

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

TVRHA Plans

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

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

PHA Plan Agency Identification

PHA Name: Tennessee Valley Regional Housing Authority

PHA Number: MS006

PHA Fiscal Year Beginning: 07-01-2001

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)

PHA local offices

5-YEAR PLAN
PHA FISCAL YEARS 2000 - 2004
[24 CFR Part 903.5]

A. Mission

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

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

B. Goals

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

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

- PHA Goal: Expand the supply of assisted housing
Objectives:
- Apply for additional rental vouchers: **Will apply for additional incremental vouchers as the need arises.**
 - Reduce public housing vacancies: **Maintain vacancies under three (3) percent.**
 - 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) **Score ninety percent (90%) or better on PHAS.**

- Improve voucher management: (SEMAP score)
Score ninety percent (90%) or better on SEMAP.
 - Increase customer satisfaction:
Score ten points on RASS indicator of PHAS.
 - Concentrate on efforts to improve specific management functions:
(list; e.g., public housing finance; voucher unit inspections)
 - Renovate or modernize public housing units: **TVRHA has an ongoing program of some renovation at all developments.**
 - Demolish or dispose of obsolete public housing:
TVRHA may demolish up to 7 units in 2 buildings.
 - 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:
Ongoing
- Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments:
Ongoing
- Implement public housing security improvements:
Ongoing
- Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
- Other: (list below)

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

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

Objectives:

- Increase the number and percentage of employed persons in assisted families:
Through the FSS Program. Maintain at least 80% or more of our mandatory FSS slots with at least 30% or more families with escrow balances.
- Provide or attract supportive services to improve assistance recipients' employability:
By working with TANF.
- 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)

**Annual PHA Plan
PHA Fiscal Year 2001**

[24 CFR Part 903.7]

i. Annual Plan Type:

Select which type of Annual Plan the PHA will submit.

Standard Plan

Streamlined Plan:

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

Troubled Agency Plan

ii. Executive Summary of the Annual PHA Plan

[24 CFR Part 903.7 9 (r)]

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

iii. Annual Plan Table of Contents

[24 CFR Part 903.7 9 (r)]

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

Table of Contents

	<u>Page #</u>
Annual Plan	
i. Table of Contents	
1. Housing Needs	5
2. Financial Resources	11
3. Policies on Eligibility, Selection and Admissions	12
4. Rent Determination Policies	20
5. Operations and Management Policies (not applicable)	24
6. Grievance Procedures (not applicable)	25
7. Capital Improvement Needs	26
8. Demolition and Disposition	27
9. Designation of Housing	28
10. Conversions of Public Housing	29
11. Homeownership	30
12. Community Service Programs (not applicable)	32
13. Crime and Safety (not applicable)	34
14. Pets	36
15. Civil Rights Certifications (included with PHA Plan Certifications)	36
16. Audit	36

17. Asset Management (not applicable)	37
18. Other Information	37

Attachments

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

Required Attachments:

- Admissions Policy for Deconcentration
- A.** 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
- B.** 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)
 - C.** Definition of “Substantial Deviation” and “Significant Amendment of Modification”
 - D.** Resident Advisory Boards Comments
 - E.** Statement of Progress in meeting the 5-Year Plan Mission and Goals
 - F.** Resident Member on the PHA Governing Board
 - G.** Membership of the Resident Advisory Board
 - H.** **Performance and Evaluation Report Capital Fund Program 2000**

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
X	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
	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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
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
	Public Housing Deconcentration and Income Mixing Documentation: 1. 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 2. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the methodology for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Schedule of flat rents offered at each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant	Annual Plan: Capital Needs
	Most recent, approved 5 Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an	Annual Plan: Capital Needs

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	attachment (provided at PHA option)	
	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
	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
X	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 <input type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
X	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
	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 (PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
X	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
X	Other supporting documents (optional) (list individually; use as many lines as necessary) PET POLICY 1990 U. S. Census Data Community Service Section 3 Latest PHAS Results Self-Evaluation 504 Requirements	(specify as needed) ANNUAL PLAN PET POLICY Statement of Housing Needs

1. Statement of Housing Needs

[24 CFR Part 903.7 9 (a)]

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

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

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	Size	Loca-tion
Income <= 30% of AMI	3354	N/A	N/A	N/A	N/A	N/A	N/A
Income >30% but <=50% of AMI	2124	N/A	N/A	N/A	N/A	N/A	N/A
Income >50% but <80% of AMI	1172	N/A	N/A	N/A	N/A	N/A	N/A
Elderly	2298	N/A	N/A	N/A	N/A	N/A	N/A
Families with Disabilities	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Race/Ethnicity	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Race/Ethnicity	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Race/Ethnicity	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Race/Ethnicity	N/A	N/A	N/A	N/A	N/A	N/A	N/A

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

- Consolidated Plan of the Jurisdiction/s
Indicate year:
- U.S. Census data: the Comprehensive Housing Affordability Strategy (“CHAS”) dataset **1990 U. S. Census Data**
- American Housing Survey data
Indicate year:
- Other housing market study
Indicate year:
- Other sources: (list and indicate year of information)

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

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

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	48		48
Extremely low income <=30% AMI	21	44%	
Very low income (>30% but <=50% AMI)	19	39%	
Low income (>50% but <80% AMI)	8	17%	
Families with children	26	54%	
Elderly families	20	42%	
Families with Disabilities	9	19%	
Race/ethnicity White	32	67%	
Race/ethnicity Black	16	33%	
Race/ethnicity			
Race/ethnicity			
Characteristics by Bedroom Size (Public Housing Only)			
1BR	22	46%	22
2 BR	7	15%	7
3 BR	17	35%	17
4 BR	2	4%	2
5 BR	N/A	N/A	N/A
5+ BR	N/A	N/A	N/A
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			

Housing Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input checked="" type="checkbox"/> Section 8 tenant-based assistance			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	353		353
Extremely low income <=30% AMI	214	61%	
Very low income (>30% but <=50% AMI)	26	7%	
Low income (>50% but <80% AMI)	113	32%	
Families with children	286	81%	
Elderly families	28	8%	
Families with Disabilities	81	3%	
Race/ethnicity White			
Race/ethnicity Black			
Race/ethnicity			
Race/ethnicity			
Characteristics by Bedroom Size (Public Housing Only)			
1BR			
2 BR			
3 BR			
4 BR			
5 BR			
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			

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.

Vacant Public Housing units exist; therefore, Public Housing needs are apparently being met; although there are areas in our jurisdiction where additional affordable housing is needed for our Section 8 Program.

(1) Strategies

Need: Shortage of affordable housing for certain areas of our jurisdiction available to Section 8 participants.

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

Select all that apply

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

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

Select all that apply

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

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

Strategy 1: Target available assistance to families at or below 30 % of AMI

Select all that apply

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

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

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

Select all that apply

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

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

- Seek designation of public housing for the elderly **Application approved 2/2000**
- Apply for special-purpose vouchers targeted to the elderly, should they become available
- Other: (list below)

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

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

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

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

Select if applicable

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

Strategy 2: Conduct activities to affirmatively further fair housing

Select all that apply

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

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

(2) Reasons for Selecting Strategies

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

- Funding constraints
- Staffing constraints
- Limited availability of sites for assisted housing
- Extent to which particular housing needs are met by other organizations in the community
- Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the PHA
- Influence of the housing market on PHA programs
- Community priorities regarding housing assistance
- Results of consultation with local or state government
- Results of consultation with residents and the Resident Advisory Board
- Results of consultation with advocacy groups
- Other: (list below)

Existing vacant units

2. Statement of Financial Resources

[24 CFR Part 903.7 9 (b)]

