

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

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# PHA Plans

5 Year Plan for Fiscal Years 2001 - 2005

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 County of  
Saline  

**PHA Number:**   IL043  

**PHA Fiscal Year Beginning: (mm/yyyy)**   01/2001  

**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
- PHA development management offices
- PHA local offices

**Display Locations For PHA Plans and Supporting Documents**

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

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

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

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



**5-YEAR PLAN**  
**PHA FISCAL YEARS 2001 - 2005**

[24 CFR Part 903.5]

**A. Mission**

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

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

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

**B. Goals**

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

- Apply for additional rental vouchers:
- Reduce public housing vacancies:
- Leverage private or other public funds to create additional housing opportunities:
- Acquire or build units or developments
- Other (list below)

PHA Goal: Improve the quality of assisted housing  
Objectives:

- Improve public housing management: (PHAS score)
- Improve voucher management: (SEMAP score)
- Increase customer satisfaction:
- Concentrate on efforts to improve specific management functions:  
(list; e.g., public housing finance; voucher unit inspections)
- Renovate or modernize public housing units:
- Demolish or dispose of obsolete public housing:
- Provide replacement public housing:
- Provide replacement vouchers:
- Other: (list below)

- PHA Goal: Increase assisted housing choices  
Objectives:
  - Provide voucher mobility counseling:

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

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

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

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

- PHA Goal: Promote self-sufficiency and asset development of assisted
- Objectives:
  - Increase the number and percentage of employed persons in assisted families:
  - Provide or attract supportive services to improve assistance recipients' employability:
  - Provide or attract supportive services to increase independence for the elderly or families with disabilities.
  - Other: (list below)

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

- PHA Goal: Ensure equal opportunity and affirmatively further fair housing
- Objectives:
  - Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability:
  - Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion national

- origin, sex, familial status, and disability:
- Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required:
- Other: (list below)

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

Strategic Goal: Manage the Authority's Programs in an efficient and effective manner thereby continuing to qualify as a High Performer.

Objectives: Undertake affirmative measures to ensure that the Authority meets PHAS requirements for a High Performer status, by using self evaluation methods continuously during the next five years.

**Annual PHA Plan  
PHA Fiscal Year 2000**

[24 CFR Part 903.7]

**Annual Plan Type:**

Select which type of Annual Plan the PHA will submit.

**Standard Plan**

**Streamlined Plan:**

**High Performing PHA**

**Small Agency (<250 Public Housing Units)**

**Administering Section 8 Only**

**Troubled Agency Plan**

**Executive Summary of the Annual PHA Plan 2001**

[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.

Saline County Housing Authority, through the process of developing the Annual Plan and the Five Year Plan has determined that the housing needs are being met by Saline County and this authority for the Very Low Income and Low Income families in the SCHA jurisdiction. This is concluded by noting the very small waiting list for the Section 8 Program and the fact that there is NO waiting list for Public Housing. The research information included in the annual plan for the housing needs are taken from the 1990 Census and the Illinois Consolidated Plan. The housing needs for Saline County are not reflective of the 2001 needs for this jurisdiction for the following reasons, 1) The Census information is ten years old, 2) The data requested by HUD for Saline county is extrapolated from the Illinois Consolidated plan does not cover Saline county in the required detail. The Major Initiatives and Discretionary Policies have been developed based on the long term vacancy problems SCHA has experienced as well as the fact SCHA has no waiting list. Saline County Housing Authority Plans on continuing outreach outside of Saline County in order to fully lease up Section 8 and fill vacancies in Public Housing.

The Section 8 families have been identified to have housing needs throughout the PHA jurisdiction. There is a shortage of affordable housing for eligible populations in Section 8, especially for large families in the rent levels that SCHA is able to pay with the Fair Market Rent Payment Standard. SCHA plans on reviewing the payment standard every year with the idea of increasing the payment standard if necessary in order to help lease-up rates and increase the ability of families to find affordable housing, we will market Section 8 to landlords, and will participate in the Consolidated Plan development. It has been determined by analysis of the families served under the Section 8 Program that this PHA will exceed the HUD federal targeting requirements for families at or below 30% of Average Median Income.

The Saline County Housing Authority Public Housing Program analysis has concluded that there is NOT a need for more public housing units in Saline County. The Major Strategy for SCHA for the past eleven years and for the year 2001 will be to maximize the current housing stock by continuing to reduce turnover time of vacated units, renovate the public housing stock through capital improvement programs and participate in the State Consolidated Plan development. SCHA analysis indicated that we will exceed the HUD federal targeting requirements for families at or below 30% of Average Median Income for admissions into Public Housing.

Saline County Housing Authority will affirmatively market all programs to races/ethnicities, elderly and persons with disabilities that are shown to have disproportionate housing needs and will conduct activities to affirmatively further fair housing.

Saline County Housing Authority has developed the following discretionary policies:

1. Instituted preferences that help the most needy families.
2. Instituted flat rents to help the working families and to keep working families that might otherwise be priced out of Public Housing.
3. Instituted a hardship exemption for families that are at minimum rent.
4. Instituted a policy for exclusions of income from rent calculations if a family member goes to work.

In summary Saline County Housing Authority has adopted the discretionary policies that would help families go to work and become less dependent on subsidies from the government.

**Table of Contents**

Page #

**Annual Plan**

Executive Summary

i. Table of Contents	
Housing Needs	8-13
1. Financial Resources	14-15
2. Policies on Eligibility, Selection and Admissions	15-24

3. Rent Determination Policies	25-29
4. Operations and Management Policies	30
5. Grievance Procedures	31
6. Capital Improvement Needs	32
7. Demolition and Disposition	34
8. Designation of Housing	35
9. Conversions of Public Housing	36
10. Homeownership	37-39
11. Community Service Programs	40
12. Crime and Safety	43-44
13. Pets	45-46
14. Civil Rights Certifications (included with PHA Plan Certifications)	46
15. Audit	46
16. Asset Management	46
17. Other Information-Definition of Significant Amendment	47-49
18. Attachments-(a) Statement of Progress in Meeting Goals	50
-(b) Resident Member on Governing Board	51
-(c) List of RAB Members and Addresses	52
-(d) PHAS Designation	53
-(e) De-concentration Policy	54

Table Library-Capital Fund Program Annual Statement  
-5 Year Action Plan CFP

## **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.

- Admissions Policy for De-concentration  
 FY 2001 Capital Fund Program Annual Statement  
 Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)

### Optional Attachments:

- PHA Management Organizational Chart  
 FY 2001 Capital Fund Program 5 Year Action Plan  
 Public Housing Drug Elimination Program (PHDEP) Plan  
 Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)

\_\_\_\_\_ Other (List below, providing each attachment name)

**Supporting Documents Available for Review**

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

<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Applicable Plan Component</b>
X	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
X	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
X	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
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public Housing Deconcentration and Income Mixing Documentation: 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 18. 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 X 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 X check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies X 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 X check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures

X	Section 8 informal review and hearing procedures X check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
	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
	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
	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
	Policies governing any Section 8 Homeownership program check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
	The most recent Public Housing Drug Elimination Program	Annual Plan: Safety and

