

# PHA Plans

5 year plan for Fiscal Years 2002-06  
Annual Plan for Fiscal Year 2002

Approved by PHA Board: April 1, 2002

Submission Date: April 4, 2002

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

## **PHA Plan Agency Identification**

**PHA Name:** Housing Authority of the City of North Little Rock, AR

**PHA Number:** AR002

**PHA Fiscal Year Beginning:** 7/2002

### **Public Access to Information**

**Information regarding any activities outlined in this plan can be obtained by contacting: (select all that apply)**

- Main administrative office of the PHA
- PHA development management offices
- PHA local offices

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

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

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

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

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

**5-YEAR PLAN**  
**PHA FISCAL YEARS: 2002-2006**  
[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 (2000-05 Yr. Plan)  
Objectives:
  - Apply for additional rental vouchers: *350 over 5 years, subject to availability. 1<sup>st</sup> year: 150; 2<sup>nd</sup> year: 50; 3<sup>rd</sup> year: 50; 4<sup>th</sup> year: 50; 5<sup>th</sup> year: 50..*
  - Reduce public housing vacancies:  
*Strive to maintain 97% occupancy.*
  - Leverage private or other public funds to create additional housing opportunities:
  - Acquire or build units or developments:
  - Other (list below)
    1. *Investigate feasibility of forming nonprofit corporation and use either (a) tax credits; (b) issue bonds; or (c) develop partnerships with other housing entities; etc. to create additional housing opportunities: Year 2*
    2. *Investigate feasibility of applying to HUD for funds when available to acquire or build public housing units or developments. Year 2 – year 3:*

**• Statement of Progress in Meeting the 5-Year Plan Goals and Objectives.**

1. The PHA was awarded 100 Section 8 Housing Choice Vouchers in July 2001. The demand for housing in the community is exceedingly high. The PHA limits applications to 400 appointments that will be taken within five days. The PHA will survey the rental market in year 3 to determine lease-up rates to determine the feasibility of applying for more Section 8 vouchers.
2. The PHA's eight month cumulative (July-Feb) occupancy rate is 92.5%. The PHA began its fiscal year with a 05% vacancy and eight months later the vacancy rate is 08%, up from 09% for November, December and January. The PHA is diligently working to solve its vacancy problem by trying innovative solutions. Applicants need assisted housing but do not want to live in public housing. In spite of the decline in applicants and tenant move-outs over the last twelve months, the PHA still maintains a goal of 97% occupancy.
3. In light of increasing vacancies in public housing, the PHA has determined there is no need to build additional units at this time.

- PHA Goal: Improve the quality of assisted housing**  
Objectives: (2000-05 Yr. Plan)

- Improve public housing management.
- Improve voucher management:
- Increase customer satisfaction:
- Concentrate on efforts to improve specific management functions: (list; e.g., public housing finance; voucher unit inspections)
  - a. *Strive to maintain/decrease maintenance turn-around time on apartments: goal: 25. Year 1 through Year 5*
  - b. *Strive to improve lease-up time of apartments: PHMAP Average days: 25; goal: 20. Year 1 through Year 5*
  - c. *Establish on-going staff training program; Goal: Year 1 through 5.*
  - d. *Improve availability of financial records; Goal: 1<sup>st</sup> year.*
  - e. *Convert HUD accounting to GAAP accounting; Goal: 1<sup>st</sup> year.*
- Renovate or modernize public housing units:
  - a. *Develop long-range plan with goals for capital funds: Goal: Year 1 through Year 5.*
  - b. *Investigate feasibility of applying for HOPE VI funds to revitalize a public housing project; Goal: Year 1 and Year 2*
- Demolish or dispose of obsolete public housing:
- Provide replacement public housing:
- Provide replacement vouchers:
- Other: (list below)
  - a. *Upgrade Project Site Improvements (2-all):*
    - 1. *Investigate feasibility of applying to City for CDBG funding; Goal: 1<sup>st</sup> year and 2<sup>nd</sup> year.*
    - 2. *Propose to form a partnership with the City of North Little Rock. Goal: Year 1 through Year 5.*
    - 3. *Use Capital Improvement funds, all projects-5 yr. plan; Goal: Year 1 through Year 5.*

• **Statement of Progress in Meeting the 5-Year Plan Goals and Objectives.**

1. PHA continues to focus on management improvements and specific functions.  
2000 MASS Score: 73; 2000; SEMAP Score: 96.
2. Voucher lease-up rate for the eight-month period (July 2001-February 2002) averages 96%.
3.
  - a. Maintenance turn-around on apartments: goal 25 days; eight-month period averaged 45 days.
  - b. Lease-up time of apartments: goal 20 days; eight-month period averaged 38 days.
  - c. The PHA is in the process of developing a staff-training program for Year 2002.
  - d. Convert to GAAP accounting & availability of financial records: *Goal accomplished.*
4. Long-range plan updated each year (5-Year) to renovate or modernize public housing units. *Accomplished.*
5. PHA Board not receptive to applying for HOPE VI funds at this time due to short timeframe and large outlay of funds for outside consultant to prepare application. Will continue to review each year.
6.
  - a. City of North Little Rock did purchase new lobby furniture for Campus Towers. *Goal accomplished.*
  - b. The City continues to cooperate with the PHA by lending equipment, performing services such as paving parking lots, waiving electric deposits for residents being moved by PHA; etc.
  - c. Apply Capital funds to most critical needs as funds become available.

**PHA Goal: Increase assisted housing choices**

Objectives: (2000-05 Yr. Plan)

- Provide voucher mobility counseling;

Goal Year 1 - Year 5: Propose that 100 percent of voucher holders will be advised of mobility during briefing or transfer procedures.

Conduct outreach efforts to potential voucher landlords:

Goals: on-going program, Year 1 - Year 5.

(1) Propose to continue annual landlord meetings.

(2) Participate in local landlord/owners association;

(3) Advertise availability in local newspaper.

Increase voucher-payment standards;

Goal: Propose to compare standards annually with HUD's FMR and increase accordingly.

Goal: Year 1 through Year 5.

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)

Investigate feasibility of voucher homeownership program in Year 2.

Goal: to offer program to five participants in Year 3; five participants in Year 4;

And five participants in Year 5.

• **Statement of Progress in Meeting the 5-Year Goals and Objectives.**

1. PHA advises all applicants of portability during the briefing and all are advised at annual recertification
2. a. The PHA continues to hold annual landlord meetings. Next meeting is scheduled for April 2002.  
b. Section 8 staff attends local monthly, landlord association meetings, lead-based paint training regulations, etc.  
c. The PHA advertises landlord meeting in newspaper; fliers and follow-up reminders are mailed to all landlords on program. Advertises in newspaper each time waiting list is open.
3. The PHA analyzed FMRs to determine percentage of clients paying over 30% of income and will monitor standards according to bedroom sizes and if there is more in certain categories, raise them 110%.
4. The PHA plan for homeownership ties it to the FSS program. The staff has done outreach, set up mechanics of the program, plan of action for qualifying and contacts with local lending institutions. It has met with local CDC to investigate partnership in homeownership effort. The PHA amended its goal of 5 homeownerships to 2 homeowners in Year 3-5, for total of 10 homeownerships in five years.

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

PHA Goal: Provide an improved living environment

Objectives: (2000-05 Yr. Plan)

Implement measures to deconcentrate poverty by bringing higher income public housing households into lower income developments:

Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments:

Implement public housing security improvements:

Designate developments or buildings for particular resident groups (elderly, persons with disabilities)

Other: (list below):

a. Investigate feasibility of marketing public housing units to attract higher-income applicants.

Goal: 1<sup>st</sup> year;

b. Continue efforts to attract higher-income households.

Goal: 2<sup>nd</sup> Year.

c. Investigate feasibility of developing a plan to designate housing for elderly only, and an

d. Alternative plan to house non-elderly persons with disabilities, if all efforts to effect a workable program fails to reconcile both groups of residents, elderly and young disabled.

Goal 2<sup>nd</sup> Year:

- e. *Continue providing a limited number of alternative single-family standard-housing on scattered sites in the community for low-income (assisted or non-assisted) families; On-going goal Year 1 - Year 5;*
- f. *Continue managing a non-assisted senior multifamily retirement center; On-going goal Year 1 -Year 5:*

• **Statement of Progress in Meeting the 5-Year Goals and Objectives**

1. Video security improvement equipment has been installed in lobbies of high-rises. *Goal accomplished.*
2. The PHA has partnered with local medical provider to establish drug/alcohol rehabilitation center within the Eastgate public housing project to provide substance abuse for women with children within the community funded by US Department of Health and Human Services. Twelve set-aside units have been renovated for the program.
3.
  - a. The PHA has marketed units on radio, newspaper, banners on buildings, yard signs and adopted flat rent, as well as takes applications on Saturday mornings. Has marketed units but has not met goals. Will continue with efforts to attract applicants including higher income households.
  - b. PHA plans to use some of the Capital funds to convert zero bedrooms to one-bedroom units to attract applicants.
  - c. The PHA plans to continue offering limited number of single-family units for low-income families.
  - d. The PHA plans to continue managing a non-assisted senior multifamily retirement center.

**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: (2000-05 Yr. Plan)
  - Increase the number and percentage of employed persons in assisted families:  
*Goal: On-going Volunteer FSS Program, Year 1 - Year 5*
  - Provide or attract supportive services to improve assistance recipients' employability:
  - Provide or attract supportive services to increase independence for the elderly or families with disabilities.  
*Goal: Year 2. Initiate program of supportive services for independence of persons with disabilities.*
- Other: (list below)
  - a. *Continue with FSS program of supportive services and referrals to improve clients' employability.*  
*Goal: Year 1-Year 5.*
  - b. *Propose to apply to HUD annually for continuous funding of two service coordinator grants: (1) for assisted families and (2) elderly and families with disabilities.*  
*Goal: Year 1 - Year 5.*
  - c. *If feasible, continue to manage a Welfare-to-Work (TEA) center managed by the housing authority supported by funding from the State of Arkansas.*  
*Goal: Year 1 - Year 5.*
  - d. *Apply to HUD for grant to provide resident service delivery program for its senior population.*  
*Goal: Year 1.*
  - e. *Continue with the Resident Initiatives Program (FSS) in family public housing to promote self-sufficiency.*  
*Goal: Year 1 through Year 5.*
  - f. *Continue with a limited resident stipends program to provide on-the-job training skills by performing miscellaneous jobs for the PHA.*  
*Goal: \$3,500 budget per year. Year 1 through Year 5.*
  - g. *Continue on-going adult education program and computer training classes for family public housing residents.*  
*Goal: Year 1 through Year 5.*

• **Statement of Progress in Meeting the 5-Year Goals and Objectives.**

1. On-going volunteer FSS program. PHA is working with 59 families of which 31 have graduated.

2.
  - a. Each family continues to receive case management, supportive services and referrals.
  - b. The PHA proposes to continue to apply to HUD annually for continuous funding of two service coordinator grants for assisted families and for elderly and families with disabilities.
  - c. The PHA no longer manages the welfare-to-work center. The state aborted the funding and it closed May 31, 2001. Facility converted to family development center leased to service providers.
  - d. In September 2000, the PHA was awarded 1999 ROSS grant for elderly and disabled residents. A local medical facility is providing services to the residents.
  - e. The PHA plans to continue with the resident initiatives programs in family public housing.
  - f. The PHA plans to continue with a limited resident stipend program to provide on-the-job training skills by performing miscellaneous jobs.
  - g. The PHA plans to continue offering adult education and computer training classes for family public housing residents in the family development center.

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

- PHA Goal: Ensure equal opportunity and affirmatively further fair housing  
Objectives: (2000-05 Yr. Plan)
  - 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)
    - a. *Monitor, maintain and continue to promote affirmative measures to ensure access to assisted housing and provide a suitable living environment for all families living in assisted housing, ensure accessible housing to persons with disabilities, all regardless of race, color, religion, national origin, sex, familial status and disability. Goal: Year 1 - Year 5.*
    - b. *Continue to use equal housing logo/reference in all advertisements for employment, housing and contracting opportunities.*

• **Statement of Progress in Meeting the 5-Year Goals and Objectives.**

1. The PHA plans to continue its on-going program of ensuring equal opportunity in housing for all persons.
2. The PHA staff members attend workshops & seminars to learn about latest in efforts of equal opportunity.
3. During years 2000 & 2001, agency staffs members attended sign language, Spanish speaking language courses and diversity training.

**OTHER PHA GOALS AND OBJECTIVES: (LIST BELOW)**

**PHA GOAL: Safety and Crime Prevention**

- PHA Goal: Promote safety and activities for crime/illegal drug prevention  
Objectives: (2000-05 Plan Year)\*
  - Strive to improve image of public housing through positive press and involvement with community-based organizations.  
Goal: *Year 1 through Year 5*
  - Continue surveying residents annually to assess the safety of residents in four family housing developments.  
Goal: *Year 1 through Year 5*

- ☒ Undertake self-defense education for residents and establish neighborhood crime watches in four family housing developments by partnering with local law enforcement.  
Goal: *Year 1*
- ☒ Continue to support C.O.P. police substations in three of four family housing developments.  
Goal: *Year 1 through Year 5*
- ☒ Continue applicant criminal background checks.  
Goal: *Year 1 through Year 5*
- ☒ Continue promoting crime/illegal drug prevention activities.  
Goal: *Year 1 through Year 5.*

- **Statement of Progress in Meeting the 5-Year Goals and Objectives.**

\*The goals in this section were established based on continuous funding on the PHDEP Grant funds from HUD. In December 2001, HUD announced there would be a merger of PHDEP funds with the public housing operating fund for FY2002. They anticipate the level of funding to be an 8.1 percent increase over fiscal year 2001 in operating funds. At this reduced funding level, the PHA must re-evaluate its program and goals for FY2002 and future years.

1. On-going program: The PHA plans to continue to work to improve image of public housing in the community.
2. The PHA plans to continue to apply for Technical Assistance Grant and survey residents.
3. The project substation police have tried unsuccessfully for several years to organize a crime watch with no interest from the residents. They do continue to conduct a Karate class for the youth.
4. The PHA plans to continue support of the C.O.P. police substations in three of the four public housing projects with PHDEP grant until monies are exhausted.
5. The PHA plans to continue criminal background checks on applicants.
6. The PHA plans to continue to add more activities to involve more partnerships for youth of the family public housing projects after school, weekends and summer months.

