was \$631.27. As depicted in Figure 3, an individual earning \$5.15 an hour could afford a monthly apartment rent of \$258.00 using the 30% cost-burden criterion.” (p. vi)
- “Given current market forces and strong population growth, we find a shortage of rental units at \$375 or less. Indeed 90.2% of households (28,715) reporting \$15,000 or less in annual income are unable to find affordable rents.” (p.vii).
- “Not surprisingly, seniors will represent the greatest number of households with a housing-cost burden in the year 2010. The number of senior households with 50% or less of the median household income that will experience a 30% or more housing cost-burden will be 19,612 (13,988 extremely low-income households and 5,624 very-low income households).” (p. vii)
- “Approximately 26% of renters are households with retired or semi-retired persons that have household incomes of under \$20,000.” (p. viii)
- “With a future affordable housing cost-burden gap of 128,054 housing units in 2010, and only 13,718 assisted units in 1996 and few additional assisted units, if any, expected, a private-supply increase of affordable housing remains a crucial issue.” (p. viii)

## B. 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.

<b>Housing Needs of Families on the Waiting List</b>			
Waiting list type: (select one) <input checked="" type="checkbox"/> Section 8 tenant-based assistance <input type="checkbox"/> Public Housing <input type="checkbox"/> Combined Section 8 and Public Housing <input type="checkbox"/> 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	515		
Extremely low income <=30% AMI	366	71.07%	
Very low income (>30% but <=50% AMI)	127	24.66%	
Low income (>50% but <80% AMI)	22	4.27%	
Families with children	397	77.08%	
Elderly families	59	11.45%	
Families with Disabilities	6	1.16%	
Black-Non-Hisp.	313	61%	
White-Non-Hisp.	120	23%	
Black, Hispanic	58	11%	
Asian PacIslander- Non Hisp.	10	2%	
Characteristics by Bedroom Size (Public Housing Only)			

Housing Needs of Families on the Waiting List			
1BR			
2 BR			
3 BR			
4 BR			
5 BR			
5+ BR			
Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)? One Month			
Does the PHA expect to reopen the list in the PHA Plan year? No			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No <input checked="" type="checkbox"/> Yes "Targeted funding."			

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> 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	1,239		
Extremely low income <=30% AMI	1,004	81.03%	
Very low income (>30% but <=50% AMI)	192	15.50%	
Low income (>50% but <80% AMI)	43	3.47%	
Families with children	568	45.81%	
Elderly families	259	20.90%	
Families with Disabilities	6	0.05%	
White,Non-Hispanic	570	46%	
Black,Non-Hispanic	383	31%	
White, Hispanic	231	19%	
Asian, Non-Hisp.	36	3%	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	659	53.19%	

Housing Needs of Families on the Waiting List			
2 BR	355	28.65%	
3 BR	164	13.24%	
4 BR	51	4.12%	
5 BR	9	.73%	
5+ BR	1	.07%	
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)? N/A			
Does the PHA expect to reopen the list in the PHA Plan year? N/A			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed? No <input type="checkbox"/> Yes <input type="checkbox"/> N/A			

### 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.

(NARRATIVE)

#### (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

- Employ effective maintenance and management policies to minimize the number of public housing units off-line
- Reduce turnover time for vacated public housing units
- Reduce time to renovate public housing units
- 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
- Maintain or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction
- Undertake measures to ensure access to affordable housing among families assisted by the PHA, regardless of unit size required
- Maintain or increase section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration
- Maintain or increase section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program
- Participate in the Consolidated Plan development process to ensure coordination with broader community strategies
- Other (list below)

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

Select all that apply

- Apply for additional section 8 units should they become available
- Leverage affordable housing resources in the community through the creation of mixed - finance housing
- Pursue housing resources other than public housing or Section 8 tenant-based assistance.
- Other: (list below)

**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

- Exceed HUD federal targeting requirements for families at or below 30% of AMI in public housing
- Exceed HUD federal targeting requirements for families at or below 30% of AMI in tenant-based section 8 assistance
- Employ admissions preferences aimed at families with economic hardships
- Adopt rent policies to support and encourage work
- 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

- Employ admissions preferences aimed at families who are working
- Adopt rent policies to support and encourage work
- 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
- 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

- Seek designation of public housing for families with disabilities
- Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing
- Apply for special-purpose vouchers targeted to families with disabilities, should they become available
- Affirmatively market to local non-profit agencies that assist families with disabilities
- Other: (list below)

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

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

**Strategy 2: Conduct activities to affirmatively further fair housing**

Select all that apply

- Counsel Section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units
- Market the Section 8 program to owners outside of areas of poverty /minority concentrations
- Other: (list below)

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

**(2) Reasons for Selecting Strategies**

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

- Funding constraints
- Staffing constraints
- Limited availability of sites for assisted housing
- Extent to which particular housing needs are met by other organizations in the community
- 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
- Community priorities regarding housing assistance

- \_\_\_\_\_ Results of consultation with local or state government
- \_\_\_\_\_ Results of consultation with residents and the Resident Advisory Board
- \_\_\_\_\_ Results of consultation with advocacy groups
- \_\_\_\_\_ Other: (list below)

**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.

<b>Financial Resources: Planned Sources and Uses</b>		
<b>Sources</b>	<b>Planned \$</b>	<b>Planned Uses</b>
<b>1. Federal Grants (FY 2000 grants)</b>		
a) Public Housing Operating Fund	2,144,345	
b) Public Housing Capital Fund	1,342,646	
c) HOPE VI Revitalization N/A	N/A	
d) HOPE VI Demolition N/A	N/A	
e) Annual Contributions for Section 8 Tenant-Based Assistance	11,746,445	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)	197,726	
g) Resident Opportunity and Self-Sufficiency Grants	45,995	
h) Community Development Block Grant	N/A	
i) HOME	N/A	
Other Federal Grants (list below)		
NV Division of Aging	15,000	Senior Services Advocate
<b>2. Prior Year Federal Grants (unobligated funds only) (list below)</b>	N/A	
NV39-P013-708 (Comp Grant FY1999)	1,453,108	Public Housing Capital Improvements
<b>3. Public Housing Dwelling Rental Income</b>	1,548,402	Public Housing Operations
<b>4. Other income (list below)</b>		
<b>4. Non-federal sources (list below)</b>		

<b>Financial Resources: Planned Sources and Uses</b>		
<b>Sources</b>	<b>Planned \$</b>	<b>Planned Uses</b>
Public Housing Investment Income	49,301	Public Housing Operations
Public Housing Resident Charges	59,658	Public Housing Operations
Section 8 Reserve Investment Income	10,000	Section 8 Operations
State Low Income Housing Trust Fund	300,000	Public Housing Development
<b>Total resources</b>	<b>17,159,518</b>	

### **3. PHA Policies Governing Eligibility, Selection, and Admissions**

[24 CFR Part 903.7 9 (c)]

#### **A. 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)

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

**\*50**

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

Other: (describe)

b. Which non-income (screening) factors does the PHA use to establish eligibility for admission to public housing (select all that apply)?

Criminal or Drug-related activity

Rental history

Housekeeping

Other (describe) "Credit Histories"

c.  Yes  No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?

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

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

##### **(2) Waiting List Organization**

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

Community-wide list

Sub-jurisdictional lists

Site-based waiting lists

Other (describe)

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

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

c. 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?

FIVE LISTS.

2.  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? FIVE

3.  Yes  No: May families be on more than one list simultaneously

If yes, how many lists? FIVE

4. Where can interested persons obtain more information about and sign up to be on the site-based waiting lists (select all that apply)?

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

**(3) 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
- Three or More

b.  Yes  No: Is this policy consistent across all waiting list types?

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

**(4) Admissions Preferences**

a. Income targeting:

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?

b. Transfer policies:

In what circumstances will transfers take precedence over new admissions? (list below)

- Emergencies
- Overhoused
- Underhoused
- Medical justification
- Administrative reasons determined by the PHA (e.g., to permit modernization work)
- Resident choice: (state circumstances below)
- Other: (list below)

a. Preferences

1.  Yes  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**)
2. 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:

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences: (select below)

- Working families and those unable to work because of age or disability
- Veterans and veterans? families
- Residents who live and/or work in the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

3. 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:

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)

- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- 1  Veterans and veterans' families
- Residents who live and/or work in the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- 2  Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- 3  Other preference(s) (list below)

\* **DATE AND TIME**

4. Relationship of preferences to income targeting requirements:

- The PHA applies preferences within income tiers
- X  Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

**(5) 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
- X  Other source (list) **House Rules**

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

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

**(6) Deconcentration and Income Mixing**

a.  Yes X 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?

b.  Yes X 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?

- c. 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:
- Employing waiting list “skipping” to achieve deconcentration of poverty or income mixing goals at targeted developments
- If selected, list targeted developments below:
- Employing new admission preferences at targeted developments
- If selected, list targeted developments below:
- Other (list policies and developments targeted below)
- d.  Yes  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?
- e. If the answer to d was yes, how would you describe these changes? (select all that apply)
- Additional affirmative marketing
- Actions to improve the marketability of certain developments
- Adoption or adjustment of ceiling rents for certain developments
- Adoption of rent incentives to encourage deconcentration of poverty and income-mixing
- Other (list below)
- f. 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)
- Not applicable: results of analysis did not indicate a need for such efforts
- List (any applicable) developments below:
- g. 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)
- Not applicable: results of analysis did not indicate a need for such efforts
- List (any applicable) developments below:

## B. Section 8

Exemptions: PHAs that do not administer section 8 are not required to complete sub-component 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)  
 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)
- b.  Yes  No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?
- c.  Yes  No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?
- d.  Yes  No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)
- e. Indicate what kinds of information you share with prospective landlords? (select all that apply)  
 Criminal or drug-related activity  
 Other (describe below)

**(2) 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  
 Federal public housing  
 Federal moderate rehabilitation  
 Federal project-based certificate program  
 Other federal or local program (list below)  
\*TBRA – Federal and State Funding (HOME and/or State Low-Income Housing Trust Fund)
- b. Where may interested persons apply for admission to section 8 tenant-based assistance? (select all that apply)  
 PHA main administrative office  
 Other (list below)

**(3) Search Time**

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

If yes, state circumstances below:

“Reasonable Accommodations for persons with disabilities”

**(4) 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?

b. Preferences

1.  Yes  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**)

2. 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

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in your jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

3. 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

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)

- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- 1 Veterans and veterans' families
- Residents who live and/or work in your jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- 2 Other preference(s) (list below)  
"Date and Time"

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

- X Date and time of application
- Drawing (lottery) or other random choice technique

