

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

PHA Plans

5 Year Plan for Fiscal Years 2000 - 2004
Annual Plan for Fiscal Year 2001

**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 Kern

PHA Number: CA008

PHA Fiscal Year Beginning: July 1, 2001

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
**Housing Authority of the County of Kern
525 Roberts Lane, Bakersfield CA 93308**
- 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
**Housing Authority of the County of Kern
525 Roberts Lane, Bakersfield, CA 93308**
- 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:
The mission of the Housing Authority of the County of Kern (HACK) is to improve the quality of life for low-income residents in Kern County by providing safe, affordable housing & by assisting residents towards self-sufficiency and home ownership.

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: obtain 800 more vouchers including at least 150 targeted for families with disabilities
 - Reduce public housing vacancies: Goal is to maintain vacancy rate of less than 3%
 - Leverage private or other public funds to create additional housing opportunities:
 - Acquire or build units or developments: Goal is to construct or obtain 200 additional units
 - Other (list below):
Develop a Section 8 Home Ownership Program
- PHA Goal: Improve the quality of assisted housing
Objectives:

- Improve public housing management
 - Improve voucher management: (SEMAP score) Goal: to attain; ‘Standard Performer Status’
 - Increase customer satisfaction: as measured by PHA’s score
 - Concentrate on efforts to improve specific management functions: (list; e.g., public housing finance; voucher unit inspections)
 - Renovate or modernize public housing units: Goal: to fully utilize available capital funds
 - Demolish or dispose of obsolete public housing:
 - Provide replacement public housing: as provided in the approved HOPE I Plan
 - Provide replacement vouchers:
 - Other: (list below)
- PHA Goal: Increase assisted housing choices
- Objectives:
- Provide voucher mobility counseling: to all new Section 8 participants and to existing participants at redetermination
 - Conduct outreach efforts to potential voucher landlords
 - Increase voucher payment standards
 - Implement voucher homeownership program:
 - Implement public housing or other homeownership programs: HOPE I Project
 - Implement public housing site-based waiting lists:
 - Convert public housing to vouchers:
 - Other: (list below) Utilize project based Section 8 to allow very low income residents more access to affordable housing developments

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: including security fencing, lighting, and Neighborhood watch groups
 - 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: by 20%, including the disabled.
- 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.
- Increase FSS participation to 330 participants.

- Work in partnership with other agencies to create two more child care centers within next 5 years.

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, age, religion, national origin, sex, familial status, disability, sexual orientation, marital status, ancestry, and source of income, including those handicaps covered by Section 504 of the Rehabilitation Act of 1973 and its implementing regulations found at 24 CFR 8, 'Non-Discrimination Based on Handicap in Federally Assisted Programs and HUD Activities.'

- Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, age, religion national origin, sex, familial status, & disability, sexual orientation, marital status, ancestry, & source of income
- 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:

1. Achieve and sustain a utilization rate of 98% in the Section 8 Program.

2. Acquire/construct a larger, more customer-friendly Central Housing Authority building (by 9/1/02).

Annual PHA Plan
PHA Fiscal Year 2001
[24 CFR Part 903.7]

i. Annual Plan Type:

Select which type of Annual Plan the PHA will submit.

Standard Plan

Streamlined Plan:

- High Performing PHA**
- Small Agency (<250 Public Housing Units)**
- Administering Section 8 Only**

Troubled Agency Plan

ii. 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.

This year, the Housing Authority of the County of Kern (HACK) submits its second annual Agency Plan to the U.S. Department of Housing and Urban Development (HUD). This summary will highlight major additions to the plan for 2001 and the projects that are underway as approved in last year's plan.

Major additions to the Agency Plan for 2001 include the Section 8 Homeownership Program, the final Pet Policy, and a description of how we will implement the Community Service Requirement. The 2001 Plan also reflects the additional sections required of Standard Performers, as HACK's designation changed from 2000 to 2001 as a result of the new Public Housing Assessment System.

Major programs in process include:

5. Hope I Homeownership Program, incl. Replacement Housing
6. Expansion of Ruben Blunt Village (non-HUD housing)
7. Creation of a new Child Care Center at Monte Vista Development
8. Expansion of the Section 8 Program
9. Planning and Construction of a new Central Office
10. Continuation of the successful grant funded programs for residents (PHDEP, Family Self-Sufficiency, and Service Coordinator)
11. Continuing Rehabilitation at various developments through the Capital Fund Program
12. Transitional Housing for Homeless Youth from the Foster Care System

The Housing Authority is deeply appreciative of the support provided by its various community partners, Board of Commissioners, Resident Advisory Board, and the Los Angeles HUD Office.

iii. 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.

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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.

Required Attachments:

- Admissions Policy for Deconcentration (Attachment A)
- FY 2001 Capital Fund Program Annual Statement (Attachment B)
- Most recent board-approved operating budget

- PHA Management Organizational Chart (Attachment C)
- FY 2000 Capital Fund Program 5 Year Action Plan
- Public Housing Drug Elimination Program (PHDEP) Plan (Attachment D)

Comments of Resident Advisory Board or Boards (Attachment M)

Other

Definitions of ‘Substantial Deviation’ & ‘Significant Amendment or Modification	Attach. E
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Pet Policy	Attach. G
Civil Rights Certification	Attach. H
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Section 8 Home Ownership Capacity Statement	Attach. L
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Project-Based Section 8	Attach. N

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
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	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.	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
	Section 8 Administrative Plan	Annual Plan: Eligibility,

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X		Selection, and Admissions Policies
X	Public Housing Deconcentration and Income Mixing Documentation: 5. 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 6. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the methodology for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Schedule of flat rents offered at each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> 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)	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> 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 2001	Annual Plan: Capital Needs
	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
	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
X	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	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
X	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program <input checked="" type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan/s for public housing and/or Section 8	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 (PHEDEP) 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
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

1. Statement of Housing Needs

[24 CFR Part 903.7 9 (a)]

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

Based upon the information contained in the Consolidated Plan/s applicable to the jurisdiction, and/or other data available to the PHA, provide a statement of the housing needs in the jurisdiction by completing the following table. In the "Overall" Needs column, provide the estimated number of renter families that have housing needs. For the remaining characteristics, rate the impact of that factor on the housing needs for each family type, from 1 to 5, with 1 being "no impact" and 5 being "severe impact." Use N/A to indicate that no information is available upon which the PHA can make this assessment.

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	Size	Loca-tion
Income <= 30% of AMI	10,407	5	3	3	4	4	4
Income >30% but <=50% of AMI	12,301	5	3	3	4	4	4
Income >50% but <80% of AMI	9,369	3	3	2	3	3	3
Elderly	4,460	5	4	3	4	4	3
Families with Disabilities	33,416	5	5	3	5	4	3
Race/Ethnicity							
Black	3,095	5	4	2	4	3	2
Hispanic	10,551	5	4	2	3	4	3
Asian	300	5	4	2	2	2	2
White	20,567	5	4	2	2	3	2
Native American	191	5	4	2	3	3	2

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: FY 2000-01 County, FY 2000-05 City
- 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)
5. Assessment of Residential Care Needs for the Adult Mentally Ill in Kern County (1994)
 6. Housing Continuum Needs Assessment (1997)

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.

Housing Needs of Families on the Waiting List

Waiting list type: (select one)

- Section 8 tenant-based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site-Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction:

	# of families	% of total families	Annual Turnover
Waiting list total	2328		1080
Extremely low income <=30% AMI	1373	59%	
Very low income (>30% but <=50% AMI)	831	36%	
Low income (>50% but <80% AMI)	124	5%	
Families with children	1717	74%	
Elderly families	69	3%	
Families with Disabilities	542	23%	
Race/ethnicity White	708	30%	
Race/ethnicity Hisp.	792	34%	
Race/ethnicity Blk.	749	32%	
Race/ethnicity Amer.Indian	53	2%	
Asian	26	1%	
1BR	NOT AVAILABLE		
2 BR	NOT AVAILABLE		
3 BR	NOT AVAILABLE		
4 BR	NOT AVAILABLE		
5 BR	NOT AVAILABLE		
5+ BR	NOT AVAILABLE		

Is the waiting list closed (select one)? No Yes

If yes:

How long has it been closed (# of months)? **8**

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

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

Housing Needs of Families on the Waiting List

Waiting list type: (select one)

- Section 8 tenant-based assistance
 Public Housing
 Combined Section 8 and Public Housing
 Public Housing Site-Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction:

	# of families	% of total families	Annual Turnover
Waiting list total	2665		806
Extremely low income <=30% AMI	1923	72%	
Very low income (>30% but <=50% AMI)	618	23%	
Low income (>50% but <80% AMI)	124	5%	
Families with children	2034	76%	
Elderly families	43	2%	
Families with Disabilities	588	22%	
Race/ethnicity White	629	24%	
Race/ethnicity Hisp.	1408	53%	
Race/ethnicity Blk.	522	20%	
Race/ethnicity Amer.Indian	61	2%	
Asian	45	2%	
1BR	942	35%	
2 BR	1020	38%	
3 BR	567	21%	
4 BR	134	5%	
5 BR	2	<1%	
5+ BR	-0-	-0-	

Housing Needs of Families on the Waiting List

Is the waiting list closed (select one)? No Yes

If yes:

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

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

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

C. Strategy for Addressing Needs

Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list **IN THE UPCOMING YEAR**, and the Agency's reasons for choosing this strategy.

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

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

Select all that apply

- 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) Utilize project based Section 8

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) **Meet Federal targeting requirements in LIPH and Section 8**

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) **Work in partnership with other housing agencies to develop senior housing**

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

Perform the modification needed in public housing, based on the Section 504 guidelines for Public Housing. Provide ‘reasonable accommodation’ to persons with handicaps covered by Section 504 of the Rehabilitation Act and its implementing regulations. ‘Reasonable accommodation’ will include: Program Accessibility (allow eligible people with disabilities to participate in and benefit from programs to the same extent that people without disabilities do so); Physical Accessibility (as much as practicable, allow people with disabilities to enter, use, and enjoy property under control of the Housing Authority); and Integration of People with Disabilities with other non-disabled persons, unless there is no other reasonable choice.