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

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

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 2001 grants)	10,587,821.00	PH & S8 Operations
a) Public Housing Operating Fund	3,277,261.00	
b) Public Housing Capital Fund	2,600,000.00	
c) HOPE VI Revitalization	0.00	
d) HOPE VI Demolition	0.00	
e) Annual Contributions for Section 8 Tenant-Based Assistance	3,883,741.00	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)	0.00	
g) Resident Opportunity and Self-Sufficiency Grants	0.00	
h) Community Development Block Grant	0.00	
i) HOME	0.00	
Other Federal Grants (list below)		
EDSS Grant	50,000.00	Services to Assisted Families
FSS Coordinator	24,363.00	
New Construction Funds	752,456.00	S8 Pymts to Owners
2. Prior Year Federal Grants (unobligated funds only) (list below)		
3. Public Housing Dwelling Rental Income	1,551,317.00	PH Operations
4. Other income (list below)		
Late Charges/maintenance charges	66,300.00	PH Operations
Interest	300,063.00	PH Operations
4. Non-federal sources (list below)		

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
Total Non Federal		
Grant resources	1,917,680.00	PH Operations & Reserves

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)
Upon Application

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

- Criminal or Drug-related activity
- Rental history
- Housekeeping
- Other (describe)
Credit references/Citizenship

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

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

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

(2)Waiting List Organization

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

- Community-wide list
- Sub-jurisdictional lists
- Site-based waiting lists

Other (describe)

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

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

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

1. How many site-based waiting lists will the PHA operate in the coming year?
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 targeting:

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

b. Transfer policies:

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

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

c. Preferences

1. Yes No: Has the PHA established preferences for admission to public housing (other than date and time of application)? (If “no” is selected, skip to subsection **(5) Occupancy**)

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

Former Federal preferences:

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

Other preferences: (select below)

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

Elderly/disabled/displaced ahead of single non-elderly/disabled/displaced

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

Date and Time

Former Federal preferences:

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

Other preferences (select all that apply)

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

Elderly/disabled/displaced ahead of single non-elderly/disabled/displaced

4. Relationship of preferences to income targeting requirements:

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

(5) Occupancy

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

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

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

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

(6) Deconcentration and Income Mixing

Per FR Vol. 66, No. 24, 2/5/01; amended the final rule making effective date for PHAs with fiscal year beginning 10/1/01.

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

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

c. If the answer to b was yes, what changes were adopted? (select all that apply)

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

Employing waiting list "skipping" to achieve deconcentration of poverty or income mixing goals at targeted developments
If selected, list targeted developments below:

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

Other (list policies and developments targeted below)

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

e. If the answer to d was yes, how would you describe these changes? (select all that apply)

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

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

- Not applicable: results of analysis did not indicate a need for such efforts
- List (any applicable) developments below:

g. Based on the results of the required analysis, in which developments will the PHA make special efforts to assure access for lower-income families? (select all that apply)

- Not applicable: results of analysis did not indicate a need for such efforts
 List (any applicable) developments below:

B. Section 8

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

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

(1) Eligibility

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

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

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
Upon request for information
 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)

PHA local offices, PHA development management offices, and community centers

(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:

1. **Extenuating circumstances such as hospitalization or family emergencies.**
2. **Due to disability accessibility requirements.**
3. **The family has made reasonable efforts to locate a suitable unit.**

(4) Admissions Preferences

a. Income targeting

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

b. Preferences

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

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

Former Federal preferences

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

Other preferences (select all that apply)

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

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

Elderly/disabled/displaced ahead of single non-elderly/disabled/displaced

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

Date and Time

Former Federal preferences

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

1. Victims of domestic violence

Substandard housing

Homelessness

High rent burden

Other preferences (select all that apply)

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

Elderly/disabled/displaced ahead of single non-elderly/ disabled/ displaced

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

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

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

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

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

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

(5) Special Purpose Section 8 Assistance Programs

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

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

b. 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---

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

b. Minimum Rent

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

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

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

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

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

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

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

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

For the earned income of a previously unemployed household member

For increases in earned income

Fixed amount (other than general rent-setting policy)

If yes, state amount/s and circumstances below:

Fixed percentage (other than general rent-setting policy)

If yes, state percentage/s and circumstances below:

For household heads

For other family members

For transportation expenses

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

Other (describe below)

e. Ceiling rents

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

Yes for all developments

Yes but only for some developments

No

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

For all developments

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

For specified general occupancy developments

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

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

Other (list below)

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

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

f. Rent re-determinations:

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

- Never
- At family option **for rent reductions**
- 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) **\$2,080 annually**
- Other (list below)
New family member enters home

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

(2) Flat Rents

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

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

B. Section 8 Tenant-Based Assistance

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

(1) Payment Standards

Describe the voucher payment standards and policies.

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

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

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

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

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

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

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

- Annually
- Other (list below)

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

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

(2) Minimum Rent

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

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

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

5. Operations and Management

[24 CFR Part 903.7 9 (e)]

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

A. PHA Management Structure

Describe the PHA’s management structure and organization.

(select one)

- An organization chart showing the PHA’s management structure and organization is attached.
- A brief description of the management structure and organization of the PHA follows:

B. HUD Programs Under PHA Management

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

Program Name	Units or Families Served at Year Beginning	Expected Turnover
Public Housing		
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)
- (2) Section 8 Management: (list below)

6. PHA Grievance Procedures

[24 CFR Part 903.7 9 (f)]

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

A. Public Housing

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

If yes, list additions to federal requirements below:

2. Which PHA office should residents or applicants to public housing contact to initiate the PHA grievance process? (select all that apply)
- PHA main administrative office
 - PHA development management offices
 - Other (list below)

B. Section 8 Tenant-Based Assistance

1. Yes No: Has the PHA established informal review procedures for applicants to the Section 8 tenant-based assistance program and informal hearing procedures for families assisted by the Section 8 tenant-based assistance program in addition to federal requirements found at 24 CFR 982?

If yes, list additions to federal requirements below:

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

7. Capital Improvement Needs

[24 CFR Part 903.7 9 (g)]

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

A. Capital Fund Activities

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

(1) Capital Fund Program Annual Statement

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

Select one:

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

-or- **Attachment A**

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

(2) Optional 5-Year Action Plan

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

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

b. If yes to question a, select one:

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

-or- **Attachment B**

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: Willow Terrace	
1b. Development (project) number: MS006013	
2. Activity type: Demolition <input checked="" type="checkbox"/>	Disposition <input type="checkbox"/>
3. Application status (select one)	
Approved <input type="checkbox"/>	
Submitted, pending approval <input type="checkbox"/>	
Planned application <input checked="" type="checkbox"/>	
4. Date application approved, submitted, or planned for submission 03/30/02	
5. Number of units affected Up to 7 units	
6. Coverage of action (select one)	
<input checked="" type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity: 9/30/01	
b. Projected end date of activity: 12/31/02	

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

[24 CFR Part 903.7 9 (i)]

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

1. Yes No: Has the PHA designated or applied for approval to designate or does the PHA plan to apply to designate any public housing for occupancy only by the elderly families or only by families with disabilities, or by elderly families and families with disabilities or will apply for designation for occupancy by only elderly families or only families with disabilities, or by elderly families and families with disabilities as provided by section 7 of the U.S. Housing Act of 1937 (42 U.S.C. 1437e) in the upcoming fiscal year? (If “No”, skip to component 10. If “yes”, complete one activity description for each development, unless the PHA is eligible to complete a streamlined submission; PHAs completing streamlined submissions may skip to component 10.)