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

- This preference has previously been reviewed and approved by HUD
- The PHA requests approval for this preference through this PHA Plan

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

- The PHA applies preferences within income tiers
- X Not applicable: the pool of applicant families ensures that the PHA will meet income targeting requirements

**(5) 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)

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

- X Through published notices
- X Other (list below)  
\*Family Unification – State Department of Human Resources.\*

## **4. PHA Rent Determination Policies**

[24 CFR Part 903.7 9 (d)]

### **A. Public Housing**

Exemptions: PHAs that do not administer public housing are not required to complete sub-component 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)

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 sub-component (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

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

3. If yes to question 2, list these policies below:

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

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

2. If yes to above, list the amounts or percentages charged and the circumstances under

which these will be used below:

d. Which of the discretionary (optional) deductions and/or exclusions policies does the PHA plan to employ (select all that apply)

For the earned income of a previously unemployed household member

For increases in earned income

Fixed amount (other than general rent-setting policy)

If yes, state amount/s and circumstances below:

Fixed percentage (other than general rent-setting policy)

If yes, state percentage/s and circumstances below:

**10% deduction for secondary wage earner**

For household heads

For other family members

For transportation expenses

For the non-reimbursed medical expenses of non-disabled or non-elderly families

Other (describe below)

e. 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

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

For all developments

For all general occupancy developments (not elderly or disabled or elderly only)

For specified general occupancy developments

For certain parts of developments; e.g., the high-rise portion

For certain size units; e.g., larger bedroom sizes

Other (list below)

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

Market comparability study

Fair market rents (FMR)

95<sup>th</sup> percentile rents

- 75 percent of operating costs
- 100 percent of operating costs for general occupancy (family) developments
- Operating costs plus debt service
- The "rental value" of the unit
- Other (list below)

f. Rent re-determinations:

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)\_\_\_\_\_
- Other (list below)

g.  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?

**(2) Flat Rents**

1. In setting the market-based flat rents, what sources of information did the PHA use to establish comparability? (select all that apply.)

- The section 8 rent reasonableness study of comparable housing
- Survey of rents listed in local newspaper
- Survey of similar unassisted units in the neighborhood
- Other (list/describe below)

**B. Section 8 Tenant-Based Assistance**

Exemptions: PHAs that do not administer Section 8 tenant-based assistance are not required to complete sub-component 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

- 100% of FMR
- Above 100% but at or below 110% of FMR
- Above 110% of FMR (if HUD approved; describe circumstances below)

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

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

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

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

d. How often are payment standards reevaluated for adequacy? (select one)

- Annually
- Other (list below)

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

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

## **(2) Minimum Rent**

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

- \$0
- \$1-\$25
- \$26-\$50

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

**In compliance with QHWRA of 1998.**

## **5. Operations and Management**

[24 CFR Part 903.79 (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)

**A. PHA Management Structure**

Describe the PHA’s management structure and organization.

(select one)

An organization chart showing the PHA’s management structure and organization is attached. (NV013c01)

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

**B. HUD Programs Under PHA Management**

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

Program Name	Units or Families Served at Year Beginning	Expected Turnover
Public Housing		
Section 8 Vouchers		
Section 8 Certificates		
Section 8 Mod Rehab		
Special Purpose Section 8 Certificates/Vouchers (list individually)		
Public Housing Drug Elimination Program (PHDEP)		
Other Federal Programs (list individually)		

**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)
  - Personnel Rules and Regulations
  - Administrative Rules and Regulations
  - Procurement Policies

Maintenance Policies  
Asset Disposition Policies

(2) Section 8 Management: (list below)

Section 8 Administrative Plan

**6. PHA Grievance Procedures**

[24 CFR Part 903.7 9 (f)]

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

**A. Public Housing**

1. \_\_\_ Yes X 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:

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

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

**B. 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:

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

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

**7. 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.

## A. Capital Fund Activities

Exemptions from sub-component 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 #NV013b01

-or-

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

### (2) 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 sub-component 7B)

b. 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 #NV013d01

-or-

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)

## B. HOPE VI and Public Housing Development and Replacement Activities (Non-Capital Fund)

Applicability of sub-component 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  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 completing as many times as 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
- Activities pursuant to an approved Revitalization Plan underway

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  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:  
"The Authority is nearing completion of plans and specifications for development of Project NV39-P013-020, 61 units of family housing to be developed by the conventional bid method. Construction should be completed by the end of FY01."

## **8. 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.

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

### **2. Activity Description**

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.)**

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	
1b. Development (project) number:	
2. Activity type: <input type="checkbox"/> Demolition <input type="checkbox"/> Disposition	
3. Application status (select one) <input type="checkbox"/> Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application	
4. Date application approved, submitted, or planned for submission: (DD/MM/YY)	
5. Number of units affected: Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: b. Projected end date of activity:	

**9. 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  No: Has the PHA designated or applied for approval to designate or does the PHA plan to apply to designate any public housing for occupancy only by the 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 completing streamlined submissions may skip to component 10.)**

**2. 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.

<b><u>Designation of Public Housing Activity Description</u></b>
--

1a. Development name: 1b. Development (project) number:
2. Designation type: <input type="checkbox"/> Occupancy by only the elderly <input type="checkbox"/> Occupancy by families with disabilities <input type="checkbox"/> Occupancy by only elderly families and families with disabilities
3. Application status (select one) <input type="checkbox"/> Approved; included in the PHA's Designation Plan <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application
4. Date this designation approved, submitted, or planned for submission: (DD/MM/YY)
5. If approved, will this designation constitute a (select one) <input type="checkbox"/> New Designation Plan <input type="checkbox"/> Revision of a previously-approved Designation Plan?
1. Number of units affected: 7. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development

## **10. Conversion of Public Housing to Tenant-Based Assistance**

[24 CFR Part 903.79(j)]

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

### **A. Assessments of Reasonable Revitalization Pursuant to section 202 of the HUD FY 1996 HUD Appropriations Act**

1.  Yes  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", complete one activity description for each identified development, unless eligible to complete a streamlined submission. PHAs completing streamlined submissions may skip to component 11.)

#### 2. 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.

<b>Conversion of Public Housing Activity Description</b>
1a. Development name: 1b. Development (project) number:
2. What is the status of the required assessment?

<input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)
3. <input type="checkbox"/> Yes <input type="checkbox"/> No: Is a 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) <input type="checkbox"/> Conversion Plan in development <input type="checkbox"/> Conversion Plan submitted to HUD on: (DD/MM/YYYY) <input type="checkbox"/> Conversion Plan approved by HUD on: (DD/MM/YYYY) <input type="checkbox"/> Activities pursuant to HUD-approved Conversion Plan underway
5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one) <input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved: <input type="checkbox"/> Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved: ) <input type="checkbox"/> Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved: ) <input type="checkbox"/> Requirements no longer applicable: vacancy rates are less than 10 percent <input type="checkbox"/> Requirements no longer applicable: site now has less than 300 units <input type="checkbox"/> Other: (describe below)

**B. 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**

## **11. Homeownership Programs Administered by the PHA**

[24 CFR Part 903.7 9 (k)]

### **A. Public Housing**

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

1.  Yes  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 the U.S. Housing Act of 1937 (42 U.S.C. 1437z-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.)

2. 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 12. If “No”, complete the Activity Description table below.)

<b>Public Housing Homeownership Activity Description (Complete one for each development affected)</b>
1a. Development name: 1b. Development (project) number:
2. Federal Program authority: <input type="checkbox"/> HOPE I <input type="checkbox"/> 5(h) <input type="checkbox"/> Turnkey III <input type="checkbox"/> Section 32 of the USHA of 1937 (effective 10/1/99)
3. Application status: (select one) <input type="checkbox"/> Approved; included in the PHA’s Homeownership Plan/Program <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> 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) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development

**B. 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.)

2. 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

b. PHA-established eligibility criteria

Yes  No: Will the PHA's program have eligibility criteria for participation in its Section 8 Homeownership Option program in addition to HUD criteria? If yes, list criteria below:

**12. PHA Community Service and Self-sufficiency Programs**

[24 CFR Part 903.7 9 (l)]

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 sub-component C.

**A. PHA Coordination with the Welfare (TANF) Agency**

1. Cooperative agreements:

Yes  No: Has the PHA entered into a cooperative agreement with the TANF Agency, to share information and/or target supportive services (as contemplated by section 12(d)(7) of the Housing Act of 1937)?

\_\_\_\_\_ If yes, what was the date that agreement was signed? DD/MM/YY

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

- Client referrals
- Information sharing regarding mutual clients (for rent determinations and otherwise)
- Coordinate the provision of specific social and self-sufficiency services and programs to eligible families
- Jointly administer programs
- Partner to administer a HUD Welfare-to-Work voucher program
- Joint administration of other demonstration program
- Other (describe)

**B. Services and programs offered to residents and participants**

**(1) General**

a. Self-Sufficiency Policies

Which, if any of the following 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)

- Public housing rent determination policies
- Public housing admissions policies
- Section 8 admissions policies



PHA plans to take to achieve at least the minimum 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)
  - Adopting appropriate changes to the PHA's public housing rent determination policies and train staff to carry out those policies
  - Informing residents of new policy on admission and reexamination
  - Actively notifying residents of new policy at times in addition to admission and reexamination.
  - Establishing or pursuing a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
  - Establishing a protocol for exchange of information with all appropriate TANF agencies
  - Other: (list below)

**D. Reserved for Community Service Requirement pursuant to section 12(c) of U.S. Housing Act of 1937**

### **13. PHA Safety and Crime Prevention Measures**

[24 CFR Part 903.79 (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 PHA Plan may skip to sub-component D.

#### **A. 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
  - High incidence of violent and/or drug-related crime in the areas surrounding or adjacent to the PHA's developments
  - Residents fearful for their safety and/or the safety of their children
  - 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)
  
2. What information or data did the PHA use to determine the need for PHA actions to

improve safety of residents (select all that apply).

