

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

Donaldsonville Housing Authority

Internet Submittal of PHA Agency Plan

Small PHA Plan Update
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**

HUD 50075
OMB Approval No: 2577-0226
Expires: 03/31/2002

PHA Plan Agency Identification

PHA Name: Donaldsonville Housing Authority

PHA Number: LA 043

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

PHA Plan Contact Information:

Name: Ruth W. Franklin, Exec. Director

Phone: 225/473-9486

TDD: The DHA uses the Louisiana Relay Service

Email (if available): authority@eatel.net

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

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
- Main administrative office of the local, county or 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)

PHA Programs Administered:

- Public Housing and Section 8 Section 8 Only Public Housing Only

Annual PHA Plan Fiscal Year 20

[24 CFR Part 903.7]

i. Table of Contents

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

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ii. Executive Summary

[24 CFR Part 903.7 9 (r)]

At PHA option, provide a brief overview of the information in the Annual Plan

The DHA has two housing developments, LA 43-1 and LA 43-2, comprising a total of 160 apartments. Both developments are in close proximity to one another forming a close-knit neighborhood. Development LA 43-1 is 40 years old, and has 60 units of low-rent. The development is well maintained, however, due to age deterioration has set in, and the PHA has concentrated its efforts on substantial modernization of the development. Development LA 43-2 is not as old and has 100 units of low-rent, but the original construction does not match the older buildings and the rate of deterioration of the structures has progressed at an accelerated pace. In an effort to prevent further decay, the HA applied for and received funding under the 1993 - 1999 CIAP programs which has been of benefit in addressing those issues. The DHA has also begun to allocate an amount of its capital funding programs for afterschool tutoring and other resident enrichment programs, in part because the agency is not eligible to receive PHDEP funding that could be used for that purpose.

A primary goal of the DHA is to provide and maintain quality affordable housing in a professional and fiscally prudent manner free from discrimination, and in specific compliance with a FH&EO corrective plan that has been instituted. In decades past the Housing Authority developed a racial imbalance in its site occupancy as well as a condition where a substantial number of long time residents are overhoused. The 2001 Annual Plan was developed with that primary goal in mind. A number of provisions have been formulated to achieve that and other objectives that will have to be accomplished to achieve the stated mission of the housing authority. The DHA has adopted revisions to its Admissions and Occupancy Policy (ACOP) which does not allow for "Freedom of Choice" and which ensures that there is no practice of "steering" residents to one site or another. Where necessary the DHA will use these provisions to promote and achieve compliance with the FH&EO corrective plan.

The situation of over/under-housed residents in the housing authority's developments is also a priority issue. The DHA will implement a plan to identify and appropriately house all residents, including where reasonable the relocation of existing residents to apartments that are appropriate for their family size. Notwithstanding however, this plan to address the over/under-housed situation will not counteract any achievements made to balance the racial occupancy of the authority's two developments.

Donaldsonville is the Parish Seat of Ascension Parish. From information presented in the State CHAS it is concluded that of the 4,271 units needed, over 45% are needed by extremely low income families, and nearly 20% are needed by low-moderate income families with incomes of from 50 – 80% of AMI. Of the total it is estimated that 22% of applicants are elderly families, and nearly 80% of those in need are black families. An analysis of the current DHA waiting list for the immediate community indicates that over 74% of applicants for housing from DHA are extremely low income families (at or below 30% AMI), a number which is 2/3's higher than the parish average. Over 23% of applicants are from low-income families, and families with children comprise over 75% of the applicants, a slight reduction from last year. Of significance however, with respect to the achievement of improvements in racial balance is that only 8% of families on the waiting list are white, a 50% reduction from last year. That is primarily due to reductions in white family applicants.

On October 31, 2000, The Donaldsonville Housing Authority (DHA) held a duly advertised public hearing on the 2000 Annual plan after the required notification time and fully explained the plan to those in

attendance.