2. Activity Description

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

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

10. Conversion of Public Housing to Tenant-Based Assistance

[24 CFR Part 903.7 9 (j)]

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

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

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

2. Activity Description

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

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

<input type="checkbox"/> Assessment results submitted to HUD <input type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)
3. <input type="checkbox"/> Yes <input type="checkbox"/> No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.)
4. Status of Conversion Plan (select the statement that best describes the current status) <input type="checkbox"/> Conversion Plan in development <input type="checkbox"/> Conversion Plan submitted to HUD on: (DD/MM/YYYY) <input type="checkbox"/> Conversion Plan approved by HUD on: (DD/MM/YYYY) <input type="checkbox"/> Activities pursuant to HUD-approved Conversion Plan underway
5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one) <input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved: <input type="checkbox"/> Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved:) <input type="checkbox"/> Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved:) <input type="checkbox"/> Requirements no longer applicable: vacancy rates are less than 10 percent <input type="checkbox"/> Requirements no longer applicable: site now has less than 300 units <input type="checkbox"/> Other: (describe below)

B. Reserved for Conversions pursuant to Section 22 of the U.S. Housing Act of 1937

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

11. Homeownership Programs Administered by the PHA

[24 CFR Part 903.7 9 (k)]

A. Public Housing

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

1. Yes No: Does the PHA administer any homeownership programs administered by the PHA under an approved section 5(h) homeownership program (42 U.S.C. 1437c(h)), or an approved HOPE I program (42 U.S.C. 1437aaa) or has the PHA applied or plan to apply to administer any homeownership programs under section 5(h), the HOPE I program, or section 32 of the U.S. Housing Act of 1937 (42 U.S.C. 1437z-4). (If “No”, skip to

component 11B; if “yes”, complete one activity description for each applicable program/plan, unless eligible to complete a streamlined submission due to **small PHA** or **high performing PHA** status. PHAs completing streamlined submissions may skip to component 11B.)

2. Activity Description

Yes No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? (If “yes”, skip to component 12. If “No”, complete the Activity Description table below.)

Public Housing Homeownership Activity Description (Complete one for each development affected)	
1a. Development name:	
1b. Development (project) number:	
2. Federal Program authority:	<input type="checkbox"/> HOPE I <input type="checkbox"/> 5(h) <input type="checkbox"/> Turnkey III <input type="checkbox"/> Section 32 of the USHA of 1937 (effective 10/1/99)
3. Application status: (select one)	<input type="checkbox"/> Approved; included in the PHA’s Homeownership Plan/Program <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application
4. Date Homeownership Plan/Program approved, submitted, or planned for submission: (DD/MM/YYYY)	
5. Number of units affected:	
6. Coverage of action: (select one)	<input type="checkbox"/> Part of the development <input type="checkbox"/> Total development

B. Section 8 Tenant Based Assistance

1. Yes No: Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 24 CFR part 982 ? (If “No”, skip to component 12; if “yes”, describe each program using the table below (copy and complete questions for each program identified), unless the PHA is eligible to complete a streamlined submission due to high performer status. **High performing PHAs** may skip to component 12.)
Even though we do not plan to administer a Homeownership Program to applicants and participates, this Housing Authority will offer homeowner assistance if needed as a

reasonable accommodation for a family member with a disability.

2. Program Description:

a. Size of Program

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

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

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

b. PHA-established eligibility criteria

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

If yes, list criteria below:

12. PHA Community Service and Self-sufficiency Programs

[24 CFR Part 903.7 9 (1)]

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

A. PHA Coordination with the Welfare (TANF) Agency

1. Cooperative agreements:

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

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

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

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

B. Services and programs offered to residents and participants

(1) General

a. Self-Sufficiency Policies

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

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

[24 CFR Part 903.7 9 (m)]

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

A. Need for measures to ensure the safety of public housing residents

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

- High incidence of violent and/or drug-related crime in some or all of the PHA's developments
- High incidence of violent and/or drug-related crime in the areas surrounding or adjacent to the PHA's developments
- Residents fearful for their safety and/or the safety of their children
- Observed lower-level crime, vandalism and/or graffiti
- People on waiting list unwilling to move into one or more developments due to perceived and/or actual levels of violent and/or drug-related crime
- Other (describe below)

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

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

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

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: ____)

14. RESERVED FOR PET POLICY

[24 CFR Part 903.7 9 (n)]

15. Civil Rights Certifications

[24 CFR Part 903.7 9 (o)]

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

16. Fiscal Audit

[24 CFR Part 903.7 9 (p)]

- 1. Yes No: Is the PHA required to have an audit conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h))? (If no, skip to component 17.)
- 2. Yes No: Was the most recent fiscal audit submitted to HUD?
- 3. Yes No: Were there any findings as the result of that audit?
- 4. Yes No: If there were any findings, do any remain unresolved? If yes, how many unresolved findings remain? _____

5. Yes No: Have responses to any unresolved findings been submitted to HUD?
If not, when are they due (state below)?

17. PHA Asset Management

[24 CFR Part 903.7 9 (q)]

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

1. Yes No: Is the PHA engaging in any activities that will contribute to the long-term asset management of its public housing stock , including how the Agency will plan for long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs that have **not** been addressed elsewhere in this PHA Plan?
2. What types of asset management activities will the PHA undertake? (select all that apply)
- Not applicable
 - Private management
 - Development-based accounting
 - Comprehensive stock assessment
 - Other: (list below)
3. Yes No: Has the PHA included descriptions of asset management activities in the **optional** Public Housing Asset Management Table?

18. Other Information

[24 CFR Part 903.7 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 **Attachment D**
 - Provided below:
3. In what manner did the PHA address those comments? (select all that apply)
- Considered comments, but determined that no changes to the PHA Plan were necessary.
 - The PHA changed portions of the PHA Plan in response to comments
List changes below: **See Attachment D**
 - 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.) **See Section 218 of House Resolution 4635 which exempts Mississippi and Alaska through 9/30/2001.**

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)

State of Mississippi

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)
- To provide decent and safe housing at an affordable cost, and without discrimination.**

Attachment A

CAPITAL FUND PROGRAM TABLES START HERE

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary					
PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS26P00650101 Replacement Housing Factor Grant No:		Federal FY of Grant: 10/2000 ñ 9/2001	
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds				
2	1406 Operations	\$ 0.00			
3	1408 Management Improvements Soft Costs	\$ 360,000.00			
	Management Improvements Hard Costs	\$ 0.00			
4	1410 Administration	\$ 225,000.00			
5	1411 Audit	\$ 1,000.00			
6	1415 Liquidated Damages	\$ 0.00			
7	1430 Fees and Costs	\$ 130,000.00			
8	1440 Site Acquisition	\$ 0.00			
9	1450 Site Improvement	\$ 31,000.00			
10	1460 Dwelling Structures	\$ 1,970,179.00			
11	1465.1 Dwelling Equipment—Nonexpendable	\$ 0.00			
12	1470 Nondwelling Structures	\$ 0.00			
13	1475 Nondwelling Equipment	\$ 0.00			
14	1485 Demolition	\$ 0.00			
15	1490 Replacement Reserve	\$ 0.00			
16	1492 Moving to Work Demonstration	\$ 0.00			
17	1495.1 Relocation Costs	\$ 0.00			

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

PHA Name: Tennessee Valley Regional Housing Authority	Grant Type and Number Capital Fund Program Grant No: MS26P00650101 Replacement Housing Factor Grant No:	Federal FY of Grant: 10/2000 ñ 9/2001
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
18	1499 Development Activities	\$	0.00		
19	1502 Contingency	\$	0.00		
	Amount of Annual Grant: (sum of lines.....)	\$	2,717,179.00		
	Amount of line XX Related to LBP Activities	\$	0.00		
	Amount of line XX Related to Section 504 compliance	\$	0.00		
	Amount of line 3 Related to Security–Soft Costs	\$	360,000.00		
	Amount of Line XX related to Security- Hard Costs	\$	0.00		
	Amount of line XX Related to Energy Conservation Measures	\$	0.00		
	Collateralization Expenses or Debt Service	\$	0.00		

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS2600650101 Replacement Housing Factor Grant No:				Federal FY of Grant: 10/2000 - 9/2001			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost	Status of Work	
Administrative Costs	1. Salaries		1410		\$ 164,000.00				
	2. Fringe Benefits		1410		\$ 45,000.00				
	3. Unemployment benefits		1410		\$ 11,000.00				
	Note: above items are prorated Based on number of hours worked In the Capital Fund Program								
	4. Travel (expense to attend training, Meetings, etc.)		1410		\$ 2,000.00				
	5. Advertisements (public hearings, Bids, contracts, closings, etc.)		1410		\$ 1,000.00				
	6. Legal (Review of contract Documents, assist with Questionable bids, etc.)		1410		\$ 2,000.00				
	Subtotal				\$ 225,000.00				