	(PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	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	2.	Loca-tion
Income <= 30% of AMI	2140	5	5	5	5	5	4
Income >30% but <=50% of AMI	1798	5	4	4	4	3	3
Income >50% but	1799	4	3	3	4	3	2

<80% of AMI

Elderly	813	4	3	3	4	2	2
Families with Disabilities	816	4	5	4	5	3	2
Race/Ethnicity (African American)	233	5	4	4	5	4	3
Race/Ethnicity (Am. Indian)	17	5	4	4	5	2	1
Race/Ethnicity (Asian)	10	4	4	4	5	4	1
Race/Ethnicity Other	16	5	4	4	4	3	1

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: 20001

U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset 1990

American Housing Survey data  
Indicate year: \_\_\_\_\_

Other housing market study  
Indicate year: \_\_\_\_\_

Other sources: (list and indicate year of information)

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

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

**Housing  
Needs of  
Families on  
the Waiting  
List**

Waiting list type:  
(select one)

8 tenant-based  
assist  
ance

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

If used,  
ident  
ify  
whic  
h  
devel  
opm  
ent/s  
ubjur  
isdic  
tion:

	# of families	% of total families	Annual Turnover
Waiting list total	68	100%	37
Extremely low income <=30% AMI	55	81%	28
Very low income (>30% but <=50%	12	18%	9

AMI)

Low income (>50% but <80% AMI)	1	1%	0
--------------------------------------	---	----	---

Families with children	52	76%	28
---------------------------	----	-----	----

Elderly families	0	0	0
------------------	---	---	---

Families with Disabilities	12	18%	9
-------------------------------	----	-----	---

Race/ethnicity-white	54	79%	31
----------------------	----	-----	----

Race/ethnicity- African/American	13	19%	6
-------------------------------------	----	-----	---

Race/ethnicity- Hispanic	1	1%	0
-----------------------------	---	----	---

Race/ethnicity

Characteristics by Bedroom Size (Public Housing Only)	N/A	N/A	N/A
--	-----	-----	-----

1BR

2 BR

3 BR

4 BR

5 BR

5+ BR

Is the waiting list  
closed (select one)?

X No Yes

If yes:

**B.** 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  
categor  
ies of  
familie  
s onto  
the  
waiting  
list,  
even if  
general  
ly

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.

**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
- X\_\_\_ Maintain or increase section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program
- X\_\_\_ Participate in the Consolidated Plan development process to ensure coordination with broader community strategies
- \_\_\_ Other (list below)

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

Select all that apply

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

**Need: Specific Family Types: Families at or below 30% of median  
Strategy 1: Target available assistance to families at or below 30 % of AMI**

Select all that apply

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

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

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

Select all that apply

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

**B. Need: Specific Family Types: The Elderly**

**Strategy 1: Target available assistance to the elderly:**

Select all that apply

- \_\_\_ Seek designation of public housing for the elderly

- Apply for special-purpose vouchers targeted to the elderly, should they become available
- Other: (list below)

**Need: Specific Family Types: Families with Disabilities**

**Strategy 1: Target available assistance to Families with Disabilities:**

Select all that apply

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

- X  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

- X  Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units
- X  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
- X  Extent to which particular housing needs are met by other organizations in the

- community
- X\_\_\_ Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the PHA
- X\_\_\_ Influence of the housing market on PHA programs
- X\_\_\_ Community priorities regarding housing assistance
- X\_\_\_ Results of consultation with local or state government
- X\_\_\_ Results of consultation with residents and the Resident Advisory Board
- \_\_\_ Results of consultation with advocacy groups
- \_\_\_ Other: (list below)

**Statement of Financial Resources**

[24 CFR Part 903.7 9 (b)]

List the financial resources that are anticipated to be available to the PHA for the support of Federal public housing and tenant-based Section 8 assistance programs administered by the PHA during the Plan year. Note: the table assumes that Federal public housing or tenant based Section 8 assistance grant funds are expended on eligible purposes; therefore, uses of these funds need not be stated. For other funds, indicate the use for 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 2001 grants)**

Public Housing Operating Fund 789000

Public Housing Capital Fund 920000

HOPE VI Revitalization

HOPE VI Demolition

Annual Contributions for 350000  
Section 8 Tenant-Based  
Assistance

Public Housing Drug  
Elimination Program  
(including any Technical  
Assistance funds)

Resident Opportunity and Self-  
Sufficiency Grants

Community Development Block  
Grant

HOME

Other Federal Grants (list below)

**2. Prior Year Federal  
Grants (unobligated funds  
only) (list below)**

**3. Public Housing Dwelling      600000  
Rental Income**

**4. Other income** (list below)

INTEREST 75000

**4. Non-federal sources** (list below)

**Total resources** 2734000

**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)

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

Other: (describe) AT THE TIME OF APPLICATION-DUE TO NO

WAITING LIST.

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

X\_\_\_ Criminal or Drug-related activity

X\_\_\_ Rental history

X\_\_\_ Housekeeping

\_\_\_ Other (describe)

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

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

e. X\_\_\_ 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)

X\_\_\_ Community-wide list

\_\_\_ Sub-jurisdictional lists

\_\_\_ Site-based waiting lists

\_\_\_ Other (describe)

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

X\_\_\_ 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?

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?

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 targetin

Yes  No:

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

a. Preferences

X1.  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**)

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

Former Federal preferences:

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

Other preferences: (select below)

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

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

Date and Time

Former Federal preferences:

- 1 Involuntary Displacement (Disaster, Government Action, Action of Housing
- 1 Owner, Inaccessibility, Property Disposition)
- 1 Victims of domestic violence
- 2 Substandard housing

- 2 Homelessness
- 3 High rent burden

Other preferences (select all that apply)

- 4 Working families and those unable to work because of age or disability
- 5 Veterans and veterans' families
- 6 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
- 1 Victims of reprisals or hate crimes
- Other preference(s) (list below)

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) De-concentration 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).**

- a. What is the extent of screening conducted by the PHA? (select all that apply)
- Criminal or drug-related activity only to the extent required by law or regulation
- \_\_\_\_\_ Criminal and drug-related activity, more extensively than required by law or regulation
- \_\_\_\_\_ More general screening than criminal and drug-related activity (list factors below)
- \_\_\_\_\_ Other (list below)
- b.  Yes \_\_\_\_\_ No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?
- c.  Yes \_\_\_\_\_ No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?
- d.  Yes \_\_\_\_\_ No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC-authorized source)
- e. Indicate what kinds of information you share with prospective landlords? (select all that apply)
- Criminal or drug-related activity
- \_\_\_\_\_ Other (describe below)

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

- a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged? (select all that apply)
- None
- \_\_\_\_\_ Federal public housing
- \_\_\_\_\_ Federal moderate rehabilitation

- Federal project-based certificate program
- Other federal or local program (list below)

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

- PHA main administrative office
- Other (list below)

**(3) Search Time**

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

If yes, state circumstances below: For a person requesting a reasonable accommodation for a disability.