- Safety and security survey of residents
- Analysis of crime statistics over time for crimes committed ?in and around? public housing authority
- Analysis of cost trends over time for repair of vandalism and removal of graffiti
- Resident reports
- PHA employee reports
- Police reports
- Demonstrable, quantifiable success with previous or ongoing anticrime/anti drug programs
- Other (describe below)

3. Which developments are most affected? (list below)

**B. 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)

- Contracting with outside and/or resident organizations for the provision of crime-and/or drug-prevention activities
- Crime Prevention Through Environmental Design
- Activities targeted to at-risk youth, adults, or seniors
- Volunteer Resident Patrol/Block Watchers Program
- Other (describe below)

2. Which developments are most affected? (list below)

**C. Coordination between PHA and the police**

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

- Police involvement in development, implementation, and/or ongoing evaluation of drug-elimination plan
- Police provide crime data to housing authority staff for analysis and action
- Police have established a physical presence on housing authority property (e.g., community policing office, officer in residence)
- Police regularly testify in and otherwise support eviction cases
- Police regularly meet with the PHA management and residents
- Agreement between PHA and local law enforcement agency for provision of above-baseline law enforcement services
- Other activities (list below)

2. Which developments are most affected? (list below)

**D. Additional information as required by PHDEP/PHDEP Plan**

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

- Yes  No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?
- Yes  No: Has the PHA included the PHDEP Plan for FY 2000 in this PHA Plan?
- Yes  No: This PHDEP Plan is an Attachment. (Attachment Filename: "NV013e01")

**14. RESERVED FOR PET POLICY**

[24 CFR Part 903.7 9 (n)]

**15. 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.

**16. Fiscal Audit**

[24 CFR Part 903.7 9 (p)]

- 1.  Yes  No: Is the PHA 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? If not, when are they due (state below)?

**17. PHA Asset Management**

[24 CFR Part 903.7 9 (q)]

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 management of its public housing 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?

2. 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)

3.  Yes  No: Has the PHA included descriptions of asset management activities in the **optional** Public Housing Asset Management Table?

## **18. Other Information**

[24 CFR Part 903.79 (r)]

### **A. Resident Advisory Board Recommendations**

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

2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)

Attached at Attachment (File name)

Provided below:

#### **Self-Sufficiency and income exclusions**

3. In what manner did the PHA address those comments? (select all that apply)

Considered comments, but determined that no changes to the PHA Plan were necessary.

The PHA changed portions of the PHA Plan in response to comments

List changes below:

Other: (list below)

### **B. Description of Election process for Residents on the PHA Board**

1.  Yes  No: Does the PHA meet the exemption criteria provided section 2(b)(2) of the U.S. Housing Act of 1937? (If no, continue to question 2; if yes, skip to sub-component C.)

2.  Yes  No: Was the resident who serves on the PHA Board elected by the residents? (If yes, continue to question 3; if no, skip to sub-component C.)

“The resident was selected and appointed under provisions of Chapter 315 of the Nevada Revised Statutes.”

3. Description of Resident Election Process

a. Nomination of candidates for place on the ballot: (select all that apply)

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

b. Eligible candidates: (select one)

- Any recipient of PHA assistance
- Any head of household receiving PHA assistance
- Any adult recipient of PHA assistance
- Any adult member of a resident or assisted family organization
- Other (list)

c. Eligible voters: (select all that apply)

- All adult recipients of PHA assistance (public housing and section 8 tenant-based assistance)
- Representatives of all PHA resident and assisted family organizations
- Other (list) "Resident was nominated and appointed under provisions of Chapter 315 of the Nevada Revised Statutes."

**C. Statement of Consistency with the Consolidated Plan**

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

1. Consolidated Plan jurisdiction: (provide name here) "County of Clark"  
"City of Henderson"

2. 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)

- The PHA has based its statement of needs of families in the jurisdiction on the needs expressed in the Consolidated Plan/s.
- The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.
- The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.
- Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan. (list below)

Other: (list below)

4. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following

actions and commitments: (describe below)

Both the Consolidated Plan for the City of Henderson and for the County of Clark recognize the needs for lower-income rents in their respective areas. Both plans include goals for increasing the availability of affordable rental housing for the identified groups.

The Authority has received direct financial support from Clark County for housing purposes almost every year from County/Consortium allocations of Federal CDBG funds, and on several occasions from Federal HOME funds. On at least one occasion, the Authority has been funded through Henderson's allocation of CDBG funds for refurbishing of a building to serve as a location for the resident council of a public housing development.

The Authority has been intimately involved with the development of the respective Consolidated Plans (and prior arrangements for local cooperation). We have no reason to believe that each of the financial or planning activities will be any different in the future than in the past.

**D. 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.

1. NV013a01. Admissions Policy for Deconcentration-Broad Range of Income; Resolution No. 2000-9.
2. NV013b01. FY2000 Capital Fund Program Annual Statement, NV39-P013-709. Form HUD-52837
3. NV013c01. PHA Management Organization Chart.
4. NV013d01. FY2000 Capital Fund Program Five-Year Action Plan Form HUD-52837.
5. NV013e01. Housing Drug Elimination Plan (PHDEP).
6. NV013f01. County Certification of Consistency with Consolidated Plan.
7. NV013g01. Henderson Certification of Consistency with Consolidated Plan.
8. NV013h01. HUD 50070 – Drug Free Workplace Certification.
9. NV013i01. HUD 50071 – Certification of Payments.
10. NV013j01. Standard Form-LLL – Disclosure of Lobbying Activities.
11. NV013k01. PHA Certifications of Compliance with the PHA Plans and Related Regulations.
12. NV013l01. Board Resolution No. 2000-3-Requesting Board of Commissioners Approval of the PHA’s Five-Year and Annual Plans.

# 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

Line No.	Summary by Development Account	Total Estimated Cost
1	Total Non-CGP Funds	
2	1406 Operations	-0-
3	1408 Management Improvements	291,879
4	1410 Administration	145,936
5	1411 Audit	1,580
6	1415 Liquidated Damages	-0-
7	1430 Fees and Costs	20,000
8	1440 Site Acquisition	-0-
9	1450 Site Improvement	165,000
10	1460 Dwelling Structures	769,000
11	1465.1 Dwelling Equipment-Nonexpendable	-0-
12	1470 Nondwelling Structures	26,000
13	1475 Nondwelling Equipment	20,000
14	1485 Demolition	-0-
15	1490 Replacement Reserve	-0-
16	1492 Moving to Work Demonstration	-0-
17	1495.1 Relocation Costs	-0-
18	1498 Mod Used for Development	-0-
19	1502 Contingency	20,000
20	<b>Amount of Annual Grant (Sum of lines 2-19)</b>	<b>1,459,398</b>
21	Amount of line 20 Related to LBP Activities	-0-
22	Amount of line 20 Related to Section 504 Compliance	-0-
23	Amount of line 20 Related to Security	10,000
24	Amount of line 20 Related to Energy Conservation Measures	-0-



RESOLUTION NO. 2000-9

A RESOLUTION APPROVING AND ADOPTING REVISED RENT RANGES  
APPLICABLE TO ALL FEDERALLY-AIDED LOW-RENT PUBLIC HOUSING DEVELOP-  
MENTS UNDER MANAGEMENT BY THE AUTHORITY, AND RESCINDING  
THE PREVIOUS RENT-RANGE RESOLUTION

WHEREAS, Section 6(c)(4) of Title II of the Housing and Community Development Act of 1974 provides in part as follows:

“The public housing agency shall comply with such procedures and requirements as the Secretary may prescribe to assure that sound management practices will be followed in the operation of the project, including requirements pertaining to (A) the establishment of tenant selection criteria designed to assure that within a reasonable period of time, the project will include families with a broad range of income and will avoid concentration of low-income and deprived families with serious social problems. . .”; and

WHEREAS, continued inflation in the cost of operation, management and maintenance of said low-rent public housing developments has resulted in increases in the cost of the development operations, while income from rents and from federal operating subsidies has not increased commensurately with such increased operating costs; and

WHEREAS, since the adoption of Resolution No. 99-9 (the most recent revision of rent ranges), management of housing developments has been affected by approval and adoption of operating budgets for the coming fiscal year, said budgets reflecting increased operating costs and an anticipated reduction in rental and Federal subsidy income; and

WHEREAS, it appears necessary and desirable to modify the Authority's current rent range policy and procedures in view of the public policy set forth in the Housing and Community Development Act of 1974 and the current financial condition of said low-rent public housing developments:

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE COUNTY OF CLARK, NEVADA:

Section 1. That Resolution No. 99-9 be and it is hereby rescinded in its entirety, effective immediately upon the approval and adoption of this resolution.

Section 2. That the following Ranges of Rent and allocation of specific numbers of units thereto be and they are hereby established for each of the housing developments managed by the Authority:

<u>Ranges of Contract Rent (Dollars per Month)</u>	<u>No. of Units Allocated to Range</u>	<u>Average Rent per Month</u>	<u>Estimated Monthly Dwelling Rental Income</u>
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NV39-PO13-002 (Espinoza Terrace)

\$URP to \$50 PUM	2	\$ 25	\$ 50
51 to 80	1	66	66
81 to 110	16	95	1,520
111 to 140	22	125	2,750
141 to 170	23	155	3,565
171 to 200	13	185	2,405
201 and up	<u>23</u>	<u>300</u>	<u>6,900</u>
TOTALS.....	100	\$ 172.56	\$ 17,256

NV39-P013-003 (Landsman Gardens)

\$URP to 50 PUM	37	\$ 0	\$ 0
51 to 80	6	66	396
81 to 110	2	95	190
111 to 140	9	125	1,125
141 to 170	3	155	465
171 to 200	5	185	925
201 and up	<u>38</u>	<u>300</u>	<u>11,400</u>
TOTALS.....	100	\$ 145.01	\$ 14,501

NV39-PO13-005 (Hampton Court)

\$URP to \$50 PUM	48	\$ 0	\$ 0
51 to 80	4	66	264
81 to 110	9	95	855
111 to 140	12	125	1,500
141 to 170	5	155	775
171 to 200	5	185	925
201 and up	<u>17</u>	<u>300</u>	<u>5,100</u>
TOTALS.....	100	\$ 94.19	\$ 9,419

<u>Ranges of Contract Rent (Dollars per Month)</u>	<u>No. of Units Allocated to Range</u>	<u>Average Rent per Month</u>	<u>Estimated Monthly Dwelling Rental Income</u>
<u>NV39-PO13-006 (Miller Plaza)</u>			
\$URP to \$50 PUM	23	\$ 0	\$ 0
51 to 80	8	66	528
81 to 110	6	95	570
111 to 140	4	125	500
141 to 170	7	155	1,085
171 to 200	1	185	185
201 and up	<u>21</u>	<u>300</u>	<u>6,300</u>
TOTALS.....	70	\$ 130.97	\$ 9,168

<u>NV39-P013-007 (Hullum Homes)</u>			
\$URP to \$50 PUM	21	\$ 0	\$ 0
51 to 80	2	66	132
81 to 110	4	95	380
111 to 140	7	125	875
141 to 170	2	155	310
171 to 200	4	185	740
201 and up	<u>19</u>	<u>300</u>	<u>5,700</u>
TOTALS.....	59	\$ 137.92	\$ 8,137