# Annual PHA Plan

## PHA Fiscal Year 2000/2001

[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.

**N/A - Eliminated by PIH 99-51 Dated December 14, 1999**

### **iii. Annual Plan Table of Contents**

[24 CFR Part 903.7 9 (r)]

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

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- B. Goals
  - Objectives
  - Statements of Progress Meeting the 5-Year Plan Goals and Objectives

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17. Other Information

**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:

- Attachment #1: **Brief Statements of Progress Meeting the 5-Year Plan and Objectives: Included within the 5-Year Plan Goals and Objectives above.**
- Attachment #2: Deconcentration and Income Mixing Statement.
- Attachment #3: Voluntary Conversion Required Initial Assessment
- Attachment #4: FY2001-02, Substantial Deviation and Significant Amendment or Modification from the 5-Year/Annual Plan. No change.
- Attachment #5: Public Housing Resident Community Service Requirement
- Attachment #6: Pet Ownership in Public Housing Family Developments
- Attachment #7, PHA Resident Advisory Board Membership FY2002.
- Attachment #8: FY2001, Resident Membership of the PHA Governing Board. No change.
- Attachment #9: FY2001-02 Section 8 Homeownership Capacity Statement. No change.
- Attachment #10: FY2002 PHA Response to REAC Customer Service and Satisfaction Survey.
- Attachment #11: FY 2002 Capital Fund Program Annual Statement
- FY 2000 & FY2001 Capital Fund Program 5 Year Action Plan & FY2001 P & E Report
- Most recent board-approved operating budget by reference.
- Resident Advisory Board Recommendations, See 18.A.
- PHA Management Organizational Chart – Separate file, AR002a04

**Supporting Documents Available for Review**

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

| <b>List of Supporting Documents Available for Review</b> |                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                                              |
|----------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------|
| <b>Applicable &amp; On Display</b>                       | <b>Supporting Document</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                    | <b>Applicable Plan Component</b>                             |
| X                                                        | PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations                                                                                                                                                                                                                                                                                                                                                                                              | 5 Year and Annual Plans                                      |
| X                                                        | State/Local Government Certification of Consistency with the Consolidated Plan                                                                                                                                                                                                                                                                                                                                                                                                | 5 Year and Annual Plans                                      |
| X                                                        | Fair Housing Documentation:<br>Statement reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions’ initiatives to affirmatively further fair housing that require the PHA’s involvement. | 5 Year and Annual Plans                                      |
| X                                                        | Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction                                                                                                                                                                                                                                        | Annual Plan:<br>Housing Needs                                |
| X                                                        | Most recent board-approved operating budget for the public housing program 6/30/02                                                                                                                                                                                                                                                                                                                                                                                            | Annual Plan:<br>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 |

**List of Supporting Documents Available for Review**

| <b>Applicable &amp; On Display</b> | <b>Supporting Document</b>                                                                                                                                                                                                                                                                                                                                                                                              | <b>Applicable Plan Component</b>                             |
|------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------|
| X                                  | Section 8 Administrative Plan                                                                                                                                                                                                                                                                                                                                                                                           | Annual Plan: Eligibility, Selection, and Admissions Policies |
| X                                  | Public Housing Deconcentration and Income Mixing Documentation:<br>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<br>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<br><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<br><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<br><input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan                                                                                                                                                                                                                                                                | Annual Plan: Rent Determination                              |
|                                    | 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<br><input checked="" type="checkbox"/> check here if included in the public housing A & O Policy by reference.                                                                                                                                                                                                                                                                      | Annual Plan: Grievance Procedures                            |
|                                    | Section 8 informal review and hearing procedures<br><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                                   |
| x                                  | Most recent, approved 5 Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option)                                                                                                                                                                                                                                                                    | Annual Plan: Capital Needs                                   |
|                                    | Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans or any other approved proposal for development of public housing                                                                                                                                                                                                                                                   | Annual Plan: Capital Needs                                   |
|                                    | Approved or submitted applications for demolition and/or disposition of public housing                                                                                                                                                                                                                                                                                                                                  | Annual Plan: Demolition and Disposition                      |
|                                    | Approved or submitted applications for designation of public housing (Designated Housing Plans)                                                                                                                                                                                                                                                                                                                         | Annual Plan: Designation of Public Housing                   |
|                                    | Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act                                                                                                                                                                                                                         | Annual Plan: Conversion of Public Housing                    |
|                                    | Approved or submitted public housing homeownership programs/plans                                                                                                                                                                                                                                                                                                                                                       | Annual Plan: Homeownership                                   |
|                                    | Policies governing any Section 8 Homeownership program<br><input type="checkbox"/> check here if included in the Section 8 Administrative Plan                                                                                                                                                                                                                                                                          | Annual Plan: Homeownership                                   |
|                                    | Any cooperative agreement between the PHA and the TANF agency                                                                                                                                                                                                                                                                                                                                                           | Annual Plan: Community Service & Self-Sufficiency            |

| List of Supporting Documents Available for Review |                                                                                                                                                                                                      |                                                   |
|---------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------|
| Applicable & On Display                           | Supporting Document                                                                                                                                                                                  | Applicable Plan Component                         |
| x                                                 | FSS Action Plan/s for public housing and/or Section 8                                                                                                                                                | Annual Plan: Community Service & Self-Sufficiency |
| x                                                 | Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports                                                                                             | Annual Plan: Community Service & Self-Sufficiency |
| x                                                 | The most recent Public Housing Drug Elimination Program (PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)                        | Annual Plan: Safety and Crime Prevention          |
| x                                                 | The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U. S.C. 1437c(h)), the results of that audit and the PHA's response to any findings | Annual Plan: Annual Audit                         |
|                                                   | Troubled PHAs: MOA/Recovery Plan                                                                                                                                                                     | Troubled PHAs                                     |
|                                                   | Other supporting documents (optional)<br>(list individually; use as many lines as necessary)                                                                                                         | (specify as needed)                               |

## 1. Statement of Housing Needs

[24 CFR Part 903.7 9 (a)]

### A.1. 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<br>by Family Type** |          |                |        |         |                |      |           |
|-------------------------------------------------------------------|----------|----------------|--------|---------|----------------|------|-----------|
| FY2001: Section 8 tenant-based assistance                         |          |                |        |         |                |      |           |
| Family Type                                                       | Overall  | Afford-ability | Supply | Quality | Access-ibility | Size | Loca-tion |
| Income <= 30% of AMI                                              | 1119     | 5              | 1      | NA      | NA             | NA   | 5         |
| Income >30% but <=50% of AMI                                      | 1119     | 5              | 1      | NA      | NA             | NA   | 5         |
| Income >50% but <80% of AMI                                       | 1774     | 5              | 1      | NA      | NA             | NA   | 5         |
| Elderly                                                           | 1122     | 5              | 1      | NA      | NA             | NA   | 5         |
| Families with Disabilities                                        | 1417     | 5              | 1      | NA      | 3              | NA   | 5         |
| Race/Ethnicity                                                    | B-1509-2 | 5              | 4      | NA      | NA             | NA   | 5         |
| Race/Ethnicity                                                    | W-3625-2 | 5              | 1      | NA      | NA             | NA   | 5         |
| Race/Ethnicity                                                    |          |                |        |         |                |      |           |
| Race/Ethnicity                                                    |          |                |        |         |                |      |           |

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: 2000-05
- U.S. Census data: the Comprehensive Housing Affordability Strategy ("CHAS") dataset
- American Housing Survey data  
Indicate year:
- Other housing market study

Indicate year:

Other sources: (list and indicate year of information)

**A.2. 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<br>by Family Type |         |                |        |         |               |      |          |
|-----------------------------------------------------------------|---------|----------------|--------|---------|---------------|------|----------|
| Public Housing: 2001*                                           |         |                |        |         |               |      |          |
| Family Type                                                     | Overall | Afford-ability | Supply | Quality | Accessibility | Size | Location |
| Income <= 30% of AMI                                            | 153     | 5              | 2      | 5       | 2             | 4    | 3        |
| Income >30% but <=50% of AMI                                    | 0       | 1              | 1      | 1       | 1             | 1    | 1        |
| Income >50% but <80% of AMI                                     | 0       | 1              | 1      | 1       | 1             | 1    | 1        |
| Elderly                                                         | 43      | 4              | 2      | 4       | 5             |      |          |
| Families with Disabilities                                      | 5       | 4              | 5      | 4       | 5             | 2    | 2        |
| Race/Ethnicity – W                                              | 33      | 3              | 4      | N/A     | N/A           | N/A  | N/A      |
| Race/Ethnicity – B                                              | 120     | 3              | 1      | N/A     | N/A           | N/A  | N/A      |
| Race/Ethnic ity                                                 |         |                |        |         |               |      |          |
| Race/Ethnicity                                                  |         |                |        |         |               |      |          |

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
- American Housing Survey data  
Indicate year:
- Other housing market study  
Indicate year:
- Other sources: (list and indicate year of information)  
a. *The North Little Rock Housing Authority's waiting list data. \*10/26/01*

**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 checked="" type="checkbox"/>           | Section 8 tenant-based assistance <b>FY2001</b>                                                                                 |
| <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)<br>If used, identify which development/subjurisdiction: |

### Housing Needs of Families on the Waiting List

|                                      | # of families | % of total families | Annual Turnover |
|--------------------------------------|---------------|---------------------|-----------------|
| Waiting list total                   | 162           |                     |                 |
| Extremely low income <=30% AMI       | 102           | 63%                 |                 |
| Very low income (>30% but <=50% AMI) | 60            | 37%                 |                 |
| Low income (>50% but <80% AMI)       | --            | --                  |                 |
| Families with children               | 141           | 87%                 |                 |
| Elderly families                     | 1             | .007%               |                 |
| Families with Disabilities           | 20            | 12%                 |                 |
| Race/ethnicity- B                    | 139-2         | 86%                 |                 |
| Race/ethnicity- W                    | 21-1          | 13%                 |                 |
| Race/ethnicity- Other                | 2             | .013%               |                 |
| 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)?  No  Yes

If yes:

How long has it been closed (# of months)? 5 months

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

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

### Housing Needs of Families on the Waiting List

Waiting list type: (select one) FY2001

Section 8 tenant-based assistance

Public Housing Date: 10/26/01

Combined Section 8 and Public Housing

Public Housing Site-Based or sub-jurisdictional waiting list (optional)

If used, identify which development/sub-jurisdiction:

|                    | # of families | % of total families | Annual Turnover |
|--------------------|---------------|---------------------|-----------------|
| Waiting list total | 153           |                     | 51%             |

### Housing Needs of Families on the Waiting List

|                                                                                                                                                               |     |      |  |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------|--|
| Extremely low income<br><=30% AMI                                                                                                                             | 153 | 100% |  |
| Very low income<br>(>30% but <=50% AMI)                                                                                                                       | -0- | -0-  |  |
| Low income<br>(>50% but <80% AMI)                                                                                                                             | -0- | -0-  |  |
| Families with children                                                                                                                                        | 110 | 72%  |  |
| Elderly families                                                                                                                                              | 43  | 29%  |  |
| Families with Disabilities                                                                                                                                    |     |      |  |
| Race/ethnicity-family - 1                                                                                                                                     | 6   | 4%   |  |
| Race/ethnicity-family - 2                                                                                                                                     | 62  | 41%  |  |
| Race/ethnicity- elderly - 1                                                                                                                                   | 22  | 15%  |  |
| Race/ethnicity - elderly - 2                                                                                                                                  | 18  | 12%  |  |
| Characteristics by Bedroom Size (Public Housing Only)                                                                                                         |     |      |  |
| 1BR                                                                                                                                                           | 110 | 72%  |  |
| 2 BR                                                                                                                                                          | 23  | 16%  |  |
| 3 BR                                                                                                                                                          | 15  | 10%  |  |
| 4 BR                                                                                                                                                          | 5   | 4%   |  |
| 5 BR                                                                                                                                                          | 0   | 0%   |  |
| 5+ BR                                                                                                                                                         | 0   | 0%   |  |
| 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.

#### (1) Strategies

**Need: Shortage of affordable housing for all eligible populations**

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

Select all that apply

- Employ effective maintenance and management policies to minimize the number of public housing units off-line
- Reduce turnover time for vacated public housing units
- Reduce time to renovate public housing units
- Seek replacement of public housing units lost to the inventory through mixed finance development
- Seek replacement of public housing units lost to the inventory through section 8 replacement housing resources
- Maintain or increase section 8 lease-up rates by establishing payment standards that will enable families to rent throughout the jurisdiction
- Undertake measures to ensure access to affordable housing among families assisted by the PHA, regardless of unit size required

- Maintain or increase section 8 lease-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration
- Maintain or increase section 8 lease-up rates by effectively screening Section 8 applicants to increase owner acceptance of program
- Participate in the Consolidated Plan development process to ensure coordination with broader community strategies
- Other (list below)

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

Select all that apply

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

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

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

Select all that apply

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

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

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

Select all that apply

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

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

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

Select all that apply

- Seek designation of public housing for the elderly
- Apply for special-purpose vouchers targeted to the elderly, should they become available
- Other: (list below)
  - a. *Study feasibility of designation of public housing for the elderly.*

**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)
  - a. *Study feasibility of designation of public housing for families with disabilities.*

**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/ethnicity 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)
  - a. *Continue with on-going program of counseling Section 8 tenants as to location of units outside areas of poverty or minority concentration.*
  - b. *Continue with agency representative on the CHRB (Community Housing Resource Board) to continue outreach and education on fair housing.*
  - c. *Continue to cooperate with the City's Community Development Agency to promote fair housing, review local laws and procedures to assure up-to-date compliance language.*

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

**(2) Reasons for Selecting Strategies**

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

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

**2. Statement of Financial Resources**

[24 CFR Part 903.79 (b)]

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

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

| <b>Financial Resources: 2002<br/>Planned Sources and Uses</b>                         |                   |                          |
|---------------------------------------------------------------------------------------|-------------------|--------------------------|
| <b>Sources</b>                                                                        | <b>Planned \$</b> | <b>Planned Uses</b>      |
| <b>1. Federal Grants FY 2001Grants</b>                                                |                   |                          |
| a) Public Housing Operating Fund                                                      | 1,444,478         |                          |
| b) Public Housing Capital Fund                                                        | 1,615,918         |                          |
| c) HOPE VI Revitalization                                                             | -0-               |                          |
| d) HOPE VI Demolition                                                                 | -0-               |                          |
| e) Annual Contributions for Section 8 Tenant-Based Assistance                         | 4,142,621         |                          |
| f) Public Housing Drug Elimination Program (including any Technical Assistance funds) | 258,959           |                          |
| g) Resident Opportunity and Self-Sufficiency Grants                                   | 55,427            |                          |
| h) Community Development Block Grant                                                  | -0-               |                          |
| i) HOME                                                                               | -0-               |                          |
| Other Federal Grants (list below)                                                     |                   |                          |
|                                                                                       |                   |                          |
|                                                                                       |                   |                          |
|                                                                                       |                   |                          |
| <b>2. Prior Year Federal Grants (unobligated funds only) (list below)</b>             |                   |                          |
| 1999 ROSS Grant (Elderly)                                                             | 3,000             | PH Supportive Services   |
| 2000 ROSS Grant (Elderly)                                                             | 34,000            | PH supportive services   |
| 2000 ROSS Grant (Family)                                                              | 50,000            | PH supportive services   |
|                                                                                       |                   |                          |
| 2000 PHDEP                                                                            | 120,646           | PH safety & security     |
| 2001 PHDEP                                                                            | 129,480           | PH safety & security     |
| 2000 Capitol Funds                                                                    | 1,200,000         | Capitol Expenditures     |
| <b>3. Public Housing Dwelling Rental Income</b>                                       | 1,600,000         | PH operations            |
| <b>4. Other income (list below)</b>                                                   |                   |                          |
| Operating reserves                                                                    | 660,000           | Operations & reserves    |
|                                                                                       |                   |                          |
| <b>4. Non-federal sources (list below)</b>                                            |                   |                          |
| Management fee                                                                        | 50,000            | PH Mgmt other facilities |
| <b>Total resources</b>                                                                | <b>11,364,529</b> |                          |

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

[24 CFR Part 903.7 9 (c)]

#### **A. Public Housing**

Exemptions: PHAs that do not administer public housing are not required to complete subcomponent 3A.