**(4) Admissions Preferences**

a. Income targeting

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

b. Preferences

1.  Yes  No: Has the PHA established preferences for admission to section 8 tenant-based assistance? (other than date and time of application) (if no, skip to subcomponent **(5) Special purpose section 8 assistance programs**)

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

Former Federal preferences

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

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

Other preferences (select all that apply)

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

Veterans and veterans' families

Residents who live and/or work in your jurisdiction

Those enrolled currently in educational, training, or upward mobility programs

Households that contribute to meeting income goals (broad range of incomes)

Households that contribute to meeting income requirements (targeting)

Those previously enrolled in educational, training, or upward mobility programs

Victims of reprisals or hate crimes

Other preference(s) (list below)

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

7 Date and Time

Former Federal preferences

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

1 Victims of domestic violence

2 Substandard housing

2 Homelessness

3 High rent burden

Other preferences (select all that apply)

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

5 Veterans and veterans' families

6 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

1 Victims of reprisals or hate crimes

Other preference(s) (list below)

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 :NONE**

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)

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

- Through published notices
- Other (list below)

**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---

X\_\_\_ 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  
X\_\_\_ \$1-\$25  
\_\_\_ \$26-\$50

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

3. If yes to question 2, list these policies below: **A hardship exists in the following circumstances:**

1. When the family has lost eligibility for or is waiting on an eligibility determination for a Federal, State, or local assistance program.
2. When the family would be evicted as a result of the imposition of the minimum rent requirement
3. When the income of the family has decreased because of changed circumstances, including loss of employment.
4. When the family has an increase in expenses because of changed circumstances, for medical costs, childcare, transportation, education, or similar items.
5. When a death has occurred in the family.

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

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

SCHA EMPLOYEES A FLAT RENT POLICY FOR EACH DEVELOPMENT

2. If yes to above, list the amounts or percentages charged and the circumstances under which these will be used below: SCHA HAS A FLAT RENT POLICY

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

X\_\_\_ For the earned income of a previously unemployed household member

X\_\_\_ 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)
- 95<sup>th</sup> percentile rents
- 75 percent of operating costs
- 100 percent of operating costs for general occupancy (family) developments
- Operating costs plus debt service
- The "rental value" of the unit
- Other (list below)

f. Rent re-determinations:

1. Between income reexaminations, how often must tenants report changes in income or family composition to the PHA such that the changes result in an adjustment to rent? (select all that apply)

- Never
- At family option
- Any time the family experiences an income increase
- Any time a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold) \_\_\_\_\_
- Other (list below) Families are not required to report income between recertification but the family is required to report changes in family composition.

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 replaced by the tenant-based program, certificates).**

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)

- X\_\_\_ 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)

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

## **(2) Minimum Rent**

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

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

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

A hardship exists in the following circumstances:

1. When the family has lost eligibility for or is waiting on an eligibility determination for a Federal, State, or local assistance program.
2. When the family would be evicted as a result of the imposition of the min. rent.
3. When the income of the family has decreased because of changed circumstances, including loss of employment
4. When the family has an increase in expenses because of changed circumstances, for medical costs, childcare, transportation, education, or similar items
5. When a death has occurred in the family

## **5. Operations and Management** -EXEMPT HIGH PERFORMER

[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**

Select one) PHA's management structure and organization.

\_\_\_\_\_ 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**

<b>Program Name</b>	<b>Units or Families Served at Year Beginning</b>	<b>Expected Turnover</b>
---------------------	---	--------------------------

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

Public Housing

Section 8 Vouchers

Section 8 Certificates

Section 8 Mod Rehab

Special Purpose Section  
8 Certificates/Vouchers  
(list individually)

Public Housing Drug  
Elimination Program  
(PHDEP)

Other Federal  
Programs(list  
individually)

### **C. Management and Maintenance Policies**

List the PHA's public housing management and maintenance policy documents, manuals and handbooks that contain the Agency's rules, standards, and policies that govern maintenance and management of public housing, including a description of any measures necessary for the prevention or eradication of pest infestation (which includes cockroach infestation) and the policies governing Section 8 management.

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

### **6. PHA Grievance Procedures-EXEMPT HIGH PERFORMER**

[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)

## **7. Capital Improvement Needs**

[24 CFR Part 903.7 9 (g)]

Exemptions from Component 7: Section 8 only PHAs are not required to complete this component and may skip to Component 8.

### **A. Capital Fund Activities**

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

#### **(1) Capital Fund Program Annual Statement**

Using parts I, II, and III of the Annual Statement for the Capital Fund Program (CFP), identify capital activities the PHA is proposing for the upcoming year to ensure long-term physical and social viability of its public housing developments. This statement can be completed by using the CFP Annual Statement tables provided in the table library at the end of the PHA Plan template **OR**, at the PHA's option, by completing and attaching a properly updated HUD-52834.

Select one:  
\_\_\_\_ The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (state name)

-or-

X\_\_\_\_ 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. X\_\_\_\_ 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 (state name)

-or-

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

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

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

Yes  No: a) Has the PHA received a HOPE VI revitalization grant? (if no, skip to question c; if yes, provide responses to question b for each grant, copying and completing as many times as necessary)  
b) Status of HOPE VI revitalization grant (complete one set of questions for each grant)

1. Development name:
2. Development (project) number:
3. Status of grant: (select the statement that best describes the current status)

- Revitalization Plan under development
- Revitalization Plan submitted, pending approval
- Revitalization Plan approved
- Activities pursuant to an approved Revitalization Plan underway

Yes  No: c) Does the PHA plan to apply for a HOPE VI Revitalization grant in the Plan year?  
If yes, list development name/s below:

Yes  No: d) Will the PHA be engaging in any mixed-finance development activities for public housing in the Plan year?  
If yes, list developments or activities below:

Yes  No: e) Will the PHA be conducting any other public housing development or replacement activities not discussed in the Capital Fund Program Annual Statement?  
If yes, list developments or activities below:

## **8. Demolition and Disposition**

[24 CFR Part 903.7 9 (h)]

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

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

### **2. Activity Description**

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

### **Demolition/Disposition Activity Description**

1a. Development name:  
Hillcrest Apts., 1900  
Main, Eldorado, IL  
1b. Development  
(project) number:  
IL06043003

2. Activity type:  
 Demolition

Dis  
pos  
itio  
n

3. Application status  
(select one)  
Provided  
Submitted, pending  
approval  
 Planned  
application

4. Date application approved, submitted, or planned for submission:  
12/31/2000

5. Number of units affected: 12  
action (select one)  
x Part of the development  
\_\_\_ Total development

7. Timeline for activity:  
a. Actual or projected start date of activity:  
12/31/2001  
b. Projected end date of activity:  
12/31/2003

**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)]

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

Occupancy by families

with

disabilities

**Occupancy by only elderly**

**families and**

**families with**

**disabilities**

**3. Application status (select one)**

**Approved; included in the**

**PHA's**

Designation  
Plan  
Submitted, pending approval

Planned application

Designation approved,  
submitted, or  
planned for  
submission;  
(DD/MM/YY)

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

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

Number of units affected:

7. Coverage of action (select one)

- Part of the development  
 Total development

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

[24 CFR Part 903.79 (j)]

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

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

1.  Yes  No: Have any of the PHA's developments or portions of developments been identified by HUD or the PHA as covered under section 202 of the HUD FY 1996 HUD Appropriations Act? (If "No", skip to component 11; if "yes", complete one activity description for each identified development, unless eligible to complete a streamlined submission. PHAs completing streamlined submissions may skip to component 11.)