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program No: MS2600650101 Replacement Housing Factor No:				Federal FY of Grant: 10/2000 - 9/2001	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
MS 6-13							
West Hills	Within 18 months from the date of the ACC			Within 3 years from the date of the ACC			
Willow Terrace							
New Houlika							
Lakewood							
Pinecrest							
Haven Acres							
Meadowpark							
Quinn Mattox							
Jumpertown							
East Heights							
Forest Heights							
Fairgrounds							
Meadowview							

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program No: MS2600650101 Replacement Housing Factor No:				Federal FY of Grant: 10/2000 - 9/2001	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
MS 6-18							
Winter Street	Within 18 months from the date of the ACC			Within 3 years from the date of the ACC			
Harrell Street							
Wilemon							
Haven Acres							
Coggin							
Sher-Phil							
Jumpertown							
Parkview							
Eastgate							
Jack Yarber							
Ridgeland Terrace							
Westwood							

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program No: MS2600650101 Replacement Housing Factor No:				Federal FY of Grant: 10/2000 - 9/2001	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
MS 6-20							
Parkview	Within 18 months from the date of the ACC			Within 3 years from the date of the ACC			
Eastgate							
Westwood							
Jack Yarber							
Winter Street							
Harrell Street							
Wilemon							
Haven Acres							
Coggin							
Sher-Phil							
Quinn Mattox							

Capital Fund Program Five-Year Action Plan

Attachment B

Part I: Summary

PHA Name Tennessee Valley Regional Housing Authority		<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:			
Development Number/Name/HA- Wide	Year 1	Work Statement for Year 2 FFY Grant: 10/2001 PHA FY: 6/2002	Work Statement for Year 3 FFY Grant: 10/2002 PHA FY:6/2003	Work Statement for Year 4 FFY Grant: 10/2003 PHA FY: 6/2004	Work Statement for Year 5 FFY Grant: 10/2004 PHA FY: 6/2005
MS 6-11 Fort Robinett	Annual Statement	0.00	0.00	\$30,000.00	0.00
MS 6-13 West Hills Willow Terrace New Houlka Lakewood Pinecrest Haven Acres Meadowpark Quinn Mattox Jumpertown East Heights Forest Heights Fairgrounds Meadowview		\$1,253,500.00	\$884,420.00	\$794,750.00	\$1,414,000.00
MS 6-14 Hickory Terrace Oak Terrace Mimosa Terrace		0.00	0.00	0.00	\$160,000.00

Capital Fund Program Five-Year Action Plan

Attachment B

Part I: Summary

PHA Name Tennessee Valley Regional Housing Authority		<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:			
Development Number/Name/HA- Wide	Year 1	Work Statement for Year 2 FFY Grant: 10/2001 PHA FY: 6/2002	Work Statement for Year 3 FFY Grant: 10/2002 PHA FY:6/2003	Work Statement for Year 4 FFY Grant: 10/2003 PHA FY: 6/2004	Work Statement for Year 5 FFY Grant: 10/2004 PHA FY: 6/2005
MS 6-15 Highland Circle		0.00	0.00	\$10,000.00	0.00
MS 6-16 Fairgrounds Apts.		0.00	0.00	\$460,000.00	0.00
MS 6-17 Beasley Apts.		0.00	0.00	\$5,000.00	0.00
MS 6-18 Winter Street Harrell Street Wilemon Haven Acres Coggin Sher-Phil Jumpertown Parkview Eastgate Jack Yarber Ridgeland Terrace Westwood		\$333,500.00	\$385,000.00	\$246,250.00	\$100,000.00

Capital Fund Program Five-Year Action Plan

Attachment B

Part I: Summary

PHA Name Tennessee Valley Regional Housing Authority		<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:			
Development Number/Name/HA- Wide	Year 1	Work Statement for Year 2 FFY Grant: 10/2001 PHA FY: 6/2002	Work Statement for Year 3 FFY Grant: 10/2002 PHA FY:6/2003	Work Statement for Year 4 FFY Grant: 10/2003 PHA FY: 6/2004	Work Statement for Year 5 FFY Grant: 10/2004 PHA FY: 6/2005
MS 6-19 Meadowview Apts.		0.00	\$24,000.00	\$170,000.00	\$100,000.00
MS 6-20 Parkview Eastgate Westwood Jack Yarber Winter Street Wilemon Harrell Street Haven Acres Coggin Sher-Phil Quinn Mattox		\$192,600.00	\$446,580.00	\$97,000.00	\$90,000.00
MS 6-21 Corinth Scattered Lots Winter Street Quinn Mattox Sher-Phil Parkview Pickwick Place Byram Property Jacinto Heights Westwood		\$53,400.00	\$118,000.000	\$55,000.00	\$10,000.00

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

Attachment B

PHA Name Tennessee Valley Regional Housing Authority		<input checked="" type="checkbox"/> Original 5-Year Plan <input type="checkbox"/> Revision No:			
Development Number/Name/HA- Wide	Year 1	Work Statement for Year 2 FFY Grant: 10/2001 PHA FY: 6/2002	Work Statement for Year 3 FFY Grant: 10/2002 PHA FY:6/2003	Work Statement for Year 4 FFY Grant: 10/2003 PHA FY: 6/2004	Work Statement for Year 5 FFY Grant: 10/2004 PHA FY: 6/2005
MS 6-22 Corinth Scattered Lots Mildred Kay Coggin Jumpertown Amory Scattered Lots Jacinto Heights Westwood		\$51,000.00	\$26,000.00	\$16,000.00	\$10,000.00
Physical Improvement Subtotal		\$1,884,000.00	\$1,884,000.00	\$1,884,000.00	\$1,884,000.00
HA- Wide Management Improvement Subtotal		\$460,000.00	\$460,000.00	\$460,000.00	\$460,000.00
Administrative Subtotal		\$225,000.00	\$225,000.00	\$225,000.00	\$225,00.00
Fees & Costs Subtotal		\$131,000.00	\$131,000.00	\$131,000.00	\$131,000.00
Total CFP Funds (Est.)		\$2,700,000.00	\$2,700,000.00	\$2,700,000.00	\$2,700,000.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year : <u>2</u> FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: <u>3</u> FFY Grant: 10/2002 PHA FY: 6/2003		
	Project / Location	Number of Units	Estimated Cost	Project / Location	Number of Units	Estimated Cost
See Annual Statement	MS 6-11 Fort Robinett <u>Work Items</u> No work planed	0	\$0.00	MS 6-11 Fort Robinett <u>Work Items</u> No work planed	0	\$0.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__2__ FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: __3_ FFY Grant: 10/2002 PHA FY: 6/2003		
See Annual Statement	Project / Location	Number of Units	Estimated Cost	Project / Location	Number of Units	Estimated Cost
	MS 6-13 West Hills, Willow Terrace, New Houlka, Lakewood, Pinecrest, Haven Acres, Meadowpark, Quinn Mattox, Jumpertown, Forest Heights, Fairgrounds, Meadowview			MS 6-13 West Hills, Willow Terrace, New Houlka, Lakewood, Pinecrest, Haven Acres, Meadowpark, Quinn Mattox, Jumpertown, Forest Heights, Fairgrounds, Meadowview		
	<u>Work Items</u>			<u>Work Items</u>		
	Interior renovation (includes but not limited to walls, floors, kitchens, bathrooms, doors, electrical, etc.)	100	\$466,621.00	Interior renovation (includes but not limited to walls, floors, kitchens, bathrooms, doors, electrical, etc.)	50	\$316,000.00
	Exterior storage bldgs	90	\$312,879.00	Exterior storage bldgs	120	\$480,420.00
	Exterior renovation	100	\$60,000.00	Site	1	\$88,000.00
	Site	1	\$50,000.00			
	Mechanical Systems	100	\$364,000.00			