<u>NV39-P013-008 (Biegger Estates)</u>			
\$URP to \$50 PUM	32	\$ 0	\$ 0
51 to 80	9	66	594
81 to 110	10	95	950
111 to 140	6	125	750
141 to 170	6	155	930
171 to 200	4	185	740
201 and up	<u>52</u>	<u>300</u>	<u>15,600</u>
TOTALS.....	119	\$ 164.40	\$ 19,564

<u>Ranges of Contract Rent (Dollars per Month)</u>	<u>No. of Units Allocated to Range</u>	<u>Average Rent per Month</u>	<u>Estimated Monthly Dwelling Rental Income</u>
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NV39-P013-009 (Schaffer Heights)

\$URP to \$50 PUM	0	\$ 0	\$ 0
51 to 80	1	66	66
81 to 110	22	95	2,090
111 to 140	15	125	1,875
141 to 170	15	155	2,325
171 to 200	5	185	925
201 and up	<u>17</u>	<u>300</u>	<u>5,100</u>
TOTALS.....	75	\$ 165.08	\$ 12,381

NV39-P013-010 (Jones Gardens)

\$URP to \$50 PUM	31	\$ 0	\$ 0
51 to 80	7	66	462
81 to 110	6	95	570
111 to 140	5	125	625
141 to 170	5	155	775
171 to 200	7	185	1,295
201 and up	<u>29</u>	<u>300</u>	<u>8,700</u>
TOTALS.....	90	\$ 138.08	\$ 12,427

NV39-PO-13-016/018/019/023 (Scattered Sites)

\$URP to \$50 PUM	16	\$ 0	\$ 0
51 to 80	5	66	330
81 to 110	7	95	665
111 to 140	8	125	1,000
141 to 170	9	155	1,395
171 to 200	11	185	2,035
201 and up	<u>130</u>	<u>350</u>	<u>45,500</u>
TOTALS.....	186	\$ 273.79	\$ 50,925

Section 3. Implementation of the above rent ranges shall be made in accordance with all applicable provisions of the Authority's "Statement of Policies," and more specifically as follows, according to the status of each development in management for the month in which admission is to be considered:

- A. For a housing development whose average actual PUM income for the previous month (not considering retroactive rent determined to be due) has been equal to or higher than the required average PUM rent, as set forth above:

Each vacancy shall be filled by selecting the next applicant from the range which then is the most underpopulated. If there are then no eligible applicants for the most underpopulated range, selection shall be made from the second most under-populated range, and so on, until an eligible applicant shall have been selected for the vacancy.

- B. For a housing development whose average actual PUM income for the previous month (not considering retroactive rent determined to be due) has been less than the average required PUM rent, as set forth above:

Each vacancy shall be filled by selecting the applicant from the highest rent range in which there is then an eligible applicant. If there are then no eligible applicants in the highest rent range, selection shall then be made from the second highest range, and so on until an eligible applicant shall have been selected for the vacancy.

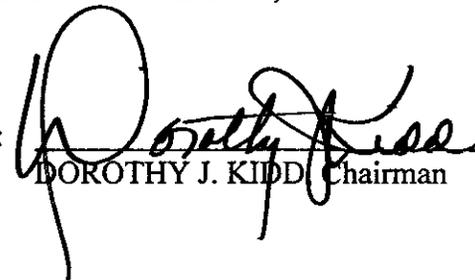
- C. Notwithstanding the provisions of subsections "A" and "B" above, for any month in which any housing development has a vacancy rate of 3% or higher, any and all vacancies in that housing development shall be filled from applicants in the highest rent range then available, until such time as the vacancy rate in that development shall drop below 3%, at which time the provisions of subsections "A" and "B" above shall be implemented as appropriate.

Section 4. That the Executive Director be and he is hereby authorized and directed to take all actions required to implement the provisions hereof immediately, and to transmit copies of this resolution to the U.S. Department of Housing and Urban Development, Pacific/Hawaii Office.

Section 5. That this Resolution shall be in full force and effect immediately upon its approval and adoption and shall be implemented as of July 1, 2000.

APPROVED AND ADOPTED THIS FIFTEENTH DAY OF MARCH, 2000.

Attest:   
Betty J. Turner, Secretary

BY:   
DOROTHY J. KIDD, Chairman

Annual Statement / Performance and Evaluation Report  
 Comprehensive Grant Program (CGP) Part I: Summary

U.S. Department of Housing  
 and Urban Development  
 Office of Public and Indian Housing

PHAJHA Name  
 Housing Authority of the County of Clark, Nevada

Comprehensive Grant Number  
 NV39-P013-709/CFP

FFY of Grant Approval  
 2000

Mar-00

Original Annual Statement     Reserve for Disasters/Emergencies     Revised Annual Statement / Revision \_\_\_\_\_  
 Final Performance & Evaluation Report     Performance and Evaluation Report for Program Year Ending \_\_\_\_\_

Line No.	Summary by Development Account	Original	Total Estimated Cost 1/	Revised	Obligated	Actual Cost 2/	Expended
1	Total Non-CGP Funds						
2	1400 Operations (May not exceed 10% of line 10)		0				
3	1408 Management Improvements 1/		291,879				
4	1410 Administration 2/		145,939				
5	1411 Audit		1,580				
6	1415 Liquidated Damages		0				
7	1430 Fees and Costs		20,000				
8	1440 Site Acquisition		0				
9	1450 Site Improvements		165,000				
10	1460 Dwelling Structures		769,000				
11	1465 1 Dwelling Equipment/Nonexpendable		0				
12	1470 Nondwelling Structures		26,000				
13	1475 Nondwelling Equipment		20,000				
14	1485 Demolition						
15	1480 Replacement Reserve		0				
16	1495 1 Relocation Costs						
17	1498 Mod Used for Development						
18	1502 Contingency (may not exceed 8% of line 19)		20,000				
19	Amount of Annual Grant (Sum of lines 2 - 14)		1,459,398	0.00		0	0.00
20	Amount of line 15 Related to LBP Activities						
21	Amount of line 18 Related to Section 504 Compliance						
22	Amount of line 18 Related to Security						
23	Amount of line 16 Related to Energy Conservation Measures						

Signature of Executive Director and Date  
*[Signature]* 3-16-2000

Signature of Field Office Manager (or Regional Administrator in co-located office) and Date

Annual Statement /Performance and Evaluation Report  
 Comprehensive Grant Program (CGP) Part II: Supporting Pages

U.S. Department of Housing  
 and Urban Development

NV39-P013-709

Office of Public and Indian Housing

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
NV39-P013-002 Espinoza Terrace	Repair Exterior Fence	1450	1000'	5,000.00				
	Upgrade Comm Cir Ventilation	1470	1	2,000.00				
	Install Rain Gutters	1460	100	5,000.00				
	Subtotal			12,000.00	0.00	0.00	0.00	
	Add GFI to Kitchen/Bathrooms	1460	420	26,000.00				
NV39-P013-003 Landsman Gardens	Replace Range Hoods	1460	100	11,000.00				
	Upgrade Outside Lighting	1460	20	10,000.00				
	Replace Panels & Breakers, Phase 1	1460	50	40,000.00				
	Replace Smoke Detectors	1460	200	4,000.00				
	Subtotal			91,000.00	0.00	0.00	0.00	
NV39-P013-005 Hampton Court	Abate Ceilings, Phase 1	1460	33	99,000.00				
	Replace Ceilings (patch&paint) Phase 1	1460	33	66,000.00				
	Replace power panels (In&ex) Phase 1	1460	33	50,000.00				
	Air Condition Units -Phase 1	1460	33	123,000.00				
	Convert tubs to roll-in showers	1460	2	10,000.00				
NV39-P013-006 Miller Plaza	Replace Cabinets, Phase 1	1460	33	66,000.00				
	Succo Exteriors, Phase 1	1460	33	150,000.00				
	Subtotal			564,000.00	0.00	0.00	0.00	
	Replace laundry room doors	1470	70	14,000.00				
	Renovate Site Office	1470	1	10,000.00				
Subtotal			24,000.00	0.00	0.00	0.00		

(1) To be completed for the Performance and Evaluation Report for a Revised Annual Statement

(2) To be completed for the Performance and Evaluation Report

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement /Performance and Evaluation Report  
 Comprehensive Grant Program (CGP) Part II: Supporting Pages

U.S. Department of Housing  
 and Urban Development

NV39-P013-709

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
NV39-P013-007 Hulllum Homes	Paint Exteriors	1460	70	40,000.00				
	Replace Asphalt	1450	100000sf	40,000.00	0.00	0.00	0.00	
NV39-P013-008 Belger Estates	Air Condition Units -Phase 1	1460	40	160,000.00				
		Subtotal		69,000.00	0.00	0.00	0.00	
		Subtotal		229,000.00	0.00	0.00	0.00	

(1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement

(2) To be completed for the Performance and Evaluation Report

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Annual Statement /Performance and Evaluation Report  
Comprehensive Grant Program (CGP) Part II: Supporting Pages

U.S. Department of Housing  
and Urban Development

NV39-P013-709

Office of Public and Indian Housing

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
PHA Wide Fees & Costs	Fees & Costs (A&E)	1430		20,000.00	0.00	0.00	0.00	
		Subtotal		20,000.00	0.00	0.00	0.00	
PHA Wide NonDwelling Equip	NonDwelling Equipment - Maintenance Truck	1475		20,000.00	0.00	0.00	0.00	
		Subtotal		20,000.00	0.00	0.00	0.00	
PHA Wide Contingency	Contingency	1502		20,000.00	0.00	0.00	0.00	
		Subtotal		20,000.00	0.00	0.00	0.00	
PHA Wide Replacement Res	Replacement Reserve	1490		0.00	0.00	0.00	0.00	
		Subtotal		0.00	0.00	0.00	0.00	
PHA Wide Management Improvements	1) Resident Training 2) Staff Training 5) Upgrade Computer 6) Background Checks 7) Community Policing 8) Battery Charger 9) Gas Station Staff Salaries	1408		25,000.00	0.00	0.00	0.00	
		1408		21,708.00	0.00	0.00	0.00	
		1408		25,000.00	0.00	0.00	0.00	
		1408		10,000.00	0.00	0.00	0.00	
		1408		25,000.00	0.00	0.00	0.00	
		1408		1,000.00	0.00	0.00	0.00	
		1408		11,000.00	0.00	0.00	0.00	
		1408		51,728.00	0.00	0.00	0.00	
		1408		51,762.00	0.00	0.00	0.00	
		1408		30,957.00	0.00	0.00	0.00	
		1408		38,724.00	0.00	0.00	0.00	
		Subtotal		291,879.00	0.00	0.00	0.00	
PHA Wide Administration	Salaries Benefits	1410		112,260.77	0.00	0.00	0.00	
		1410		33,678.23	0.00	0.00	0.00	
		Subtotal		145,939.00	0.00	0.00	0.00	
PHA Wide Audit	Audit	1411		1,580.00	0.00	0.00	0.00	
		Subtotal		1,580.00	0.00	0.00	0.00	
		Grand Total		1,459,398.00	0.00	0.00	0.00	