1. Summary of Policy or Program Changes for the Upcoming Year

In this section, briefly describe changes in policies or programs discussed in last year's PHA Plan that are not covered in other sections of this Update.

During the FY 2000 Agency Plan Year the Donaldsonville Housing Authority (DHA) has taken measured steps to accomplish the goals and objectives that were established in the 5-year Plan. As stated in part in the Executive Summary above, a primary goal of the DHA is to provide quality affordable housing that is free from discrimination, and in specific compliance with a FH&EO corrective plan that is being instituted. Because of a "Freedom of Choice" policy in the past, the Housing Authority over many years developed a racial imbalance in its site occupancy.

The DHA modified and adopted new policies in the area of Admissions and Occupancy, Community Service, and Pets. A primary focus of the DHA in 2001 with its Annual Plan is to continue to balance the racial occupancy with new occupants as well as relocation of overhoused families when reasonable. Specifically the DHA will maintain a community wide comprehensive waiting list in a format that will allow the agency to track and monitor its efforts in housing to achieve racial balance and appropriate size occupancy. The new Admissions and Occupancy Policy (ACOP) provides for Tenant Selection and Assignment in a manner that does not allow for "Freedom of Choice" and ensures that there is no "steering" of residents to one site or another. The new policy will be implemented rigorously and will allow the DHA to designate and assign the next "ranking rentable unit" to the next "ranking applicant family" which are matched without regard to race, choice, or some other discriminatory factor. It is specifically stated that where necessary the DHA will use these provisions to promote and achieve compliance with the FH&EO corrective plan.

It was also stated in the Exec Summary that a condition exists at DHA where a substantial number of long time residents are overhoused because their children have grown up and moved away. The rent rolls have been canvassed and these families have been identified along with their household characteristics. Some of the families have been residing at DHA for over forty years and are now elderly. To address the over/under-housed issue the DHA will implement a relocation policy whereby the most recent residents will be relocated first in an effort to correct the inequities. Counseling will be provided when needed to ensure that hardships are not incurred by families that are relocated for this reason. This plan however, to address the over/under-housed situation will not counteract any achievements made to balance the racial occupancy of the authority's two developments.

A third major initiative of the DHA 2001 Annual Plan will be an effort to improve the rate of return of "Resident Satisfaction Survey's:" by the DHA residents. On October 17, 2000, the DHA conducted the first of several workshops that it will hold to educate the residents as to how the survey works, what it is for, and why it is important for them to respond. The reason for and importance of the Survey was also discussed at the Agency Plan public hearing on October 31, 2000. The DHA has also sent out a flyer on the same subject. At every meeting held with the residents this topic will be discussed and the importance of their completing the survey when it is sent to them will be stressed.

And a final initiative for the DHA during the FY 2001 Annual Plan Year will be to develop a more assertive marketing plan in an effort to encourage more white and upper income families to apply for housing. This effort will initially be through newspaper and other media where rental listings are normally

found.

2. Capital Improvement Needs

[24 CFR Part 903.7 9 (g)]

Exemptions: Section 8 only PHAs are not required to complete this component.

A. Yes No: Is the PHA eligible to participate in the CFP in the fiscal year covered by this PHA Plan?

B. What is the amount of the PHA's estimated or actual (if known) Capital Fund Program grant for the upcoming year? \$ 294,404

C. Yes No Does the PHA plan to participate in the Capital Fund Program in the upcoming year? If yes, complete the rest of Component 7. If no, skip to next component.

D. Capital Fund Program Grant Submissions

(1) Capital Fund Program 5-Year Action Plan

The Capital Fund Program 5-Year Action Plan is provided as

Attachment "B" [File name: **la043b01**] [Microsoft Excel]

(2) Capital Fund Program Annual Statement

The Capital Fund Program Annual Statement is provided as Attachment

Attachment "C" [File name: **la043c01**] [Microsoft Excel]

3. Demolition and Disposition

[24 CFR Part 903.7 9 (h)]

Applicability: 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 next component ; if "yes", complete one activity description for each development.)