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year : <u>2</u> FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: <u>3</u> FFY Grant: 10/2002 PHA FY: 6/2001		
See Annual Statement	Project / Location MS 6-14 Hickory Terrace Oak Terrace Mimosa Terrace <u>Work Items</u> No work planned	Number of Units 0	Estimated Cost \$0.00	Project / Location MS 6-14 Hickory Terrace Oak Terrace Mimosa Terrace <u>Work Items</u> No work planned	Number of Units 0	Estimated Cost \$0.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__2__ FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: __3_ FFY Grant: 10/2002 PHA FY: 6/2003		
See Annual Statement	Project / Location MS 6-15 Highland Circle	Number of Units	Estimated Cost	Project / Location MS 6-15 Highland Circle	Number of Units	Estimated Cost
	<u>Work Items</u> No work planned	0	\$0.00	<u>Work Items</u> No work planned	0	\$0.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__2__ FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: __3_ FFY Grant: 10/2002 PHA FY: 6/2003		
See Annual Statement	Project / Location MS 6-16 Fairgrounds Apts.	Number of Units	Estimated Cost	Project / Location MS 6-16 Fairgrounds Apts.	Number of Units	Estimated Cost
	<p align="center"><u>Work Items</u></p> <p>No work planned</p>	0	\$0.00	<p align="center"><u>Work Items</u></p> <p>No work planned</p>	0	\$0.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__2__ FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: __3_ FFY Grant: 10/2002 PHA FY: 6/2003		
See Annual Statement	Project / Location MS 6-17 Beasley Apts.	Number of Units	Estimated Cost	Project / Location MS 6-17 Beasley Apts.	Number of Units	Estimated Cost
	<u>Work Items</u> No work planned	0	\$0.00	<u>Work Items</u> No work planned	0	\$0.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__2__ FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: __3_ FFY Grant: 102002 PHA FY: 6/2003		
See Annual Statement	Project / Location MS 6-18 Winter Street Harrell Street Wilemon Haven Acres Coggin Sher-Phil Jumpertown Parkview Eastgate Jack Yarber Ridgeland Terrace Westwood	Number of Units	Estimated Cost	Project / Location MS 6-18 Winter Street Harrell Street Wilemon Haven Acres Coggin Sher-Phil Jumpertown Parkview Eastgate Jack Yarber Ridgeland Terrace Westwood	Number of Units	Estimated Cost
	<u>Work Items</u>			<u>Work Items</u>		
	Exterior storage bldgs	50	\$212,500.00	Exterior storage bldgs	60	\$385,000.00
	Interior renovation (includes but is not limited to walls, floors, kitchens, bathrooms, doors, electrical, etc.)	20	\$121,000.00			

Capital Fund Program Five-Year Action Plan

Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__2__ FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: __3_ FFY Grant: 10/2002 PHA FY: 6/2003		
See Annual Statement	Project / Location MS 6-19 Meadowview Apts.	Number of Units	Estimated Cost	Project / Location MS 6-19 Meadowview Apts.	Number of Units	Estimated Cost
	<p align="center"><u>Work Items</u></p> <p>No work planned</p>	0	\$0.00	<p align="center"><u>Work Items</u></p> <p>Appliances</p>	30	\$24,000.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__2__ FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: __3_ FFY Grant: 10/2002 PHA FY: 6/2003		
See Annual Statement	Project / Location MS 6-20 Parkview Eastgate Westwood Jack Yarber Winter Street Wilemon Harrell Street Haven Acres Coggin Sher-Phil Quinn Mattox	Number of Units	Estimated Cost	Project / Location MS 6-20 Parkview Eastgate Westwood Jack Yarber Winter Street Wilemon Harrell Street Haven Acres Coggin Sher-Phil Quinn Mattox	Number of Units	Estimated Cost
	<u>Work Items</u>			<u>Work Items</u>		
	Exterior storage bldgs.	60	\$100,000.00	Exterior storage bldgs.	60	\$350,580.00
	Interior renovation (includes but no limited to wall, bathrooms, kitchens, doors, floors, electrical, etc.)	15	\$92,600.00	Interior renovation (includes but no limited to wall, bathrooms, kitchens, doors, floors, electrical, etc.)	15	\$96,000.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year : <u>2</u>			Activities for Year: <u>3</u>		
	FFY Grant: 10/2001 PHA FY: 6/2002			FFY Grant: 10/2002 PHA FY: 6/2003		
See Annual Statement	Project / Location	Number of Units	Estimated Cost	Project / Location	Number of Units	Estimated Cost
	MS 6-21 Corinth Scattered Lots Winter Street Quinn Mattox Sher-Phil Parkview Pickwick Place Byram Property Jacinto Heights Westwood			MS 6-21 Corinth Scattered Lots Winter Street Quinn Mattox Sher-Phil Parkview Pickwick Place Byram Property Jacinto Heights Westwood		
	<u>Work Items</u>			<u>Work Items</u>		
	Interior renovation (includes but no limited to walls, floors, kitchens, bathrooms, doors, etc.)	5	\$13,400.00	Interior renovation (includes but no limited to walls, floors, kitchens, bathrooms, doors, etc.)	5	\$66,000.00
	Exterior storage bldgs.	10	\$40,000.00	Exterior storage bldgs.	10	\$52,000.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__2__ FFY Grant: 10/2001 PHA FY: 6/2002			Activities for Year: __3_ FFY Grant: 10/2002 PHA FY: 6/2003		
See Annual Statement	Project / Location MS 6-22 Corinth Scattered Lots Mildred Kay Coggin Jumpertown Amory Scattered Lots Jacinto Heights Westwood	Number of Units	Estimated Cost	Project / Location MS 6-22 Corinth Scattered Lots Mildred Kay Coggin Jumpertown Amory Scattered Lots Jacinto Heights Westwood	Number of Units	Estimated Cost
	<u>Work Items</u>			<u>Work Items</u>		
	Interior renovation (includes but no limited to walls, floors, kitchens, bathrooms, doors, etc.)	1	\$11,000.00	Interior renovation (includes but no limited to walls, floors, kitchens, bathrooms, doors, etc.)	1	\$6,000.00
	Exterior storage bldgs.	5	\$40,000.00	Exterior storage bldgs.	5	\$20,000.00
		<i>Subtotal</i>	\$1,884,000.00		<i>Subtotal</i>	\$1,884,000.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year : <u>4</u> FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: <u>5</u> FFY Grant: 10/2004 PHA FY: 6/2005		
	Project / Location	Number of Units	Estimated Cost	Project / Location	Number of Units	Estimated Cost
See Annual Statement	MS 6-11 Fort Robinett <u>Work Items</u> Mechanical Systems Site	4 1	\$25,000.00 \$5,000.00	MS 6-11 Fort Robinett <u>Work Items</u> No work planed	0	\$0.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year : __4__ FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: __5_ FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location MS 6-13 West Hills, Willow Terrace, New Houlka, Lakewood, Pinecrest, Haven Acres, Meadowpark, Quinn Mattox, Jumpertown, Forest Heights, Fairgrounds, Meadowview <u>Work Items</u> Exterior storage bldgs Exterior renovation Site	Number of Units 200 200 1	Estimated Cost \$589,250.00 \$146,500.00 \$50,000.00	Project / Location MS 6-13 West Hills, Willow Terrace, New Houlka, Lakewood, Pinecrest, Haven Acres, Meadowpark, Quinn Mattox, Jumpertown, Forest Heights, Fairgrounds, Meadowview <u>Work Items</u> Interior renovation (includes but not limited to walls, floors, kitchens, bathrooms, doors, electrical, etc.)	Number of Units 400	Estimated Cost \$1,414,000.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__4__ FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: __5_ FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location MS 6-14 Hickory Terrace Oak Terrace Mimosa Terrace <u>Work Items</u> No work planned	Number of Units	Estimated Cost	Project / Location MS 6-14 Hickory Terrace Oak Terrace Mimosa Terrace <u>Work Items</u> Interior Renovation (includes but not limited to walls, floors, kitchens, doors, electrical, etc.)	Number of Units	Estimated Cost
		0	\$0.00		24	\$160,000.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__4__ FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: __5_ FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location MS 6-15 Highland Circle <u>Work Items</u> Windows	Number of Units	Estimated Cost	Project / Location MS 6-15 Highland Circle <u>Work Items</u> No work planned	Number of Units	Estimated Cost
		50	\$10,000.00		0	\$0.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__4__ FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: __5_ FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location MS 6-16 Fairgrounds Apts.	Number of Units	Estimated Cost	Project / Location MS 6-16 Fairgrounds Apts.	Number of Units	Estimated Cost
	<p align="center"><u>Work Items</u></p> <p>Interior renovation (includes but is not limited to walls, floors, kitchens, bathrooms, electrical, etc.)</p>	60	\$460,000.00	<p align="center"><u>Work Items</u></p> <p>No work planned</p>	0	\$0.00