#### **2. Activity Description**

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

**Conversion of Public Housing**

**Activity Description**

**1a. Development name:**

**1b. Development (project) number:**

**2. What is the status of the required assessment?**

**Assessment underway**

**Assessment results**

**submitted to HUD**

**Assessment results**

**approved by HUD (if marked, proceeded to next question)**

**Other (explain below)**

**3. \_\_\_ Yes \_\_\_ No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.)**

**Conversion Plan (select the statement that best describes the current status)**

**Conversion Plan in**

**development**

**Conversion Plan submitted**

**to HUD on: (DD/MM/YYYY)**

**Conversion Plan approved**

**by HUD on: (DD/MM/YYYY)**

**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)  
Units addressed in a**

**Units addressed in a**



**Units addressed in a**

**Requirements no longer**

**applic  
able:  
vacanc  
y rates  
are**

less  
than  
10  
percent

Requirements no longer  
applicable:  
site now has  
less than 300  
units

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 903.79(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:  
1b. Development (project)  
number:

2. Federal Program authority:

HOPE I

5(h)  
Turnkey III  
Section 32 of the USHA of  
1937  
(effective  
10/1/99)

3. Application status: (select one)

- Approved; included in the  
PHA's  
Homeowners  
hip  
Plan/Program
- Submitted, pending  
approval
- Planned application

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

Number of units affected:

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:

a. Size of Program

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

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

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

b. PHA-established eligibility criteria

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

**12. PHA Community Service and Self-sufficiency Programs EXEMPT-HIGH PERFORMER**

[24 CFR Part 903.79 (f)]

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 this component.

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

**1. Cooperative agreements:**

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

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

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

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

- \_\_\_\_\_ Coordinate the provision of specific social and self-sufficiency services and programs to eligible families
- \_\_\_\_\_ Jointly administer programs
- \_\_\_\_\_ Partner to administer a HUD Welfare-to-Work voucher program
- \_\_\_\_\_ Joint administration of other demonstration program
- \_\_\_\_\_ Other (describe)

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

**(1) General**

**a. Self-Sufficiency Policies**

**Which, if any of the following discretionary policies will the PHA employ to enhance the economic and social self-sufficiency of assisted families in the following areas? (select all that apply)**

- \_\_\_\_\_ Public housing rent determination policies
- \_\_\_\_\_ Public housing admissions policies
- \_\_\_\_\_ Section 8 admissions policies
- \_\_\_\_\_ 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)
---	----------------	--	--	---

**(2) Family Self Sufficiency program/s**

**a. Participation Description**

Family Self Sufficiency (FSS) Participation Program

Required Number of Participants  
(start of FY 2000 Estimate)

Actual Number of Participants  
(As of: DD/MM/YY)

Public Housing

Section 8

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**

**13. PHA Safety and Crime Prevention Measures -EXEMPT HIGH PERFORMER**

[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. PHAs with this PHA Plan may skip to sub-component D.

**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)**

**B. Crime and Drug Prevention activities the PHA has undertaken or plans to undertake in the next PHA fiscal year**

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

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

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

C. Coordination between PHA and the police

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

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

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

D. Additional information as required by PHDEP/PHDEP Plan

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

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

34 CFR Part 998.70 (c)  
**RESERVED FOR PET POLICY**  
PET POLICY OF SCHA.

**EXCLUSIONS:** This policy does not apply to animals used to assist a person with disabilities. Assistive Animals are allowed in public facilities with no restrictions other than those imposed on all residents to maintain their units and associated facilities in a decent, safe and sanitary manner; and to refrain from disturbing their neighbors.

**PETS IN BUILDINGS:** SCHA will allow for pet ownership in all developments or buildings, including elderly high-rise developments. The following rules apply to pet ownership at Saline County Housing Authority.

**APPROVAL:** Residents must have the prior approval of the authority before moving a pet into their unit. A Resident must request approval on the Authorization for Pet Ownership form that must be fully completed before the authority will approve the request. Each resident owning a pet must furnish a name tag with the name and phone number of the person or persons who will be responsible for the pet's care in case of an emergency.

**TYPES AND NUMBER OF PETS:** SCHA will allow only domesticated dogs, cats, birds and fish. All dogs and cats must be neutered unless the animal is AKC registered and is being used for breeding purposes or has a medical excuse from a licensed veterinarian. Only one (1) dog or cat per unit will be allowed. Any animal deemed to be potentially harmful to the health or safety of others, including attack or fight trained dogs, will not be allowed. No pet may exceed twenty (20) pounds in weight.

**Inoculation:** In order to be registered, pets must be appropriately inoculated against rabies and other conditions described by local ordinances. Every dog/cat must wear a valid rabies tag; also a tag bearing name and phone number of owner. A pet license must be worn if required by local ordinances. Female dogs and cats over six (6) months of age must be spayed. Males over eight months old must be neutered, unless a letter is received from a licensed veterinarian giving a medical reason why such is detrimental to the pet's health, or the pet is AKC registered and is being used for breeding purposes.

Every pet must be registered annually at the time of annual reexamination. Registered pets are required to have up-to-date inoculations, identification tag with name and phone number of owner and rabies tags. Every pet must be spayed or neutered unless owner is breeding or it is not good for pet's health. Saline County Housing Authority would need documentation from a licensed veterinarian giving medical reasons why the pet could not be spayed or neutered. If the pet owned is AKC registered and you intend to breed, you will need to show verification of AKC registration.

**FINANCIAL OBLIGATION OF THE RESIDENT FOR PETS:** Any resident that owns or keeps a pet in their dwelling unit will be required to pay for any damages caused by pet. Also, any pet-related infestation in the pet owner's unit will be the financial responsibility of the pet owner and SCHA reserves the right to exterminate and charge the resident.

**NUISANCE OR THREAT TO HEALTH OR SAFETY:** 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 the surrounding areas. Repeated substantiated complaints by neighbors or housing authority personnel regarding pet's disturbing the peace of neighbors through noise, odor, animal waste, or other nuisance will result in the owner having to remove the pet or owner must move.

**DESIGNATION OF PET AREAS:** Pets must be kept in owner's apartment or on a leash at all times when outside (no outdoor cages may be built). Pet owners must clean up after pets and are responsible for disposing of waste.

**VISITING PETS:** Pets that meet the size and criteria outlined above may visit the unit/building where pets are allowed for up to two (2) weeks without housing approval. Residents who have visiting pets must abide by the conditions of this pet policy regarding health, sanitation, nuisances, and without disturbing others. If visiting pet violates this policy or causes resident to violate the lease, the resident will be required to remove visiting pet from the unit.

**REMOVAL OF PET:** The Saline County Housing Authority, or an appropriate community authority, shall require the removal of any pet from a unit 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 units or of other persons in the community where the units are located.