2. Activity Description

Demolition/Disposition Activity Description (Not including Activities Associated with HOPE VI or Conversion Activities)
1a. Development name:
1b. Development (project) number:
2. Activity type: Demolition <input type="checkbox"/>

Disposition <input type="checkbox"/>
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>
4. Date application approved, submitted, or planned for submission: <u>(DD/MM/YY)</u>
5. Number of units affected: 6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Relocation resources (select all that apply) <input type="checkbox"/> Section 8 for units <input type="checkbox"/> Public housing for units <input type="checkbox"/> Preference for admission to other public housing or section 8 <input type="checkbox"/> Other housing for units (describe below)
8. Timeline for activity: a. Actual or projected start date of activity: b. Actual or projected start date of relocation activities: c. Projected end date of activity:

4. Voucher Homeownership Program

[24 CFR Part 903.7 9 (k)]

A. 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 next component; if “yes”, describe each program using the table below (copy and complete questions for each program identified.)

B. Capacity of the PHA to Administer a Section 8 Homeownership Program

The PHA has demonstrated its capacity to administer the program by (select all that apply):

- Establishing a minimum homeowner down payment requirement of at least 3 percent and requiring that at least 1 percent of the down payment comes from the family’s resources
- Requiring that financing for purchase of a home under its section 8 homeownership will be provided, insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards
- Demonstrating that it has or will acquire other relevant experience (list PHA experience, or any other organization to be involved and its experience, below):

5. Safety and Crime Prevention: PHDEP Plan

[24 CFR Part 903.7 (m)]

Exemptions Section 8 Only PHAs may skip to the next component PHAs eligible for PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

- A. Yes No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?
- B. What is the amount of the PHA's estimated or actual (if known) PHDEP grant for the upcoming year? \$ _____
- C. Yes No Does the PHA plan to participate in the PHDEP in the upcoming year? If yes, answer question D. If no, skip to next component.
- D. Yes No: The PHDEP Plan is attached at Attachment _____

6. Other Information

[24 CFR Part 903.7.9 (r)]

A. Resident Advisory Board (RAB) Recommendations and PHA Response

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 attached at Attachment (File name)
3. In what manner did the PHA address those comments? (select all that apply)
- The PHA changed portions of the PHA Plan in response to comments
A list of these changes is included
 Yes No: below or
 Yes No: at the end of the RAB Comments in Attachment _____.
- Considered comments, but determined that no changes to the PHA Plan were necessary. An explanation of the PHA's consideration is included at the at the end of the RAB Comments in Attachment _____.
- Other: (list below)

B. 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: State of Louisiana
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 specific initiatives contained in the Consolidated Plan. (list such initiatives below)
- Other: (list below)

3. PHA Requests for support from the Consolidated Plan Agency

- Yes No: Does the PHA request financial or other support from the State or local government agency in order to meet the needs of its public housing residents or inventory? If yes, please list the 5 most important requests below:

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

C. Criteria for Substantial Deviation and Significant Amendments

1. Amendment and Deviation Definitions

24 CFR Part 903.7(r)

PHAs are required to define and adopt their own standards of substantial deviation from the 5-year Plan and Significant Amendment to the Annual Plan. The definition of significant amendment is important because it defines when the PHA will subject a change to the policies or activities described in the Annual Plan to full public hearing and HUD review before implementation.

A. Substantial Deviation from the 5-year Plan:

Substantial Deviation from the 5-year Plan is defined by the Donaldsonville Housing Authority as any substantial modification to the goals and objectives in the then current Plan.

B. Significant Amendment or Modification to the Annual Plan:

A Significant Amendments or Modifications to the Annual Plan are defined by the Donaldsonville Housing Authority as:

- * Changes to rent, admissions policies, or organization of the waiting list;
- * Additions of non-emergency work items that are not listed in the 5-year Action Plan, or changes in use of replacement reserve funds under the Capital Fund;
- * Changes with regard to demolition or disposition, designation, homeownership programs, or conversion activities,

* And, any addition of new activities not included in the current PHDEP Plan.