##### **(1) Eligibility**

a. When does the PHA verify eligibility for admission to public housing? (select all that apply)

- When families are within a certain number of being offered a unit: (state number)  
 When families are within a certain time of being offered a unit: (state time)  
 Other: (describe)

*a. Families are determined eligible within approximately two weeks of applying for a unit. The applicant families' eligibility is re-determined after 90 days on the waiting list. The approximate waiting periods for different bedroom sizes may range from immediate to six month to be housed.*

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)  
Balance owed to PHA and other landlords.

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)

*a. PHA Leasing Office: 2501 Willow Street, North Little Rock, AR.*

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)
- 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)  
*Working family preference only.*

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.

1 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
- 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)  
*a. #2 – working family.*

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)  
a. *Within 10 days of change.*

**(6) Deconcentration and Income Mixing -**

a.  Yes  No: FY2001: 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? *See statement below under 'Other.'*

b.  Yes  No: FY2000: 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)
- a. *The PHA has adopted a system of income targeting ranges in PHA Statement of Policies by development in FY2000 to provide for de-concentration of poverty and income-mixing by bringing higher income tenants into lower income projects and lower income tenants into higher income projects, to avoid concentrations of the most economically deprived families with serious social problems.*
- b. *The PHA conducted an analysis of all public housing residents and all applicants on its waiting lists in FY2001 that revealed that all incomes are below the median family income limit for the MSA and determined that no action will be taken at this time. The PHA will continue to monitor the average incomes of families and make adjustments for a family whose income is above the median average.*
- c. *FY2002: Statement summarizing above paragraphs included in attachments.*

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:  
*All family developments: AR002001; AR002002; AR002003; and AR002004.*

Comment: *Tracking will not reflect retention of higher income families due to HUD-required Resident Income Disallowances and phase-in rent regulations.*

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.  
*Comment: Family development residents are at or below 30% of median income.*

List (any applicable) developments below:

## B. Section 8

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

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

### (1) Eligibility

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

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

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

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

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

e. Indicate what kinds of information you share with prospective landlords? (select all that apply)

- Criminal or drug-related activity  
 Other (describe below)

### (2) Waiting List Organization

a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged? (select all that apply)

- None  
 Federal public housing  
 Federal moderate rehabilitation  
 Federal project-based certificate program  
 Other federal or local program (list below)

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)

*Housing Assistance Office, 2501 Willow Street, North Little Rock, AR*

### (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. *Disability requiring assistance with housing search;*
2. *Verifiable medical emergencies;*
3. *To comply with the 40% limit on tenant rent.*

#### **(4) Admissions Preferences**

a. Income targeting

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

b. Preferences

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

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

Former Federal preferences

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

Other preferences (select all that apply)

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

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

1 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 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)

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

f. Rent re-determinations:

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

- Never
- At family option
- Any time the family experiences an income increase
- Any time a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold) \_\_\_\_\_
- Other (list below)

h.  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?

*PHA plans to implement program on case-by-case basis at request of tenant.*

## **(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)

*Section 8 Fair Market Rents*

## **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 (Three, Four & five bedrooms)
  - 100% of FMR
  - Above 100% but at or below 110% of FMR
  - Above 110% of FMR (if HUD approved; describe circumstances below) (One & Two Bedrooms only).

- b. If the payment standard is lower than FMR, why has the PHA selected this standard? (select all that apply)
- FMRs are adequate to ensure success among assisted families in the PHA's segment of the FMR area
  - The PHA has chosen to serve additional families by lowering the payment standard
  - Reflects market or submarket
  - Other (list below)

- c. If the payment standard is higher than FMR, why has the PHA chosen this level? (select all that apply)
- FMRs are not adequate to ensure success among assisted families in the PHA's segment of the FMR area
  - Reflects market or submarket
  - To increase housing options for families
  - Other (list below)

- d. How often are payment standards reevaluated for adequacy? (select one)
- Annually
  - Other (list below)

- e. What factors will the PHA consider in its assessment of the adequacy of its payment standard? (select all that apply)
- Success rates of assisted families
  - Rent burdens of assisted families
  - Other (list below)

## **(2) Minimum Rent**

- a. What amount best reflects the PHA's minimum rent? (select one)
- \$0
  - \$1-\$25
  - \$26-\$50

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

## **5. Operations and Management**

[24 CFR Part 903.7 9 (e)]

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

### **A. PHA Management Structure**

Describe the PHA's management structure and organization.

(select one)

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

**B. HUD Programs Under PHA Management**

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

| <b>Program Name</b>                                                 | <b>Units or Families Served at Year Beginning</b> | <b>Expected Turnover</b> |
|---------------------------------------------------------------------|---------------------------------------------------|--------------------------|
| Public Housing                                                      | 1054                                              | 372                      |
| Section 8 Vouchers                                                  | 992                                               | 180                      |
| Section 8 Certificates                                              | N/A                                               |                          |
| Section 8 Mod Rehab                                                 |                                                   |                          |
| Special Purpose Section 8 Certificates/Vouchers (list individually) | 15                                                | 5                        |
| Public Housing Drug Elimination Program (PHDEP)                     | 325                                               | 300                      |
|                                                                     |                                                   |                          |
|                                                                     |                                                   |                          |
| 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)

*Admission and Occupancy Policy*  
*Preventive Maintenance Policy*  
*Procurement Policy*  
*Pest eradication contracted with private pest control firm*

- (2) Section 8 Management: (list below)

*Section 8 Administrative Plan*

**6. PHA Grievance Procedures N/A**

[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)

A. *Housing Assistance Office, 2501 Willow Street, North Little Rock, AR*

## **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) AR

-or-

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

#### **(2) Optional 5-Year Action Plan**

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

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

b. If yes to question a, select one:

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

-or-

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

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

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

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

1. Development name:

2. Development (project) number:

3. Status of grant: (select the statement that best describes the current status)

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

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

*The PHA plans to investigate the feasibility of applying for funds to revitalize the Eastgate Terrace AR002003 project.*

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.)

| <b>Demolition/Disposition Activity Description</b> |
|----------------------------------------------------|
|----------------------------------------------------|

|                                                                                                                                                                                 |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1a. Development name:<br>1b. Development (project) number:                                                                                                                      |
| 2. Activity type: Demolition <input type="checkbox"/><br>Disposition <input type="checkbox"/>                                                                                   |
| 3. Application status (select one)<br>Approved <input type="checkbox"/><br>Submitted, pending approval <input type="checkbox"/><br>Planned application <input type="checkbox"/> |
| 4. Date application approved, submitted, or planned for submission: (DD/MM/YY)                                                                                                  |
| 5. Number of units affected:                                                                                                                                                    |
| 6. Coverage of action (select one)<br><input type="checkbox"/> Part of the development<br><input type="checkbox"/> Total development                                            |
| 7. Timeline for activity:<br>a. Actual or projected start date of activity:<br>b. Projected end date of activity:                                                               |

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

[24 CFR Part 903.7 9 (i)]

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

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

2. Activity Description

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

| <b>Designation of Public Housing Activity Description</b>                                                                                                                                                                                        |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1a. Development name:<br>1b. Development (project) number:                                                                                                                                                                                       |
| 2. Designation type:<br>Occupancy by only the elderly <input type="checkbox"/><br>Occupancy by families with disabilities <input type="checkbox"/><br>Occupancy by only elderly families and families with disabilities <input type="checkbox"/> |
| 3. Application status (select one)<br>Approved; included in the PHA’s Designation Plan <input type="checkbox"/><br>Submitted, pending approval <input type="checkbox"/><br>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)<br><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.

| <b>Conversion of Public Housing Activity Description</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1a. Development name:<br>1b. Development (project) number:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| 2. What is the status of the required assessment?<br><input type="checkbox"/> Assessment underway<br><input type="checkbox"/> Assessment results submitted to HUD<br><input type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question)<br><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)<br><input type="checkbox"/> Conversion Plan in development<br><input type="checkbox"/> Conversion Plan submitted to HUD on: (DD/MM/YYYY)<br><input type="checkbox"/> Conversion Plan approved by HUD on: (DD/MM/YYYY)<br><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)<br><input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved: _____)<br><input type="checkbox"/> Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved: _____)<br><input type="checkbox"/> Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved: _____)<br><input type="checkbox"/> Requirements no longer applicable: vacancy rates are less than 10 percent<br><input type="checkbox"/> Requirements no longer applicable: site now has less than 300 units<br><input type="checkbox"/> Other: (describe below) |

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

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

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

[24 CFR Part 903.7 9 (k)]

**A. Public Housing**

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

1.  Yes  No: Does the PHA administer any homeownership programs administered by the PHA under an approved section 5(h) homeownership program (42 U.S.C. 1437c(h)), or an approved HOPE I program (42 U.S.C. 1437aaa) or has the PHA applied or plan to apply to administer any homeownership programs under section 5(h), the HOPE I program, or section 32 of the U.S. Housing Act of 1937 (42 U.S.C. 1437z-4). (If “No”, skip to component 11B; if “yes”, complete one activity description for each applicable program/plan, unless eligible to complete a streamlined submission due to **small PHA** or **high performing PHA** status. PHAs completing streamlined submissions may skip to component 11B.)

2. Activity Description

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

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

**B. Section 8 Tenant Based Assistance**

1.  Yes  No: Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 24 CFR part 982 ? (If “No”, skip to component 12; if “yes”, describe each program using the table below (copy and complete questions for each program identified), unless the PHA is eligible to complete a streamlined

submission due to high performer status. **High performing PHAs** may skip to component 12.)

2. Program Description:

a. Size of Program

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

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

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

b. PHA-established eligibility criteria

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

If yes, list criteria below:

1. FSS participant;
2. FSS graduate still receiving rental assistance.

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

[24 CFR Part 903.7 9 (l)]

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

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

1. Cooperative agreements:

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

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

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

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

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

**(1) General**

a. Self-Sufficiency Policies

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

- Public housing rent determination policies
- Public housing admissions policies

- Section 8 admissions policies
- 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. )

| <b>Services and Programs</b>                                                                                                                                                                          |                    |                                                                                                                                        |                                                                                                                                       |                                                                                                      |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------|----------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------|
| Public Housing                                                                                                                                                                                        |                    |                                                                                                                                        |                                                                                                                                       |                                                                                                      |
| 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)                                       |
| <i>ROSS (Resident Opportunity &amp; self sufficiency). Purpose is to assist public housing residents become self-sufficient through employment, employment preparation, education and counseling.</i> | <i>150 clients</i> | <i>Referrals from resident councils, managers &amp; other public housing staff, &amp; family needs assessments from new residents.</i> | <i>Centrally located within city. Family Development Center located across street from largest public housing family development.</i> | <i>Those public housing sites with active resident councils when the grant was submitted to HUD.</i> |

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

a. Participation Description

| <b>Family Self Sufficiency (FSS) Participation</b> |                                                             |                                                 |
|----------------------------------------------------|-------------------------------------------------------------|-------------------------------------------------|
| Program                                            | Required Number of Participants (start of FY 2001 Estimate) | Actual Number of Participants (As of: DD/MM/YY) |
| Public Housing                                     | -0-                                                         |                                                 |
| Section 8                                          | 63                                                          | 59 (11-30-01)                                   |

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.
- Pursue a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
- Pursue 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**

Implementation of Public Housing Resident Community Services Requirements were adopted by the PHA effective July 1, 2001.

**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)
  - a. *The public's misconception about high crime in public housing and it being a dangerous place to live.*

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)
  - Collaborative efforts by community organizations, local government, law enforcement agencies.

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

*AR002001 & AR002003*

**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)
  - a. *Partnerships with community organizations serving youth and families;*
  - b. *Police Athletic League.*

- 2. Which developments are most affected? (list below)
  - a. *All family developments, AR002001, AR002002, AR002003, AR0020024*

**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 occasionally with residents
- Agreement between PHA and local law enforcement agency for provision of above-baseline law enforcement services
- Other activities (list below)
  - a. *Applicant criminal background checks;*
  - b. *Prevention activities available to project youth;*

- 3. Which developments are most affected? (list below)
  - a. *All public housing family projects AR002001, AR002002, AR002003, AR0020024*

**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 2002 in this PHA Plan?
- Yes  No: This PHDEP Plan is an Attachment.

**14. RESERVED FOR PET POLICY**

[24 CFR Part 903.7 9 (n)]

FY2002: Pet Ownership in Public Housing Family Developments was adopted by PHA effective July 1, 2001.