## **15. Civil Rights Certifications**

[24 CFR Part 903.7 9 (o)]

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

## **16. Fiscal Audit**

[24 CFR Part 903.7 9 (p)]

1.  **Yes** \_\_\_ **No:** Is the PHA required to have an audit conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h))?  
(If no, skip to component 17.)
2.  **Yes** \_\_\_ **No:** Was the most recent fiscal audit submitted to HUD?
3. \_\_\_ **Yes**  **No:** Were there any findings as the result of that audit?
4. \_\_\_ **Yes** \_\_\_ **No:** If there were any findings, do any remain unresolved?  
If yes, how many unresolved findings remain? \_\_\_
5. \_\_\_ **Yes** \_\_\_ **No:** Have responses to any unresolved findings been submitted to HUD?  
If not, when are they due (state below)?

## **17. PHA Asset Management -EXEMPT HIGH PERFORMER**

[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**

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: ALL COMMENTS WERE OF SUPPORT FOR THE ENTIRE PLAN, NO WRITTEN COMMENTS WERE GIVEN TO SCHA

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) ILLINOIS**

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

**The PHA has based its statement of needs of families in the jurisdiction on the needs expressed in the Consolidated Plan/s.**

**The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.**

**The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.**

**Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan. (list below)**

**Other: (list below)**

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

**D. Other Information Required by HUD**

DEFINITION OF SUBSTANTIAL DEVIATIONS OR SIGNIFICANT AMENDMENTS OR MODIFICATIONS: 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.

## **Attachments**

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

ATTACHMENT A:

### **STATEMENT OF PROGRESS IN MEETING 5YEAR PLAN MISSION AND GOALS**

**GOAL: EXPAND SUPPLY OF HOUSING BY REDUCING PUBLIC HOUSING VACANCIES**

**PROGRESS: SCHA HAS ADVERTISED UNITS AVAILABLE AND HAS NOT INCREASED OCCUPANCY, THERE IS STILL NO WAITING LIST. THIS AUTHORITY HAS TAKEN MEASURES TO REDUCE VACANCIES BY OBTAINING APPROVAL FOR CONVERSION OF ZERO BEDROOM UNITS AND ONE BEDROOM UNITS TO TWO BEDROOM UNITS AT BLACKMAN HIGH-RISE. AT SNEED AND CHOISSER HIGH-RISES, SHCA OBTAINED APPROVAL OF CONVERSION OF 25 UNITS TO STORAGE FOR RESIDENTS IN ORDER TO MAKE THEM MORE MARKETABLE. SCHA WILL APPLY FOR**

**DEMOLITION OF UNITS BY DECEMBER 2000 TO FURTHER REDUCE VACANCIES.**

**GOAL: Improve quality of housing, through PHAS SCORE, SEMAP SCORE AND CUSTOMER SATISFACTION, MODERNIZATION OF UNITS, DEMOLISH OBSOLETE UNITS**

**PROGRESS: SCHA uses the physical inspections and the information obtained from PHAS and the Resident Surveys to improve the developments in order to increase the customer satisfaction and improve the next years PHAS. SCHA is working on the demolition application at this time.**

**GOAL: Provide improved living environment by implementing security improvements.**

**PROGRESS: SCHA is working with the residents and local police to identify problem areas and have increased the police presents in those areas.**

**GOAL: Promote self-sufficiency and asset development of assisted households, increase employed persons in assisted units, attract supportive services and increase independence for the elderly.**

**PROGRESS: SCHA with the assistance of the Resident Advisory Board has made service more available to residents. SCHA has training and information available, which a number of residents have used. SCHA continues the cooperation agreement with the Department of Aging to make two Adult Day Care Programs available and assisted living programs available to all elderly residents.**

**GOAL: Ensure Equal Opportunity in Housing**

**PROGRESS: SCHA advertises units and assistance available in local and regional media to a large and mixed population in order to ensure equal opportunities in housing for all Americans.**

### **ATTACHMENT B: RESIDENT MEMBERSHIP OF THE PHA GOVERNING BOARD**

**CURRENT RESIDENT COMMISSIONER: NINA THOMPSON**

**200 MARSH STREET, APT. 4A**

**HARRISBURG, IL 62946**

**SELECTION PROCESS BY: APPOINTING OFFICIAL: COUNTY BOARD CHAIRMAN**

**TERM OF APPOINTMENT: 10/01/1999 TO 10/01/2004**

**ATTACHMENT C:**

**MEMBERSHIP OF RESIDENT ADVISORY BOARD**

<b>Brenda Phillips</b>	<b>927 W Barnett Apt 1A</b>	<b>Harrisburg, IL 62946</b>
<b>Jo Anne Barger</b>	<b>927 W Barnett St. Apt 2c</b>	<b>Harrisburg, IL 62946</b>
<b>Socorro Hobson</b>	<b>205 E Dayton</b>	<b>Harrisburg, IL 62946</b>
<b>Lorene Neal</b>	<b>801 Sahara St. E5</b>	<b>Harrisburg, IL 62946</b>
<b>Ann Ledbetter</b>	<b>801 Sahara St. B3</b>	<b>Harrisburg, IL 62946</b>
<b>Don Hufstедler</b>	<b>31 S Main Apt 3A</b>	<b>Raleigh, IL 62977</b>
<b>Gene Shasteen</b>	<b>2151 Locust St</b>	<b>Eldorado, IL 62930</b>
<b>Velda Turner</b>	<b>1101 Moore St Apt 3C</b>	<b>Eldorado, IL 62930</b>
<b>Connie Lazaro</b>	<b>37 S Main Apt 3G</b>	<b>Raleigh, IL 62935</b>
<b>Chrystal Locklar</b>	<b>927 W Barnett Apt 4A</b>	<b>Harrisburg, IL 62946</b>
<b>Janetta Walker</b>	<b>510 Walnut Apt 1D</b>	<b>Carrier Mills, IL 62917</b>
<b>Esther JoAnn Blackwell</b>	<b>214 E Harrison St Apt 3A</b>	<b>Carrier Mills, IL 62917</b>
<b>Sheila Pyle</b>	<b>927 W Barnett Apt 2B</b>	<b>Harrisburg, IL 62946</b>
<b>Rhonda Gifford</b>	<b>200 Marsh St Apt 11B</b>	<b>Harrisburg, IL 62946</b>
<b>Lisa Crisp</b>	<b>200 Marsh St Apt 9A</b>	<b>Harrisburg, IL 62946</b>
<b>Bud &amp; Sherri Lightfoot</b>	<b>1900 N Main Apt 2B</b>	<b>Eldorado, IL 62930</b>
<b>Phyllis Lowes</b>	<b>1103 Moore St Apt A5</b>	<b>Eldorado, IL 62930</b>
<b>Opal Glascock</b>	<b>160 Dewey Apt 104</b>	<b>Eldorado, IL 62930</b>
<b>Jatina Felty</b>	<b>508 E Walnut St Apt 2F</b>	<b>Carrier Mills, IL 62917</b>
<b>Rosa Scott</b>	<b>801 Sahara Apt F7</b>	<b>Harrisburg, IL 62946</b>
<b>Imogene Johnson</b>	<b>160 Dewey Apt 320</b>	<b>Eldorado, IL 62930</b>
<b>Judy Gullede</b>	<b>108 S Park Apt 216</b>	<b>Galatia, IL 62935</b>