(1) To be completed for the Performance and Evaluation Report of a Revised Annual Statement

(2) To be completed for the Performance and Evaluation Report

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

**Annual Statement /Performance and Evaluation Report  
Comprehensive Grant Program (CGP) Part III: Implementation Schedule**

U.S. Department of Housing  
and Urban Development  
Office of Public and Indian Housing

Development Number / Name	Funds Obligated End of Quarter			Funds Expended End of Quarter			Reasons for Revised Target Dates
	Original	Revised 3/	Actual 3/	Original	Revised 3/	Actual 3/	
NV39-P013-002 Espinoza Terrace	9/30/03						
NV39-P013-003 Landsman Gardens	9/30/03						
NV39-P013-005 Hampton Court	9/30/03						
NV39-P013-006 Miller Plaza	9/30/03						
NV39-P013-007 Hullum Homes	9/30/03						
NV39-P013-008 Biegger Estates	9/30/03						
NV39-P013-009 Schaffer Heights	9/30/03						
NV39-P013-010 Jones Gardens	9/30/03						
NV39-P013-016 Scattered Sites	9/30/03						
PHA Wide Management Improvements	9/30/03						

3/ to be completed at end of the program year.



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3/20/00

**THE HOUSING AUTHORITY OF THE COUNTY OF CLARK, NEVADA  
ORGANIZATIONAL CHART - OVERALL STRUCTURE EFFECTIVE 04/03/00  
DIVISIONS AND DEPARTMENTS**

**LEGEND**

DIVISIONS

DEPARTMENTS

BOARD OF COMMISSIONERS

EXECUTIVE DIRECTOR  
(Central Administration)

DEPUTY EXECUTIVE DIRECTOR  
(Management & Operations)

DIRECTOR OF FINANCE  
(Division Head)

FINANCE

INFO SYSTEMS

DIRECTOR OF MAINTENANCE AND MODERNIZATION  
(Division Head)

BLDG MAINT.

MODERNIZATION

PAINT

GROUNDS

DIRECTOR OF HOUSING MANAGEMENT  
(Division Head)

HOUSING MGT NORTH

HOUSING MGT SOUTH

RESIDENT SERVICES

SECTION 8

ELIGIBILITY

PROCUREMENT

ADMINISTRATION AND DEVELOPMENT

HUMAN RESOURCES

**Five-Year Action Plan**  
**Part I: Summary**  
**Comprehensive Grant Program (CGP)**

U.S. Department of Housing  
 and Urban Development  
 Office of Public and Indian Housing

HA Name: **Housing Authority of the County of Clark**      Locality: (City/County/State) **City of Henderson & County of Clark, Nevada**

A. Development Number/Name Housing Authority of the County of Clark NV39-P013-709/CFP FY 2000	Work Stmt. for Year 1 FFY: 2000	Work Statement for for Year 2 FFY: 2001	Work Statement for for Year 3 FFY: 2002	[ x ] Original		[ ] Revision No.
				Work Statement for for Year 4 FFY: 2003	Work Statement for for Year 5 FFY: 2004	Work Statement for for Year 5 FFY: 2004
NV 013-002 Espinoza Terrace		0	0	89,000	67,000	
NV 013-003 Landsman Gardens		0	40,000	39,000	57,000	
NV 013-005 Hampton Court		554,000	554,000	39,000	57,000	
NV 013-006 Miller Plaza		0	27,000	63,000	67,000	
NV 013-007 Hillum Honor	See	0	0	42,000	57,000	
NV 013-008 Boltyger Estates	Annual	247,000	154,000	79,000	57,000	
NV 013-009 Schaffer Heights		14,000	20,000	29,000	132,000	
NV 013-010 Jones Gardens		10,000	45,000	254,000	282,000	
NV 013-016 Scattered Site Homes	Statement	135,000	140,000	343,000	189,000	
<b>B. Physical Improvements Subtotal</b>		<b>960,000</b>	<b>980,000</b>	<b>977,000</b>	<b>965,000</b>	
<b>C. Management Improvements</b>		<b>291,879</b>	<b>291,879</b>	<b>291,879</b>	<b>291,879</b>	
<b>D. HA-Wide Nondwelling Structures and Equipment</b>		<b>40,000</b>	<b>20,000</b>	<b>23,000</b>	<b>35,000</b>	
<b>E. Administration</b>		<b>145,939</b>	<b>145,939</b>	<b>145,939</b>	<b>145,939</b>	
<b>F. Other</b>		<b>21,580</b>	<b>21,580</b>	<b>21,580</b>	<b>21,580</b>	
<b>G. Operations</b>						
<b>H. Demolition</b>						
<b>I. Replacement Reserve</b>						
<b>J. Mod Used for Development</b>						
<b>K. Total CGP Funds</b>		<b>1,459,398</b>	<b>1,459,398</b>	<b>1,459,398</b>	<b>1,459,398</b>	
<b>L. Total Non-CGP Funds</b>						
<b>M. Grant Total</b>		<b>1,459,398</b>	<b>1,459,398</b>	<b>1,459,398</b>	<b>1,459,398</b>	

Signature of Executive Director and Date:  
*Paty J. Turner* 3-16-2000

Signature of Public Housing Director/Office of Native American Programs Administrator & Date:

**Five-Year Action Plan**

**Part I: Summary (Continuation)**

**Comprehensive Grant Program (CGP)**

A. Development Number/Name  
Housing Authority of the County of Clark

U.S. Department of Housing  
and Urban Development  
Office of Public and Indian Housing

Development Number/Name	Work Stmt. for Year 1 FFY: 2000	Work Statement for for Year 2 FFY: 2001	Work Statement for for Year 3 FFY: 2002	Work Statement for for Year 4 FFY: 2003	Work Statement for for Year 5 FFY: 2004
NV39-P013-002 Espinoza Terrace	See			Paint Exteriors (FA) 100 \$60,000	Convert Tubs to Roll-In Showers (FA) 2 \$10,000
NV39-P013-003 Landsman Gardens	Annual		Replace Panels & Breakers Phase 2 (FA) 50 \$40,000	Convert Tubs to Roll-In Showers (FA) 2 \$10,000	
NV39-P013-005 Hampton Court	Statement	Abate Ceilings, Phase 2 (FA) 33 \$99,000	Abate Ceilings, Phase 3 (FA) 33 \$99,000	Convert Tubs to Roll-In Showers (FA) 2 \$10,000	
		Replace Ceilings - Patch & Paint - Phase 2 (FA) 33 \$66,000	Replace Ceilings - Patch & Paint - Phase 3 (FA) 33 \$66,000		
		Replace power panels - Interior & Exterior - Phase 2 (FA) 33 \$50,000	Replace power panels - Interior & Exterior - Phase 3 (FA) 33 \$50,000		
		Install Air Conditioning Units Phase 2 (FA) 33 \$123,000	Install Air Conditioning Units Phase 3 (FA) 33 \$123,000		
		Replace Cabinets, Phase 2 (FA) 33 \$66,000	Replace Cabinets, Phase 3 (FA) 33 \$66,000		
		Stucco Exteriors, Phase 2 33 \$150,000	Stucco Exteriors, Phase 3 33 \$150,000		
			Upgrade Interior Window Coverings (2-story)(FA) 70 \$21,000	Refurbish Kitchen Cabinets (FA) 70 \$28,000	Convert Tubs to Roll-In Showers (FA) 2 \$10,000
			Replace Smoke Detectors (FA) 140 \$6,000	Replace Porch Lights (FA) 140 \$6,000	

NV39-P013-006  
Miller Plaza

Five-Year Action Plan

Part I: Summary (Continuation)

Comprehensive Grant Program (CGP)

U.S. Department of Housing  
and Urban Development

Office of Public and Indian Housing

A. Development Number/Name Housing Authority of the County of Clark	Work Stmt. for Year 1 FFY: 2000	Work Statement for for Year 2 FFY: 2001	Work Statement for for Year 3 FFY: 2002	Work Statement for for Year 4 FFY: 2003	Work Statement for for Year 5 FFY: 2004
NV39-P013-007 Hullum Homes	See			Replace Smoke Detectors (FA) 140 \$3,000	
Annual	Install Air Conditioning Units - Phase 2 (FA) 40 \$200,000	Install Air Conditioning Units - Phase 3 (FA) 31 \$154,000	Convert Tubs to Roll-in Showers (FA) 2 \$10,000	Convert Tubs to Roll-in Showers (FA) 2 \$10,000	
Statement	Fence Playground (FA) 1 \$8,000		Install Air Conditioning Units - Phase 4 (FA) 9 \$40,000	Convert Tubs to Roll-in Showers (FA) 2 \$10,000	
Annual	Replace Window Coverings (FA) 119 \$24,000				
Statement	Upgrade Exterior Lighting (FA) 20 \$8,000				
Annual	Renovate Site Office (FA) 1 \$4,000				
Statement	Replace Smoke Detectors (FA) 119 \$3,000	Repair Raised Concrete (FA) 800 sf \$10,000	Rehab Shop, Storage Area & Gates (FA) \$10,000	Replace Air Conditioning Units - Phase 1 (FA) 25 \$75,000	
Annual	Convert Tubs to Roll-in Showers (FA) 2 \$10,000				
Statement	Upgrade Exterior Lighting (FA) 10 \$4,000				
Annual	Convert Tubs to Roll-in Showers (FA) 2 \$10,000	Paint Exterior (FA) 90 \$45,000	Replace Air Conditioning Units - Phase 1 (FA) 45 \$225,000	Replace Air Conditioning Units - Phase 2 (FA) 45 \$225,000	

NV39-P013-010  
Jones Gardens

NV39-P013-009  
Schaffer Heights

NV39-P013-008  
Belgier Estates

Five-Year Action Plan

Part I: Summary (Continuation)

Comprehensive Grant Program (CGP)