- 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

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)

2. Statement of Financial Resources

[24 CFR Part 903.7 9 (b)]

List the financial resources that are anticipated to be available to the PHA for the support of Federal public housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year. Note: the table assumes that Federal public housing or tenant based Section 8 assistance grant funds are expended on eligible purposes; therefore, uses of these funds need not be stated. For other funds, indicate the use for those funds as one of the following categories: public housing operations, public housing capital improvements, public housing safety/security, public housing supportive services, Section 8 tenant-based assistance, Section 8 supportive services or other.

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 2000 grants)		
a) Public Housing Operating Fund	1,748,054	
b) Public Housing Capital Fund	2,015,000	
c) HOPE VI Revitalization		
d) HOPE VI Demolition		
e) Annual Contributions for Section 8 Tenant-Based Assistance	15,106,555	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)	447,816	
g) Resident Opportunity and Self-Sufficiency Grants	45,144	

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
h) Community Development Block Grant		
i) HOME		
Other Federal Grants (list below)		
2. Prior Year Federal Grants (unobligated funds only) (list below)		
3. Public Housing Dwelling Rental Income	2,018,005	Operation of Public Housing Program
4. Other income (list below)	91,940	Operation of Public Housing Program
4. Non-federal sources (list below)		
Total resources	21,472,514.	

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) **15**

When families are within a certain time of being offered a unit: **2-4 weeks**

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

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? **N/A**

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? **N/A**

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

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)

c. 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) **Move-ins mandated by court order, Fair Housing & Equal Opportunity issues and elderly households**

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:

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

Other preferences (select all that apply)

- 6 Working families and those unable to work because of age or disability
- 3 Veterans and veterans' families

- 1 Residents who live and/or work in the jurisdiction
- 6 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
- 1 Victims of reprisals or hate crimes
- Other preference(s) (list below)
- 4 Disabled
- 4 Elderly

4. Relationship of preferences to income targeting requirements:

- The PHA applies preferences within income tiers
- 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)

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

b. How often must residents notify the PHA of changes in family composition?

(select all that apply)

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

(6) Deconcentration and Income Mixing

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

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

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)
Landlord references, credit history verification
- 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) **Previous landlord references, claims, & Notices of Termination (if requested)**

(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)
- b. Where may interested persons apply for admission to section 8 tenant-based assistance? (select all that apply)
- PHA main administrative office **By mail only**
 - 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:

Case by case with proper documentation that participant was either unable to search for a unit during a portion of the period, or that participant made a diligent search without positive results.

(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) **Disabled/Elderly**

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

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

Other preferences (select all that apply)

- 6 Working families and those unable to work because of age or disability
- 3 Veterans and veterans’ families
- 1 Residents who live and/or work in your jurisdiction
- 6 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
- 2 Victims of reprisals or hate crimes
- 4 Other preference(s) (list below) **Elderly/Disabled**

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

- 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

- 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)

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

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

- Through published notices
 Other (list below) **Media – Television, Radio, Newspaper and contacts with other community agencies that serve special populations.**

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:

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

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

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:

- 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)
- 95th 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)

5. Operations and Management

[24 CFR Part 903.7 9 (e)]

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

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.
- 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 upcoming fiscal year, and expected turnover in each. (Use "NA" to indicate that the PHA does not operate any of the programs listed below.)

Program Name	Units or Families Served at Year Beginning	Expected Turnover
Public Housing	878	186
Section 8 Vouchers	2,540	381
Section 8 Certificates	75	11
Section 8 Mod Rehab	27	3
Special Purpose Section 8 Certificates/Vouchers (list individually)	MS (disabled).... 70	10
	Designated Hsg Disabled.....135	21
	Fair Share.....246	37
Public Housing Drug Elimination Program (PHDEP)	601	150
Other Federal Programs(list individually)	N/A	N/A
Homeless Disabled (SRO) (Project Based)	81	12

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)

Low-Income Public Housing Units Policy Maintenance Policy

(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 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)

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

B. Section 8 Tenant-Based Assistance

1. Yes 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)

- PHA main administrative office
 Other (list below) **Section 8 Office**

7. Capital Improvement Needs

[24 CFR Part 903.79 (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 #B.

-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 #B.

-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:
- Milagro del Valle – McFarland
- Delano Replacement Housing

- 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:
- Milagro Del Valle, Delano Replacement Housing, City of
- Bakersfield Dollar House Program

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.

Demolition/Disposition Activity Description	
1a. Development name: ROSA VISTA	
1b. Development (project) number: CA008-009	
2. Activity type: Demolition <input type="checkbox"/>	
Disposition <input checked="" type="checkbox"/>	
3. Application status (select one)	
Approved <input checked="" type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: <u>01/09/95 & 09/25/98</u>	
5. Number of units affected: 60	
6. Coverage of action (select one)	
<input type="checkbox"/> Part of the development	
<input checked="" type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 07/01/01	
b. Projected end date of activity: 07/01/02	

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.)

Demolition/Disposition Activity Description	
1a. Development name:	Demolition/Disposition Activity Description ORO VISIT CENTER CARETAKERS
1b. Development project NAHBIS CA	008006-A
1b Development (Project) number:	CA 008-008
2. Activity type	Demolition <input checked="" type="checkbox"/> Disposition <input type="checkbox"/>
3. Application Disposition (one)	<input checked="" type="checkbox"/>
3. Application status (select one)	Approved <input checked="" type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/>
4. Date Application approved, submitted, or planned for submission:	01/09/95 & 09/25/98
4. Date application approved, submitted, or planned for submission:	01/09/95 & 09/25/98
6. Number of units affected (select one)	84
6. Number of units affected (select one)	<input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Timeline for activity	Projected start date of activity: 07/01/01 Projected end date of activity: 07/01/02

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.

Designation of Public Housing Activity Description	
1a. Development name:	
1b. Development (project) number:	
2. Designation type:	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 <input type="checkbox"/>
3. Application status (select one)	Approved; included in the PHA’s Designation Plan <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
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?
6. 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 903.7 9 (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.

Conversion of Public Housing Activity Description	
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.)

Public Housing Homeownership Activity Description (Complete one for each development affected)	
1a. Development name: ORO VISTA	
1b. Development (project) number: CA 008-006A	
2. Federal Program authority:	
<input checked="" 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 checked="" 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: <u>01/09/95 & 09/25/98</u>	
5. Number of units affected: 84	

6. Coverage of action: (select one) <input checked="" type="checkbox"/> Part of the development <input type="checkbox"/> Total development
--

Public Housing Homeownership Activity Description (Complete one for each development affected)
1a. Development name: ROSA VISTA 1b. Development (project) number: CA008-009
2. Federal Program authority: <input checked="" 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 checked="" 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: <u>01/09/95 & 09/25/98</u>
5. Number of units affected: 60 6. Coverage of action: (select one) <input type="checkbox"/> Part of the development <input checked="" type="checkbox"/> Total development

Public Housing Homeownership Activity Description (Complete one for each development affected)
1a. Development name: VINA VISTA 1b. Development (project) number: CA008-008
2. Federal Program authority: <input checked="" 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 checked="" 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:

01/09/95 & 09/25/98

5. Number of units affected: 16
6. Coverage of action: (select one)
- Part of the development
- 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: **Refer to Section 8 Administrative Plan.**

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:

See Section 8 Administrative Plan, Chapter 22

12. PHA Community Service and Self-Sufficiency Programs

[24 CFR Part 903.7 9 (I)]

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? 12-13-00

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) **Transitional Housing for Foster Youth**

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
- Preference in admission to Section 8 for certain public housing families
- Preferences for families working or engaging in training or education programs for non-housing programs operated or coordinated by the PHA
- Preference/eligibility for public housing homeownership option participation
- Preference/eligibility for Section 8 homeownership option participation
- Other policies (list below)

b. Economic and Social self-sufficiency programs

- Yes No: Does the PHA coordinate, promote or provide any programs to enhance the economic and social self-sufficiency of residents? (If "yes", complete the following

table; if “no” skip to sub-component 2, Family Self Sufficiency Programs. The position of the table may be altered to facilitate its use.)

Services and Programs				
Program Name & Description (including location, if appropriate)	Estimated Size	Allocation Method (waiting list/random selection/specific criteria/other)	Access (development office / PHA main office / other provider name)	Eligibility (public housing or section 8 participants or both)
Credit Counseling	Varies	FSS Program	Consumer Credit	Both
Home Buyers Program	Varies	FSS Program	Consumer Credit	Both
First Time Homebuyers	Varies	FSS Program	City Development	Both
Substance Abuse Program	Varies	FSS Program	Ebony Counsel Ctr.	Both
Personal Development	Varies	FSS Program	HACK	Both
Family Counseling	Varies	FSS Program	Consumer Credit	Both
Job Training	7	FSS Program	ETR/MAOF	Both
Educational Training (GED)	19	FSS Program	Bksfld. Adult School	Both
Post Secondary	Varies	FSS Program	Bksfld. Adult School	Both
Employment Counseling	Varies	PHDEP	Jobs First	LIPH
Employment Counseling	Varies	PHDEP	State of California Employment Development Dept.	LIPH
Employment Counseling	Varies	PHDEP	Employers' Training Resource	LIPH
Job Training & Placement	Varies	PHDEP	Employers' Training Resource	LIPH
Educational Training (Computer Training)	Varies	PHDEP	Mexican American Opportunity Found.	LIPH
Educational Training (Computer Training)	Varies	PHDEP	Employers' Training Resource	LIPH
Educational Training (ESL) – Bakersfield	Varies	PHDEP	Kern County Literacy Council	LIPH
Educational Training (ESL) – Shafter	Varies	PHDEP	Richland Lerdo School District – Shafter Healthy Start	LIPh
Family & Individual Counseling	Varies	PHDEP	Henrietta Weill Child Guidance	LIPH
Educational Training (GED)	Varies	PHDEP	Bakersfield Adult School	LIPH
Parenting Classes	Varies	PHDEP	Family-to-Family	LIPH
Employment Placement	Varies	PHDEP	Proteus	LIPH
Referral Services – Food Attainment	Varies	PHDEP	Kern County Food Bank	LIPH
Referral Services – Furniture Attainment	Varies	PHDEP	St. Vincent De Paul	LIPH
Referral Services – Clothing for Employment	Varies	PHDEP	McFarland Unified School District Healthy Start	LIPH
Domestic Abuse Program	Varies	PHDEP	Alliance Against Family Violence	LIPH
Childcare Programs	Varies	PHDEP	Richland Lerdo School District Shafter Healthy Start	LIPH

(2) Family Self Sufficiency program/s

a. Participation Description

Family Self Sufficiency (FSS) Participation		
Program	Required Number of Participants (start of FY 2001 Estimate)	Actual Number of Participants (As of: 11/16/00)
Public Housing	36	20
Section 8	300	221

- b. Yes No: If the PHA is not maintaining the minimum program size required by HUD, does the most recent FSS Action Plan address the steps the PHA plans to 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 the U.S. Housing Act of 1937

See Attach # F.