**ATTACHMENT D: PERFORMANCE DESIGNATION USED FOR DEVELOPING PLAN**

**SALINE COUNTY HOUSING AUTHORITY USED THE 12/31/1999 PHAS SUBMISSION FOR THE MANAGEMENT OPERATIONS ASSESSMENT WHICH IS 29 POINTS OBTAINED OUT OF 30 AVAILABLE, GIVING SCHA A SCORE OF 96.67% DESIGNATING THE PHA A HIGH PERFORMING AGENCY.**

**ATTACHMENT E: DE-CONCENTRATION POLICY**

**It is Saline County Housing Authority's policy to provide for de-concentration of poverty and encourage income mixing by bringing higher income families into lower income developments and lower income families into higher income developments. Toward this end, we will skip families on the waiting list to reach other families with a lower or higher income. We will accomplish this in a uniform and non-discriminating manner.**

**The Saline County Housing Authority 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 de-concentration incentives to implement.**

**SCHA may offer one or more incentives to encourage applicant families whose income classification would help to meet the de-concentration goals of**

a particular development.

Various incentives may be used at different times, or under different conditions, but will always be provided in a consistent and non-discriminatory manner.

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**

<b>Line No.</b>	<b>Summary by Development Account</b>	<b>Total Estimated Cost</b>
<b>1</b>	<b>Total Non-CGP Funds</b>	
<b>2</b>	<b>1406 Operations</b>	
<b>3</b>	<b>1408 Management Improvements</b>	<b>70000</b>
<b>4</b>	<b>1410 Administration</b>	<b>60000</b>
<b>5</b>	<b>1411 Audit</b>	
<b>6</b>	<b>1415 Liquidated Damages</b>	
<b>7</b>	<b>1430 Fees and Costs</b>	<b>45000</b>

<b>8</b>	<b>1440</b>	<b>Site Acquisition</b>	
<b>9</b>	<b>1450</b>	<b>Site Improvement</b>	<b>110000</b>
<b>10</b>	<b>1460</b>	<b>Dwelling Structures</b>	<b>402066</b>
<b>11</b>	<b>1465.1</b>	<b>Dwelling Equipment-Nonexpendable</b>	
<b>12</b>	<b>1470</b>	<b>Nondwelling Structures</b>	<b>100000</b>
<b>13</b>	<b>1475</b>	<b>Nondwelling Equipment</b>	<b>80000</b>
<b>14</b>	<b>1485</b>	<b>Demolition</b>	<b>80000</b>
<b>15</b>	<b>1490</b>	<b>Replacement Reserve</b>	
<b>16</b>	<b>1492</b>	<b>Moving to Work Demonstration</b>	
<b>17</b>	<b>1495.1</b>	<b>Relocation Costs</b>	<b>2000</b>
<b>18</b>	<b>1498</b>	<b>Mod Used for Development</b>	
<b>19</b>	<b>1502</b>	<b>Contingency</b>	
<b>20</b>		<b>Amount of Annual Grant (Sum of lines 2-19)</b>	<b>949066</b>
<b>21</b>		<b>Amount of line 20 Related to LBP Activities</b>	
<b>22</b>		<b>Amount of line 20 Related to Section 504 Compliance</b>	
<b>23</b>		<b>Amount of line 20 Related to Security</b>	
<b>24</b>		<b>Amount of line 20 Related to Energy Conservation Measures</b>	<b>402066</b>

**Annual Statement**

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

<b>Development Number/Name HA-Wide Activities</b>	<b>General Description of Major Work Categories</b>	<b>Development Account Number</b>	<b>Total Estimated Cost</b>
<b>43-03, 1900 Main, EEI</b>	<b>Completely remodel 6 dwelling units</b>	<b>1460</b>	<b>373426</b>
<b>43-7 Blackman</b>	<b>Convert 12 zero bdrm and 12 ones into twoobr  two bedroom units</b>	<b>1460</b>	<b>13921</b>
<b>43-14S &amp; 14C</b>	<b>Convert 25 vacant units to tenant storage</b>	<b>1460</b>	<b>14719</b>
<b>HA Wide</b>	<b>Salaries &amp; Benefits, Mileage &amp; Advertise</b>	<b>1410</b>	<b>130000</b>
<b>HA Wide</b>	<b>Fees and Costs-Planing Costs</b>	<b>1430</b>	<b>45000</b>
<b>43-3 Main Eldorado</b>	<b>Site Improvements, Parking, Picnic area</b>	<b>1450</b>	<b>110000</b>
<b>43-3 Main Eldorado</b>	<b>Remodel Comm. Room + Add Main. Barn Main.Barnsmmmmmmmnce</b>	<b>1470</b>	<b>100000</b>

<b>43-3 Main Eldorado</b>	<b>Playground and picnic Area Added</b>	<b>1475</b>	<b>80000</b>
<b>43-3 Main Eldorado</b>	<b>Demolition Costs for 2 Buildings</b>	<b>1485</b>	<b>80000</b>
<b>43-3 Main Eldorado</b>	<b>Relocation of Residents</b>	<b>1495.1</b>	<b>2000</b>



**Annual Statement**

**Capital Fund Program  
(CFP) Part III:  
Implementation Schedule**

<b>Development Number/Name HA-Wide Activities</b>	<b>All Funds Obligated (Quarter Ending Date)</b>	<b>All Funds Expended (Quarter Ending Date)</b>
<b>43-3, Main Eldorado</b>	<b>03/31/2002</b>	<b>09/30/2002</b>
<b>43-7 Blackman bldg</b>	<b>03/31/2002</b>	<b>09/30/2002</b>
<b>43-14Sneed + Choisser</b>	<b>03/31/2002</b>	<b>09/30/2002</b>
<b>HA Wide Activities</b>	<b>03/31/2002</b>	<b>09/30/2002</b>



## 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
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PHA WIDE

Description of Needed Physical Improvements or Management Improvements	Estimated Cost	Planned Start Date (HA Fiscal Year)
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SALARIES & BENEFITS: Executive Director \$32,000		
Resident Facilitator \$49,000	\$146,500	01/01/2005
MOD Coordinator \$65,500	3,000	01/01/2005
Advertise for Bids	60,000	01/01/2005
A/E Fees	45,000	01/01/2005
Contingency		