U.S. Department of Housing and Urban Development

A. Development Number/Name

Office of Public and Indian Housing

Housing Authority of the County of Clark

NV39-P013-709

Work Stmt. for Year 1 for FY: 2000

Work Statement for for Year 2 for FY: 2001

Work Statement for for Year 3 for FY: 2002

Work Statement for for Year 4 for FY: 2003

Work Statement for for Year 5 for FY: 2004

NV39-P013-016  
Scattered Site Homes

Work Stmt. for Year 1 for FY: 2000	Work Statement for for Year 2 for FY: 2001	Work Statement for for Year 3 for FY: 2002	Work Statement for for Year 4 for FY: 2003	Work Statement for for Year 5 for FY: 2004
3 Rehab Interiors (FA)	12 Rehab Interiors (FA)	12 Rehab Interiors (FA)	12 Rehab Interiors (FA)	12 Rehab Interiors (FA)
\$15,000	\$60,000	\$80,000	\$60,000	\$60,000
See Replace Kitchen Cabinets - Phase 2 (FA)	10 Replace Kitchen Cabinets - Phase 3 (FA)	10 Replace Air Conditioner Units (FA)	10 Replace Air Conditioner Units (FA)	10 Replace Air Conditioner Units (FA)
10 \$50,000	10 \$50,000	10 \$40,000	10 \$40,000	10 \$40,000
10 Paint Exteriors (FA)	50 Paint Exteriors (FA)	10 Paint Exteriors (FA)	10 Paint Exteriors (FA)	10 Paint Exteriors (FA)
10 \$20,000	125,000 \$125,000	10 \$20,000	10 \$20,000	10 \$20,000
10 Reshingle Roofs (FA) - Phase IV	10 Reshingle Roofs (FA) - Phase V	13 Install Dual Pane Windows (FA)	2 Convert Tubs to Roll-In Showers (FA)	2 Convert Tubs to Roll-In Showers (FA)
10 \$30,000	10 \$30,000	13 \$21,000	2 \$10,000	2 \$10,000
20 Replace Patio Doors - Phase 1 (FA)	13 Replace Aluminum Sliding with Vinyl (FA)	13 Replace Aluminum Sliding with Vinyl (FA)	13 Replace Aluminum Sliding with Vinyl (FA)	13 Replace Aluminum Sliding with Vinyl (FA)
20 \$20,000	13 \$84,000	13 \$84,000	13 \$84,000	13 \$84,000
1 Maintenance Vehicle	70 Repair Roofs (FA)	70 Repair Roofs (FA)	150 Repair Roofs (FA)	150 Repair Roofs (FA)
1 \$40,000	70 \$215,000	70 \$215,000	150 \$450,000	150 \$450,000
1 Maintenance Vehicle	100 yds Repair Stucco (FA)	100 yds Repair Stucco (FA)	100 sq ft Repair Concrete (FA)	100 sq ft Repair Concrete (FA)
1 \$20,000	100 yds \$30,000	100 yds \$30,000	100 sq ft \$25,000	100 sq ft \$25,000
1 Maintenance Vehicle				
1 \$23,000	1 \$23,000	1 \$23,000	1 \$35,000	1 \$35,000

PHA Wide

PHA Wide  
NonDwelling Equip

**Five-Year Action Plan**

**Part I: Summary (Continuation)**

**Comprehensive Grant Program (CGP)**

A. Development Number/Name  
Housing Authority of the County of Clark

NV39-P013-709

U.S. Department of Housing  
and Urban Development

Office of Public and Indian Housing

	Work Stmt. for Year 1 FFY: 2000	Work Statement for for Year 2 FFY: 2001	Work Statement for for Year 3 FFY: 2002	Work Statement for for Year 4 FFY: 2003	Work Statement for for Year 5 FFY: 2004
Contingency	See	\$20,000	\$20,000	\$20,000	\$20,000
1) Resident Training		\$25,000	\$25,000	\$25,000	\$25,000
2) Staff Training	Annual	\$34,779	\$24,979	\$14,379	\$3,079
5) Upgrade Computer		\$50,000	\$50,000	\$50,000	\$50,000
6) Background Checks		\$15,000	\$15,000	\$15,000	\$15,000
7) Community Policing	Statement	\$25,000	\$25,000	\$25,000	\$25,000
Staff Salaries		\$53,700	\$57,400	\$61,400	\$65,700
3) Occupancy Coordinator		\$68,100	\$72,800	\$77,900	\$83,300
8) Management Analyst		\$20,300	\$21,700	\$23,200	\$24,800
9) Courier		\$291,879	\$291,879	\$291,879	\$291,879
Salaries		\$96,320	\$96,320	\$96,320	\$96,320
Benefits		\$49,619	\$49,619	\$49,619	\$49,619
Audit		\$145,939	\$145,939	\$145,939	\$145,939
		\$1,580	\$1,580	\$1,580	1580

## 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 \$ 197,726**

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

**C. FFY in which funding is requested 2000**

**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.

The Clark County Housing Authority properties are located in the most heavily populated portion of the state and within a jurisdiction containing some of the fastest growing cities in the nation (Las Vegas and Henderson, NV). The need for programs to combat crime and to promote a healthy and independent lifestyle for residents is great within our jurisdiction. As our economy continues to boom, more families are moving to the area in hopes for jobs and prosperity. We wish to build a strong community for our residents and newcomers, enhancing the quality of life for our families and providing families with a chance at success.

**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)
NV013-002 Espinoza Terrace	100	109
NV013-003 Landsman Gardens	100	423
NV013-005 Hampton Court	100	232
NV013-006 Miller Plaza	70	235

NV013-007 Hulum Homes	59	157
NV013-008 Biegger Estates	119	319
NV013-009 Schaffer Heights	75	84
NV013-010 Jones Gardens	90	246
NV013-016/018/019/023 Scattered Sites	186	663

### 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 by # of months. For “Other,” identify the # of months).

6 Months \_\_\_\_\_ 12 Months \_\_\_\_\_ 18 Months \_\_\_\_\_ 24 Months   x   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 x	\$250,000	NV39DEP0130195			
FY 1996 x	\$250,000	NV39DEP0130196			
FY 1997 x	\$275,402	NV39DEP0130197	\$68,355		04/01/2001
FY 1998 x	\$201,000	NV39DEP0130198	\$151,269		04/01/2001
FY 1999 x	\$197,726	NV39DEP0130199	\$172,118		01/01/2002

## 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 the plan partners, and your system or process for monitoring and evaluating PHDEP funded activities. This summary should not exceed 5-10 sentences.

CCHA’s PHDEP goals are to work closely with the local police departments to open lines of communication between police personnel, CCHA staff, and CCHA residents to ensure law enforcement situations are resolved, One Strike Initiatives are enforced, and the concept of community policy is promoted with the goal of further reducing and/or deterring drugs and drug-related crime on the properties. Youth will be provided opportunities to participate in a variety of recreational and educational programming offered through the Clark County Department of Parks & Recreation (New Directions) program, the Henderson Boys and Girls Club, Frontier Girl Scouts and Boulder Dam Area Council of Boy Scouts, and Classroom on Wheels designed to promote community cohesiveness, drug/crime prevention, and the determent of criminal

activity. Adults will have the opportunity to earn their GED, attend computer classes and drug prevention through the Computer on Wheels program. CCHA's plan consists of a wholistic approach to drug prevention and intervention, treatment referral and crime prevention. Annual evaluations will determine programming growth and completion of goals and objectives. Evaluations will be conducted yearly utilizing assessment tools to include written surveys, monthly monitoring reports, focus groups, and in-house evaluation and resident evaluation of program effectiveness.

**B. PHDEP Budget Summary**

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

<b>FY <u>2000</u> PHDEP Budget Summary</b>	
<b>Budget Line Item</b>	<b>Total Funding</b>
9110 – Reimbursement of Law Enforcement	\$25,000
9120 – Security Personnel	
9130 – Employment of Investigators	
9140 – Voluntary Tenant Patrol	
9150 – Physical Improvements	
9160 – Drug Prevention	\$171,726
9170 – Drug Intervention	
9180 – Drug Treatment	
9190 – Other Program Costs	\$1,000
<b>TOTAL PHDEP Funding</b>	<b>\$197,726</b>

**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.

**\*\*Note: Based on the above, CCHA has deleted the tables for Line Items 9120, 9130, 9140, 9150, 9170, and 9180.**

<b>9110 – Reimbursement of Law Enforcement</b>				<b>Total PHDEP Funding: \$25,000</b>			
<b>Goal(s):</b> Implement an anti-crime/anti-drug program for 2 developments: Landsman Gardens and Hampton Court.							
<b>Objectives:</b> Identify program areas and intervene through Community Policing efforts.							
<b>Proposed Activities</b>	<b># of Persons Served</b>	<b>Target Population</b>	<b>Start Date</b>	<b>Expected Complete Date</b>	<b>PHDEP Funding</b>	<b>Other Funding (Amount/Source)</b>	<b>Performance Indicators</b>

1. Community Policing – Henderson PD		1/2001	1/2003	25,000	65,000 Henderson PD In-Kind	Additional patrols over and above normal duty assignments, Community Policing, working with residents & staff to reduce incidents of drugs/crimes or address drugs/crime
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<b>9160 – Drug Prevention</b>					<b>Total PHDEP Funding: \$171,726</b>		
<b>Goal(s):</b> Implement drug prevention programming utilizing a wholistic approach.							
<b>Objectives:</b> Provide educational, recreation, career development and professional development activities for resident youth and adults.							
<b>Proposed Activities</b>	<b># of Persons Served</b>	<b>Target Population</b>	<b>Start Date</b>	<b>Expected Complete Date</b>	<b>PHDEP Funding</b>	<b>Other Funding (Amount/Source)</b>	<b>Performance Indicators</b>
1. COW Classroom on Wheels	38	Biegger Estates & Hampton Court preschoolers	1/2001	1/2003	\$20,000	\$18,000 In-Kind	Educate preschoolers on drug abuse and prevention through accredited drug prevention program and preschool activities
2. COW Computer on Wheels	30	Biegger Estates adults	1/2001	1/2003	\$10,800		Provide GED classes, computer classes and drug prevention education by bringing classes to the site level
3. Clark County Parks & Recreation “New	150	Biegger Estates, Jones Gardens, and Hullum	1/2001	1/2003	\$25,000	\$30,000 In-Kind	Provide community building activities, drug/crime