13. PHA Safety and Crime Prevention Measures

[24 CFR Part 903.7 9 (m)]

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

Oro Vista, Adelante Vista, Little Village, Rio Vista, Homer Harrison, Valle Vista, Monte Vista, Terra Vista and Haciendas del Sol.

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)

Oro Vista, Adelante Vista, Little Village, Rio Vista, Homer Harrison, Valle Vista, Monte Vista, Terra Vista and Haciendas del Sol.

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)

Oro Vista, Adelante Vista, Little Village, Rio Vista, Homer Harrison, Valle Vista, Monte Vista, Terra Vista and Haciendas del Sol.

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: D)

14. RESERVED FOR PET POLICY

[24 CFR Part 903.7 9 (n)]

See Attachment # G.

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.

See Attachment # H.

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? **N/A**
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 903.7 9 (r)]

A. Resident Advisory Board Recommendations (To be completed after review period)

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:

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.)

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)

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) **City of Bakersfield
County of Kern**

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)

Opened Senior Facility – Park Place, Issuing more Section 8 Vouchers, Capital Fund, Building Blocks, EOC – Child Care Center, \$1 Homes through the City of Bakersfield, Delano/McFarland Mixed Finance Development, New Central Office, Expansion of Ruben J. Blunt Village, Delano Housing Rehabilitation Program.

Other: (list below)

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

County funding for Building Blocks, the County supports HACK's efforts to expand the amount of affordable housing.

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.

PHA Plan Table Library

Component 7 Capital Fund Program Annual Statement Parts I, II, and II

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

Capital Fund Grant Number FFY of Grant Approval: (MM/YYYY)

Original Annual Statement

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

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

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Total Estimated Cost

Annual Statement
Capital Fund Program (CFP) Part III: Implementation Schedule

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)

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

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

Optional 5-Year Action Plan Tables				
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development	
Description of Needed Physical Improvements or Management Improvements			Estimated Cost	Planned Start Date (HA Fiscal Year)
Total estimated cost over next 5 years				

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: <i>Housing Authority of the County of Kern</i>	Grant Type and Number: Capital Fund Program Grant No: <u>CA16P008501-00</u> Replacement Housing Factor Grant No:	Federal FY of Grant: <i>07/01/00</i>
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no: 1)
 Performance and Evaluation Report for Period Ending:
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ 16,000.00	\$ 66,500.00	\$ 66,500.00	
3	1408 Management Improvements Soft Costs	\$ 175,750.00	\$ 155,750.00	\$ 155,750.00	\$ 4,352.89
	Management Improvements Hard Costs				
4	1410 Administration	\$ 184,754.00	\$ 184,754.00	\$ 184,754.00	\$ 6,117.82
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 184,000.00	\$ 189,000.00	\$ 189,000.00	\$ 7,301.13
8	1440 Site Acquisition		\$ 155,000.00	\$ 155,000.00	\$ 154,591.28
9	1450 Site Improvement	\$ 50,000.00	\$ 160,000.00	\$ 160,000.00	
10	1460 Dwelling Structures	\$ 1,092,832.00	\$ 1,112,831.00	\$ 1,112,831.00	
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures	\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	\$ 6,680.42
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$ 5,000.00			
18	1499 Development Activities				
19	1502 Contingency	\$ 50,000.00			
	Amount of Annual Grant: (sum of lines.....)	\$ 2,043,835.00	\$ 2,043,835.00	\$ 2,043,835.00	\$ 179,043.54
	Amount of line XX Related to LBP Activities	\$ 45,000.00			
	Amount of line XX Related to Section 504 compliance	\$ 80,000.00			
	Amount of line XX Related to Security—Soft Costs				
	Amount of Line XX related to Security- Hard Costs				
	Amount of line XX Related to Energy Conservation Measures	\$ 100,000.00			
	Collateralization Expenses or Debt Service				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: <i>Housing Authority of the County of Kern</i>		Grant Type and Number: Capital Fund Program Grant No: <u>CA16P008501-00</u> Replacement Housing Factor Grant No:					Federal FY of Grant: <i>07/01/00</i>		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Original	Expended		
1) PHA Wide	Operations	1406		\$ 16,500.00	\$ 66,500.00	\$ 66,500.00		on going	
2) PHA Wide	Management Improvement	1408							
	a) Job Training-Sec 3		10	\$ 70,216.00	\$ 70,216.00	\$ 70,216.00		on going	
	b) LIPH-Training		15	\$7,500.00	\$ 0.00	\$ 0.00	\$ 190.00		
	c) Consultants-Training		25	\$7,500.00	\$ 0.00	\$ 0.00			
	d) Resident Initiatives			\$ 12,000.00	\$ 12,000.00	\$ 12,000.00		on going	
	e) Computer Software		9	\$5,000.00	\$ 0.00	\$ 0.00			
	f) Technical Support			\$ 73,534.00	\$ 73,534.00	\$ 73,534.00	\$ 4,162.89	on going	
3) PHA Wide	Administration	1410	4	\$184,754.00	\$184,754.00	\$184,754.00	\$ 6,117.82	on going	
4a) PHA Wide	Fee's Cost	1430.01		\$ 20,000.00	\$ 25,000.00	\$ 25,000.00	\$ 2,980.00	under contract	
b) PHA Wide	Inspection Cost	1430.07		\$164,000.00	\$164,000.00	\$164,000.00	\$ 4,321.13	on going	
5a) PHA Wide	Site Improvements	1450	4	\$ 35,000.00	\$ 35,000.00	\$ 35,000.00		under contract	
5b) Cal 8-14, Plaza Towers	Parking Improvements	1450	1	\$125,000.00	\$125,000.00	\$125,000.00		bidding	
			Sub-Total	\$721,004.00	\$756,004.00	\$756,004.00	\$ 17,771.84		

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: <i>Housing Authority of the County of Kern</i>		Grant Type and Number: Capital Fund Program Grant No: <u>CA16P008501-00</u> Replacement Housing Factor Grant No:					Federal FY of Grant: <i>07/01/00</i>		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Original	Revised		
6) PHA Wide	Energy Performance Contract	1460		\$ 98,750.00	\$ 98,750.00	\$ 98,750.00		under contract	
7) Cal 8-6B, Little Village	Modernization-LBP Abatement	1460	10	\$663,233.00	\$663,233.00	\$663,233.00		under contract	
8) Cal 8-07, Terra Vista	R/R Windows/Exterior Facade	1460	12	\$100,000.00	\$162,924.00	\$162,924.00		under contract	
9) Cal 8-02, Adelante Vista	R/R Windows/Exterior Facade	1460	12	\$105,000.00	\$187,924.00	\$187,924.00		under contract	
10) Cal 8-03, Valle Vista	R/R Windows/Exterior Facade	1460	14	\$125,848.00	\$ 0.00	\$ 0.00			
11) Non-Dwelling	Non-Dwelling Equipment	1475		\$ 20,000.00	\$ 20,000.00	\$ 20,000.00	\$ 6,680.49	on going	
12) PHA Wide	Relocation	1495		\$ 5,000.00	\$ 0.00	\$ 0.00	\$ 0.00		
13) PHA Wide	Contingency	1502		\$ 50,000.00	\$ 0.00	\$ 0.00	\$ 0.00		
14) Cal 8-14, Plaza Towers	Property Purchase	1440	1	\$155,000.00	\$155,000.00	\$155,000.00	\$154,591.28	Completed	
		Sub-Total		\$1,322,831.00	\$1,287,831.00	\$1,287,831.00	\$ 161,271.70		
	From 1 st Page	Sub-Total		\$ 721,004.00	\$ 756,004.00	\$ 756,004.00	\$ 17,771.84		
		Total		\$2,043,835.00	\$2,043,835.00	\$2,043,835.00	\$ 179,043.54		

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Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part III: Implementation Schedule							
PHA Name: <i>Housing Authority of the County of Kern</i>		Grant Type and Number: Capital Fund Program No: <u>CA16P008501-00</u> Replacement Housing Factor No:				Federal FY of Grant: 07/01/0	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
1) Operations	3/02			9/03			
2) PHA Wide – M.. I.							
a) Job Training-Sec 3	3/02		2/00	9/03			
b) LIPH-Training	3/02		2/00	9/03			
c) Consultants	3/02		2/00	9/03			
d) Resident Initiatives	3/02		2/00	9/03			
e) Computer Software	3/02		2/00	9/03			
f) Technical Support	3/02		2/00	9/03			
3) PHA Wide-Administration	3/02		2/00	9/03			
4) PHA Wide-Fee's & Cost	3/02		2/00	9/03			
b) Inspection	3/02		2/00	9/03			
5) PHA Wide	3/02		2/00	9/03			
b) Cal 8-14, Plaza Towers	3/02			9/03			
6) PHA Wide-Energy Performance	3/02		1/00	9/03			
7) Cal 8-6B, Little Village	3/02		2/00	9/03			
8) Cal 8-07, Terra Vista	3/02		2/00	9/03			
9) Cal 8-02, Adelante Vista	3/02		2/00	9/03			
10) Cal 8-03, Valle Vista	3/02		2/00	9/03			
11) PHA Wide	3/02		2/00	9/03			
12) PHA Wide	3/02		2/00	9/03			
13) Contingency	3/02		2/00	9/03			
14) Cal 8-14, Plaza Towers	3/02		2/00	9/03			