**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 (File name)
- FY 2002, Provided below:
1. *Annual/5-yr* Plan very well explained, goals being reached, and progress being accomplished. Tremendous effort has been done and the progress is surely noticed. All areas are very well covered. Very pleased with progress. The PHA has done a great job at Campus Towers.
  2. More handicap parking, (elderly) and more improvements at Heritage House.
  3. Requested authority-wide resident council meeting, more contact with other residents in other high-rises. Improve relationships between residents and handicapped residents (elderly), physical fitness program, tutoring (reading) program; Programs to eliminate drinking and/or drunkenness in the public at high-rise buildings; psychology & counseling services for the elderly.
  4. Eastgate: Eastgate residents still desire HOPE VI grant. Renovation of apartments with special improvements: cabinets, sinks, washers, tiles, faucets, closet doors, refrigerators, hot water tanks, electric and "smelling gas" problem.
  5. Income mixing is great idea, it would minimize the kind of (*undesirable*) people that hang around.
  6. The PHA's pet policy deposit on birds and fish is a little too steep (family). A definite plan to eliminate the pet (fish) policy for the elderly.
  7. Better housing and homeownership is of special interest.
  8. Share proposed modernization projects with each development, through newsletter or other means.
  9. Keep family and elderly resident councils meetings separate because of differences in interest and lifestyles.

10. Need newsletter for the elderly high-rises and articles from each building. Include upcoming construction jobs.

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

Considered comments, but determined that no changes to the PHA Plan were necessary.  
 The PHA changed portions of the PHA Plan in response to comments  
List changes below:

Other: (list below)

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

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

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

### 3. Description of Resident Election Process

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

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

b. Eligible candidates: (select one)

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

c. Eligible voters: (select all that apply)

All adult recipients of PHA assistance (public housing and section 8 tenant-based assistance)  
 Representatives of all PHA resident and assisted family organizations  
 Other (list)

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

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

1. Consolidated Plan jurisdiction: (provide name here) State of Arkansas  
*North Little Rock Community Development Agency*

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)

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

**Attachments**

use this section to provide any additional attachments referenced in the Plans.

**D. Other Information Required by HUD**

Attachment #1

**2002 Five-Year/Annual Plan  
BRIEF STATEMENT OF PROGRESS IN MEETING THE FIVE YEAR PLAN  
MISSION AND GOALS**

The updated progress statements are included within the five-year plan directly following the goals and objectives.

## **2002 ANNUAL PLAN**

### **DECONCENTRATION AND INCOME MIXING**

The PHA adopted a system of income targeting ranges that would provide for deconcentration of poverty and income mixing in its developments and to avoid concentrations of the most economically deprived families with serious social problems. An analysis of public housing residents and applicants on the waiting list is conducted on a regular basis and within the last two years, all total family incomes remain below the 30% of median family income limits for this MSA.

While no action is needed at this time for deconcentration of poverty or income mixing, the PHA will continue to monitor the average incomes of all families and make adjustments for a family whose income falls within the 50% or 80% of median income for this MSA.

The PHA will continue its outreach activities seeking higher income families.

2002 Annual/5 Year Plan  
**Voluntary conversion Required Initial Assessment Statement**

1. **Reviewed each development's operation as public housing:** The PHA reviewed its four general occupancy sites containing 500 units of public housing. The conclusion was that public housing fills a need for many clients who are "hard to house," lack the ability to take personal responsibility, unable to handle the initial or day-to-day responsibilities of living in the private market, handle emergency situations, or seek social services. Those clients may include the uneducated, under-educated, the elderly, and the physically or mentally challenged.

The PHA concluded that public housing provides many services, such as on-site management, 24 hr/7 day a week maintenance, on-site child care, safety and security services, adult education and after-school tutoring, mentoring, youth sports, educational and recreational programs, resident councils, etc. No services are available with tenant-based assistance. Removal of many of the services that public housing provides would be detrimental to residents

2. **Considered the implications of converting the public housing to tenant-based assistance:** The PHA manages the low-rent public housing program and a Section 8 tenant-based assistance program. In light of the increasing vacancies in public housing, the ability to occupy the four sites would be difficult at best. There is no guarantee that the tenants would opt to live in public housing. The housing authority loses an average of ten-to-fifteen families a month to tenant-based assistance, and many more when the Section 8 waiting list is open. The units are basic in nature with no amenities except a range, refrigerator and central heating system. The density, age of developments ranging from 33 years to 60 years and lack of amenities would negatively affect the ability to occupy the developments when the tenant has a voucher to be able to go anywhere in the community to seek assistance.

The PHA has determined that many of the public housing units would set empty if the units are converted to tenant-based assistance. The low-rent public housing waiting list is never closed but open continuously and most applicants can be housed within a few weeks. The Section 8 tenant-assistance waiting list is open less than six weeks out of a year, and once open, an average of between 400-to-600 families apply for tenant-based assistance. Many wait a year or more for tenant-based assistance even after they apply.

3. **Concluded that the conversion of the developments may be inappropriate because removal of the developments would not meet the necessary conditions for voluntary conversion:** The PHA has determined that there is no market in the community to sell the public housing developments. All four projects would need to be renovated to make them marketable, at a substantial outlay of funds. Many large complexes within the city and near the public housing projects have not sold and sit vacant for years. Conversion to tenant-based assistance would adversely affect the availability of affordable housing in the community. The current clients in the Section 8 tenant-assistance program have already saturated the private market seeking affordable rental housing. Five hundred additional families with vouchers seeking shelter in the community would negatively impact the community. Slum housing would be the only option for those with low-incomes or 'no' incomes. This concept defeats the purpose of establishing public housing over 60 years ago.

**2001 ANNUAL PLAN**  
**SUBSTANTIAL DEVIATION AND SIGNIFICANT AMENDMENT OR MODIFICATION FROM THE 5-YEAR PLAN/ANNUAL PLAN**

EXCEPTION TO RULE:

An exception to the proposed definitions will be made for any of the above that are adopted to reflect changes in HUD regulatory requirements; such changes will not be considered significant amendments by HUD.

STATEMENT OF INTENT. The PHA proposes to operate under specific PHA definitions of deviations and amendments/modifications, as follows:

**Capital Funds**

- Delete, delay or reprogram funds from stated work items in the current Annual Statement or 5-Year Action Plan, with fungibility to move work items forward, or backward in the 5-Year Plan.
- Include emergency work items, without public review, from Capital Funds in the current Annual Statement or 5-Year Action Plan.
- Reprogram excess Capital Funds in the current Annual Statement or 5-Year Action Plan to add non-emergency but necessary work items for the viability of the building structures and/or well-being of the residents to prevent loss of funds.

**PHDEP Funds**

- Reprogram excess PHDEP funds prior to end of program year to add new activities to prevent loss of funds.

**Admissions Policies**

- Necessary changes to rent or admissions policies after required notices to the residents and HUD approval;
- Minor modifications to Section 8 homeownership program that would conflict with administration of program or would be a detriment to the participants in the program.
- Special conversion activities unknown at time of preparation of plan but approved by HUD.

## **Attachment # 5**

### **PHA IMPLEMENTATION OF PUBLIC HOUSING RESIDENT COMMUNITY SERVICE**

- The PHA implemented the resident community service requirements on July 1, 2001. The residents were given notice and the lease was amended to include the provisions for noncompliance.
- In December 2001, HUD announced the community service requirement will no longer be enforceable during its 2002 fiscal year. The Resident Advisory Board members were advised accordingly during the five-year and annual plan meetings on December 13, 2001 and January 9, 2002. The PHA will give written notice to all affected residents no later than 30 days before the beginning of its 2002 fiscal year stating the PHA will not implement or enforce the requirement beginning with its 2002 fiscal year, or July 1, 2002.

## **PET OWNERSHIP IN PUBLIC HOUSING FAMILY DEVELOPMENTS**

**Registration:** (1) The pet must be registered with management **before** it is brought on the premises, and the resident must be physically and mentally able to take care of it. Registration must be updated annually at the annual recertification all damages caused by the pet to date must be paid in full. The resident must furnish a certificate from a veterinarian certifying that the pet is in good health and has had all necessary and appropriate shots and/or vaccinations and proof that pet is licensed by the City. (3) Only **one** pet per family is permitted. (The resident may choose a dog, cat, fish or bird.) No exotic animals, such as lions, tigers or snakes, will be allowed. No dangerous or vicious animals will be allowed. (4) Dogs or cats must weigh **no more than 20 pounds** and be no more than 21 inches in length, excluding tail. Proof of weight and length must be furnished **before** pet is allowed on the premises. (5) Pets must be spayed or neutered, and cats must be de-clawed.

**Charges/Fees:** (1) A \$200 refundable deposit is required for each pet and must be paid in full at the time the pet is registered. When the resident vacates, the deposit will be applied to any damage caused by the pet. The owner will be given an itemized statement of the charges. (2) A non-refundable monthly fee of \$10 per pet must be paid to cover costs associated with implementation of this policy.

**Pet Location:** (1) **Pets** are not allowed outside the apartment unattended. Pets must be kept on a leash at all times when not in the resident-owner's apartment, or carried going to and from the resident's apartment. Pets must not be left unattended in a dwelling unit for longer than 8 hours at a time. The resident-owner shall allow entry into the apartment to attempt to quiet the disturbance in event he/she is absent, and disturbances from the pet continues unabated. Pets are not allowed in another apartment, in the office, community room or other community space.

**Pet Behavior:** If a pet disturbs other residents by barking, growling, meowing, scratching, whining or making other unusual noises or exhibiting threatening behavior to employees, residents or other animals, the resident-owner will be asked to remove the pet or vacate the premises.

**Pet Health and Care:** The pet must be kept free of fleas, ticks and other pests. Any pet suffering an illness must be removed immediately from the premises to a licensed veterinarian. A release must be provided for the pet to return to the resident-owner's apartment. Pet waste must be disposed of daily. Litter must be changed twice weekly.

**Other Requirements:** The housing authority assumes no liability for any pet. In the event of an emergency or building evacuation, it is the responsibility of the resident to remove his or her own pet, In the case of the death of the owner, the pet will be placed with a responsible person who resident-owner identifies on the Responsibility Form. **NO VISITING PETS WILL BE ALLOWED.** This does not apply to service animals that assist persons with disabilities.

**ATTACHMENT #7**

**2002 Annual/5-Year Plan  
RESIDENT ADVISORY BOARD MEMBERS**

**Scherrie Mitchell, Silver City Courts**

**Paulette Nowden, Windemere Hills**

**Carolyn Johnson, Hemlock**

**Elbert Jarrett, Eastgate**

**Julious Dryer, Heritage House**

**Haroldean Wilson, Heritage House**

**Essie Stratton, Campus Towers**

**Charles Tootle, Willow House**

**\*Margarite Bearden, Bowker; resigned January 2002; replaced with Billie Bridges January 2002.**

**Genine Perez, Section 8**

**Alma Garrett, Section 8**

**2002-06 Annual/5-Year Plan**  
**RESIDENT MEMBERSHIP ON THE PHA GOVERNING BOARD**

Name of Resident Commissioner: Haroldean Wilson

Date of Election or Appointment: December 13, 1999

Date of Commencement of Term of Office: 01/03/00

Date of Expiration of Term of Office: 01/08/03\*

*\*Resident commissioner elected to fill unexpired term of former commissioner who retired.*

## 2002-06 Annual/5 Year Plan

### **SECTION 8 HOMEOWNERSHIP CAPACITY STATEMENT**

The housing authority's initial goal was to determine the feasibility of implementing the Section 8 Voucher Homeownership Program in Year 2. The authority plans to link the homeownership with the Family Self-sufficiency program and has proceeded to set up the mechanics of the program and plan of action including: qualifications such as stable employment, income level, homeownership counseling, basic home maintenance training and set up referrals with loan institutions.

The housing authority will require a minimum down-payment of at least three percent of the purchase price and require at least one percent of the down-payment come from the family's personal resources.

In addition, the housing authority will require that financing for the purchase of a home under the Section 8 homeownership program be provided, insured or guaranteed by the state or federal government, comply with secondary mortgage market underwriting requirements, or comply with generally accepted private sector underwriting standards.

## ATTACHMENT #10

### Responses to REAC Customer Service and Satisfaction Survey

#### Communication - 71%.

The PHA promotes communication with the residents through resident meetings, resident newsletter, bulletin boards, flyers, open door policy of on-site management employees and the executive director. A wide variety of programs are available for the residents in both elderly and general occupancy developments. The PHA has a resident initiatives coordinator and a youth coordinator who work with the residents on a regular basis. Various churches, civic groups, non-profits, on-site medical clinics and educational programs, on-site child care centers, after-school and summer recreational programs for the youth, transportation, etc. offer programs for the residents.

The PHA agrees communication is not at the proper level, but we see it as an issue involving residents' willingness to communicate with the PHA. This is proven by the token responses to the REAC survey by the general occupancy developments. Good responses to the survey was promoted at resident meetings, flyers were posted in management offices, and included it in the resident newsletter. The general occupancy development response averaged a low 17% compared to the elderly development responses of 49%. The low response is further substantiated by a recent 60<sup>th</sup> anniversary celebration at one of the general occupancy developments where more partners and employees were in attendance than residents. The PHA resident initiatives coordinator and the project resident council president walked door-to-door twice inviting residents to attend the celebration.

The PHA will continue its efforts regarding communications with the residents with more informational flyers and increase the number of resident meetings in an effort to elevate this score.

#### Safety - 72%.

The PHA has been recognized as a leader in providing safe housing for the residents by providing security guards in four elderly/disabled high-rises, the establishment of police substations in three of the four general occupancy developments using PHDEP funds, while pursuing an active illegal drug and crime elimination programs. Background checks are performed on all applicants for public housing. All high-rises are equipped with security cameras and the latest technology in fire alarm systems within the past three years, and one has been equipped with a fire sprinkler system.

An active risk control committee made up of a cross-section of employees and the executive director meet on a monthly basis, and provide additional safety inspections of all developments, safety briefings and training. These efforts have been very successful in reducing hazards for residents and staff. Residents from both the general occupancy and elderly/disabled developments are represented on the committee. In January 2002, the PHA received awards from its insurance provider as First runner-up for the most improved, claim history for the last three years, and a low loss ratio award and outstanding risk control program award among housing authorities in the nation.

The PHA continues to monitor hazards, replace exterior lighting, repair broken sidewalk trip hazards, replace security screens and doors, re-key apartment locks, etc. in an effort to make the residents feel more secure in their environment.