Total estimated cost over next 5 years	\$254,500	
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## 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
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IL043-06	Church Street, Galatia, IL	1	10%
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Description of Needed Physical Improvements or Management Improvements	Estimated Cost	Planned Start Date (HA Fiscal Year)
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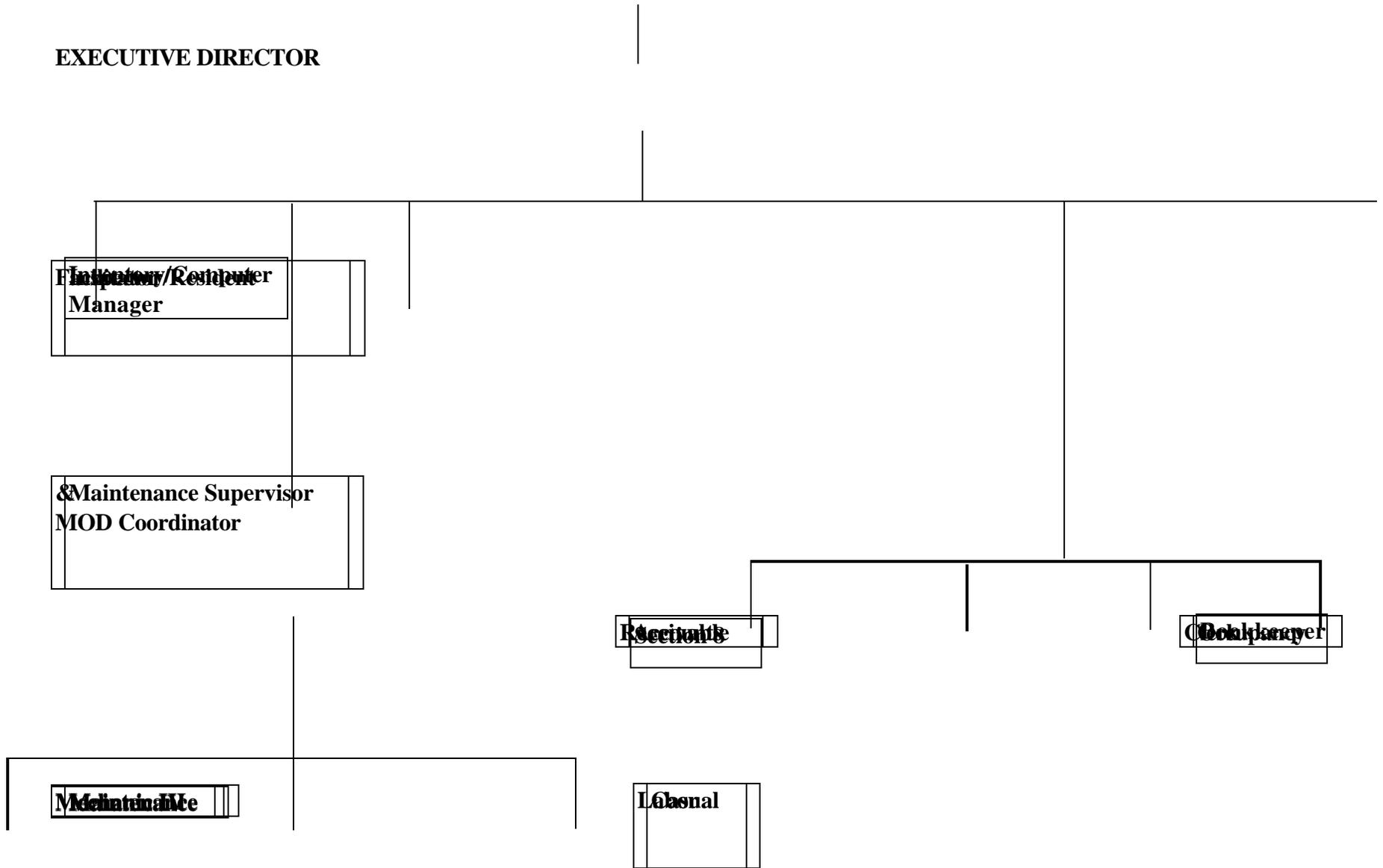
Completely Remodel 10 dwelling units	\$1,350,000	01/01/2005
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Total estimated cost over next 5 years	\$1,350,000	
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0

**PHA BOARD OF COMMISSIONERS**

**EXECUTIVE DIRECTOR**



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

### **ATTACHMENT: IL043c01**

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: 043-03**

**Development Name (or indicate PHA wide)  
1900 Main Street, Eldorado**

**Number Vacant Units            13**

**% Vacancies in Development        20%**

#### **Description of Needed Physical Improvements or Management Improvements Estimated Cost**

<b>Completely remodel 6 dwelling units</b>	<b>\$397,000</b>
<b>Install new appliances</b>	<b>9,600</b>
<b>Relocation of Residents</b>	<b>2,600</b>
<b>Planned Start Date (HA Fiscal Year)</b>	<b>01/01/2001</b>
<b>Completely remodel 6 dwelling units</b>	<b>\$397,000</b>
<b>Install new appliances</b>	<b>9,600</b>
<b>Relocation of Residents</b>	<b>3,000</b>
<b>Planned Start Date (HA Fiscal Year)</b>	<b>01/01/2002</b>
<b>Total estimated cost over next 5 years</b>	<b>\$821,200</b>

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

### **ATTACHMENT: IL043c01**

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 : 043-14S**

**Development Name (or indicate PHA wide)  
Sneed High-Rise**

**Number Vacant Units: 5**

**% Vacancies in Development: 10%**

#### **Description of Needed Physical Improvements or Management Improvements Estimated Cost**

<b>Upgrade Elevator</b>	<b>\$66,238</b>
<b>Planned Start Date (HA Fiscal Year):</b>	<b>01/01/2001</b>
<b>Install Emergency Generator</b>	<b>\$75,000</b>
<b>Planned Start Date:</b>	<b>01/01/2004</b>
<b>Install Automatic Rear Entrance Doors</b>	<b>\$16,000</b>
<b>Planned Start Date:</b>	<b>01/01/2004</b>
<b>Total estimated cost over next 5 years</b>	<b>\$157,238</b>

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

### **ATTACHMENT: IL043c01**

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 : 043-14C**

**Development Name (or indicate PHA wide): Choisser High-Rise**

**Number Vacant Units: 20**

**% Vacancies in Development: 40%**

#### **Description of Needed Physical Improvements or Management Improvements Estimated Cost**

<b>Upgrade Elevator</b>	<b>\$66,239</b>
<b>Planned Start Date (HA Fiscal Year):</b>	<b>01/01/2001</b>
<b>Install Emergency Generator</b>	<b>\$75,000</b>
<b>Planned Start Date:</b>	<b>01/01/2004</b>
<b>Install Automatic Rear Entrance Doors</b>	<b>\$16,000</b>
<b>Planned Start Date:</b>	<b>01/01/2004</b>
<b>Total estimated cost over next 5 years</b>	<b>\$157,239</b>

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

### **ATTACHMENT: IL043c01**

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: 043-07**

**Development Name (or indicate PHA wide): Blackman High-rise**

**Number Vacant Units: 10**

**% Vacancies in Development: 17%**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

<b>Upgrade Freight Elevator</b>	<b>\$90,752</b>
<b>Planned Start Date (HA Fiscal Year):</b>	<b>01/01/2002</b>
<b>Total estimated cost over next 5 years</b>	<b>\$90,752</b>