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: <i>Housing Authority of the County of Kern</i>	Grant Type and Number: Capital Fund Program Grant No: <u>CA16P008502-01</u> Replacement Housing Factor Grant No:	Federal FY of Grant: <i>07/01/01</i>
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Original Annual Statement **Reserve for Disasters/ Emergencies** **Revised Annual Statement (revision no: 1)**
 Performance and Evaluation Report for Period Ending: **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements Soft Costs	\$ 187,250.00			
	Management Improvements Hard Costs				
4	1410 Administration	\$ 201,230.00			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	\$ 213,650.00			
8	1440 Site Acquisition	\$ 580,000.00			
9	1450 Site Improvement	\$ 278,000.00			
10	1460 Dwelling Structures	\$ 348,000.00			
11	1465.1 Dwelling Equipment—Non-expendable				
12	1470 Non-dwelling Structures	\$ 220,000.00			
13	1475 Non-dwelling Equipment	\$ 12,500.00			
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	\$ 2,500.00			
18	1499 Development Activities				
19	1502 Contingency	\$ 45,841.00			
	Amount of Annual Grant: (sum of lines.....)	\$ 2,089,676.00			
	Amount of line XX Related to LBP Activities	\$ 45,000.00			
	Amount of line XX Related to Section 504 compliance	\$ 80,000.00			
	Amount of line XX Related to Security—Soft Costs				
	Amount of Line XX related to Security- Hard Costs				
	Amount of line XX Related to Energy Conservation Measures	\$ 100,000.00			
	Collateralization Expenses or Debt Service				

**Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)**

Part II: Supporting Pages

PHA Name: <i>Housing Authority of the County of Kern</i>		Grant Type and Number: Capital Fund Program Grant No: <u>CA16P008502-01</u> Replacement Housing Factor Grant No:				Federal FY of Grant: <i>07/01/01</i>		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantit y	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Original	Revised	
1) PHA Wide	Management Improvement	1408						
	a) Job Training – Sec 3		10	\$ 81,216.00				
	b) LIPH-Training		15	\$ 7,500.00				
	c) Consultants-Training		25	\$ 5,500.00				
	d) Resident Initiatives			\$ 10,000.00				
	e) Computer Software		9	\$ 2,500.00				
	f) Technical Support			\$ 80,534.00				
2) PHA Wide	Administration	1410	4	\$ 201,230.00				
3a) PHA Wide	Fee's Cost	1430.01		\$ 92,000.00				
b) PHA Wide	Inspection Cost	1430.07		\$ 121,650.00				
4) Cal 8-01; Central Office	Purchase site for new C.O.	1440	1	\$ 580,000.00				
5a) Cal 8-6A, Oro Vista	Parking & Sidewalk Improvements	1450	18	\$ 193,000.00				
b) Cal 8-03, Valle Vista	Parking & Sidewalk Improvements	1450	8	\$ 85,000.00				
		Sub- Total		\$1,460,130.00				

**Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)**

Part II: Supporting Pages

PHA Name: <i>Housing Authority of the County of Kern</i>		Grant Type and Number: Capital Fund Program Grant No: <u>CA16P008502-01</u> Replacement Housing Factor Grant No:				Federal FY of Grant: <i>07/01/01</i>		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Original	Revised	
6) PHA Wide	Energy Performance Contract	1460		\$ 98,750.00				
7) Cal 8-07, Terra Vista	R/R Windows/Exterior Facade	1460	14	\$ 249,955.00				
8) Cal 8-01, Central Office	Construction of New C.O.	1470	1	\$ 220,000.00				
9) PHA Wide	Non-Dwelling Equipment	1475		\$ 12,500.00				
10) Cal 8-05, Little Village	Relocation Cost	1495		\$ 2,500.00				
11) PHA Wide	Contingency	1502		\$ 45,841.00				
		Sub-Total		\$ 629,546.00				
	From 1 st Page	Sub-Total		\$1,460,130.00				
		TOTAL		\$2,089,676.00				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: <i>Housing Authority of the County of Kern</i>		Grant Type and Number: Capital Fund Program No: <u>CA16P008502-01</u> Replacement Housing Factor No:					Federal FY of Grant: <i>07/01/01</i>
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
1) PHA Wide – M.I.							
a) Job Training–Sec 3	3/03			9/04			
b) LIPH-Training	3/03			9/04			
c) Consultants	3/03			9/04			
d) Resident Initiatives	3/03			9/04			
e) Computer Software	3/03			9/04			
f) Technical Support	3/03			9/04			
2) PHA Wide-Administration	3/03			9/04			
3a) PHA Wide-Fee’s & Cost	3/03			9/04			
b) Inspection Cost	3/03			9/04			
4) Central Office-Purchase	3/03			9/04			
5a) Cal 8-6A, Oro Vista	3/03			9/04			
b) Cal 8-03, Valle Vista	3/03			9/04			
6) PHA Wide–Energy Performance	3/03			9/04			
7) Cal 8-07, Terra Vista	3/03			9/04			
8) Cal 8-01, Central Office	3/03			9/04			
9) PHA Wide-Non-Dwelling	3/03			9/04			
10) PHA Wide-Relocation	3/03			9/04			
11) Contingency	3/03			9/04			

Capital Fund Program Five-Year Action Plan Part I: Summary

PHA Name <i>Housing Authority of the County of Kern</i>		<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:			
Development Number Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: 2002 PHA FY: 07/01/02	Work Statement for Year 3 FFY Grant: 2003 PHA FY: 07/01/03	Work Statement for Year 4 FFY Grant: 2004 PHA FY: 07/01/04	Work Statement for Year 5 FFY Grant: 2005 PHA FY: 07/01/05
PHA Wide	Annual Statement	Management Improvement	Management Improvement	Management Improvement	Management Improvement
PHA Wide		Energy Performance Contract			
Cal 8-01, Rio Vista		R/R Windows, Security Fencing Lighting, Exterior Facade & Pipe Restoration	R/R Windows, Security Fencing Lighting, Exterior Facade & Pipe Restoration	R/R Windows, Security Fencing & Lighting, Exterior Facade	R/R Windows, Security Fencing & Lighting, Exterior Facade
Cal 8-02, Adelante Vista		R/R Windows, Security Fencing & Lighting, Exterior Facade	R/R Windows, Security Fencing & Lighting, Exterior Facade	R/R Parking areas & Sidewalks Security Fencing & Lighting	
Cal 8-03, Valle Vista		R/R Windows, Security Fencing & Lighting, Exterior Facade R/R Heaters Modernize Prototype	R/R Windows, Security Fencing & Lighting, Exterior Facade R/R Heaters	R/R Windows, Security Fencing & Lighting, Exterior Facade R/R Heaters	R/R Windows, Security Fencing & Lighting, Exterior Facade R/R Heaters
Cal 8-04, Monte Vista				R/R Heaters R/R Roofs - Redesign	R/R Roofs - Redesign
Cal 8-05, Little Village		Modernization, LBP & Asbestos Abatement	Modernization, LBP & Asbestos Abatement	Modernization, LBP & Asbestos Abatement	Modernization, LBP & Asbestos Abatement
Cal 8-6A, Oro Vista		Security Fencing/Light R/R Sidewalks	R/R Windows, Color Coat Building Change Exterior Facade/Roofs	R/R Windows, Color Coat Building Change Exterior Facade/Roofs	R/R Windows, Color Coat Building Change Exterior Facade/Roofs
Total CFP Funds (Est.)					
Total Replacement Housing Factor Funds					

Capital Fund Program Five-Year Action Plan

Part I: Summary

PHA Name		<input checked="" type="checkbox"/> Original 5-Year Plan			
<i>Housing Authority of the County of Kern</i>		<input type="checkbox"/> Revision No:			
Development Number Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: 2002 PHA FY: 07/01/02	Work Statement for Year 3 FFY Grant: 2003 PHA FY: 07/01/03	Work Statement for Year 4 FFY Grant: 2004 PHA FY: 07/01/04	Work Statement for Year 5 FFY Grant: 2005 PHA FY: 07/01/05
Cal 8-6B, Little Village	Annual Statement	Modernization, LBP & Asbestos Abatement	Modernization, LBP & Asbestos Abatement	R/R Parking areas & Sidewalks Security Fencing/Lighting	
Cal 8-07, Terra Vista			R/R Heaters Security Fencing/Lighting	R/R Heaters R/R Parking areas & sidewalks	R/R Parking areas & sidewalks
Cal 8-14, Plaza Towers		Modernization Paint Exterior of Building	Modernization Paint Exterior of Building	Modernization Paint Exterior of Building	Modernization Paint Exterior of Building
Cal 8-18, Parkview		Color Coat Exterior	Color Coat Exterior R/R Roofs R/R Parking areas & sidewalks	Color Coat Exterior R/R Roofs R/R Parking areas & sidewalks	R/R Roofs R/R Parking areas & sidewalks
Total CFP Funds (Est.) Total Replacement Housing Factor Funds			\$ 2,089,676.00	\$ 2,089,676.00	\$ 2,089,676.00

**Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities**

Activities for Year 1	Activities for Year: <u>2002</u>			Activities for Year: <u>2003</u>		
	FFY Grant: 2002	PHA FY: 07/01/02		FFY Grant:2003	PHA FY: 07/01/03	
See Annual Statement	PHA Wide	1408	\$ 158,000.00	PHA Wide	1408	\$ 127,000.00
	PHA Wide	1460	\$ 101,000.00			
	Cal 8-01, Rio Vista	1450	\$ 5,000.00	Cal 8-01, Rio Vista	1450	\$ 5,000.00
		1460	\$ 165,000.00		1460	\$ 210,000.00
	Cal 8-02, Adelante Vista	1450	\$ 5,000.00	Cal 8-02, Adelante Vista	1450	\$ 5,000.00
		1460	\$ 178,875.00		1460	\$ 125,000.00
	Cal 8-03, Valle Vista	1450	\$ 5,000.00	Cal 8-03, Valle Vista	1450	\$ 5,000.00
		1460	\$ 103,875.00		1460	\$ 105,000.00
	Cal 8-05, Little Village	1460	\$ 550,000.00	Cal 8-05, Little Village	1460	\$ 550,000.00
	Cal 8-6A, Oro Vista	1450	\$ 45,000.00	Cal 8-6A, Oro Vista	1460	\$ 95,000.00
	Cal 8-6B, Little Village	1460	\$ 275,000.00	Cal 8-6B, Little Village	1460	\$ 250,000.00
	Cal 8-14, Plaza Towers	1460	\$ 225,000.00	Cal 8-07, Terra Vista	1450	\$ 5,000.00
	Cal 8-18, Parkview	1460	\$ 75,000.00		1460	\$ 50,000.00
				Cal 8-14, Plaza Towers	1460	\$ 200,000.00
				Cal 8-18, Parkview	1460	\$ 75,000.00
Total Estimated Cost		\$ 1,891,750.00			\$ 1,807,000.00	

**Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities**

Activities for Year 1	Activities for Year: <u>2004</u>			Activities for Year: <u>2005</u>		
	FFY Grant: 2004	PHA FY: 07/01/04		FFY Grant:2005	PHA FY: 07/01/05	
See Annual Statement	PHA Wide	1408	\$ 185,000.00	PHA Wide	1408	\$ 187,000.00
	Cal 8-01, Rio Vista	1450	\$ 5,000.00	Cal 8-01, Rio Vista	1450	\$ 5,000.00
		1460	\$ 165,000.00		1460	\$ 210,000.00
	Cal 8-03, Valle Vista	1450	\$ 5,000.00	Cal 8-03, Valle Vista	1450	\$ 5,000.00
		1460	\$ 200,750.00		1460	\$ 200,000.00
	Cal 8-04, Monte Vista	1460	\$ 150,000.00	Cal 8-04, Monte Vista	1460	\$ 230,000.00
	Cal 8-05, Little Village	1460	\$ 450,000.00	Cal 8-05, Little Village	1460	\$ 450,000.00
	Cal 8-6A, Oro Vista	1460	\$ 200,000.00	Cal 8-6A, Oro Vista	1460	\$ 95,000.00
	Cal 8-07, Terra Vista	1460	\$ 90,000.00			
	Cal 8-14, Plaza Towers	1460	\$ 250,000.00	Cal 8-14, Plaza Towers	1460	\$ 295,000.00
Cal 8-18, Parkview	1460	\$ 175,000.00	Cal 8-18, Parkview	1460	\$ 200,000.00	
	Total Estimated Cost		\$ 1,875,750.00			\$ 1,877,000.00

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Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHA Name: <i>Housing Authority of the County of Kern</i>	Grant Type and Number: Capital Fund Program Grant No Replacement Housing Factor Grant No: <u>CA16P008503-01</u>	Federal FY of Grant: 07/01/01
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Original Annual Statement
 Reserve for Disasters/ Emergencies
 Revised Annual Statement (revision no: ())
 Performance and Evaluation Report for Period Ending:
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements Soft Costs				
	Management Improvements Hard Costs				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities	\$ 75,282.00			
19	1502 Contingency				
	Amount of Annual Grant: (sum of lines 2-19)	\$ 75,282.00			
	Amount of line XX Related to LBP Activities				
	Amount of line XX Related to Section 504 compliance				
	Amount of line XX Related to Security—Soft Costs				
	Amount of Line XX related to Security- Hard Costs				
	Amount of line XX Related to Energy Conservation Measures				
	Collateralization Expenses or Debt Service				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part II: Supporting Pages

PHA Name: <i>Housing Authority of the County of Kern</i>		Grant Type and Number: Capital Fund Program Grant No: Replacement Housing Factor Grant No: <u>CA16P008503-01</u>					Federal FY of Grant: <i>07/01/01</i>		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
1) Replacement Housing			1499		Original \$ 75,282.00	Revised	Original	Revised	

**Capital Fund Program Five-Year Action Plan
Part I: Summary**

PHA Name **Housing Authority of the County of Kern** Original 5-Year Plan
 Revision No:

Development Number Name/HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: 2002 PHA FY: 07/01/02	Work Statement for Year 3 FFY Grant: 2003 PHA FY: 07/01/03	Work Statement for Year 4 FFY Grant: 2004 PHA FY: 07/01/04	Work Statement for Year 5 FFY Grant: 2005 PHA FY: 07/01/05
Replacement Housing	Annual Statement	Unit replacement	Unit replacement	Unit replacement	Unit replacement
Total CFP Funds (Est.)					
Total Replacement Housing Factor Funds		\$ 75,282.00	\$ 75,282.00	\$ 75,282.00	\$ 75,282.00

**Y2001 ORGANIZATIONAL CHART
ATTACHMENT C**

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 \$228,535.00

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

C. FFY in which funding is requested 2001

D. Executive Summary of Annual PHDEP Plan

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

HACK will utilize PHDEP funding to develop community partnership, youth programs, and education/employment opportunities for adults-all aimed at reducing drug usage and drug-related activity in and around public housing developments. Additionally, funding will be directed to continue to strengthen and establish Memorandums of Understanding with local law enforcement agencies for information sharing and above baseline services, contracting of security services and the employment of HACK investigators to investigate drug-related crime within the Developments.

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)
Oro Vista	92	70
Adelante Vista	50	35
Little Village	155	116
Homer Harrison	50	35
Valle Vista	62	45
Monte Vista	50	35
Haciendas del Sol	36	25
Terra Vista	36	25
Rio Vista	71	50

F. Duration of Program

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

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

G. PHDEP Program History

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

Fiscal Year of Funding	PHDEP Funding Received	Grant #	Fund Balance as of Date of this Submission	Grant Extensions or Waivers	Anticipated Completion Date
FY 1995	\$298,800	CA16DEP0080195	-0-		
FY 1996	\$293,400	CA16DEP0080196	-0-		
FY 1997	\$286,500	CA16DEP0080197	-0-		
FY 1998	\$286,500	CA16DEP0080198	-0-		
FY 1999	\$219,281	CA16DEP0080199	\$219,281	0	12/15/01
FY 2000	\$228,535	CA16DEP0080100	\$228,535	0	09/12/02

Section 2: PHDEP Plan Goals and Budget

A. PHDEP Plan Summary

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

It is the continued goal of the program to mitigate and eliminate the negative impact of drugs and drug related crime in and around public housing developments. The strategy to be used includes continued collaboration with local law enforcement agencies through the development of MOU’s, employment of investigators for continued development of Neighborhood Watch programs and patrols, strengthening the infrastructure of our families through programs and services that support family self-sufficiency, drug prevention, education, empowerment, and employment. HACK staff will work to establish MOU’s with area service providers that will enable us to further our goals. Services will be procured at no fee to the agency or the program participants whenever possible.

All program activities will be monitored through a database created for the sole purpose of tracking PHDEP activities and participants. Measurable goals will be established and tracked from the onset of a program. HACK will monitor all program activities on a monthly basis and conduct quarterly analysis of information obtained to monitor program effectiveness and success. A Resident Survey will be used to gauge resident approval of PHDEP activities.

B. PHDEP Budget Summary

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

FY 2001 PHDEP Budget Summary	
Budget Line Item	Total Funding
9110 - Reimbursement of Law Enforcement	\$ 5,000.00
9120 - Security Personnel	-0-
9130 - Employment of Investigators	\$ 62,160.00
9140 - Voluntary Tenant Patrol	\$ 1,500.00
9150 - Physical Improvements	\$ 1,500.00
9160 - Drug Prevention	\$101,553.00
9170 - Drug Intervention	\$
9180 - Drug Treatment	

9190 - Other Program Costs	\$ 56,822.00
TOTAL PHDEP FUNDING	\$228,535.00

C. PHDEP Plan Goals and Activities

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

9110 - Reimbursement of Law Enforcement						Total PHDEP Funding: \$5000.00	
Goal(s)	To establish MOU's outlining collaborative relationship and information sharing of crime statistics and crime reduction plans and joint operations.						
Objectives	To continue obtaining services at little or no cost to the program.						
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	Other Funding (Amount/Source)	Performance Indicators
1. Bakersfield Police Dept.			07/01/02	012/31/03	-0-	In-Kind	Signed MOU
2. Kern County Sheriff's			07/01/02	012/31/03	-0-	In-Kind	Signed MOU
3. Arvin Police Dept.			07/01/02	012/31/03	-0-	In-Kind	Signed MOU
4. Delano Police Dept.			07/01/02	012/31/03	\$2,500.00	In-Kind	Signed MOU
5. Shafter Police Dept.			07/01/02	012/31/03	\$2,500.00	In-Kind	Signed MOU

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

9130 - Employment of Investigators						Total PHDEP Funding: \$62,160.00	
Goal(s)	To mitigate and eliminate the negative impact of drugs and drug related crime in and around public housing developments.						
Objectives	To provide extended security services and help coordinate and establish Neighborhood Watch programs at PHDEP developments.						
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	Other Funding (Amount/Source)	Performance Indicators

						/Source)	
1.Salary of 3 Investigators (Salary + Fringe Benefits)			07/01/02	12/31/03	\$57,160		Activity Reports demonstrating a response to community needs and the establishment and monitoring of Neighborhood Watch programs at all sites.
2.Travel/Training HUD Conference on Safety			07/01/02	12/31/03	\$2,000.00		Information obtained at conference will be shared with residents and staff with recommendations for improving safety.
3.Equipment			07/01/02	12/31/03	\$1,000.00		
4.Office Supplies			07/01/02	12/31/03	\$1,000.00		
5.Telephone/Cellular Services/Radios			07/01/02	12/31/03	\$1,000.00		

9140 - Voluntary Tenant Patrol					Total PHDEP Funding: \$1,500.00		
Goal(s)	To empower residents to take an active role in mitigating and eliminating drug and drug related crime in and around their communities.						
Objectives	To establish Neighborhood Watch programs at all PHDEP sites and identify block captains and/or leaders for each..						
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	Other Funding (Amount /Source)	Performance Indicators
1.Supplies	100	Residents at PHDEP funded sites.	07/01/02	12/31/03	\$1,500.00		Promotional materials, signs, and supplies will be visible at all developments.
2.							
3.							