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__4__ FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: __5_ FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location MS 6-17 Beasley Apts.	Number of Units	Estimated Cost	Project / Location MS 6-17 Beasley Apts.	Number of Units	Estimated Cost
	<u>Work Items</u>			<u>Work Items</u>		
	Site	1	\$4,000.00	No work planned	0	\$0.00
	Floors	1	\$1,000.00			

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year : __4__ FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: __5_ FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location	Number of Units	Estimated Cost	Project / Location	Number of Units	Estimated Cost
	MS 6-18 Winter Street Harrell Street Wilemon Haen Acres Coggin Sher-Phil Jumpertown Parkview Eastgate Jack Yarber Ridgeland Terrace Westwood			MS 6-18 Winter Street Harrell Street Wilemon Haen Acres Coggin Sher-Phil Jumpertown Parkview Eastgate Jack Yarber Ridgeland Terrace Westwood		
	<u>Work Items</u>			<u>Work Items</u>		
	Mechanical systems	50	\$175,000.00	Interior renovations (includes but not limited to floors, kitchens, bathrooms, doors, electrical, etc.)	20	\$100,000.00
	Appliances	60	\$21,750.00			
	Exterior	100	\$49,500.00			

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__4__ FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: __5_ FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location MS 6-19 Meadowview Apts.	Number of Units	Estimated Cost	Project / Location MS 6-19 Meadowview Apts.	Number of Units	Estimated Cost
	<u>Work Items</u>			<u>Work Items</u>		
	Mechanical systems	30	\$90,000.00	Interior renovations (includes but not limited to walls, floors, doors, kitchens, bathrooms, etc.)	30	\$100,000.00
	Roofing	30	\$80,000.00			

Capital Fund Program Five-Year Action Plan
Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__4__ FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: __5_ FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location MS 6-20 Parkview Eastgate Westwood Jack Yarber Winter Street Wilemon Harrell Street Haven Acres Coggin Sher-Phil Quinn Mattox	Number of Units	Estimated Cost	Project / Location MS 6-20 Parkview Eastgate Westwood Jack Yarber Winter Street Wilemon Harrell Street Haven Acres Coggin Sher-Phil Quinn Mattox	Number of Units	Estimated Cost
	<u>Work Items</u>			<u>Work Items</u>		
	Mechanical systems	10	\$30,000.00	Interior renovation (includes but no limited to walls, bathrooms, kitchens, doors, floors, electrical, etc.)	20	\$90,000.00
	Exterior siding	50	\$45,000.00			
	Appliances	40	\$22,000.00			

Capital Fund Program Five-Year Action Plan

Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year : <u>4</u> FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: <u>5</u> FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location MS 6-21 Corinth Scattered Lots Winter Street Quinn Mattox Sher-Phil Parkview Pickwick Place Byram Property Jacinto Heights Westwood <u>Work Items</u> Mechanical systems Exterior	Number of Units	Estimated Cost	Project / Location MS 6-21 Corinth Scattered Lots Winter Street Quinn Mattox Sher-Phil Parkview Pickwick Place Byram Property Jacinto Heights Westwood <u>Work Items</u> Interior renovation (includes but not limited to walls, floors, bathrooms, kitchens, doors, electrical, etc.)	Number of Units	Estimated Cost
		15	\$50,000.00		1	\$10,000.00
		5	\$5,000.00			

Capital Fund Program Five-Year Action Plan

Part II: Supporting Pagesó Work Activities

Activities for Year 1	Activities for Year :__4__ FFY Grant: 10/2003 PHA FY: 6/2004			Activities for Year: __5_ FFY Grant: 10/2004 PHA FY: 6/2005		
See Annual Statement	Project / Location MS 6-22 Corinth Scattered Lots Mildred Kay Coggin Jumpertown Amory Scattered Lots Jacinto Heights Westwood <u>Work Items</u>	Number of Units	Estimated Cost	Project / Location MS 6-22 Corinth Scattered Lots Mildred Kay Coggin Jumpertown Amory Scattered Lots Jacinto Heights Westwood <u>Work Items</u>	Number of Units	Estimated Cost
	Exterior siding	3	\$7,000.00	Interior renovation (includes but not limited to walls, floors, bathrooms, kitchens, doors, electrical, etc.)	2	\$10,000.00
	Mechanical systems	2	\$6,000.00			
	Appliances	6	\$3,000.00			
		<i>Subtotal</i>	\$1,884,000.00		<i>Subtotal</i>	\$1,884,000.00

Attachment C

Definition of "Substantial Deviation" and "Significant Amendment or Modification"

"Substantial Deviation" of the Annual Plan from the 5-Year Plan is 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.

- 1. "Significant Amendment or Modification" of the Annual Plan or 5-Year Plan is:**
 - a. Changes to rent or admissions policies or organization of the waiting list; or**
 - b. Additions of non-emergency work items (items not included in the current Annual Statement or 5-Year Action Plan) or change in use of replacement reserve funds under the Capital Fund;**

Attachment D

Resident Advisory Boards Comments **Received on TVRHA's Agency Plan**

The following is a list of comments received during the resident meetings and TVRHA's responses regarding the Agency Plan:

1. The Winter Street residents requested a small building for a resident meeting place. With only twenty-four (24) houses located on Winter Street, TVRHA has determined that it would not be feasible to construct a small community building.
2. The Meadow Park residents requested a small kitchen in the community building. TVRHA shall install a kitchen in the community building that will be paid with operating funds.
3. The Mimosa Terrace residents requested a laundry room. TVRHA will not build a laundry room or convert non-dwelling space for a laundry room.
4. The Mimosa Terrace residents requested a fence around the complex. TVRHA will consider installing a fence at the rear of the apartments.
5. The Mimosa Terrace residents requested a playground and bus stop for the children. If appropriate property can be obtained, TVRHA shall build a play area for small children. TVRHA has determined that there is adequate shelter for the children who wait for the school bus.
6. Westwood residents requested carports. TVRHA will not build carports.
7. Westwood residents requested storm doors. Since TVRHA's energy audit did not recommend installing storm doors, storm doors will not be installed.
8. A Lakewood resident requested a generator for the community center. Johnny Taylor has checked into the cost of generators for all the community centers and determined that they are not feasible. However, if the community center is converted to gas heat, TVRHA will look at installing a generator in the community center.

9. Oak Terrace residents requested a pavilion for the picnic tables. TVRHA will build a pavilion for picnic tables and also a play area for small children.
10. Willow Terrace residents requested a playground for the children. If appropriate property can be obtained, TVRHA shall build a play area for small children.
11. The West Hills residents requested carports. See response to number 6.
12. The West Hills residents requested a playground for older children. TVRHA will not building a play area for older children; however, may consider building a walking track.
13. The West Hills residents requested the storage buildings be moved up in the Five-Year Plan. Based on our physical needs, TVRHA has determined that storage buildings should not be moved up in the Five-Year Plan.
14. The West Hills residents requested porches and/or gutters at the front and back doors. TVRHA will not building porches or install gutters at the front or back doors.
15. The West Hills residents requested landscaping (i.e. shade trees). TVRHA shall work with residents on an individual basis regarding landscaping.
16. The Fort Robinett residents requested the elevator be upgraded. The elevator has been upgraded.
17. The Ridgeland Terrace residents requested a playground for smaller children and basketball goals for older children. TVRHA will build a play area for small children; however, no basketball goals will be installed.
18. Meadowview residents requested storm door. See response number 7.
19. Meadowview residents requested a walking track. TVRHA will build a walking track to be paid with operating funds.
20. Fairground Apartment residents requested walkways to the utility doors and for drainage work to eliminate the water problems around their sidewalks. A present contract is underway to correct drainage. TVRHA shall build sidewalks to be paid with operating funds.