**Neighborhood Appearance - 70%.**

All of the PHA properties average in age from 21 to 60 years, and are located in older neighborhoods. The average REAC score for elderly/disabled was 81%, while the general occupancy REAC score averaged 57%.

Within the past year, the PHA was recently hit with two major ice storms that dealt a blow to the majority of the trees at all locations, while a recent drought caused major damage to the lawns.

The PHA employees pick up trash and litter on the grounds daily. It is an on-going problem caused by the residents and their guests. The elderly/disabled buildings have recently undergone landscaping attention, refurbish gardens and flower beds. The PHA employees have volunteered their time toward major lawn and flower bed cleaning and replanting efforts in three developments in preparation of anniversary celebrations this past year. Lawn sprinkler systems have been repaired and the PHA has stepped up it lawn care program and continues to seek ways to improve this area with limited resources in the budget.

**CAPITAL FUND PROGRAM TABLES START HERE**

| <b>Annual Statement/Performance and Evaluation Report</b>                                                                                                                                                                                                                                                                                                                                                                                                             |                                               |                                                                                                                        |                |                          |                                      |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------|------------------------------------------------------------------------------------------------------------------------|----------------|--------------------------|--------------------------------------|
| <b>Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary</b>                                                                                                                                                                                                                                                                                                                                                          |                                               |                                                                                                                        |                |                          |                                      |
| <b>PHA Name: Housing Authority of the City of North Little Rock, AR, P. O. Box 516, North Little Rock, AR 72115</b>                                                                                                                                                                                                                                                                                                                                                   |                                               | <b>Grant Type and Number<br/>Capital Fund Program Grant No: AR37P00250102<br/>Replacement Housing Factor Grant No:</b> |                |                          | <b>Federal FY of Grant:<br/>2002</b> |
| <input checked="" type="checkbox"/> <b>Original Annual Statement</b> <input type="checkbox"/> <b>Reserve for Disasters/ Emergencies</b> <input type="checkbox"/> <b>Revised Annual Statement (revision no):</b> <b>Average of 2000 budget \$1,599,602</b><br><input type="checkbox"/> <b>Performance and Evaluation Report for Period Ending:</b> <input type="checkbox"/> <b>Final Performance and Evaluation Report</b> <b>&amp; 2001 \$1,632,233 = \$1,615,918</b> |                                               |                                                                                                                        |                |                          |                                      |
| <b>Line No.</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                       | <b>Summary by Development Account</b>         | <b>Total Estimated Cost</b>                                                                                            |                | <b>Total Actual Cost</b> |                                      |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                                               | <b>Original</b>                                                                                                        | <b>Revised</b> | <b>Obligated</b>         | <b>Expended</b>                      |
| 1                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | Total non-CFP Funds                           |                                                                                                                        |                |                          |                                      |
| 2                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 1406 Operations                               | 125,000                                                                                                                |                |                          |                                      |
| 3                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 1408 Management Improvements                  | 105,000                                                                                                                |                |                          |                                      |
| 4                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 1410 Administration                           | 100,000                                                                                                                |                |                          |                                      |
| 5                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 1411 Audit                                    | 500                                                                                                                    |                |                          |                                      |
| 6                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 1415 Liquidated Damages                       |                                                                                                                        |                |                          |                                      |
| 7                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 1430 Fees and Costs                           | 40,000                                                                                                                 |                |                          |                                      |
| 8                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 1440 Site Acquisition                         |                                                                                                                        |                |                          |                                      |
| 9                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 1450 Site Improvement                         | 41,918                                                                                                                 |                |                          |                                      |
| 10                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1460 Dwelling Structures                      | 1,015,000                                                                                                              |                |                          |                                      |
| 11                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1465.1 Dwelling Equipment—Nonexpendable       | 98,500                                                                                                                 |                |                          |                                      |
| 12                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1470 Nondwelling Structures                   |                                                                                                                        |                |                          |                                      |
| 13                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1475 Nondwelling Equipment                    |                                                                                                                        |                |                          |                                      |
| 14                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1485 Demolition                               |                                                                                                                        |                |                          |                                      |
| 15                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1490 Replacement Reserve                      |                                                                                                                        |                |                          |                                      |
| 16                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1492 Moving to Work Demonstration             |                                                                                                                        |                |                          |                                      |
| 17                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1495.1 Relocation Costs                       |                                                                                                                        |                |                          |                                      |
| 18                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1499 Development Activities                   |                                                                                                                        |                |                          |                                      |
| 19                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1501 Collaterization or Debt Service          |                                                                                                                        |                |                          |                                      |
| 20                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1502 Contingency                              | 90,000                                                                                                                 |                |                          |                                      |
| 21                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | Amount of Annual Grant: (sum of lines 2 – 20) | 1,615,918                                                                                                              |                |                          |                                      |
| 22                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | Amount of line 21 Related to LBP Activities   |                                                                                                                        |                |                          |                                      |

**Annual Statement/Performance and Evaluation Report**

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

|                                                                                                                 |                                                                                                                      |                                     |
|-----------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------|-------------------------------------|
| PHA Name: Housing Authority of the City of North little<br>Rock, AR, P. O. Box 516, North Little Rock, AR 72115 | Grant Type and Number<br>Capital Fund Program Grant No: <b>AR37P00250102</b><br>Replacement Housing Factor Grant No: | Federal FY of Grant:<br><b>2002</b> |
|-----------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------|-------------------------------------|

**Original Annual Statement**  Reserve for Disasters/ Emergencies  Revised Annual Statement (revision no:) Average of 2000 budget \$1,599,602  
 **Performance and Evaluation Report for Period Ending:**  Final Performance and Evaluation Report & 2001 \$1,632,233 = \$1,615,918

| Line No. | Summary by Development Account                            | Total Estimated Cost |         | Total Actual Cost |          |
|----------|-----------------------------------------------------------|----------------------|---------|-------------------|----------|
|          |                                                           | Original             | Revised | Obligated         | Expended |
| 23       | Amount of line 21 Related to Section 504 compliance       |                      |         |                   |          |
| 24       | Amount of line 21 Related to Security – Soft Costs        |                      |         |                   |          |
| 25       | Amount of Line 21 Related to Security – Hard Costs        |                      |         |                   |          |
| 26       | Amount of line 21 Related to Energy Conservation Measures |                      |         |                   |          |

| <b>Annual Statement/Performance and Evaluation Report</b>                                           |                                                                                                     |               |                                                                                                                             |                      |         |                                            |                |                |
|-----------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------|---------------|-----------------------------------------------------------------------------------------------------------------------------|----------------------|---------|--------------------------------------------|----------------|----------------|
| <b>Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)</b>        |                                                                                                     |               |                                                                                                                             |                      |         |                                            |                |                |
| <b>Part II: Supporting Pages</b>                                                                    |                                                                                                     |               |                                                                                                                             |                      |         |                                            |                |                |
| <b>PHA Name:</b> North Little Rock Housing Authority,<br>P. O. Box 516, North Little Rock, AR 72115 |                                                                                                     |               | <b>Grant Type and Number</b><br>Capital Fund Program Grant No: <b>AR37P00250102</b><br>Replacement Housing Factor Grant No: |                      |         | <b>Federal FY of Grant:</b><br><b>2002</b> |                |                |
| Development Number<br>Name/HA-Wide Activities                                                       | General Description of Major Work Categories                                                        | Dev. Acct No. | Quantity                                                                                                                    | Total Estimated Cost |         | Total Actual Cost                          |                | Status of Work |
|                                                                                                     |                                                                                                     |               |                                                                                                                             | Original             | Revised | Funds Obligated                            | Funds Expended |                |
| AR2ALL                                                                                              | Operations                                                                                          | 1406          | N/A                                                                                                                         | 125,000              |         |                                            |                |                |
| AR2ALL                                                                                              | Res. Initiative Coord. to assist FSS<br>Coord. w/resident programs;<br>Plumbing/Elec./Contract Adm. | 1408          | N/A                                                                                                                         | 25,000<br>80,000     |         |                                            |                |                |
| AR2ALL                                                                                              | Administration of Capital Fund                                                                      | 1410          | N/A                                                                                                                         | 100,000              |         |                                            |                |                |
| AR2ALL                                                                                              | Capital Fund Portion of Audit Cost                                                                  | 1411          | N/A                                                                                                                         | 500                  |         |                                            |                |                |
| AR2ALL                                                                                              | A&E Fees and Costs                                                                                  | 1430          | N/A                                                                                                                         | 40,000               |         |                                            |                |                |
| AR002001<br>Silver City                                                                             | Repair Lawn Sprinkler System                                                                        | 1450          | N/A                                                                                                                         | 7,500                |         |                                            |                |                |
| AR002004<br>Windemere Hills                                                                         | Sidewalk Replacement (phases)                                                                       | 1450          | N/A                                                                                                                         | 24,418               |         |                                            |                |                |
| AR002005<br>Heritage House                                                                          | Repair Lawn Sprinkler System                                                                        | 1450          | N/A                                                                                                                         | 5,000                |         |                                            |                |                |
| AR002005<br>Heritage House                                                                          | Landscaping                                                                                         | 1450          | N/A                                                                                                                         | 5,000                |         |                                            |                |                |
| AR002001 Silver<br>City                                                                             | Roofing Replacement                                                                                 | 1460          |                                                                                                                             | 90,000               |         |                                            |                |                |
| AR002001 Silver<br>City                                                                             | Electrical update (phases)                                                                          | 1460          | N/A                                                                                                                         | 25,000               |         |                                            |                |                |
| AR002001 Silver<br>City                                                                             | Plumbing/drier vents                                                                                | 1460          | N/A                                                                                                                         | 20,000               |         |                                            |                |                |
| AR002002<br>Hemlock Courts                                                                          | Replace main elec. disconnect and meter<br>bases – electrical update                                | 1460          | N/A                                                                                                                         | 150,000              |         |                                            |                |                |
| AR002002<br>Hemlock Courts                                                                          | Stabilize building foundation and repairs                                                           | 1460          | N/A                                                                                                                         | 75,000               |         |                                            |                |                |

## Annual Statement/Performance and Evaluation Report

### Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

#### Part II: Supporting Pages

| PHA Name: North Little Rock Housing Authority,<br>P. O. Box 516, North Little Rock, AR 72115 |                                                               | Grant Type and Number<br>Capital Fund Program Grant No: <b>AR37P00250102</b><br>Replacement Housing Factor Grant No: |          |                      |         | Federal FY of Grant:<br><b>2002</b> |                |                |
|----------------------------------------------------------------------------------------------|---------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------|----------|----------------------|---------|-------------------------------------|----------------|----------------|
| Development Number<br>Name/HA-Wide Activities                                                | General Description of Major Work Categories                  | Dev. Acct No.                                                                                                        | Quantity | Total Estimated Cost |         | Total Actual Cost                   |                | Status of Work |
|                                                                                              |                                                               |                                                                                                                      |          | Original             | Revised | Funds Obligated                     | Funds Expended |                |
| AR002002<br>Hemlock Courts                                                                   | Roofing replacements                                          | 1460                                                                                                                 |          | 60,000               |         |                                     |                |                |
| AR002002<br>Hemlock Courts                                                                   | Washer drains and/or drier vents                              | 1460                                                                                                                 | N/A      | 25,000               |         |                                     |                |                |
| AR002002<br>Hemlock Courts                                                                   | Heating Units                                                 | 1460                                                                                                                 |          | 15,000               |         |                                     |                |                |
| AR002003<br>Eastgate Terrace                                                                 | Plumbing repairs & provide drier vents in units               | 1460                                                                                                                 | N/A      | 10,000               |         |                                     |                |                |
| AR002003<br>Eastgate Terrace                                                                 | Replace kitchen cabinets and sinks                            | 1460                                                                                                                 |          | 100,000              |         |                                     |                |                |
| AR002003<br>Eastgate Terrace                                                                 | Heating Units                                                 | 1460                                                                                                                 | 50       | 35,000               |         |                                     |                |                |
| AR002004<br>Windemere Hills                                                                  | Install downspout and roof valley drainage to prevent erosion | 1460                                                                                                                 | N/A      | 10,000               |         |                                     |                |                |
| AR002004<br>Windemere Hills                                                                  | Roof repairs/replacement                                      | 1460                                                                                                                 |          | 60,000               |         |                                     |                |                |
| AR002005<br>Heritage House                                                                   | Replace pump and old equipment                                | 1460                                                                                                                 | N/A      | 5,000                |         |                                     |                |                |
| AR002005<br>Heritage House                                                                   | Boiler room update                                            | 1460                                                                                                                 | N/A      | 20,000               |         |                                     |                |                |
| AR002005<br>Heritage House                                                                   | Replacement heating/air conditioning condensation pans        | 1460                                                                                                                 |          | 15,000               |         |                                     |                |                |
| AR002006<br>Campus Towers                                                                    | Replacement heating/air conditioning condensation pans        | 1460                                                                                                                 |          | 10,000               |         |                                     |                |                |
| AR002006<br>Campus Towers                                                                    | Water riser repairs                                           | 1460                                                                                                                 |          | 190,000              |         |                                     |                |                |
| AR002006                                                                                     | Replacement of pump and remaining                             | 1460                                                                                                                 |          | 20,000               |         |                                     |                |                |