9150 - Physical Improvements					Total PHDEP Funding: \$1,500.00		
Goal(s)	To ensure developments are well lighted and safe for residents and staff.						
Objectives	To provide lighting in key areas as needed.						
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	Other Funding (Amount /Source)	Performance Indicators
1.Lighting			07/01/02	12/31/03	\$1,500.00		Installation/Replacement of lighting in key areas.
2.							

3.							
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9160 - Drug Prevention					Total PHDEP Funding: \$101,553.00			
Goal(s)		To strengthen the infrastructure of families through programs and services that support family self sufficiency, drug prevention, education, empowerment, and employment.						
Objectives		Establish MOU's and contracts with area service providers that will further our goals. Staff will make direct contact with families for services and referrals.						
Proposed Activities		# of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	Other Funding (Amount /Source)	Performance Indicators
1. Employment of a Full time Resident Service Assistant(Salary + Benefits)		436	Residents at PHDEP funded sites	07/01/02	12/31/03	\$39,490		Number of referrals distributed and resident receiving services.
2. Employment of 2 Site Assistants-1 full time, 1 part time (Salaries + Benefits)		436	Residents at PHDEP funded sites	07/01/02	12/31/03	\$40,113		Number of Youth Participating in Activities/sign-in sheets.
3. Travel/Training				07/01/02	12/31/03	\$ 2,000		
4. Gas/Oil/Tires				07/01/02	12/31/03	\$ 2,000		
5. Supplies				07/01/02	12/31/03	\$ 2,950		
6. Contractual				07/01/02	12/31/03	\$10,000		
7. Teen Club Activities		75		07/01/02	12/31/03	\$ 5,000		Number of Teens Participating in Activities/sign-in sheets

9170 - Drug Intervention					Total PHDEP Funding: \$			
Goal(s)								
Objectives								
Proposed Activities		# of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	Other Funding (Amount /Source)	Performance Indicators
1.								
2.								
3.								

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

9190 - Other Program Costs					Total PHDEP Funds: \$56,822.00		
Goal(s)							
Objectives							

Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	Other Funding (Amount /Source)	Performance Indicators
1.Salary and Benefits-30% of Resident Initiatives Program Director			07/01/02	12/31/03	\$24,556		Timely completion of budget requests and program reports.
2.Salary and Benefits - 30% of Office Assistant III			07/01/02	12/31/03	\$11,855		Completion of reports and promotional information for programs.
3.Salary and Benefits - 20% of Resident Services Coordinator			07/01/02	12/31/03	\$ 9,411		Coordination of Resident councils and completion of reports for programs and crime statistics.
4.Gas/Oil/Tires			07/01/02	12/31/03	\$ 1,000		
5.Contractual			07/01/02	12/31/03	\$10,000		Completed program evaluation.

Section 3: Expenditure/Obligation Milestones

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

Budget Line Item #	25% Expenditure of Total Grant Funds By Activity #	Total PHDEP Funding Expended (sum of the activities)	50% Obligation of Total Grant Funds by Activity #	Total PHDEP Funding Obligated (sum of the activities)
<i>e.g Budget Line Item # 9120</i>	<i>Activities 1, 3</i>		<i>Activity 2</i>	
9110	<i>Activities 1, 2, 3</i>		<i>Activities 4, 5</i>	<i>\$ 5,000.00</i>
9120				
9130	<i>Activities 1,2,3,4,5</i>	<i>\$16,217.50</i>	<i>Activities 1,2,3,4,5</i>	<i>\$48,652.50</i>
9140	<i>Activities 1</i>	<i>\$ 375.00</i>	<i>Activity 1</i>	<i>\$ 1,125.00</i>
9150	<i>Activities 1</i>	<i>\$ 375.00</i>	<i>Activity 1</i>	<i>\$ 1,125.00</i>
9160	<i>Activities 1,2,3</i>	<i>\$24,776.00</i>	<i>Activities 4,5,6,7</i>	<i>\$74,328.00</i>
9170				
9180				
9190	<i>Activities 1,2,3</i>	<i>\$14,140.25</i>	<i>Activities 4,5</i>	<i>\$42,420.75</i>
TOTAL		<i>\$55,883.75</i>		<i>\$172,651.25</i>

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.”

**DEFINITIONS OF 'SUBSTANTIAL DEVIATION'
AND
'SIGNIFICANT AMENDMENT OR MODIFICATION'
ATTACHMENT E**

**DEFINITIONS OF 'SUBSTANTIAL DEVIATION' &
'SIGNIFICANT AMENDMENT OR MODIFICATION'**

Whenever the Housing Authority of the County of Kern (HACK) plans or undertakes activities that represent 'substantial deviation' from the 5-Year Plan or require 'significant amendment or modification' of the 5 Year Plan, such activities must be explained in the Annual Plan.

For this purpose, 'substantial deviation' and 'significant amendment or modification' are defined as:

Discretionary changes in the plans or policies of the Housing Authority that fundamentally change the mission, goals, objectives, or plans of the Agency, and which require formal approval of the Board of Commissioners.

COMMUNITY SERVICE REQUIREMENT

ATTACHMENT F

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

Effective July 1, 2001, HACK will begin implementation of the Resident Community Service requirements pursuant to 24 CFR Part 960-605. The following policy will be implemented in administering the program.

HACK shall identify all adult family members who are apparently not exempt from the community service requirement.

HACK shall notify all such family members of the community service requirement and of the categories of individuals who are exempt from the requirement. The notification will provide the opportunity for family members to claim and explain an exempt status. HACK shall verify such claims:

The notification will advise families that their community service obligation will begin upon the effective date of their first annual reexamination on or after 7/01/01. For families paying a flat rent, the obligation begins on the date their annual reexamination would have been effective had an annual reexamination taken place. It will also advise them that failure to comply with the community service requirement will result in ineligibility for continued occupancy at the time of any subsequent annual reexamination.

Community service includes performing work or duties in the public benefit that serve to improve the quality of life and/or enhance resident self-sufficiency, and/or increase the self-responsibility of the resident within the community.

An economic self-sufficiency program is one that is designed to encourage, assist, train or facilitate the economic independence of participants and their families or to provide work for participants. These programs may include programs for job training, work placement, basic skills training, education, English proficiency, work fare, financial or household management, apprenticeship, and any program necessary to ready a participant to work (such as substance abuse or mental health treatment).

HACK will coordinate with social service agencies, local schools, and the Human Resources Office in identifying a list of volunteer community service positions.

Together with the resident advisory councils, HACK may create volunteer positions such as hall monitoring, litter patrols, and supervising and record keeping for volunteers.

At the first annual reexamination or after July 1, 2001, and each annual reexamination thereafter, HACK will do the following:

1. Provide a list of volunteer opportunities to the family members.
2. Provide information about obtaining suitable volunteer positions.
3. Provide a volunteer time sheet to the family member. Instructions for the time sheet require the individual to complete the form and have a supervisor date and sign for each period of work.
4. Assign family members to a community organization that will assist the family members in identifying appropriate volunteer positions and in meeting their responsibilities. Tracking the family member's progress will be made at least annually or sooner with the family member as needed to best encourage compliance.

Thirty (30) days before the family's next lease anniversary date, the community organization will advise HACK whether each applicable adult family member is in compliance with the community service requirement.

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**HOUSING AUTHORITY OF THE COUNTY OF KERN
525 ROBERTS LANE
BAKERSFIELD, CALIFORNIA 93308**

**STATEMENT OF POLICIES
GOVERNING ADMISSION TO AND
CONTINUED OCCUPANCY OF
HUD ASSISTED
LOW-INCOME PUBLIC HOUSING UNITS**

This Admissions and Continued Occupancy Policy defines the Housing Authority of the County of Kern's (HACK) policies for the operation for the Public Housing Program, incorporating Federal, State and local law. If there is any conflict between this policy and laws or regulations, the laws and regulations will prevail

**William L. Carter
Executive Director**

**Patricia Norris
Housing Administrator**

02/14/2001

5-5(E)

Extensions of credit or partial payments may be granted periodically for tenants who have an emergency situation and who have contacted the office to explain their circumstances. If the explanation proves acceptable, a written agreement between the tenant and management will be executed, stipulating the payment due. Late charges will be assessed even when payment arrangements have been made. Once the 14Day Notice has been served on a tenant, no partial payments will be accepted. Tenants who request extensions month after month shall be denied these extensions, and their failure to pay rent within the acceptable time frame will result in eviction.

5-5 (F)

Tenants who receive in excess of four 14Day Notices within a 12 month period, shall, after being counseled and warned, be served a non-curable, "30-Day Notice of Proposed Termination of Tenancy."

5-5 (G)

Receipt of a "Non Sufficient Funds" (NSF) check will be considered nonpayment of rent, and procedures outlined above will apply, including assessment of a ten dollar (\$10.00) late fee if acceptable payment is not received prior to the sixth (6th) working day of the month.