21. The Highland Circle residents requested speed bumps and parking lines that are numbered. A present contract is underway for numbered parking spaces. Speed bumps will be installed by the maintenance department and paid with operating funds.
22. The Sher-Phil residents requested carports. See response to number 6.
23. The Sher-Phil residents requested a perimeter fence around TVRHA property to screen out unsightly property and to control stray animals and to curb undesirable walking traffic. TVRHA shall build a fence to be paid for with operating funds.

Attachment E

Statement of Progress in Meeting the 5-Year

Plan Mission and Goals

The Housing Authority (HA) has completed comprehensive modernization programs on many of our housing units during FY2000. This Housing Authority PHAS overall score for FY2000 was 92.5% and scored 91% on the Resident Service and Satisfaction Assessment. During FY2000, this Housing Authority was awarded an additional 70 units rental vouchers and maintained a vacancy rate for Public Housing of less than three (3) percent. The above indicates that this Housing Authority is meeting or exceeding the HUD Strategic Goal: to increase the availability of decent, safe, and affordable housing

HUD Strategic Goal: Improve community quality of life and economic suitability: This HA is striving to attain a tenant body composed of families with a broad range of incomes to avoid concentration of the most economically deprived families. The HA has used a local preference system to select from applicants on the waiting list who have family incomes within adopted income ranges. This HA will also continue to implement security patrol as needed in our developments and enforce the “OneStrike and You’re Out” Policy. This HA has a HUD approved Elderly designated development.

This HA has met HUD Strategic Goal for Promoting self-sufficiency of families and individuals by enrolling 92% of its mandatory FSS family slots with 61% of the FSS participants with escrow account balances. This HA received the maximum points (10) on the SEMAP Certification indicator #14 (Family Self Sufficiency) for FY ending 6/30-2000. This HA has two individuals serving as full time Community Service Coordinators who will implement Section 512, Community Service & Self Sufficiency requirement, of the Quality Housing & Work Responsibility Act of 1998.

HUD Strategic Goal: Insure Equal Opportunity in Housing for all Americans has been achieved because the HA will not on account of race, color, religion, sex, age, disability, family status, or national origin deny to any otherwise qualified family the opportunity to lease or rent a dwelling unit in any development.

Required Attachment F: Resident Member on the PHA Governing Board

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:

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

- Elected
- Appointed

C. The term of appointment is (include the date term expires):

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 required 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.

X Other (explain):

Section 218 of House Resolution 4635 exempts Mississippi and Alaska through 9/30/2001.

B. Date of next term expiration of a governing board member: **2/8/2002**

C. Name and title of appointment official(s) for governing board (indicate appointing official for the next position): **The County Board of Supervisors**

Required Attachment G: Membership of the Resident Advisory Board or Boards

One hundred and ninety-six (196) Section 8 participants and Public Housing residents participated in the Planning Process of the Tennessee Valley Regional Housing Authority 2001 Agency Plan. The following is a list of Section 8 participants and Public Housing residents who agreed to serve as representatives from their Resident Association:

Public Housing Representatives

Hattie Leatherwood
Barbara Ales
Elizabeth Rutherford
Dorothy Kirkman
Lisa Marks
Tammy Bryant
Aileen Davis
Billy Taylor
Pat Hulsey Holt
Phillip Patterson
Diane Bean
Shirley Sanders
Willie Pittman
Dorothy Stanford
Debra Wheeler
Billy Walker
Minnie Wooten
Trubert Warren
Mary Collins
Carnell Hampton
Mark George
Peggy Wooten

Section 8 Representatives

Joan Essary
Jacob Mallory
Connie Moore
Jimmie C. Harris
Lantina McGaha
Jeannette Green
Marie Shamblee
Charlette Sparks
Ruby Lancaster

Attachment H
CAPITAL FUND PROGRAM TABLES START HERE

Annual Statement/Performance and Evaluation Report						
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary						
PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS26P00650100 Replacement Housing Factor Grant No:			Federal FY of Grant: 10/1999 ñ 9/2000	
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/00 <input type="checkbox"/> Final Performance and Evaluation Report						
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost		
		Original	Revised	Obligated	Expended	
1	Total non-CFP Funds	0.00	0.00	0.00	0.00	
2	1406 Operations	0.00	0.00	0.00	0.00	
3	1408 Management Improvements Soft Costs	290,000.00	290,000.00	290,000.00	0.00	
	Management Improvements Hard Costs	0.00	0.00	0.00	0.00	
4	1410 Administration	225,000.00	225,000.00	0.00	0.00	
5	1411 Audit	1,000.00	1,000.00	1,000.00	0.00	
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00	
7	1430 Fees and Costs	130,000.00	130,000.00	130,000.00	34,403.66	
8	1440 Site Acquisition	0.00	0.00	0.00	0.00	
9	1450 Site Improvement	10,000.00	10,000.00	10,000.00	0.00	
10	1460 Dwelling Structures	2,001,639.00	2,001,639.00	2,001,639.00	0.00	
11	1465.1 Dwelling Equipment—Nonexpendable	0.00	0.00	0.00	0.00	
12	1470 Nondwelling Structures	0.00	0.00	0.00	0.00	
13	1475 Nondwelling Equipment	0.00	0.00	0.00	0.00	
14	1485 Demolition	0.00	0.00	0.00	0.00	
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00	
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00	
17	1495.1 Relocation Costs	0.00	0.00	0.00	0.00	

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

PHA Name: Tennessee Valley Regional Housing Authority	Grant Type and Number Capital Fund Program Grant No: MS26P00650100 Replacement Housing Factor Grant No:	Federal FY of Grant: 10/1999 ñ 9/2000
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Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending:12/31/00 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
18	1499 Development Activities	0.00	0.00	0.00	0.00
19	1502 Contingency	0.00	0.00	0.00	0.00
	Amount of Annual Grant: (sum of lines.....)	\$2,657,639.00	\$2,657,639.00	\$2,432,639.00	\$34,403.66
	Amount of line XX Related to LBP Activities	0.00	0.00	0.00	0.00
	Amount of line XX Related to Section 504 compliance	0.00	0.00	0.00	0.00
	Amount of line 3 Related to Security-Soft Costs	290,000.00	290,000.00	290,000.00	0.00
	Amount of Line XX related to Security- Hard Costs	0.00	0.00	0.00	0.00
	Amount of line XX Related to Energy Conservation Measures	0.00	0.00	0.00	0.00
	Collateralization Expenses or Debt Service	0.00	0.00	0.00	0.00

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS26P00650100 Replacement Housing Factor Grant No:				Federal FY of Grant: 10/1999 - 9/2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
MS 6-13	Roofs		1460	100	175,058.00	0.00	0.00	0.00	Completed w/'99 Funds
West Hills	Walls		1460	100	357,760.00	608,139.00	608,139.00	0.00	Under Const
Willow Terrace	Floors		1460	100	200,000.00	250,000.00	250,000.00	0.00	"
New Houlka	Kitchens		1460	100	200,000.00	200,000.00	200,000.00	0.00	"
East Heights	Bathrooms		1460	100	25,000.00	110,000.00	110,000.00	0.00	"
Meadowview	Doors		1460	100	150,000.00	110,000.00	110,000.00	0.00	"
Fairgrounds	Electrical		1460	100	20,000.00	110,000.00	110,000.00	0.00	"
Forrest Heights	Site		1450	1	10,000.00	10,000.00	10,000.00	0.00	"
Lakewood	Exterior		1460	1	20,000.00	60,000.00	60,000.00	0.00	"
Meadow Park									
Pinecrest	Subtotal				\$1,157,818.00	\$1,458,139.00	\$1,458,139.00	\$0.00	
Haven Acres									
Jumpertown									
Quinn Mattox									