## Annual Statement/Performance and Evaluation Report

### Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

#### Part II: Supporting Pages

| PHA Name: North Little Rock Housing Authority,<br>P. O. Box 516, North Little Rock, AR 72115 |                                                        | Grant Type and Number<br>Capital Fund Program Grant No: <b>AR37P00250102</b><br>Replacement Housing Factor Grant No: |          |                      |         | Federal FY of Grant:<br><b>2002</b> |                |                |
|----------------------------------------------------------------------------------------------|--------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------|----------|----------------------|---------|-------------------------------------|----------------|----------------|
| Development Number<br>Name/HA-Wide Activities                                                | General Description of Major Work Categories           | Dev. Acct No.                                                                                                        | Quantity | Total Estimated Cost |         | Total Actual Cost                   |                | Status of Work |
|                                                                                              |                                                        |                                                                                                                      |          | Original             | Revised | Funds Obligated                     | Funds Expended |                |
| Campus Towers                                                                                | Equipment                                              |                                                                                                                      |          |                      |         |                                     |                |                |
| AR002006<br>Campus Towers                                                                    | Repair garbage chute and replace doors                 | 1460                                                                                                                 |          | 15,000               |         |                                     |                |                |
| AR002007<br>Willow House                                                                     | Replacement heating/air conditioning condensation pans | 1460                                                                                                                 |          | 15,000               |         |                                     |                |                |
| AR002007<br>Willow House                                                                     | Retile bathroom floors                                 | 1460                                                                                                                 |          | 10,000               |         |                                     |                |                |
| AR002007<br>Willow House                                                                     | Replacement of ceiling tile                            | 1460                                                                                                                 |          | 10,000               |         |                                     |                |                |
| AR002007<br>Willow House                                                                     | Replace pumps and motors                               | 1460                                                                                                                 |          | 10,000               |         |                                     |                |                |
| AR002011 S.W.<br>Bowker                                                                      | Replacement heating/air conditioning condensation pans | 1460                                                                                                                 |          | 10,000               |         |                                     |                |                |
| AR002005<br>Heritage House/AR002006<br>Campus Tower/AR002007<br>Willow House                 | Apartment Conversions                                  | 1460                                                                                                                 | N/A      | 10,000               |         |                                     |                |                |
| AR2ALL                                                                                       | Refrigerators                                          | 1465.1                                                                                                               | 100      | 35,000               |         |                                     |                |                |
| AR2ALL                                                                                       | Window Air Conditioners                                | 1465.1                                                                                                               | 50       | 20,000               |         |                                     |                |                |
| AR2ALL                                                                                       | Electric Ranges                                        | 1465.1                                                                                                               | 30       | 8,000                |         |                                     |                |                |
| AR2ALL                                                                                       | Gas Ranges                                             | 1465.1                                                                                                               | 50       | 10,500               |         |                                     |                |                |
| AR2ALL                                                                                       | Water Heaters                                          | 1465.1                                                                                                               | 100      | 25,000               |         |                                     |                |                |
| Contingency                                                                                  |                                                        | 1502                                                                                                                 | N/A      | 90,000               |         |                                     |                |                |

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

| PHA Name: Housing Authority of the City of North Little Rock, P. O. Box 516, North Little Rock, AR 72115 |                                             | Grant Type and Number<br>Capital Fund Program No: <b>AR37P00250102</b><br>Replacement Housing Factor No: |        |                                             |         |        | Federal FY of Grant:<br><b>2002</b> |  |
|----------------------------------------------------------------------------------------------------------|---------------------------------------------|----------------------------------------------------------------------------------------------------------|--------|---------------------------------------------|---------|--------|-------------------------------------|--|
| Development Number<br>Name/HA-Wide<br>Activities                                                         | All Fund Obligated<br>(Quarter Ending Date) |                                                                                                          |        | All Funds Expended<br>(Quarter Ending Date) |         |        | Reasons for Revised Target Dates    |  |
|                                                                                                          | Original                                    | Revised                                                                                                  | Actual | Original                                    | Revised | Actual |                                     |  |
| Management Improvements                                                                                  | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| Administrative Costs                                                                                     | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| Audit Costs                                                                                              | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| AR002001 Silver City                                                                                     | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| AR002002 Hemlock Courts                                                                                  | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| AR002003 Eastgate Terrace                                                                                | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| AR002004 Windemere Hills                                                                                 | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| AR002005 Heritage House                                                                                  | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| AR002006 Campus Towers                                                                                   | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| AR002007 Willow House                                                                                    | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
| AR002011 S. W. Bowker                                                                                    | 12/30/03                                    |                                                                                                          |        | 6/30/05                                     |         |        |                                     |  |
|                                                                                                          |                                             |                                                                                                          |        |                                             |         |        |                                     |  |
|                                                                                                          |                                             |                                                                                                          |        |                                             |         |        |                                     |  |

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

|                                                                                                          |                                             |                                                                                                          |        |                                             |                                     |        |                                  |
|----------------------------------------------------------------------------------------------------------|---------------------------------------------|----------------------------------------------------------------------------------------------------------|--------|---------------------------------------------|-------------------------------------|--------|----------------------------------|
| PHA Name: Housing Authority of the City of North Little Rock, P. O. Box 516, North Little Rock, AR 72115 |                                             | Grant Type and Number<br>Capital Fund Program No: <b>AR37P00250102</b><br>Replacement Housing Factor No: |        |                                             | Federal FY of Grant:<br><b>2002</b> |        |                                  |
| Development Number<br>Name/HA-Wide<br>Activities                                                         | All Fund Obligated<br>(Quarter Ending Date) |                                                                                                          |        | All Funds Expended<br>(Quarter Ending Date) |                                     |        | Reasons for Revised Target Dates |
|                                                                                                          | Original                                    | Revised                                                                                                  | Actual | Original                                    | Revised                             | Actual |                                  |
|                                                                                                          |                                             |                                                                                                          |        |                                             |                                     |        |                                  |

**Capital Fund Program Five-Year Action Plan**

**Part I: Summary**

| HA Name                             |                  | <input type="checkbox"/> <b>Original 5-Year Plan</b><br><input checked="" type="checkbox"/> <b>Revision No: 3</b> |                                                              |                                                              |                                                              |
|-------------------------------------|------------------|-------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------|--------------------------------------------------------------|--------------------------------------------------------------|
| Development Number/Name/HA-Wide     | Year 1           | Work Statement for Year 2<br>FFY Grant: 2003<br>PHA FY: 2003                                                      | Work Statement for Year 3<br>FFY Grant: 2004<br>PHA FY: 2004 | Work Statement for Year 4<br>FFY Grant: 2005<br>PHA FY: 2005 | Work Statement for Year 5<br>FFY Grant: 2006<br>PHA FY: 2006 |
|                                     | Annual Statement |                                                                                                                   |                                                              |                                                              |                                                              |
| <b>R002001 Silver City</b>          |                  | 100,000                                                                                                           | -0-                                                          | 5,000                                                        | 10,000                                                       |
| R002002 Hemlock Courts              |                  | 275,000                                                                                                           | 60,000                                                       | 50,000                                                       | 10,000                                                       |
| R002003 Eastgate Terrace            |                  | 257,100                                                                                                           | 40,000                                                       | 105,000                                                      | 10,000                                                       |
| <b>R002004 Windemere Hills</b>      |                  | 20,000                                                                                                            | 230,000                                                      | 85,000                                                       | 20,000                                                       |
| R002005 Heritage House              |                  | 120,000                                                                                                           | 100,000                                                      | 220,000                                                      | 288,000                                                      |
| R002006 Campus Towers               |                  | -0-                                                                                                               | 345,000                                                      | 125,000                                                      | 170,000                                                      |
| R002007 Willow House                |                  | 208,000                                                                                                           | 225,000                                                      | 90,000                                                       | 275,000                                                      |
| R002011 S. W. Worker                |                  | 129,000                                                                                                           | 95,000                                                       | 350,000                                                      | 267,368                                                      |
| R2ALL Dwelling Equipment            |                  | 71,318                                                                                                            | 60,000                                                       | 60,000                                                       | 64,000                                                       |
| Operations                          |                  | 95,000                                                                                                            | 95,000                                                       | 137,568                                                      | 100,000                                                      |
| R2ALL Mgm. Imp.                     |                  | 75,000                                                                                                            | 80,000                                                       | 85,000                                                       | 85,000                                                       |
| R2ALL Admin.                        |                  | 100,000                                                                                                           | 100,000                                                      | 100,000                                                      | 100,000                                                      |
| R2ALL Audit Costs                   |                  | 500                                                                                                               | 500                                                          | 550                                                          | 550                                                          |
| R2ALL A/E Fees                      |                  | 35,000                                                                                                            | 45,000                                                       | 40,000                                                       | 45,000                                                       |
| R2ALL HA-Wide Bondwelling Equip.    |                  | 40,000                                                                                                            | 45,000                                                       | 62,800                                                       | 71,000                                                       |
| Contingency                         |                  | 90,000                                                                                                            | 95,418                                                       | 100,000                                                      | 100,000                                                      |
| FP Funds Listed for 5-year planning |                  | 1,615,918                                                                                                         | 1,615,918                                                    | 1,615,918                                                    | 1,615,918                                                    |
| Replacement Housing Sector Funds    |                  |                                                                                                                   |                                                              |                                                              |                                                              |

Capital Fund Program Five-Year Action Plan

Part II: Supporting Pages—Work Activities

| Activities for Year 1 | Activities for Year : <u>2</u><br>FFY Grant: 2003<br>PHA FY: 2003 |                                                                                                                                                                              |                                                                                                        | Activities for Year: <u>3</u><br>FFY Grant: 2004<br>PHA FY: 2004 |                                                                                 |                                                    |
|-----------------------|-------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------|------------------------------------------------------------------|---------------------------------------------------------------------------------|----------------------------------------------------|
|                       | Development Name/Number                                           | Major Work Categories                                                                                                                                                        | Estimated Cost                                                                                         | Development Name/Number                                          | Major Work Categories                                                           | Estimated Cost                                     |
| <b>See</b>            | <b>AR002001 Silver City</b>                                       | <i>Gas lines (in phases)</i><br>Sprinkler back section<br>Drainage repairs 20 <sup>th</sup> & Chandler<br>Fascia/soffitt repair                                              | 50,000<br>10,000<br>15,000<br><u>25,000</u><br><b>100,000</b>                                          | <i>AR002001 Silver City</i>                                      | <b>-0-</b>                                                                      | <b>-0-</b>                                         |
| <b>Annual</b>         | AR002002 Hemlock Courts<br><b>Sub Total</b>                       | <i>Drainage Improvements</i><br>Replace main waterline                                                                                                                       | 100,000<br><u>175,000</u><br><b>275,000</b>                                                            | AR002002 Hemlock Courts<br><b>Sub Total</b>                      | <i>Gas lines (in phases)</i><br>Sidewalks (in phases)<br>Heating Units (phases) | 20,000<br>25,000<br><u>15,000</u><br><b>60,000</b> |
| <b>Statement</b>      | <b>AR002003 Eastgate Terrace</b>                                  | Replace drain lines<br>Eaves & fascia boards<br>Floor replacements<br>Kitchen cabinets/sinks<br>Roof repairs<br>Gas lines<br>Sidewalks/conc. Ditches<br>Bathroom heat lights | 160,000<br>10,000<br>10,000<br>10,000<br>10,000<br>25,000<br>20,000<br><u>12,100</u><br><b>257,100</b> | <b>AR002003 Eastgate Terrace</b>                                 | <b>Washer Drains</b>                                                            | <b>40,000</b>                                      |

|                                                |                                                                                                              |                                                                     |                             |                                                                                                                          |                                                                     |
|------------------------------------------------|--------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------|-----------------------------|--------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------|
| <b>AR002004<br/>Windemere<br/>Hills</b>        | Sidewalks                                                                                                    | <b>20,000</b>                                                       | AR002004 Windemere<br>Hills | Replace sewer line<br>Gas lines (phases)<br>Brick and/or fence<br>75 attic fans                                          | 190,000<br>20,000<br>10,000<br><u>10,000</u><br><b>230,000</b>      |
|                                                |                                                                                                              |                                                                     | <b>Sub Total</b>            |                                                                                                                          |                                                                     |
| AR002005 Heritage<br>House                     | Upgrade elevator<br>Sidewalks<br>Screen doors<br>Garbage chute doors rep                                     | 90,000<br>15,000<br>10,000<br><u>5,000</u><br><b>120,000</b>        | AR002005 Heritage<br>House  | Replace hot/cold<br>domestic waterlines &<br>apt. service lines                                                          | <b>100,000</b>                                                      |
| <b>Sub Total</b>                               |                                                                                                              |                                                                     |                             |                                                                                                                          |                                                                     |
| AR002006 Campus<br>Towers                      | -0-                                                                                                          | -0-                                                                 | AR002006 Campus<br>Towers   | All boilers w/svs. line<br>Hot/cold domestic lines<br>And apt. service lines<br>Washer drains/repairs<br>Upgrade chiller | 200,000<br>100,000<br><br>20,000<br><u>25,000</u><br><b>345,000</b> |
|                                                |                                                                                                              |                                                                     | <b>Sub Total</b>            |                                                                                                                          |                                                                     |
| AR002007 Willow<br>House                       | Water riser leak repair<br>Roof replacement<br>Repair/replace sidewalk<br>Relocate trash dumpster            | 10,000<br>180,000<br>15,000<br><u>3,000</u><br><b>208,000</b>       | AR002007 Willow<br>House    | All boilers w/svs. line<br>Convert zero bedrooms<br>Paint wallpaper<br>common areas<br>Int. door modification            | 180,000<br>10,000<br><br>10,000<br><u>25,000</u><br><b>225,000</b>  |
| <b>Sub Total</b>                               |                                                                                                              |                                                                     | <b>Sub Total</b>            |                                                                                                                          |                                                                     |
| AR002011 S.W.<br>Bowker Apts.                  | Waterline replacement<br>Sidewalk repair/replace<br>Repair garbage<br>chute/repair doors<br>Roof replacement | 20,000<br>25,000<br><br>12,000<br><u>72,000</u><br><b>129,000</b>   | AR002001 S.W.<br>Bowker     | Elevator upgrade<br>A/C upgrade units syst.<br>Upgrade lighting                                                          | 60,000<br>20,000<br><u>15,000</u><br><b>95,000</b>                  |
| <b>Sub Total</b>                               |                                                                                                              |                                                                     | <b>Sub Total</b>            |                                                                                                                          |                                                                     |
| AR2ALL<br>AR2ALL<br>AR2ALL<br>AR2ALL<br>AR2ALL | Gas ranges<br>Refrigerators<br>Air Conditioners<br>Electric ranges<br>Water heaters                          | 8,318<br>35,000<br>8,000<br>5,000<br><u>15,000</u><br><b>71,318</b> |                             | Gas ranges<br>Refrigerators<br>Air Conditioners<br>Electric ranges<br>Water heaters                                      | 8,000<br>34,000<br>8,000<br>5,000<br><u>5,000</u><br><b>60,000</b>  |
| <b>Sub Total</b>                               |                                                                                                              |                                                                     | <b>Sub Total</b>            |                                                                                                                          |                                                                     |
| AR2ALL                                         | Operations                                                                                                   | <b>95,000</b>                                                       | AR2ALL                      | Operations                                                                                                               | <b>95,000</b>                                                       |
| AR2ALL                                         | Management Improv.                                                                                           | <b>75,000</b>                                                       | AR2ALL                      | Management Improv.                                                                                                       | <b>80,000</b>                                                       |