Directions”		Homes youth					prevention through drug education, sports, recreational activities and summer camp
4. Henderson Boys and Girls Club	350	Miller Plaza and Hampton Court youth	1/2001	1/2003	\$47,000	\$80,000 In-Kind	Provide drug abuse prevention education, recreational activities, and employment preparation guidance
5. Frontier Girl Scouts	50	Miller Plaza female youth	1/2001	1/2003		\$16,800 In-Kind	Provide recreational and educational activities
6. Boulder Dam Area Council Boy Scouts	50	All public housing male youth	1/2001	1/2003	\$350	\$5,000 In-Kind	Provide recreational and educational activities
7. University of Nevada-Reno Coop. Extension Service	100	All public housing youth; All public housing adults	1/2001	1/2003	\$5,000	\$5,000 In-Kind	Provide on-site life skills classes including parenting and conflict management
8. Consumer Credit Counseling Services of So. Nevada	60	All public housing adults	1/2001	1/2003		\$2,940 In-Kind	Provide money management classes for debt repayment, clearing credit history, and basic budgeting skills
9. Personnel: 75% of salary of Resident Programs Administrator (PHDEP Administrat		All public housing residents	1/2001	1/2003	\$42,990	\$27,683 CCHA Operating Budget and FSS Budget	Provide administrative oversight of PHDEP program including execution and management of service

ion) and 25% of salary of Office Assistant							provider contracts, program monitoring, program evaluation
10. Personnel: 75% of benefits of Resident Programs Administrator (PHDEP Administration) and 25% of benefits of Office Assistant		All public housing residents	1/2001	1/2003	\$13,859	\$8,048 CCHA Operating Budget and FSS Budget	See Activity #9 above.
11. Supplies		All public housing residents	1/2001	1/2003	\$2,727	\$500 In-Kind	Basic office supplies for administration and monitoring of the PHDEP grant
12. Travel and Training		All Public Housing Residents/ PHDEP Administrator	1/2001	1/2003	\$4,000		Provide Vehicle maintenance for vans purchased in previous PHDEP grants for PHDEP activities and provide training opportunities for PHDEP Coordinator and/or resident leaders

<b>9190 – Other Program Costs</b>					<b>Total PHDEP Funds: \$1,000</b>		
<b>Goal(s):</b> Program liability							
<b>Objectives:</b> Program liability							
<b>Proposed Activities</b>	<b># of Persons Served</b>	<b>Target Population</b>	<b>Start Date</b>	<b>Expected Complete Date</b>	<b>PHDEP Funding</b>	<b>Other Funding (Amount/</b>	<b>Performance Indicators</b>

						<b>Source)</b>	
1. Liability Insurance			1/2001	1/2003	\$1,000		N/A

**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.

<b>Budget Line Item #</b>	<b>25% Expenditure of Total Grant Funds by Activity #</b>	<b>Total PHDEP Funding Expended (sum of the activities)</b>	<b>50% Obligation of Total Grant Funds by Activity #</b>	<b>Total PHDEP Funding Obligated (sum of the activities)</b>
<i>e.g. Budget Line Item #9120</i>	<i>Activities 1, 3</i>		Activity 2	
9110	Activity 1	\$25,000		
9160	Activities 1, 2, 3, 4, 6, 7, 9, 10, 11, 12	\$171,726		
9190	Activity 1	\$1,000		
<b>TOTAL</b>		<b>\$197,726</b>		<b>\$</b>

**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.”

**Certification by State or Local Official of PHA Plans Consistency with  
the Consolidated Plan**

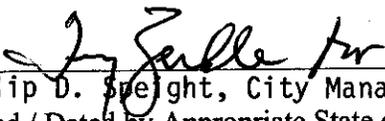
I, Douglas Bell the Manager of Community Resources certify  
Douglas Bell Manager of Community Resources  
that the Five Year and Annual PHA Plan of the Housing Authority of the County of Clark is  
consistent with the Consolidated Plan of Clark County prepared  
Clark County  
pursuant to 24 CFR Part 91.

Douglas Bell 3/22/2002  
Douglas Bell

Signed / Dated by Appropriate State or Local Official

**Certification by State or Local Official of PHA Plans Consistency with  
the Consolidated Plan**

I, Philip D. Speight the City Manager certify  
that the Five Year and Annual PHA Plan of the Housing Authority of the County of Clark is  
consistent with the Consolidated Plan of City of Henderson prepared  
pursuant to 24 CFR Part 91.

  
\_\_\_\_\_  
Philip D. Speight, City Manager  
Signed / Dated by Appropriate State or Local Official

# Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing

OMB No. 2577-0044 (exp. 7/31/98)  
OMB No. 2577-0157 (exp. 7/31/98)

The public reporting burden for this collection of information is estimated to average 0.25 hours per response, including the time for gathering the information, completing and reviewing the collection of information, completing HUD forms, and reporting. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing the burden to the Reports Management Officer, Paperwork Reduction Project (2577-0044 and 0157), Office of Information Technology, U.S. Department of Housing and Urban Development, Washington, D.C. 20410-3600. HUD may not conduct or sponsor, and a person is not required to respond to a collection of information unless it displays a currently valid OMB control number.

Do not send this form to the above address.

This collection of information requires that each Housing Authority (HA) certify to the provisions of a drug-free workplace as a condition of assistance. Responses to the collection are required by the Drug-Free Workplace Act of 1988. The information requested does not lend itself to confidentiality.

HA Name:

HOUSING AUTHORITY OF THE COUNTY OF CLARK, NEVADA

Program/Activity Receiving Federal Grant Funding: (mark one)

Operating Subsidy   
  Sec.23 Leased Housing   
  Development   
  CIAP   
  CGP   
  HOPE VI   
  Other (specify) Capital Grant

If Operating Subsidy or Section 23, enter the HA's Fiscal Year Ending date in which funds are expected to be obligated:

If Development, CIAP, CGP, HOPE VI, or Other, enter the Federal Fiscal Year in which the funds are expected to be reserved: 2000

Acting on behalf of the above named HA as its Authorized Official, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the sites listed below:

1. I certify that the above named HA will provide a drug-free workplace by:

- a. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the HA's workplace and specifying the actions that will be taken against employees for violation of such prohibition.
  - (1) Abide by the terms of the statement; and
  - (2) Notify the employer of any criminal drug statute conviction for a violation occurring in the workplace no later than five days after such conviction;
- b. Establishing a drug-free awareness program to inform employees about the following:
  - (1) The dangers of drug abuse in the workplace;
  - (2) The HA's policy of maintaining a drug-free workplace;
  - (3) Any available drug counseling, rehabilitation, and employee assistance programs; and
  - (4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.
- c. Making it a requirement that each employee of the HA be given a copy of the statement required by paragraph a.;
- d. Notifying the employee in the statement required by paragraph a. that, as a condition of employment with the HA, the employee will do the following:
  - e. Notifying the HUD Field Office within ten days after receiving notice under subparagraph d. (2) from an employee or otherwise receiving actual notice of such conviction;
  - f. Taking one of the following actions within 30 days of receiving notice under subparagraph d. (2) with respect to any employee who is so convicted:
    - (1) Taking appropriate personnel action against such an employee, up to and including termination; or
    - (2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;
  - g. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs a. thru f.

2. Sites for Work Performance. The HA shall list in the space provided below the site(s) for the performance of work done in connection with the HUD funding of the program/activity shown above: Place of Performance shall include the street address, city, county, State, and zip code. (If more space is needed, attach additional page(s) the same size as this form. Identify each sheet with the HA name and address and the program/activity receiving grant funding.)

Espinoza Terrace	171 Van Wagenen	Henderson	Clark	Nevada	89015
Landsman Gardens	750 Major Street	Henderson	Clark	Nevada	89015
Hampton Court	1030 Center Street	Henderson	Clark	Nevada	89015
Miller Plaza	3920 Perry Street	Sunrise Manor Township	Clark	Nevada	89122
Hullum Homes	4980 E. Owens Avenue	Sunrise Manor Township	Clark	Nevada	89110
Biegger Estates	5701 Missouri Avenue	Sunrise Manor Township	Clark	Nevada	89122

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3502)

Name, Title & Signature of Authorized HA Official & Date:

x *Betty J. Turner* 3-16-2000

Betty J. Turner, Executive Director

# Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development  
Office of Public and Indian Housing

OMB No. 2577-0044 (exp. 7/31/98)  
OMB No. 2577-0157 (exp. 7/31/98)

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Do not send this form to the above address.

This collection of information requires that each Housing Authority (HA) certify to the provisions of a drug-free workplace as a condition of assistance. Responses to the collection are required by the Drug-Free Workplace Act of 1988. The information requested does not lend itself to confidentiality.

HA Name:

HOUSING AUTHORITY OF THE COUNTY OF CLARK, NEVADA

Program/Activity Receiving Federal Grant Funding: (mark one)

<input type="checkbox"/> Operating Subsidy	<input type="checkbox"/> Sec.23 Leased Housing	<input type="checkbox"/> Development	<input type="checkbox"/> CIAP	<input type="checkbox"/> CGP	<input type="checkbox"/> HOPE VI	<input checked="" type="checkbox"/> Other (specify)
						Capital Grant
If Operating Subsidy or Section 23, enter the HA's Fiscal Year Ending date in which funds are expected to be obligated:		If Development, CIAP, CGP, HOPE VI, or Other, enter the Federal Fiscal Year in which the funds are expected to be reserved:		2000		

Acting on behalf of the above named HA as its Authorized Official, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the sites listed below:

1. I certify that the above named HA will provide a drug-free workplace by:

- |  |  |
|--|--|
| <p>a. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the HA's workplace and specifying the actions that will be taken against employees for violation of such prohibition.</p> <p>b. Establishing a drug-free awareness program to inform employees about the following:</p> <p>(1) The dangers of drug abuse in the workplace;</p> <p>(2) The HA's policy of maintaining a drug-free workplace;</p> <p>(3) Any available drug counseling, rehabilitation, and employee assistance programs; and</p> <p>(4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.</p> <p>c. Making it a requirement that each employee of the HA be given a copy of the statement required by paragraph a.:</p> <p>d. Notifying the employee in the statement required by paragraph a. that, as a condition of employment with the HA, the employee will do the following:</p> | <p>(1) Abide by the terms of the statement; and</p> <p>(2) Notify the employer of any criminal drug statute conviction for a violation occurring in the workplace no later than five days after such conviction;</p> <p>e. Notifying the HUD Field Office within ten days after receiving notice under subparagraph d. (2) from an employee or otherwise receiving actual notice of such conviction;</p> <p>f. Taking one of the following actions within 30 days of receiving notice under subparagraph d. (2) with respect to any employee who is so convicted:</p> <p>(1) Taking appropriate personnel action against such an employee, up to and including termination; or</p> <p>(2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;</p> <p>g. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs a. thru f.</p> |
|--|--|

2. Sites for Work Performance. The HA shall list in the space provided below the site(s) for the performance of work done in connection with the HUD funding of the program/activity shown above: Place of Performance shall include the street address, city, county, State, and zip code. (If more space is needed, attach additional page(s) the same size as this form. Identify each sheet with the HA name and address and the program/activity receiving grant funding.)