Attachment “A” : Supporting Documents Available for Review

Donaldsonville Housing Authority

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
XX	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
	State/Local Government Certification of Consistency with the Consolidated Plan (not required for this update)	5 Year and Annual Plans
XX	Fair Housing Documentation Supporting Fair Housing Certifications: 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
XX	Housing Needs Statement of the Consolidated Plan for the jurisdiction/s in which the PHA is located and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs
XX	Most recent board-approved operating budget for the public housing program	Annual Plan: Financial Resources
XX	Public Housing Admissions and (Continued) Occupancy Policy (A&O/ACOP), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
	Any policy governing occupancy of Police Officers in Public Housing <input type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Eligibility, Selection, and Admissions Policies
	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
XX	Public housing rent determination policies, including the method for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
XX	Schedule of flat rents offered at each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
	Section 8 rent determination (payment standard) policies <input type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
XX	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
XX	Results of latest binding Public Housing Assessment System (PHAS) Assessment	Annual Plan: Management and Operations
XX	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-Sufficiency
	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
	Any required policies governing any Section 8 special housing types <input type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
XX	Public housing grievance procedures <input type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
	Section 8 informal review and hearing procedures <input type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
XX	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for any active grant year	Annual Plan: Capital Needs
XX	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants	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
XX	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing §504 of the Rehabilitation Act and the Americans with Disabilities Act. See, PIH 99-52 (HA).	Annual Plan: Capital Needs

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
	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, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937	Annual Plan: Conversion of Public Housing
	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
	Policies governing any Section 8 Homeownership program (section _____ of the Section 8 Administrative Plan)	Annual Plan: Homeownership
	Cooperation agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies	Annual Plan: Community Service & Self-Sufficiency
	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
XX	Section 3 documentation required by 24 CFR Part 135, Subpart E	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 (PHDEP) semi-annual performance report	Annual Plan: Safety and Crime Prevention
	PHDEP-related documentation: <ul style="list-style-type: none"> · Baseline law enforcement services for public housing developments assisted under the PHDEP plan; · Consortium agreement/s between the PHAs participating in the consortium and a copy of the payment agreement between the consortium and HUD (applicable only to PHAs participating in a consortium as specified under 24 CFR 761.15); · Partnership agreements (indicating specific leveraged support) with agencies/organizations providing funding, services or other in-kind resources for PHDEP-funded activities; · Coordination with other law enforcement efforts; · Written agreement(s) with local law enforcement agencies (receiving any PHDEP funds); and · All crime statistics and other relevant data (including Part I and specified Part II crimes) that establish need for the public housing sites assisted under the PHDEP Plan. 	Annual Plan: Safety and Crime Prevention

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
XX	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G) <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Pet Policy
XX	The results of 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)

Attachment “B” : FY 2001 Capital Fund Program Annual Statement
Donaldsonville Housing Authority

This Attachment Submitted as a Separate File Named: la043b01 (Microsoft Excel)

This attachment also submitted in hard copy by mail.

Attachment “C” : FY 2001 Capital Fund Program 5-Year Action Plan
Donaldsonville Housing Authority

This Attachment Submitted as a Separate File Named: la043c01 (Microsoft Excel)

This attachment also submitted in hard copy by mail.

Required Attachment “D”: Resident Member on the PHA Governing Board
Donaldsonville Housing Authority

1. Yes No: Does the PHA governing board include at least one member who is directly assisted by the PHA this year? (if no, skip to #2)

A. Name of resident member(s) on the governing board: **Dianna Spurlock**

B. How was the resident board member selected: (select one)?

Elected

Appointed

C. The term of appointment is (include the date term expires): 8/26/1997 – 8/25/2002

2. A. If the PHA governing board does not have at least one member who is directly assisted by the PHA, why not?

the PHA is located in a State that requires the members of a governing board to be salaried and serve on a full time basis

the PHA has less than 300 public housing units, has provided reasonable notice to the resident advisory board of the opportunity to serve on the governing board, and has not been notified by any resident of their interest to participate in the Board.