**Table Library**

|  |                                                         |                                                                                                |                                   |                                                         |                                                                                   |                                   |
|--|---------------------------------------------------------|------------------------------------------------------------------------------------------------|-----------------------------------|---------------------------------------------------------|-----------------------------------------------------------------------------------|-----------------------------------|
|  | AR2ALL                                                  | Administration                                                                                 | <b>100,000</b>                    | AR2ALL                                                  | Administration                                                                    | <b>100,000</b>                    |
|  | AR2ALL                                                  | Audit Costs                                                                                    | <b>500</b>                        | AR2ALL                                                  | Audit Costs                                                                       | <b>500</b>                        |
|  | AR2ALL                                                  | A&E Fees & Costs                                                                               | <b>35,000</b>                     | AR2ALL                                                  | A&E Fees & Costs                                                                  | <b>45,000</b>                     |
|  | AR2ALL HA-Wide<br>Nondwelling Structures<br>& Equipment | Carpenter shop equip.<br>Equip. tools, a/c repairs,<br>edgers, mowers, etc.<br>Computer update | 10,000<br>15,000<br><u>15,000</u> | AR2ALL HA-Wide<br>Nondwelling Structures<br>& Equipment | Tractor/Mowers<br>Carpet/vinyl tile<br>Replacement Central ofc<br>Computer update | 20,000<br>10,000<br><u>15,000</u> |
|  | <b>Sub Total</b>                                        |                                                                                                | <b>40,000</b>                     | <b>Sub Total</b>                                        |                                                                                   | <b>45,000</b>                     |
|  | Contingency                                             |                                                                                                | <b>90,000</b>                     | Contingency                                             |                                                                                   | <b>95,418</b>                     |
|  | <b>Total CFP Estimated Cost</b>                         |                                                                                                | <b>\$1,615,918</b>                |                                                         |                                                                                   | <b>\$1,615,918</b>                |
|  | <b>Year 2</b>                                           |                                                                                                |                                   |                                                         |                                                                                   | <b>Year 3</b>                     |

Capital Fund Program Five-Year Action Plan

**Part II: Supporting Pages—Work Activities**

| Activities for Year: 4<br>FFY Grant: 2005<br>PHA FY: 2005 |                                 |                | Activities for Year: 5<br>FFY Grant: 2006<br>PHA FY: 2006 |                                 |                |
|-----------------------------------------------------------|---------------------------------|----------------|-----------------------------------------------------------|---------------------------------|----------------|
| Development Name/Number                                   | Major Work Categories           | Estimated Cost | Development Name/Number                                   | Major Work Categories           | Estimated Cost |
| <i>AR002001 Silver City</i>                               | <i>Sod &amp; Seeding Lawn</i>   | <b>5,000</b>   | <i>AR002001 Silver City</i>                               | <i>Central Air/Window Units</i> | 10,000         |
| <i>AR002002 Hemlock Courts</i>                            | <i>Repair fencing</i>           | 15,000         | <i>AR002002 Hemlock Courts</i>                            | <i>Central Air/Window Units</i> | 10,000         |
|                                                           | <i>Landscape</i>                | 10,000         |                                                           |                                 |                |
|                                                           | <i>Rekey to one master</i>      | 10,000         |                                                           |                                 |                |
|                                                           | <i>Playground equipment</i>     | <u>15,000</u>  |                                                           |                                 |                |
| <b>Sub Total</b>                                          |                                 | <b>50,000</b>  |                                                           |                                 |                |
| <i>AR002003 Eastgate Terrace</i>                          | <i>Pole light/security</i>      | 10,000         | <i>AR002003 Eastgate Terrace</i>                          | <i>Central Air/Window Units</i> | 10,000         |
|                                                           | <i>Landscape</i>                | 10,000         |                                                           |                                 |                |
|                                                           | <i>Elect. Upgrade (phases</i>   | 25,000         |                                                           |                                 |                |
|                                                           | <i>Rekey to one master)</i>     | 15,000         |                                                           |                                 |                |
|                                                           | <i>Playground Equipment</i>     | 15,000         |                                                           |                                 |                |
|                                                           | <i>Fence/brick work/gates</i>   | 10,000         |                                                           |                                 |                |
|                                                           | <i>Paint/siding exterior</i>    | <u>20,000</u>  |                                                           |                                 |                |
| <b>Sub Total</b>                                          |                                 | <b>105,000</b> |                                                           |                                 |                |
| <i>AR002004 Windemere Hills</i>                           | <i>Playground Equipment</i>     | 15,000         | <i>AR002004 Windemere Hills</i>                           | <i>Central Air/Window Units</i> | 10,000         |
|                                                           | <i>Landscape surface</i>        | 10,000         |                                                           | <i>Plumbing/drier vents</i>     | <u>10,000</u>  |
|                                                           | <i>water drainage</i>           | 20,000         |                                                           |                                 |                |
|                                                           | <i>Elec. update/drier vents</i> | 30,000         |                                                           |                                 |                |
|                                                           | <i>Convert to handicapped</i>   | <u>10,000</u>  | <b>Sub-Total</b>                                          |                                 | <b>20,000</b>  |
| <b>Sub Total</b>                                          | <i>Exterior lighting</i>        | <b>85,000</b>  |                                                           |                                 |                |

|                            |                                                                                                                                                                                                                           |                                                                                           |                            |                                                                                                                                                                                |                                                                                    |
|----------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------|----------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------|
| .R002005 Heritage<br>House | Sewer line repair/repl.<br>Paint/wallpaper interior<br>Replace blinds<br>Carpet for Chapel<br>Floor tile common areas<br>Clean/paint handrails<br>Paint exterior building<br>Upgrade lighting ext.<br>Rekey to one master | 165,000<br>5,000<br>5,000<br>5,000<br>5,000<br>10,000<br>10,000<br>5,000<br><u>10,000</u> | AR002005 Heritage<br>House | Security gate parking<br>Convert zero bedrooms<br>Replace all boilers<br>complete w/serv. lines<br>Sewer & sink drains<br>(phases)<br>Parking lot repair/renov.                | 5,000<br>10,000<br>258,000<br>10,000<br><u>5,000</u><br><b>288,000</b>             |
| <b>Sub Total</b>           |                                                                                                                                                                                                                           | <b>220,000</b>                                                                            | <b>Sub Total</b>           |                                                                                                                                                                                |                                                                                    |
| .R002006 Campus<br>Towers  | Roof replacement<br>Sidewalks (phases)<br>Window Coverings<br>Elevator repairs/upgrade<br>Renovate/expand office<br>Lawn sprink. rep/repl.<br>Clean/paint handrail<br>Rekey to one master                                 | 50,000<br>20,000<br>10,000<br>10,000<br>10,000<br>10,000<br>10,000<br><u>5,000</u>        | AR002006 Campus<br>Towers  | Sewer line &<br>drainage<br>Convert zero<br>bedrooms<br>Paint exterior bldg.<br>Paint/wallpaper<br>interior<br>Sewer & sink drains<br>(phases)<br>Parking lot<br>repair/renov. | 120,000<br>10,000<br>10,000<br>10,000<br>10,000<br><u>10,000</u><br><b>170,000</b> |
| <b>Sub Total</b>           |                                                                                                                                                                                                                           | <b>125,000</b>                                                                            | <b>Sub Total</b>           |                                                                                                                                                                                |                                                                                    |
| .R002007 Willow<br>House   | Upgrade Elevator<br>Rekey to one master<br>Circulation pumps<br>Upgrade exterior light.                                                                                                                                   | 60,000<br>5,000<br>15,000<br><u>10,000</u>                                                | AR002007 Willow<br>House   | Hot/cold domestic water<br>lines & apt. serv. lines<br>Sewer/drainage<br>Sink/sewer drainsphases<br>Parking lot repair/renov.                                                  | 100,000<br>155,000<br>10,000<br><u>10,000</u>                                      |
| <b>Sub Total</b>           |                                                                                                                                                                                                                           | <b>90,000</b>                                                                             | <b>Sub Total</b>           | <b>Sub Total</b>                                                                                                                                                               | <b>275,000</b>                                                                     |

**Table Library**

|                                     |                                              |                    |                               |                                                     |                    |
|-------------------------------------|----------------------------------------------|--------------------|-------------------------------|-----------------------------------------------------|--------------------|
| .R002011 S.W.<br>Bowker Apts.       | Replace all boilers<br>complete w/serv. Line | 180,000            | AR002011 S.W.<br>Bowker Apts. | Clean A/C Coils                                     | 50,000             |
|                                     | Replace carpet w/tile<br>corridors           | 10,000             |                               | Hot/cold domestic water<br>lines & apt. serv. Lines | 80,000             |
|                                     | Cooling/heating replac.                      | 60,000             |                               | Sewer & drainage lines                              | 80,000             |
|                                     | Emergency generato                           | 90,000             |                               | Retile comm.                                        |                    |
|                                     | Landscaping                                  | <u>10,000</u>      |                               | Room/carpet lobby                                   | 8,000              |
| Sub total                           |                                              | <b>350,000</b>     | Sub Total                     | Ceiling fans                                        | 14,000             |
|                                     |                                              |                    |                               | Sink/sewer drain phases                             | 9,368              |
|                                     |                                              |                    |                               | Parking lot repair/renov.                           | 5,000              |
|                                     |                                              |                    |                               | Replace patio screen                                | <u>21,000</u>      |
|                                     |                                              |                    |                               | doors & drapes                                      | <b>267,368</b>     |
| .R2ALL                              | Gas Ranges                                   | 8,000              | AR2ALL                        | Gas Ranges                                          | 10,000             |
| .R2ALL                              | Refrigerators                                | 34,000             | AR2ALL                        | Refrigerators                                       | 35,000             |
| .R2ALL                              | Air Conditioners                             | 8,000              | AR2ALL                        | Air Conditioners                                    | 9,000              |
| .R2ALL                              | Electric Ranges                              | 5,000              | AR2ALL                        | Electric Ranges                                     | 5,000              |
| .R2ALL                              | Water Heaters                                | <u>5,000</u>       | AR2ALL                        | Water Heaters                                       | <u>5,000</u>       |
| Sub Total                           |                                              | <b>60,000</b>      | AR2ALL<br>Sub Total           |                                                     | <b>64,000</b>      |
| .R2ALL                              | Operations                                   | <b>137,568</b>     | AR2ALL                        | Operations                                          | <b>100,000</b>     |
| .R2ALL                              | Management Improv.                           | <b>85,000</b>      | AR2ALL                        | Management Improv.                                  | <b>85,000</b>      |
| .R2ALL                              | Adminstration                                | <b>100,000</b>     | AR2ALL                        | Administration                                      | <b>100,000</b>     |
| .R2ALL                              | Audit Costs                                  | <b>550</b>         | AR2ALL                        | Audit Costs                                         | <b>550</b>         |
| .R2ALL                              | A&E Fees & Costs                             | <b>40,000</b>      | AR2ALL                        | A&E Fees & Costs                                    | <b>45,000</b>      |
| .R2ALL HA Wide                      | Dump truck                                   | 40,000             | AR2ALL HA-Wide                | Pickup Truck & Van                                  | 43,000             |
| Nondwelling Structures              | Chairs/table bd. room                        | 7,800              | Nondwelling Structures        | Sewer Machine                                       | 3,000              |
| Equipment                           | Computer Update                              | <u>15,000</u>      | & Equipment                   | Computer update                                     | <u>25,000</u>      |
| Sub Total                           |                                              | <b>62,800</b>      | Sub Total                     |                                                     | <b>71,000</b>      |
| Contingency                         |                                              | <b>100,000</b>     | Contingency                   |                                                     | <b>100,000</b>     |
| <b>Total CFP<br/>Estimated Cost</b> |                                              | <b>\$1,615,918</b> |                               |                                                     | <b>\$1,615,918</b> |
| Year 4                              |                                              |                    |                               |                                                     | Year 5             |

## Annual Statement/Performance and Evaluation Report

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

|                                                                                                                              |                                                                                                                             |                                            |
|------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------|--------------------------------------------|
| <b>PHA Name:</b> Housing Authority of the City of North Little Rock,<br>Arkansas, P. O. Box 516, North Little Rock, AR 72115 | <b>Grant Type and Number</b><br>Capital Fund Program Grant No: <b>AR37P00250100</b><br>Replacement Housing Factor Grant No: | <b>Federal FY of Grant:</b><br><b>2000</b> |
|------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------|--------------------------------------------|

Original Annual Statement  
  Reserve for Disasters/ Emergencies  
  Revised Annual Statement (revision no:    )