Schaffer Heights	2901 Schaffer Circle	Sunrise Manor Township	Clark	Nevada	89121
Jones Gardens	1750 Marion Drive	Sunrise Manor Township	Clark	Nevada	89115
Scattered Sites	Various single family dwellings		Clark	Nevada	

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3502)

Name, Title & Signature of Authorized HA Official & Date:

x *Betty J. Turner* 3-16-2000

Betty J. Turner, Executive Director

# Certification for Contracts, Grants, Loans, and Cooperative Agreements

U.S. Department of Housing  
and Urban Development  
Office of Public and Indian Housing

OMB Approval No. 2577-0044 (exp. 7/31/98)  
OMB Approval No. 2577-0157 (exp. 7/31/98)

The public reporting burden for this collection of information is estimated to average 0.25 hours per response, including the time for gathering the information, completing and reviewing the collection of information, completing HUD forms, and reporting. Send comments regarding this burden estimate or any other aspect of this collection of information, including suggestions for reducing the burden to the Reports Management Officer, Paperwork Reduction Project (2577-0044 and 0157), Office of Information Technology, U.S. Department of Housing and Urban Development, Washington, D.C. 20410-3600. HUD may not conduct or sponsor, and a person is not required to respond to a collection of information unless it displays a currently valid OMB control number.

Do not send this form to the above address.

This collection of information requires that each Housing Authority (HA) certify that no Federally appropriated funds have been or will be used to influence Federal employees, Members of Congress, and Congressional staff regarding specific grants or contracts. Responses to the collection are required by the FY 1990 Department of the Interior and Related Agencies Appropriations Act (P.L. 102-121). The information requested does not lend itself to confidentiality.

HA Name:  HOUSING AUTHORITY OF THE COUNTY OF CLARK, NEVADA	If other than Operating Subsidy or Section 23, enter the Federal Fiscal Year in which the funds are expected to be reserved:  FFY 2000	If Operating Subsidy or Section 23, enter HA's Fiscal Year Ending date in which funds are expected to be obligated:								
Program/Activity Receiving Federal Grant over \$100,000: (mark one) <table border="0"> <tr> <td><input type="checkbox"/> Operating Subsidy</td> <td><input type="checkbox"/> CGP</td> </tr> <tr> <td><input type="checkbox"/> Development</td> <td><input type="checkbox"/> CIAP</td> </tr> <tr> <td><input type="checkbox"/> Drug Elimination Grants</td> <td><input type="checkbox"/> HOPE VI</td> </tr> <tr> <td><input type="checkbox"/> Sec.23 Leased Housing Adjustments</td> <td><input checked="" type="checkbox"/> Other (describe) Capital Grant</td> </tr> </table>			<input type="checkbox"/> Operating Subsidy	<input type="checkbox"/> CGP	<input type="checkbox"/> Development	<input type="checkbox"/> CIAP	<input type="checkbox"/> Drug Elimination Grants	<input type="checkbox"/> HOPE VI	<input type="checkbox"/> Sec.23 Leased Housing Adjustments	<input checked="" type="checkbox"/> Other (describe) Capital Grant
<input type="checkbox"/> Operating Subsidy	<input type="checkbox"/> CGP									
<input type="checkbox"/> Development	<input type="checkbox"/> CIAP									
<input type="checkbox"/> Drug Elimination Grants	<input type="checkbox"/> HOPE VI									
<input type="checkbox"/> Sec.23 Leased Housing Adjustments	<input checked="" type="checkbox"/> Other (describe) Capital Grant									

Acting on behalf of the above-named HA as its Authorized Official, I make the following certifications to the Department of Housing and Urban Development (HUD):

- (1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.
- (2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or any employee of

a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure of Lobbying Activities, in accordance with its instructions.

- (3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3502)

Name of Authorized HA Official:  Betty J. Turner	Title:  Executive Director
Signature:  X <i>Betty J. Turner</i>	Date:  3-16-2000



**PHA Certifications of Compliance with the PHA Plans  
and Related Regulations  
Board Resolution to Accompany the PHA Plan**

Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the 5-Year Plan and Annual Plan for PHA fiscal year beginning 7/1/00, hereinafter referred to as the Plan of which this document is a part and make the following certifications and agreements with the Department of Housing Development (HUD) in connection with the submission of the Plan and implementation thereof:

1. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located.
2. The Plan contains a certification by the appropriate State or local officials that the Plan is consistent with the applicable Consolidated Plan, which includes a certification that requires the preparation of an Analysis of Impediments to Fair Housing Choice, for the PHA's jurisdiction and a description of the manner in which the PHA Plan is consistent with the applicable Consolidated Plan.
3. The PHA has established a Resident Advisory Board or Boards, the membership of which represents the residents assisted by the PHA, consulted with this Board or Boards in developing the Plan, and considered the recommendations of the Board or Boards (24 CFR 903.13). The PHA has included in the Plan submission a copy of the recommendations made by the Resident Advisory Board or Boards and a description of the manner in which the Plan addresses these recommendations.
4. The PHA made the proposed Plan and all information relevant to the public hearing available for public inspection at least 45 days before the hearing, published a notice that a hearing would be held and conducted a hearing to discuss the Plan and invited public comment.
5. The PHA will carry out the Plan in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990.
6. The PHA will affirmatively further fair housing by examining their programs or proposed programs, identify any impediments to fair housing choice within those programs, address those impediments in a reasonable fashion in view of the resources available and work with local jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement and maintain records reflecting these analyses and actions.
7. For PHA Plan that includes a policy for site based waiting lists:
  - The PHA regularly submits required data to HUD's MTCS in an accurate, complete and timely manner (as specified in PIH Notice 99-2);
  - The system of site-based waiting lists provides for full disclosure to each applicant in the selection of the development in which to reside, including basic information about available sites; and an estimate of the period of time the applicant would likely have to wait to be admitted to units of different sizes and types at each site;
  - Adoption of site-based waiting list would not violate any court order or settlement agreement or be inconsistent with a pending complaint brought by HUD;
  - The PHA shall take reasonable measures to assure that such waiting list is consistent with affirmatively furthering fair housing;
  - The PHA provides for review of its site-based waiting list policy to determine if it is consistent with civil rights laws and certifications, as specified in 24 CFR part 903.7(c)(1).

8. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.
9. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.
10. The PHA will comply with the requirements of section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low- or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 135.
11. The PHA has submitted with the Plan a certification with regard to a drug free workplace required by 24 CFR Part 24, Subpart F.
12. The PHA has submitted with the Plan a certification with regard to compliance with restrictions on lobbying required by 24 CFR Part 87, together with disclosure forms if required by this Part, and with restrictions on payments to influence Federal Transactions, in accordance with the Byrd Amendment and implementing regulations at 49 CFR Part 24.
13. For PHA Plan that includes a PHDEP Plan as specified in 24 CFR 761.21: The PHDEP Plan is consistent with and conforms to the "Plan Requirements" and "Grantee Performance Requirements" as specified in 24 CFR 761.21 and 761.23 respectively and the PHA will maintain and have available for review/inspection (at all times), records or documentation of the following:
  - Baseline law enforcement services for public housing developments assisted under the PHDEP plan;
  - Consortium agreement/s between the PHAs participating in the consortium and a copy of the payment agreement between the consortium and HUD (applicable only to PHAs participating in a consortium as specified under 24 CFR 761.15);
  - Partnership agreements (indicating specific leveraged support) with agencies/organizations providing funding, services or other in-kind resources for PHDEP-funded activities;
  - Coordination with other law enforcement efforts;
  - Written agreement(s) with local law enforcement agencies (receiving any PHDEP funds); and
  - All crime statistics and other relevant data (including Part I and specified Part II crimes) that establish need for the public housing sites assisted under the PHDEP Plan.
14. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.
15. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).
16. The PHA will provide HUD or the responsible entity any documentation that the Department needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58.
17. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
18. The PHA will keep records in accordance with 24 CFR 85.20 and facilitate an effective audit to determine compliance with program requirements.
19. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act and 24 CFR Part 35.
20. The PHA will comply with the policies, guidelines, and requirements of OMB Circular No. A-87 (Cost Principles for State, Local and Indian Tribal Governments) and 24 CFR Part 85 (Administrative Requirements for Grants and Cooperative Agreements to State, Local and Federally Recognized Indian Tribal Governments.).
21. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the regulations and included in its Plan.

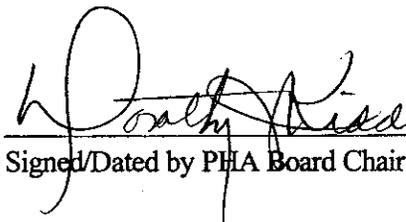
22. All attachments to the Plan have been and will continue to be available at all times and all locations that the PHA Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and attachments at the primary business office of the PHA and at all other times and locations identified by the PHA in its PHA Plan and will continue to be made available at least at the primary business office of the PHA.

Clark County Hsg. Auth.

NV013

PHA Name

PHA Number

 3/29/00

Signed/Dated by PHA Board Chair or other authorized PHA official

RESOLUTION NO. 2000-3

A RESOLUTION REQUESTING BOARD OF COMMISSIONERS APPROVAL  
OF THE HOUSING AUTHORITY OF THE COUNTY OF CLARK'S  
FIVE-YEAR AND ANNUAL AGENCY PLANS

WHEREAS, the Congress of the United States passed the Quality Housing and Work Responsibility Act of 1998 (QHWRA) that requires the Housing Authority of the County of Clark to make changes in its operations; and

WHEREAS, one of the changes in the QWHRA is a requirement that the Authority prepare and submit a Five -Year and an Annual Agency Plan to the U.S. Department of Housing and Urban Development before April 15, 2000.

WHEREAS, The Authority has met the requirements of making the Plans available to residents, local government and the general public; and

WHEREAS, The Authority held a Public Hearing on March 15, 2000 to accept any comments on the Plans;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE COUNTY OF CLARK, NEVADA:

Section 1. That the Board of Commissioners does hereby approve the adoption of the Housing Authority of the County of Clark's Five-Year and Annual Agency Plans as required under the Quality Housing and Work Responsibility Act of 1998.

Section 2. That the Chairman of the Board and the Executive Director are hereby authorized and directed to execute all legal and other documents necessary to implement and effectuate the Agency's Five-Year and Annual Agency Plans.

Section 3. That this Resolution shall be in full force and effect immediately upon its approval and adoption.

APPROVED AND ADOPTED THIS FIFTEENTH DAY OF MARCH, 2000.

Attest: Betty J. Turner  
Betty J. Turner, Secretary

BY: Dorothy J. Kidd  
DOROTHY J. KIDD, CHAIRMAN