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS26P00650100 Replacement Housing Factor Grant No:				Federal FY of Grant: 10/1999 - 9/2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
MS 6-18	Walls		1460	2	145,000.00	10,000.00	10,000.00	0.00	Under Const.
Ridgeland Terrace	Floors		1460	2	25,000.00	3,000.00	3,000.00	0.00	Under Const.
Parkview	Kitchens		1460	2	50,000.00	3,000.00	3,000.00	0.00	Under Const.
Jumpertown	Bathrooms		1460	2	6,250.00	3,000.00	3,000.00	0.00	Under Const.
Eastgate	Doors		1460	2	12,500.00	2,000.00	2,000.00	0.00	Under Const.
Westwood	Electrical		1460	2	6,250.00	1,500.00	1,500.00	0.00	Under Const.
Jack Yarber									
Winter Street	Subtotal				\$ 245,000.00	\$ 22,500.00	\$ 22,500.00	\$0.00	
Harrell Street									
Wilemon									
Haven Acres									
Coggin									
Sher-Phil									

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS26P00650100 Replacement Housing Factor Grant No:				Federal FY of Grant: 10/1999 - 9/2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
MS 6-20	Walls		1460	20	50,000.00	120,000.00	120,000.00	0.00	Under Const.
Parkview	Floors		1460	20	25,000.00	30,000.00	30,000.00	0.00	Under Const.
Eastgate	Kitchens		1460	20	50,000.00	50,000.00	50,000.00	0.00	Under Const.
Westwood	Bathrooms		1460	20	6,250.00	25,000.00	25,000.00	0.00	Under Const.
Jack Yarber	Doors		1460	20	12,500.00	25,000.00	25,000.00	0.00	Under Const.
Winter Street	Electrical		1460	1	6,250.00	1,000.00	1,000.00	0.00	Under Const.
Harrell Street									
Wilemon	Subtotal				\$ 150,000.00	\$ 251,000.00	\$ 251,000.00	\$0.00	
Haven Acres									
Quinn Mattox									
Coggin									
Sher-Phil									

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS26P00650100 Replacement Housing Factor Grant No:				Federal FY of Grant: 10/1999 - 9/2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
MS 6-21	Walls		1460	7	10,000.00	40,000.00	40,000.00	0.00	Under Const.
Parkview	Floors		1460	7	5,000.00	10,000.00	10,000.00	0.00	Under Const.
Byram Property	Kitchens		1460	7	10,000.00	20,000.00	20,000.00	0.00	Under Const.
Westwood	Bathrooms		1460	7	1,250.00	10,000.00	10,000.00	0.00	Under Const.
Pickwick Place	Doors		1460	7	2,500.00	10,000.00	10,000.00	0.00	Under Const.
Winter Street	Electrical		1460	1	1,250.00	1,000.00	1,000.00	0.00	Under Const.
Quinn Mattox									
Jacinto Heights	Subtotal				\$ 30,000.00	\$ 91,000.00	\$ 91,000.00	\$0.00	
Sher-Phil									
Corinth Scattered Lots									

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS26P00650100 Replacement Housing Factor Grant No:				Federal FY of Grant: 10/1999 - 9/2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
MS 6-22	Walls		1460	1	10,000.00	5,000.00	5,000.00	0.00	Under Const.
Cathy Street	Floors		1460	1	5,000.00	1,000.00	1,000.00	0.00	Under Const.
Mildred Kay	Kitchens		1460	1	10,000.00	1,000.00	1,000.00	0.00	Under Const.
Coggin	Bathrooms		1460	1	1,250.00	1,000.00	1,000.00	0.00	Under Const.
Jacinto Heights	Doors		1460	1	2,500.00	1,000.00	1,000.00	0.00	Under Const.
Jumpertown	Electrical		1460	1	1,250.00	1,000.00	1,000.00	0.00	Under Const.
Westwood									
Corinth Scattered Lots	Subtotal				\$ 30,000.00	\$ 10,000.00	\$ 10,000.00	\$0.00	
Amory Scattered Lots									

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS26P00650100 Replacement Housing Factor Grant No:				Federal FY of Grant: 10/1999 - 9/2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
Administrative Costs	1. Salaries		1410		164,000.00	164,000.00	0.00	0.00	
	2. Fringe Benefits		1410		45,000.00	45,000.00	0.00	0.00	
	3. Unemployment benefits		1410		11,000.00	11,000.00	0.00	0.00	
	Note: Above items are prorated based on number of hours worked in CGP program								
	4. Travel (Expense to attend training, meetings, etc.)		1410		2,000.00	2,000.00	0.00	0.00	
	5. Advertisements (public hearings, bids, contracts, closing, etc.)		1410		1,000.00	1,000.00	0.00	0.00	
	6. Legal (Review of contracts, documents, assist with questionable bids, etc.)		1410		2,000.00	2,000.00	0.00	0.00	
	Subtotal				\$ 225,000.00	\$ 225,000.00	\$0.00	\$0.00	

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program Grant No: MS26P00650100 Replacement Housing Factor Grant No:				Federal FY of Grant: 10/1999 - 9/2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
Audit	Annual (Audit of CGP)		1410		1,000.00	1,000.00	1,000.00	0.00	
	Subtotal				\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$0.00	
Fees & Costs	Architect (roof, walls, floors, electrical, bathrooms, and kitchens)		1430		129,000.00	129,000.00	129,000.00	34,403.66	
	Engineer (Site)		1430		1,000.00	1,000.00	1,000.00	0.00	
	Subtotal				\$ 130,000.00	\$ 130,000.00	\$ 130,000.00	\$34,403.66	
	GRAND TOTAL				\$2,657,639.00	\$2,657,639.00	\$2,432,639.00	\$34,403.66	

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program No: MS26P00650100 Replacement Housing Factor No:					Federal FY of Grant: 10/1999 - 9/2000	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates	
	Original	Revised	Actual	Original	Revised	Actual		
MS 6-13	6/30/02		3/31/01	12/31/03				
West Hills								
Willow Terrace								
New Houlka								
East Heights								
Meadowview								
Fairgrounds								
Forrest Heights								
Lakewood								
Meadow Park								
Pinecrest								
Haven Acres								
Jumpertown								
Quinn Mattox								

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

PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program No: MS26P00650100 Replacement Housing Factor No:				Federal FY of Grant: 10/1999 - 9/2000	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
MS 6-14	6/30/02		3/31/01	12/31/03			
Oak Terrace							
Hickory Terrace							
Mimosa Terrace							
MS 6-17	6/30/02		3/31/01	12/31/03			
Beasley Apts.							

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

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Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates	
	Original	Revised	Actual	Original	Revised	Actual		
MS 6-18	6/30/02		3/31/01	12/31/03				
Ridgeland Terrace								
Parkview								
Jumpertown								
Eastgate								
Westwood								
Jack Yarber								
Winter Street								
Harrell Street								
Wilemon								
Haven Acres								
Coggin								
Sher-Phil								

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

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Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
MS 6-20	6/30/02		3/31/01	12/31/03			
Parkview							
Eastgate							
Westwood							
Jack Yarber							
Witner Street							
Harrell Street							
Wilemon							
Haven Acres							
Quinn Mattox							
Coggin							
Sher-Phil							

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

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Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates	
	Original	Revised	Actual	Original	Revised	Actual		
MS 6-21	6/30/02		3/31/01	12/31/03				
Parkview								
Byram Property								
Westwood								
Pickwick Place								
Winter Street								
Quinn Mattox								
Jacinto Heights								
Sher-Phil								
Corinth Scattered Lots								

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
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PHA Name: Tennessee Valley Regional Housing Authority		Grant Type and Number Capital Fund Program No: MS26P00650100 Replacement Housing Factor No:				Federal FY of Grant: 10/1999 - 9/2000	
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
HA – Wide	6/30/02		3/31/01	2/31/03			
Management Improvements							