5-6 Pet Policy

5-6 (A)

The dwelling lease may be amended or a separate "Pet Agreement" executed to permit keeping common household pets under the following circumstances:

1. Elderly disabled families and/or non elderly families, residing in any public housing unit may request permission to have pets, in accordance with HACK's Pet Policy, Appendix V; and will be granted such permission provided they execute the proper "Authorization for Pet Ownership" Pet Agreement." An additional pet deposit in the amount of \$150.00 will be required for each pet at the time the agreement is signed. (State Law effective 1/1/82).
2. The Pet Policy does not apply to any animals used as auxiliary aids by persons with disabilities. Assistance animals, such as, a "guide dog" properly trained for the blind or a "signal dog," are allowed in all public

housing facilities with no restrictions other than those imposed on all tenants to maintain their units and common facilities in a decent, safe, and sanitary manner and to refrain from disturbing their neighbor.

5-6 (B)

Residents must have written prior approval before moving a pet into their unit. Residents must request approval on the "Authorization for Pet Ownership Form" that must be fully completed before HACK will approve the request.

5-6 (C)

HACK will allow only domesticated animals such as a dog, cat, bird, rodent (including a rabbit), fish or turtle in aquarium units. Common household pets do not include reptiles (except turtles).

All dogs and cats must be neutered or spayed before they reach 9 months of age. A licensed veterinarian must verify this fact.

1. Only one (1) pet per unit allowed.
2. Any animal deemed to be potentially harmful to the health or safety of others, including attack or fight trained dogs, will not be allowed.
3. No animal may exceed twenty (20) pounds in weight.

5-6 (D)

In order to registered, pets must be appropriately inoculated against rabies, distemper, and other conditions prescribed by state and local ordinances. They must comply with all other state and local public health, animal control, and anti-cruelty laws including any licensing requirements. A certification signed by licensed veterinarian or state or local official shall be annually filed with HACK to attest to the inoculations.

5-6 (E)

A pet deposit of \$150.00 is required at the time of registering a pet. The deposit is refundable when the pet or the family vacate the unit, less any amounts owed due to damage beyond normal wear and tear.

5-6 (F)

Any resident who owns or keeps a pet in their dwelling unit will be required to pay for any damages caused by the pet. Also, any pet-related insect infestation in the pet owner's unit will be the financial responsibility of the pet owner and HACK reserves the right to exterminate and charge to the resident.

5-6(G)

The pet and its living quarters must be maintained in a manner to prevent odors and any other unsanitary conditions in the owner's unit and surrounding areas.

Pets who make noise continuously and/or incessantly for a period of 10 minutes or intermittently for one half hour or more to the disturbance of any person at any time of day or night shall be considered a nuisance.

Repeated substantiated complaints by neighbors of HACK personnel regarding pets disturbing the peace of neighbors through noise, odor, animal waste, or other nuisance will result in the owner having to remove the pet or move him/herself.

5-6(H)

Pets must be kept in the owner's apartment or on a leash at all times when outside (no outdoor cages may be constructed). Pets will be allowed only in designated areas on the grounds of the projects. Pet owners must clean up after their pets and are responsible for disposing of pet waste.

With the exception of assistive animals, no pets shall be allowed in the community room, community room kitchen, laundry rooms, public bathrooms, lobby, beauty shop, hallways, or office of any of HACK sites.

To accommodate residents who have medically certified allergic or phobic reactions to dogs, cats, or other pets, those pets may be barred from certain wings (or floors) in our development(s)/building(s). This shall be implemented based on demand for this service.

5-6(I)

Pets that meet the size and type criteria outlined above may visit the projects/buildings where pets are allowed for up to two weeks without HACK approval. Tenants who have visiting pets must abide by the conditions of this policy regarding health, sanitation, nuisances, and peaceful enjoyment of others. If visiting pets violate this policy or cause the tenant to violate the lease, the tenant will be required to remove the visiting pet.

5-6(J)

HACK, or an appropriate community authority, shall require the removal of any pet from the project if the pet's conduct or condition is determined to be a nuisance or threat to the health or safety of other occupants of the project or of other persons in the community where the project is located.

LIPH Admissions & Continued

Occupancy Policy

Chapter 5

Page 12

Revised:
01/2001
Board
Approved:02/14/2001

In the event of illness or death of pet owner, or in the case of an emergency which would prevent the pet owner from properly caring for the pet, HACK has permission to call the emergency care giver designated by the resident or the local Pet Law Enforcement Agency to take the pet and care for it until family or friends would claim the pet and assume responsibility for it. Any expenses incurred will be the responsibility of the pet owner.

5-6(K)

Pets may not be left unattended in a dwelling unit for over 12 hours. If the pet is left unattended and no arrangements have been made for its care, HACK will have the right to enter the premises and take the un-cared for pet to be boarded at a local animal care facility at the total expense of the resident.

Pet bedding shall not be washed in any common laundry facilities.

Residents must take appropriate actions to protect their pets from fleas and ticks.

All dogs must wear a tag bearing the resident's name and phone number and the date of the latest inoculation.

Pets cannot be kept, bred or used for any commercial purpose.

Residents owning cats shall maintain waterproof litter boxes for cat waste. Refuse from litter boxes shall not accumulate or become unsightly or unsanitary. Litter shall be disposed of in a plastic bag and placed in a trash container.

A pet owner shall physically control or confine his/her pet during the times when HACK employees, agents of the Housing Authority or others must enter the pet owner's apartment to conduct business, provide services, enforce lease terms, etc.

If a pet causes harm to any person, the pet's owner shall be required to permanently remove the pet from HACK's property within 24 hours of written notice from HACK. The pet owner may also be subject to termination of his/her dwelling lease.

A pet owner who violated any other conditions of this policy may be required to remove his/her pet from the development within 10 days of written notice from HACK. The pet owner may also be subject to termination of his/her dwelling lease.

HACK's grievance procedures shall be applicable to all individual grievances or disputes arising out of violations or

alleged violations of this policy.

HOUSING AUTHORITY OF THE COUNTY OF KERN
LOW INCOME PUBLIC HOUSING

AUTHORIZATION FOR PET OWNERSHIP FORM
(Please fill out a form for each pet)

Pet Owner's Name: _____

Pet Owner's Address: _____

Home Telephone: _____

Work

Telephone: _____

Pet's Name: _____

Type or Breed: _____

Spayed or Neutered: Yes/No _____ If Yes: Date
Performed _____

If No: Date to be Performed by _____

County/City License Tag Number _____

Licensed Veterinarian/Animal Clinic Utilized: _____

Address: _____

City: _____

Telephone: _____

Emergency Care Giver for Pet: _____

Address: _____

City: _____

Telephone: _____

I have read and/or have been explained the rules governing pets, and understand such rules, and I and all members of my household promise to fully comply.

Signature of Pet Owner: _____ Date: _____

Please attach to this form the following:

___ Receipt of Paid Deposit ___ Receipt of Non-Refundable Fee

Housing Manager's

Signature: _____

_____ Date: _____

____ Picture of Pet

____ Rabies Certification

LIPH Admissions & Continued

Occupancy Policy

Chapter 5

Page 14

Revised:01
/2001
Board
Approved:02/14/2001

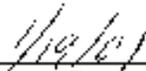
**CIVIL RIGHTS CERTIFICATION
ATTACHMENT H**

CIVIL RIGHTS CERTIFICATION

The Housing Authority of the County of Kern (HACK), located at: 525 Roberts Lane, Bakersfield, California, certifies that it will carry out the Agency Plan for HUD in conformity with Title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d-2000d-4), the Fair Housing Act (42 U.S.C. 3601-19), Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. 794), Title II of the Americans with Disabilities Act of 1990 (42 U.S.C. 12101 et seq.), and also certifies that HACK will affirmatively further fair housing. This Certification is applicable and valid for both HACK's 5-Year Plan and the Agency's Annual Plan.



William L. Carter, Executive Director



Date

/s/

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DECONCENTRATION POLICY

ATTACHMENT A

families to reach the statutory requirement.

3-4 Affirmative Action

It shall be the goal of HACK to insure that no less than 20% of the total dwelling units in any HACK development are occupied by families of racial/ethnic groups different than that of families whose racial/ethnic group occupies the majority of the dwelling units in that development. In keeping with this goal, eligible applicants shall be offered units on a “first come-first served” basis, regardless of location of the units.

3-5 Deconcentration of Poverty and Income Mixing in Public Housing

Under the Quality Housing and Work Responsibility Act of 1998, the HACK is required to administer all housing programs in a manner that promotes the purpose and intent of the initiative. A provision of this Act requires HACK to facilitate mixed income communities and decrease concentrations of poverty in public housing.

HACK will affirmatively market our housing to all eligible income groups. Lower income residents will not be steered toward lower income developments and higher income people will not be steered toward higher income developments.

Prior to the beginning of each fiscal year, we will analyze the income levels of families residing in each of our developments, the income levels of census tracts in which our developments are located, and the income levels of the families on the waiting list. Based on this analysis, we will determine the level of marketing strategies and deconcentration incentives to implement. The worksheet for the analysis can be found in Appendix X.

3-5(A)

To the extent necessary to obtain a mix of incomes at each development, HACK has the option to skip over families on the waiting list who do not wish to live at the site where most incomes are either significantly higher or significantly lower than that of the family. ***This will be accomplished in a uniform and non-discriminating manner.***

3-5(B)

When necessary to accomplish the deconcentration of poverty and income mixing objectives, HACK may offer incentives to eligible families having higher incomes to occupy a dwelling unit in developments predominantly occupied by families having lower incomes, and provide for occupancy of eligible families having lower incomes in developments predominantly occupied by families with higher incomes.

Revised: 09-08-99
Board Approval:

3-5(C)

Incentives provided by HACK may include but are not limited to the following:

- a. Income based rent structure
- b. Flat rents
- c. Ceiling rents
- d. Local Preferences
- e. FSS program opportunities

Incentives will always be provided in a consistent and nondiscriminating manner.