Other (explain):

B. Date of next term expiration of a governing board member:

C. Name and title of appointing official(s) for governing board (indicate appointing official for the next position):

Required Attachment “E”: Membership of the Resident Advisory Board
Donaldsonville Housing Authority

List members of the Resident Advisory Board: (If the list would be unreasonably long, list organizations represented or otherwise provide a description sufficient to identify how members are chosen.)

Chantey Suel
Brenda Johnson
Patricia Ourso
Diana Spurlock
Elizabeth Jarvis

Attachment “F”: Community Service Requirement

Donaldsonville Housing Authority

1. General

In Compliance with the 1998 Quality Housing and Work Reform Act, the Donaldsonville Housing Authority (DHA) has modified its Admission and Continued Occupancy Policy and added a Section H which includes the statutory provisions of the Community Service Requirements (CSR) that state that in order to be eligible for continued occupancy, each adult family member must either (1) be employed, (2) contribute eight hours per month of community service (not including political activities) within the community in which the public housing development is located, or (3) participate in an economic self-sufficiency program unless they are exempt from this requirement.

2. Effective Date and Lease Approval

As of January 1, 2001, the above described Community Service Requirement (CSR) will go into effect, and twelve months after that date, or starting on January 1, 2002, the Donaldsonville Housing Authority (DHA) will not renew the lease of any non-exempt family that is not in compliance with the Community Service Requirement or approved Agreement to Cure.

3. Family Requirements

When required to contribute community service, it is the residents' responsibility to find a place to serve the hours of community service, and to provide documentation that the service was performed. The housing authority has canvassed its rent rolls to determine which of its existing resident families that the HA believes has one or more members who fall under the CSR. Those persons that are responsible to participate in the CSR program are asked to come into the office to have the requirements explained to them and to provide them with the reporting form. Newly admitted families have the program explained to them at orientation. Those residents that fall into the CSR category may be assigned to one staff member to track their progress in meeting their responsibilities.

4. Participation and Reporting Requirements

Areas that have been identified as acceptable for CSR service include but are not limited to those listed on the attached sheet. If a resident cannot find an opportunity to volunteer with one of the approved agencies, then the residents will be assigned to work at one of the HA's resident programs on a volunteer basis. Programs that the DHA conducts that can accommodate a limited number of volunteers are listed on the attached sheet.

Those persons that are responsible to participate in the CSR program are asked to come into the office to have the requirements explained to them and to provide them with the reporting form. The CSR resident family must bring in the completed form on a monthly basis and present the form at the time of payment of rent. If the HA has a reason to question the truthfulness of the information provided on the form it will take steps to confirm the information.

5. Families not in Compliance

The DHA will notify any family found to be in noncompliance of the CSR program:

- 1) That they are in non-compliance with their CSR Requirements,
- 2) That the determination is subject to the grievance procedure; and
- 3) That, unless the family member(s) enter into an agreement to comply, the lease will not be renewed or will be terminated.

Attachment “G”: DHA Public Housing Waiting List
Donaldsonville Housing Authority

The housing needs of the families on the PHA’s waiting list is indicated below:

Housing Needs of Families on the Waiting List 2001 Annual Plan			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/sub jurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	220		9
Extremely low income <=30% AMI	162	73.6%	
Very low income (>30% but <=50% AMI)	51	23.2%	
Low income (>50% but <80% AMI)	5	2.3%	
Families with children	166	75.5%	
Elderly families	15	6.8%	
Families with Disabilities	67	30.5%	
White	17	7.7%	
Black	202	91.8%	
Hispanic	1	0.5%	
Asian	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
1 BR	46	20.9%	
2 BR	95	43.2%	
3 BR	65	29.5%	
4 BR	14	6.4%	
5 BR	0	0	
5+ BR			
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)?			
Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes			
Does the PHA permit specific categories of families onto the waiting list, even if generally closed?			
<input type="checkbox"/> No <input type="checkbox"/> Yes			