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

### **ATTACHMENT:IL043c01**

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: 043-04**

**Development Name (or indicate PHA wide): Washington Street, Carrier Mills**

**Number Vacant Units: 2**

**% Vacancies in Development: 11%**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

<b>Replace Sewer Mains</b>	<b>\$90,000</b>
<b>Planned Start Date (HA Fiscal Year):</b>	<b>01/01/2003</b>
<b>Replace Gas Mains</b>	<b>\$90,000</b>
<b>Planned Start Date:</b>	<b>01/01/2004</b>
<b>Total estimated cost over next 5 years</b>	<b>\$180,000</b>

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

### **ATTACHMENT: IL043c01**

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: 043-05**

**Development Name (or indicate PHA wide): Harrison Street, Carrier Mills**

**Number Vacant Units: 0**

**% Vacancies in Development: 0%**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

<b>Replace Sewer Mains</b>	<b>\$25,000</b>
<b>Planned Start Date (HA Fiscal Year)</b>	<b>01/01/2003</b>
<b>Replace Gas Mains</b>	<b>\$25,000</b>
<b>Planned Start Date:</b>	<b>01/01/2004</b>
<b>Total estimated cost over next 5 years</b>	<b>\$50,000</b>

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

### **ATTACHMENT:IL043c01**

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: 043-06**

**Development Name (or indicate PHA wide): Church Street**

**Number Vacant Units: 1**

**% Vacancies in Development: 10%**

#### **Description of Needed Physical Improvements or Management Improvements Estimated Cost**

<b>Replace Sewer Mains</b>	<b>\$46,000</b>
<b>Planned Start Date (HA Fiscal Year)</b>	<b>01/01/2003</b>
<b>Replace Gas Mains</b>	<b>\$46,000</b>
<b>Planned Start Date</b>	<b>01/01/2004</b>
<b>Completely Remodel 10 dwelling units</b>	<b>\$429,000</b>
<b>Planned Start Date</b>	<b>01/01/2003</b>
<b>Total estimated cost over next 5 years</b>	<b>\$521,000</b>

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

### **ATTACHMENT: IL043c01**

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: 043-08**

**Development Name (or indicate PHA wide): Railroad Street Apartments**

**Number Vacant Units: 0**

**% Vacancies in Development: 0%**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

<b>Install new energy efficient furnaces</b>	<b>\$26,000</b>
<b>Install new roofing</b>	<b>\$25,000</b>
<b>Planned Start Date (HA Fiscal Year)</b>	<b>01/01/2004</b>
<b>Total estimated cost over next 5 years</b>	<b>\$51,000</b>

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

### **ATTACHMENT: IL043c01**

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: 043-09**

**Development Name (or indicate PHA wide): Mill Street Apartments**

**Number Vacant Units: 3**

**% Vacancies in Development: 25%**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

<b>Install new roofing</b>	<b>\$15,000</b>
<b>Replace baseboard heaters</b>	<b>\$18,000</b>
<b>Planned Start Date (HA Fiscal Year)</b>	<b>01/01/2004</b>
<b>Total estimated cost over next 5 years</b>	<b>\$33,000</b>

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

### **ATTACHMENT: IL043c01**

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: 043-10**

**Development Name (or indicate PHA wide): Church Street Apartments, Galatia**

**Number Vacant Units: 0**

**% Vacancies in Development: 0%**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

<b>Install new roof</b>	<b>\$15,000</b>
<b>Replace baseboard heaters</b>	<b>\$15,000</b>
<b>Planned Start Date (HA Fiscal Year)</b>	<b>01/01/2004</b>
<b>Total estimated cost over next 5 years</b>	<b>\$30,000</b>

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

## **ATTACHMENT:IL043c01**

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 043-11**

**Development Name (or indicate PHA wide): Main Street Apartments, Raleigh**

**Number Vacant Units: 0**

**% Vacancies in Development: 0%**

#### **Description of Needed Physical Improvements or Management Improvements Estimated Cost**

<b>Install new energy efficient furnaces</b>	<b>\$ 8,000</b>
<b>Install new roofing</b>	<b>\$10,000</b>
<b>Planned Start Date (HA Fiscal Year)</b>	<b>01/01/2004</b>
<b>Total estimated cost over next 5 years</b>	<b>\$18,000</b>

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

## ATTACHMENT:IL043c01

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: PHA Wide**

**Development Name (or indicate PHA wide): PHA Wide**

**Number Vacant Units**

**% Vacancies in Development**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

**Salaries and Benefits for : Executive Director**

**\$27,000**

**: Modernization Coordinator**

**\$57,700**

**: Resident Facilitator**

**\$42,700**

**Advertise for Bids**

**\$ 2,200**

**A/E Fees**

**\$52,000**

**Contingency**

**\$43,786**

**Planned Start Date (HA Fiscal Year)**

**01/01/2001**

**Total estimated cost over next 5 years**

**\$225,386**

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

## ATTACHMENT:IL043c01

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): PHA Wide**

**Number Vacant Units**

**% Vacancies in Development**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

<b>Salaries &amp; Benefits for: Executive Director</b>	<b>\$29,000</b>
<b>Resident Facilitator</b>	<b>\$45,000</b>
<b>Modernization Coordinator</b>	<b>\$60,000</b>

<b>Advertise for Bids</b>	<b>\$ 2,200</b>
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<b>A/E Fees</b>	<b>\$48,000</b>
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<b>Contingency</b>	<b>\$51,725</b>
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<b>Planned Start Date (HA Fiscal Year)</b>	<b>01/01/2002</b>
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<b>Total estimated cost over next 5 years</b>	<b>\$235,925</b>
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# **Optional Table for 5-Year Action Plan for Capital Fund (Component 7)**

## **ATTACHMENT: IL043c01**

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): PHA Wide**

**Number Vacant Units**

**% Vacancies in Development**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

<b>Salaries and Benefits for: Executive Director</b>	<b>\$30,000</b>
<b>Resident Facilitator</b>	<b>\$46,350</b>
<b>Modernization Coordinator</b>	<b>\$61,800</b>
<b>Advertise for Bids</b>	<b>\$ 2,200</b>
<b>A/E Fees</b>	<b>\$46,000</b>
<b>Contingency</b>	<b>\$28,286</b>

**Planned Start Date (HA Fiscal Year) 01/01/2003**

**Total estimated cost over next 5 years \$214,636**

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

## ATTACHMENT: IL043c01

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### Optional 5-Year Action Plan Tables

**Development Number**

**Development Name (or indicate PHA wide): PHA Wide**

**Number Vacant Units**

**% Vacancies in Development**

**Description of Needed Physical Improvements or Management Improvements  
Estimated Cost**

<b>Salaries and Benefits for: Executive Director</b>	<b>\$31,000</b>
<b>Resident Facilitator</b>	<b>\$47,750</b>
<b>Modernization Coordinator</b>	<b>\$63,650</b>
<b>Advertise for Bids</b>	<b>\$ 2,300</b>
<b>A/E Fees</b>	<b>\$50,000</b>
<b>Contingency</b>	<b>\$45,000</b>

**Planned Start Date (HA Fiscal Year) 01/01/2004**

**Total estimated cost over next 5 years \$239,700**