3-5(D)

An applicant-family has the sole discretion in determining whether to accept the incentive(s) offered. HACK may not take any adverse action toward any eligible family for choosing not to accept an incentive and/or unit as described above. In any instance where an applicant rejects the incentive or accompanying unit, the applicant shall retain his/her position on the waiting list and be offered the next available, suitable unit.

Offer of a Unit

When HACK discovers that a unit will become available, we will contact the first family on the waiting list who has the highest priority for this type of unit or development and whose income category would help to meet the deconcentration goal and/or the income targeting goal.

The family will be noticed of a unit offer via first class mail. The family will be given five (5) business days from the date the letter was mailed to contact HACK regarding the offer.

After determining the family is eligible to be housed, the family will be offered the opportunity to view the unit. After the opportunity to view the unit, the family will have two (2) business days to accept or reject the unit. This verbal offer and the family's decision will be documented in the tenant file. If the family rejects the offer of the unit, HACK will send the family a letter documenting the offer and/or the rejection.

Justified Rejection of a Unit

Eligible applicants shall be required to accept the first appropriately sized dwelling unit offered or be moved to the bottom of the waiting list unless:

Revised: 09-08-99
Board Approval:

1. The applicant informs HACK verbally or in writing at the time the vacancy is offered that the applicant desired only to live in a development where the applicant's race does not predominate; or
2. The applicant is willing to accept the unit offered, but is unable to do so at the time due to unusual financial circumstances and can show clear proof that such circumstances were beyond the applicant's control, and the applicant is presently unable to pay initial rent and security deposit; or
3. The applicant is willing to accept the unit offered, but is unable to do so due to poor health or physical disability and can show clear proof of the applicant's poor health or disability, such as a doctor's certification; or

Revised: 09-08-99
Board Approval:

RESIDENT ADVISORY DIRECTORY

ATTACHMENT J

4/2/01

HACKís Resident Advisory Directory

Carl Banks

Plaza Towers
3015 Wilson Rd., #1109
Bakersfield, CA 93304
661-837-8554

Marilyn Tucker Dill

1013 Cannon St., #B
Bakersfield, CA 93307
661-872-9276; work weekdays: (Sect. 8) 661-393-2150, ext. 2279

Rosa Garcia

313 Dover Dr.
Delano, CA 93215
661-721-2197

Wendy Kattleman

#52 Wainwright Dr.
Bakersfield, CA 93308
661-399-0546

Alma Limon

1011 Cannon St., Unit B
Bakersfield, CA 93307
661-837-0549

Cassie Lopez

#50 Wainwright Drive
Bakersfield, CA 93308

Maria Nino

385 Terra Vista Dr.
Shafter, CA 93263
661-746-4152

Arlene Rhodes

Plaza Towers
3015 Wilson Rd., #605-A
Bakersfield, CA 93304
661-837-9777

Rose Mary Rodriguez

270 Mt. Arbor
McFarland, CA 93250

661-792-3137

Genie Sanchez

1910 Garces Hwy., Unit C-4

Delano, CA 93215

661-725-7112; work weekdays: 661-792-2164; 721-2064

INTERESTED IN ATTENDING:

Cynthia Aguirre

1910 Garces Hwy., Unit A-8

Delano, CA 93215

661-725-0676

A:\Attachment J.wpd

LIST OF RESIDENT COMMISSIONERS

ATTACHMENT K

YEAR 2001 AGENCY PLAN - LIST OF RESIDENT COMMISSIONERS

<u>Name</u>	<u>Term</u>	<u>Development Residing In</u>
Brenda Callahan	2-10-99 - 2-10-03	Adelante Vista
Lassie Samuel*	5-16-00 - 2-10-03	Plaza Towers

Tenant Commissioners are appointed by the Board of Supervisors for the County of Kern

* Senior Citizen

**SECTION 8 HOMEOWNERSHIP
CAPACITY STATEMENT**

ATTACHMENT L

SECTION 8 HOMEOWNERSHIP CAPACITY STATEMENT

As provided in the Final Rule for Section 8 Homeownership Programs at CFR 982.625 the Housing Authority of the County of Kern (HACK) demonstrates its capacity to administer the program by satisfying the following criterium:

The HACK Section 8 Homeownership Program guidelines, contained in the Administrative Plan, require a minimum downpayment of at least 3%, and requires that at least 1% of the downpayment come from the family's resources.

COMMENTS

ATTACHMENT M

COMMENTS RECEIVED ON DRAFT AGENCY PLAN
WITH RESPONSES TO EACH

I. Comments received from other Agencies or the Public

Only one comment was received from the public or from other community agencies. The comment came from Mark A. Smith of the Kern County Community Development Department, and was received, in writing on Mar. 2, 2001.

Comment:

The essence of the comment was that HACK should include, in its Agency Plan, a provision that allows project based Section 8 vouchers to be assigned for very low income residents in affordable housing developments, especially in remote rural locations.

Response:

This comment has been incorporated into the Agency Plan at section B., page 3, of the Five-Year Plan, and page 10, section C. (I.) of the Annual Plan.

II. Comments from the Resident Advisory Board

Comments were received from the Resident Advisory Board as follows:

Comment:

Carl Banks, a resident at the Plaza Towers suggested that the hallways of the Plaza Tower Annex be re-carpeted.

Response:

The current Agency Plan allows for regular maintenance items, such as carpet replacement. It was not necessary to change the plan. HACK will evaluate the hallways at the Annex building, and determine if new carpeting is needed.

Comment:

Arlene Rhodes, a resident of the Plaza Towers senior development suggested four items:

1. A 3 foot tall planter be built near the patio of the Plaza Towers Annex building
2. Rollers should be placed under refrigerators in residents' apartments, so they can move the refrigerators to clean behind and under them
3. A van should be provided so that HACK staff can transport residents to needed services
4. The hallways in the Plaza Towers Annex should have the carpet replaced.

Response:

These items can be considered (assessment of need and determination if resources and priority) without changing the Agency Plan. The Housing Authority will evaluate each of these specific actions for possible implementation, within the next six months.

Comment:

Mary Rodriguez, a resident of the Rosa Vista development made several comments, summarized below:

1. Goal of expanding the supply of assisted housing is “excellent”
2. Goal of developing Transitional Housing for Foster Youth is “excellent”
3. Pet Policy is “very well set forth”
4. Community Service plan: “about time”
5. Regarding PHA policies governing eligibility: applicants should be given only one choice of a unit from the waiting list (not 3) before they are taken off the list
6. Regarding the selection of Resident Advisory Board members:

“I feel that you will get the most eager and willing participation of self volunteering individuals vs. elected members. Why? when you volunteer your time because you want to, it’s also because the ‘cause’ is something you believe in and therefore is meaningful to you and thus beneficial to all your neighbors in your development.”

Response:

HACK agrees and appreciates the complimentary comments (1-4).

HACK respectfully disagrees with comment #5. Often there are circumstances that justify an applicant’s passing on a unit that is offered. Such circumstances might include school considerations for children, location of a parent’s worksite, etc. This is especially true as HACK maintains one consolidated waiting list for developments in several cities.

HACK understands the sentiments expressed in comment #6. However, we continue to feel that it is best to allow the residents who are interested enough to vote to select the Resident Advisory Board representative for their development.

PROJECT-BASED SECTION

ATTACHMENT N

ATTACHMENT REGARDING PROJECTBASED SECTION 8

During the FY 2001-2002 the Housing Authority of the County of Kern (HACK) intends to continue utilizing Project-Based Section 8 vouchers at the following developments:

- Plymouth Street Transitional Housing Program - 8 units
- Building Blocks Transitional Housing Program - 14 units

These are existing programs that serve the homeless. Section 8 assistance is needed as the supply of housing for this population through the tenant based program is very limited, or nonexistent.

During the FY 2001/2002 HACK also intends to utilize projectbased Section 8 vouchers in certain areas of the county where there is little housing available for tenant based vouchers (such as in the Lost Hills area), and in certain strategic locations where housing is needed for special populations (eg: mentally ill, seniors). Such locations may include Bakersfield, Wasco, or Ridgecrest. Project basing the assistance in these areas will guarantee the availability of units for a period of five to ten years.

HACK anticipates utilizing the 22 existing units of ProjectBased Section 8 and assigning up to an additional 60 units during the year. The combined number (maximum of 82) will be well within 20% of the total number of Section 8 certificates/vouchers administered by HACK. HACK currently administers approximately 3,200 Section 8 certificates/vouchers.

4/2/01
Housing Authority of the County of Kern

Attachment 'O'

Housing Authority of the County of Kern PHA # CA008

Safety & Security Follow-up Plan / RASS

Crime and Drug Prevention activities HACK has undertaken or plans to undertake in the next PHA fiscal year to ensure the safety of public housing residents:

- Private security has been contracted to provide crime deterrent foot and vehicle patrols.
- Partner with police.
 1. Periodic and regularly scheduled meetings between the local police agencies and HACK Investigators;
 2. Unit deprogrammed for use as a police satellite sub-station;
 3. Provision of access by the local police agencies to vacant units in order to facilitate surveillance and pursuit;
 4. Provision of community space for police/community meetings;
 5. Youth counseling;
 6. Community policing by PHDEP Investigators and local police;
 7. Tenant security training is provided at Neighborhood Watch meetings.
 8. Above-baseline law enforcement services contracts/agreements between HACK and local law enforcement agencies are in place.
- Tenants are encouraged to report all criminal activity to local police authorities.
- Policies and procedures are in place for tracking crime and crime related activities.
- A resident screening process is in place, which denies housing admission to those individuals who do not meet the legal criteria established by HUD.
- Additional lighting has been added in common areas, and periodically checked to make sure they are working.
- Youth programs have been created to discourage crime among that age group.
- Neighborhood playgrounds and basketball courts have been built and maintained to discourage criminal activity among youth.
- Preventive drug related services are provided to residents.