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**Annual Statement
Capital Fund Program (CFP)**

Part II: Supporting Pages

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing **DONALDSONVILLE HA 2001 CFP**

Development	General Description of Major Work Categories	Development Acct. Number	Quantity	Total Estimated Cost	
				Original	Revised
LA 43-1 LA 43-2	1450 SITE IMPROVEMENTS	1450	1000		
	REPLACE SIDEWALKS, IMPROVE FOR VISITABILITY			10,000	
	PARKING APRON, IMPROVE WALKS FOR VISITABILITY			10,250	
		1450		20,250	
43-1	1460 DWELLING IMPROV	1460			
	REPLACE WINDOWS		110	35,000	
	WINDOW SECURITY SCREENS		110	10,000	
	REPLACE WATER HEATERS		50	30,000	
	REPLACE EXT DOORS/SCRN DOORS		10	15,800	
	SUBTOTAL			90,800	
43-2	REPLACE WINDOWS	1460	170	54,400	
	WINDOW SECURITY SCREENS		170	16,150	
	INTERIOR PAINTING		10	18,000	
		1460		88,550	
	TOTAL 1460	1460		179,350	
	1470 NON-DWELLING STRUCTURES	1470		0	
	PAGE TOTAL			199,600	

1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement. 2) To be completed for the Performance and Evaluation Report

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

Capital Fund Program (CFP)

Part II: Supporting Pages

U.S.Department of Housing and Urban Development

Office of Public and Indian Housing

DONALDSONVILLE HA 2001 CFP

Development Number/Name HA-Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost	
				Original	Revised
PHA WIDE	1408 MANAGEMENT IMPROVEMENTS	1408			
	ED STAFF TRAINING			2,000	
	MAINT TRAINING			1,500	
	TUTOR PROGRAM			18,000	
	PREVENTIVE MAINTENANCE PROGRAM			2,500	
	FAMILY TRAINING PRG			4,500	
	1408 SUB TOTAL			28,500	
	1430 FEES AND COSTS	1430			
	A. A/E FEES			18,624	
	B. CGP/MGMT COOR			12,800	
	C. CGP APPLICATION			2,000	
	D. AGENCY PLAN			3,000	
	E. ACCOUN TING			2,000	
	F. ADV/RECORDATION/MISC COSTS			380	
			38,804		
	1465 DWELLING EQUIP	1465	20		
	APPLIANCES			15,000	
	1475 NON-DWELLING EQUIPMENT	1475			
	SHOP EQUIP			4,000	
	PRINTER			1,000	
		5,000			
1495 RELOCATION	1495				
			0		
1502 CONTINGENCY	1502				
A. PROGRAM CONTINGENCY			7,500		
				94,804	

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

2) To be completed for the Performance and Evaluation Report

Signature of Executive Director and Date

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

**Annual Statement
Capital Fund Program (CFP)**

Part III: Implementation Schedule

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

DONALDSONVILLE HA :

Development	All Funds Obligated		All Funds Expended	
	Original	Revised	Original	Revised
LA 43-1	09/30/03		09/30/04	
LA 43-2	09/30/03		09/30/04	
PHA WIDE	09/30/03		09/30/04	

1) To be completed for the Performance and Evaluation Report or a Revised Annual Statement. 2) To be completed for the Performance and Evaluation Report

Signature of Executive Director and Date

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

2001 CFP

and Date

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**Five-Year Action Plan
Part I: Summary**

Attachment "C"

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

Capital Fund Program (CFP)

HA Name: DONALDSONVILLE HOUSING AUTHORITY		Locality: (City/County & State) DONALDSONVILLE, ASCENSION, LOUISIANA		Original <u> X </u>	Revision No. <u> </u>
A. DEVELOPMENT NUMBER/NAME	Work Statement For Year 1 FFY: 2001	Work Statement for Year 2 FFY: 2002	Work Statement for Year 3 FFY: 2003	Work Statement for Year 4 FFY: 2004	Work Statement for Year 5 FFY: 2005
LA 43-1	Annual Statement	86,050	113,800	214,500	99,425
LA 43-2		124,250	97,050	0	94,925
B. PHYSICAL IMPROVEMENTS SUBTOTAL		210,300	210,850	214,500	194,350
C. MANAGEMENT IMPROVEMENTS		28,500	28,500	28,500	28,500
D. HA-WIDE NON DWELLING STRUCT & EQUIPMENT		5,000	5,000	5,000	25,000
E. ADMINISTRATION		0	0	0	0
F. OTHER		47,650	47,650	47,650	47,650
G. OPERATIONS		0	0	0	0
H. DEMOLITION		0	0	0	0
I. REPLACEMENT RESERVE		0	0	0	0
J. MOD USED FOR DEVELOPMENT		0	0	0	0
K. TOTAL CFP FUNDS		291,450	292,000	295,650	295,500
L. TOTAL NON-CFP FUNDS		0	0	0	0
M. GRAND TOTAL		291,450	292,000	295,650	295,500
Signature of Executive Director and Date _____ RUTH W FRANKLIN, EXEC DIRECTOR			Signature of Public Housing Director/Office of Native American Programs Administrator and Date September 22, 2000		

**Five-Year Action Plan
Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)**

OMB Approval No. 2577-0

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

DONALDSONVILLE HA 2000

Work Statement FFY: 2001	Work Statement for Year 2 FFY: 2002			Work Statement for Year 3 FFY: 2003		
	of Major Work Categories	Quantity	Estimated Cost	of Major Work Categories	Quantity	Estimated Cost
See Annual Statement	LA 43-1			LA 43-1		
	1460 PHYSICAL IMPROV			1460 PHYSICAL IMPROV		
	REPLACE WINDOWS	150	48,500	PAINTING OF UNITS	50	
	WINDOW SECURITY SCREENS	150	14,250	WINDOW SECURITY SCREENS		
	REPLACE EXT DOORS/SCRN DOORS	10	15,800	REPLACE EXT DOORS/SCRN DOORS	4	
	1460 SUB TOTAL		78,550	1460 SUB TOTAL		
	1450 SITEWORK			1450 SITEWORK		
	PARKING APRON	5	7,500	PARKING APRON	5	
	1450 SUB TOTAL		7,500	1450 SUB TOTAL		
	LA 43-2			LA 43-2		
	1460 PHYSICAL IMPROV			1460 PHYSICAL IMPROV		
	REPLACE WINDOWS	250	82,500	REPLACE WINDOWS	125	
	WINDOW SECURITY SCREENS	250	23,750	WINDOW SECURITY SCREENS	125	
	INTERIOR PAINTING	10	18,000	REPLACE EXT DOORS/SCRN DOORS	5	
	1460 SUB TOTAL		124,250	1460 SUB TOTAL	20	
				0		
	Subtotal of Estimated Cost		\$210,300	Subtotal of Estimated Cost		

**Five-Year Action Plan
Part II: Supporting Pages
Physical Needs Work Statement(s)
Capital Fund Program (CFP)**

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

DONALDSONVILL

Estimated Cost	Work Statement FFY: 2001	Work Statement for Year 4 FFY: 2004			Work Statement for Year 5 FFY: 2005	
		of Major Work Categories	Quantity	Estimated Cost	of Major Work Categories	Estimated Cost
	See Annual Statement	LA 43-2			LA 43-1	
		1460 PHYSICAL IMPROV			1460 PHYSICAL IMPROV	
100,000		REPLACE WINDOWS	180	58,500	REHABILITATE KITCHENS	
		WINDOW SECURITY SCREENS	180	20,000	REHABILITATE BATHS	
6,300		REPLACE WATER HEATERS	50	25,000	REPLACE EXT DOORS/SCRN DOORS	
		PAINTING OF UNITS	50	100,000	PAINT UNITS	
106,300		1460 SUB TOTAL		203,500	1460 SUB TOTAL	
		1450 SITEWORK			1450 SITEWORK	
7,500		IMPROVE WALKS FOR VISITABILITY	200	2,000	YARD FILL	
7,500		PARKING APRON	6	9,000	1450 SUB TOTAL	
		1450 SUB TOTAL		11,000		
					LA 43-2	
41,250					1460 PHYSICAL IMPROV	
11,875					REHABILITATE KITCHENS	
7,925					REHABILITATE BATHS	
36,000				REPLACE EXT DOORS/SCRN DOORS		
0				PAINT UNITS		
97,050				1460 SUB TOTAL		
\$210,850		Subtotal of Estimated Cost	\$214,500	Subtotal of Estimated Cost		

**Five-Year Action Plan
Part III: Supporting Pages
Management Needs Work Statement(s)
Capital Fund Program (CFP)**

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

Form HA 2000

		Work Statement FFY: 2001	Work Statement for Year 2 FFY: 2002			Work Statement FFY: 2003
Quantity	Estimated Cost		of Major Work Categories	Quantity	Estimated Cost	of Major Work Categories
		See Statement	MANAGEMENT IMPROVEMENTS			MANAGEMENT IMPROVEMENTS
15	33,750		ED STAFF TRAINING	2,000	ED STAFF TRAINING	
15	26,250		MAINT TRAINING	1,500	MAINT TRAINING	
5	7,925		TUTOR PROGRAM	18,000	TUTOR PROGRAM	
15	27,000		PREVENTIVE MAINTENANCE PROGRAM	2,500	PREVENTIVE MAINTENANCE PROGRAM	
			FAMILY TRAINING PRG	4,500	FAMILY TRAINING PRG	
	94,925		1408 SUB TOTAL	28,500	1408 SUB TOTAL	
	4,500					
	4,500					
15	33,750					
15	26,250					
5	7,925					
15	27,000					
0	0					
	94,925					
	\$194,350		Subtotal of Estimated Cost	\$28,500		

**Five-Year Action Plan
Part III: Supporting Pages
Management Needs Work Statement(s)
Capital Fund Program (CFP)**

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

DONALDSONVILLE HA 2000

Work Statement FF		Work Statement FFY: 2001	Work Statement for Year 4 FFY: 2004			Work Statement FFY: 2004
Quantity	Estimated Cost		of Major Work Categories	Quantity	Estimated Cost	of Major Work Categories
			MANAGEMENT IMPROVEMENTS			MANAGEMENT IMPROVEMENTS
	2,000	See	ED STAFF TRAINING		2,000	ED STAFF TRAINING
	1,500		MAINT TRAINING		1,500	MAINT TRAINING
	18,000		TUTOR PROGRAM		18,000	TUTOR PROGRAM
	2,500	Annual	PREVENTIVE MAINTENANCE PROGRAM		2,500	PREVENTIVE MAINTENANCE PROGRAM
	4,500		FAMILY TRAINING PRG		4,500	FAMILY TRAINING PRG
	28,500	Statement	1408 SUB TOTAL		28,500	1408 SUB TOTAL
Subtotal of Estimated Cost		\$28,500		Subtotal of Estimated Cost		\$28,500

DONALDSONVILLE HA 2000

		Work Statement
		FFY
	Quantity	Estimated Cost
		2,000
		1,500
		18,000
		2,500
		4,500
		28,500
Subtotal of Estimated Cost		\$28,500