**X - Performance and Evaluation Report for Period Ending: 12/31/01**    
  Final Performance and Evaluation Report

| Line No. | Summary by Development Account                            | Total Estimated Cost |             | Total Actual Cost |          |
|----------|-----------------------------------------------------------|----------------------|-------------|-------------------|----------|
|          |                                                           | Original             | Revised (2) | Obligated         | Expended |
| 1        | Total non-CFP Funds                                       | -0-                  |             |                   |          |
| 2        | 1406 Operations                                           | 150,230              | 150,230     | 150,230           | 150,230  |
| 3        | 1408 Management Improvements Soft Costs                   | 70,000               | 70,000      | 70,000            | 9,372    |
|          | Management Improvements Hard Costs                        | -0-                  | -0-         |                   |          |
| 4        | 1410 Administration                                       | 100,000              | 100,000     | 100,000           | 66,894   |
| 5        | 1411 Audit                                                | 440                  | 825         | 825               | 825      |
| 6        | 1415 Liquidated Damages                                   | -0-                  | -0-         |                   |          |
| 7        | 1430 Fees and Costs                                       | -0-                  | 45,000      | 42,130            | 9,500    |
| 8        | 1440 Site Acquisition                                     | -0-                  | -0-         |                   |          |
| 9        | 1450 Site Improvement                                     | 390,000              | 354,813     | 111,713           | 9,813    |
| 10       | 1460 Dwelling Structures                                  | 720,000              | 665,130     | 304,278           | 304,278  |
| 11       | 1465.1 Dwelling Equipment—Nonexpendable                   | 78,750               | 65,765      | 58,265            | 58,265   |
| 12       | 1470 Nondwelling Structures                               |                      | 920         | 920               | 920      |
| 13       | 1475 Nondwelling Equipment                                |                      | 19,976      | 19,976            | 1,510    |
| 14       | 1485 Demolition                                           |                      |             |                   |          |
| 15       | 1490 Replacement Reserve                                  |                      |             |                   |          |
| 16       | 1492 Moving to Work Demonstration                         |                      |             |                   |          |
| 17       | 1495.1 Relocation Costs                                   |                      |             |                   |          |
| 18       | 1499 Development Activities                               |                      |             |                   |          |
| 19       | 1502 Contingency                                          | 90,182               | 126,943     | -0-               | -0-      |
|          | Amount of Annual Grant: (sum of lines.....)               | 1,599,602            | 1,599,602   | 858,337           | 611,607  |
|          | Amount of line XX Related to LBP Activities               |                      |             |                   |          |
|          | Amount of line XX Related to Section 504 compliance       |                      |             |                   |          |
|          | Amount of line XX Related to Security –Soft Costs         |                      |             |                   |          |
|          | Amount of Line XX related to Security-- Hard Costs        |                      |             |                   |          |
|          | Amount of line XX Related to Energy Conservation Measures |                      |             |                   |          |

| Annual Statement/Performance and Evaluation Report                                                                                                                                  |                                            |                                                                                                                      |  |                                     |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------|----------------------------------------------------------------------------------------------------------------------|--|-------------------------------------|
| Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary                                                                               |                                            |                                                                                                                      |  |                                     |
| PHA Name: Housing Authority of the City of North Little Rock, Arkansas, P. O. Box 516, North Little Rock, AR 72115                                                                  |                                            | Grant Type and Number<br>Capital Fund Program Grant No: <b>AR37P00250100</b><br>Replacement Housing Factor Grant No: |  | Federal FY of Grant:<br><b>2000</b> |
| <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:    ) |                                            |                                                                                                                      |  |                                     |
| <b>X - Performance and Evaluation Report for Period Ending: 12/31/01</b> <input type="checkbox"/> Final Performance and Evaluation Report                                           |                                            |                                                                                                                      |  |                                     |
| Line No.                                                                                                                                                                            | Summary by Development Account             | Total Estimated Cost                                                                                                 |  | Total Actual Cost                   |
|                                                                                                                                                                                     | Collateralization Expenses or Debt Service |                                                                                                                      |  |                                     |
|                                                                                                                                                                                     |                                            |                                                                                                                      |  |                                     |

| Annual Statement/Performance and Evaluation Report                                                           |                                                                                                                                                              |  |                                                                                                                      |          |                      |         |                              |         |                           |
|--------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------|--|----------------------------------------------------------------------------------------------------------------------|----------|----------------------|---------|------------------------------|---------|---------------------------|
| Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)                        |                                                                                                                                                              |  |                                                                                                                      |          |                      |         |                              |         |                           |
| Part II: Supporting Pages                                                                                    |                                                                                                                                                              |  |                                                                                                                      |          |                      |         |                              |         |                           |
| PHA Name: Housing Authority of the City of North Little Rock, AR, P. O. Box 516, North Little Rock, AR 72115 |                                                                                                                                                              |  | Grant Type and Number<br>Capital Fund Program Grant No: <b>AR37P00250100</b><br>Replacement Housing Factor Grant No: |          |                      |         | Federal FY of Grant:<br>2000 |         |                           |
| Development Number<br>Name/HA-Wide<br>Activities                                                             | General Description of Major Work<br>Categories                                                                                                              |  | Dev.<br>Acct<br>No.                                                                                                  | Quantity | Total Estimated Cost |         | Total Actual Cost            |         | Status of<br>Work         |
|                                                                                                              |                                                                                                                                                              |  |                                                                                                                      |          | Original             | Revised | Obligated<br>Expended        |         |                           |
| AR2ALL                                                                                                       | Operations                                                                                                                                                   |  | 1406                                                                                                                 | N/A      | 150,230              | 150,230 | 150,230                      | 150,230 |                           |
| AR2ALL                                                                                                       | Acct. Clerk to assist w/large number of programs; PT Res. Initiative Coord. to assist FSS Coord. w/resident programs; HVAC Technician to assist all projects |  | 1408                                                                                                                 |          | 70,000               | 70,000  | 70,000                       | 9,372   |                           |
| AR2ALL                                                                                                       | Administration of Capital Fund                                                                                                                               |  | 1410                                                                                                                 | N/A      | 100,000              | 100,000 | 100,000                      | 66,894  |                           |
| AR2ALL                                                                                                       | Capital Fund Portion of Audit Costs                                                                                                                          |  | 1411                                                                                                                 | N/A      | 440                  | 825     | 825                          | 825     | Sailor Kahn               |
| AR002003<br>Eastgate Terrace                                                                                 | A&E Fees and Costs water lines, sewer lines, review fee health department                                                                                    |  | 1430                                                                                                                 | N/A      | -0-                  | 45,000  | 42,130                       | 9,500   | Marlar Eng.               |
| AR002003<br>Eastgate Terrace                                                                                 | Replace entire water lines and mains throughout and install indiv. meters                                                                                    |  | 1450                                                                                                                 | N/A      | 140,000              | 120,000 | 101,900                      |         | Central Util.<br>Pipeline |
| AR002003<br>Eastgate Terrace                                                                                 | Replace Sewer System                                                                                                                                         |  | 1450                                                                                                                 | N/A      | 250,000              | 225,000 |                              |         |                           |
| AR002002                                                                                                     | <b>Emergency Repair Sewer System</b>                                                                                                                         |  | 1450                                                                                                                 | N/A      | -0-                  | 8,788   | 8,788                        | 8,788   | Service                   |

Table Library

## Annual Statement/Performance and Evaluation Report

### Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

#### Part II: Supporting Pages

| PHA Name:Housing Authority of the City of North Little Rock, AR, P. O. Box 516, North Little Rock, AR 72115 |                                                                                    | Grant Type and Number<br>Capital Fund Program Grant No: AR37P00250100<br>Replacement Housing Factor Grant No: |           |                      |                | Federal FY of Grant:<br>2000 |                |                   |  |
|-------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------|-----------|----------------------|----------------|------------------------------|----------------|-------------------|--|
| Development Number<br>Name/HA-Wide Activities                                                               | General Description of Major Work Categories                                       | Dev. Acct No.                                                                                                 | Quantity  | Total Estimated Cost |                | Total Actual Cost            |                | Status of Work    |  |
|                                                                                                             |                                                                                    |                                                                                                               |           | Original             | Revised        | Obligated                    | Expended       |                   |  |
| Hemlock                                                                                                     |                                                                                    |                                                                                                               |           |                      |                |                              |                | Experts           |  |
| AR002004<br>Windemere Hills                                                                                 | <b>Emergency Sewer Line Repair</b>                                                 | 1450                                                                                                          | N/A       | -0-                  | 1,025          | 1,025                        | 1,025          | Arrow Plumbing    |  |
| AR002003<br>Eastgate Terrace                                                                                | Renovate 75 units; paint, floor tile, cabinets, plumbing                           | 1460                                                                                                          | 75 units  | 125,000              | 193,026        |                              |                |                   |  |
| AR002003<br>Eastgate Terrace                                                                                | Renovate floors upstairs (in phases) (Demonstration for repair \$738)              | 1460                                                                                                          | N/A       | 100,000              | 167,826        |                              |                |                   |  |
| AR002003<br>Eastgate Terrace                                                                                | Demonstration for repair                                                           | 1460                                                                                                          |           | -0-                  | 738            | 738                          | 738            | Metro Bldrs.      |  |
| AR002003<br>Eastgate Terrace                                                                                | Replace Roofing on buildings                                                       | 1460                                                                                                          | 18 bldgs. | 70,000               | 67,048         | 67,048                       | 67,048         | Crawford Builders |  |
| AR002003<br>Hemlock Courts<br><b>Emergency</b>                                                              | Replace roof one building                                                          | 1460                                                                                                          | 1 bldg.   | -0-                  | 6,628          | 6,628                        | 6,628          | Crawford Builders |  |
| AR002006<br>Campus Towers                                                                                   | New Fire Alarm System                                                              | 1460                                                                                                          | N/A       | 385,000              | 211,800        | 211,800                      | 211,800        | AlarmTec Working  |  |
| AR002006<br>Campus Towers                                                                                   | New Compactor                                                                      | 1460                                                                                                          | N/A       | 20,000               | -0-            | -0-                          | -0-            | Delete            |  |
| AR002005<br>Heritage House                                                                                  | <b>Emergency</b> Repair to fire department connection to bring to code             | 1460                                                                                                          | N/A       | -0-                  | 4,982          | 4,982                        | 4,982          | Perkins Fire Pro  |  |
| AR002007<br>Willow House                                                                                    | New Compactor                                                                      | 1460                                                                                                          | N/A       | 20,000               | -0-            | -0-                          | -0-            | Delete            |  |
| AR002007<br>Willow House                                                                                    | <b>EMERGENCY</b> – Repair controls air handlers                                    | 1460                                                                                                          | N/A       | -0-                  | 3,804          | 3,804                        | 3,804          | Comfort Systems   |  |
| AR002001 Silver City & AR002002 Hemlock Courts                                                              | <b>EMERGENCY – Roofing Replacement</b>                                             | 1460                                                                                                          | N/A       | -0-                  | 3,700<br>4,700 | 3,700<br>4,700               | 3,700<br>4,700 | Crawford Builders |  |
| AR002001 Silver City                                                                                        | <b>Emergency – Labor &amp; material to install 2 wall heaters/1 central heater</b> | 1460                                                                                                          |           | -0-                  | 878            | 878                          | 878            | Riverside, Inc.   |  |

Table Library

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

| PHA Name:Housing Authority of the City of North Little Rock, AR, P. O. Box 516, North Little Rock, AR 72115 |                                                                  | Grant Type and Number<br>Capital Fund Program Grant No: AR37P00250100<br>Replacement Housing Factor Grant No: |               |          |                      | Federal FY of Grant:<br>2000 |                    |        |                     |
|-------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------|---------------|----------|----------------------|------------------------------|--------------------|--------|---------------------|
| Development Number<br>Name/HA-Wide Activities                                                               | General Description of Major Work Categories                     |                                                                                                               | Dev. Acct No. | Quantity | Total Estimated Cost |                              | Total Actual Cost  |        | Status of Work      |
|                                                                                                             |                                                                  |                                                                                                               |               |          | Original             | Revised                      | Obligated Expended |        |                     |
| AR2ALL                                                                                                      | Refrigerators                                                    |                                                                                                               | 1465.1        | 100      | 37,500               | 30,000                       | 30,000             | 30,000 | Sears/<br>Climatic  |
| AR2ALL                                                                                                      | Refrigerators (Emergency)                                        |                                                                                                               | 1465.1        | 10       | -0-                  | 3,090                        | 3,090              | 3,090  | Climatic            |
| AR2ALL                                                                                                      | Electric Ranges                                                  |                                                                                                               | 1465.1        | 30       | 7,500                | 7,500                        |                    |        |                     |
| AR2ALL                                                                                                      | Gas Ranges                                                       |                                                                                                               | 1465.1        | 50       | 12,500               | 9,400                        | 9,400              | 9,400  | Siano Appl.         |
| AR2ALL                                                                                                      | Air Conditioners                                                 |                                                                                                               | 1465.3        | 50       | 21,250               | 15,775                       | 15,775             | 15,775 | Climatic            |
| AR002002<br>Hemlock Courts                                                                                  | <b>Emergency</b> Replace 1/3 H.P. fan motor and 4-ton compressor |                                                                                                               | 1470          | 1        | -0-                  | 920                          | 920                | 920    | Ellis Heating & Air |
| AR2ALL                                                                                                      | <b>Emergency</b> -hardware/software                              |                                                                                                               | 1475.5        | N/A      | -0-                  | 1,510                        | 1,510              | 1,510  | Emphasys            |
| AR2ALL                                                                                                      | ¾Ton, long bed pickup truck                                      |                                                                                                               | 1475.7        | 1        | -0-                  | 18,466                       | 18,466             |        | Russell Chevrolet   |
| Contingency                                                                                                 |                                                                  |                                                                                                               | 1502          | N/A      | 90,182               | 126,943                      |                    |        |                     |

| <b>Annual Statement/Performance and Evaluation Report</b><br><b>Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)</b><br><b>Part III: Implementation Schedule</b> |                                             |         |                                                                                                                 |                                             |          |                                            |                                                     |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------|---------|-----------------------------------------------------------------------------------------------------------------|---------------------------------------------|----------|--------------------------------------------|-----------------------------------------------------|
| <b>PHA Name: Housing Authority of the City of North Little Rock, AR, P. O. Box 516, North Little Rock, AR 72115</b>                                                                                   |                                             |         | <b>Grant Type and Number</b><br>Capital Fund Program No: <b>AR37P00250100</b><br>Replacement Housing Factor No: |                                             |          | <b>Federal FY of Grant:</b><br><b>2000</b> |                                                     |
| Development Number<br>Name/HA-Wide<br>Activities                                                                                                                                                      | All Fund Obligated<br>(Quarter Ending Date) |         |                                                                                                                 | All Funds Expended<br>(Quarter Ending Date) |          |                                            | Reasons for Revised Target Dates                    |
|                                                                                                                                                                                                       | Original                                    | Revised | Actual                                                                                                          | Original                                    | Revised  | Actual                                     |                                                     |
| Management Improve.                                                                                                                                                                                   | 9/30/01                                     | 3/31/02 |                                                                                                                 | 9/30/03                                     |          |                                            | Error on original obligated – 18 mo. Period 3/31/02 |
| Administrative Cost                                                                                                                                                                                   | 9/30/01                                     | 3/31/02 |                                                                                                                 | 9/30/03                                     |          |                                            | Error on original obligated – 18 mo. Period 3/31/02 |
| Audit Cost                                                                                                                                                                                            | 9/30/01                                     | 3/31/02 |                                                                                                                 | 9/30/03                                     |          | 12/31/01                                   | Error on original obligated – 18 mo. Period 3/31/02 |
| AR002001 Silver City                                                                                                                                                                                  | N/A                                         |         |                                                                                                                 |                                             | 12/31/01 | 12/31/01                                   |                                                     |
| AR002002 Hemlock                                                                                                                                                                                      | N/A                                         |         |                                                                                                                 |                                             | 12/31/01 | 12/31/01                                   |                                                     |
| AR002003 Eastgate "A"                                                                                                                                                                                 | 9/30/01                                     | 3/31/02 |                                                                                                                 | 9/30/03                                     |          |                                            | Error on original obligated – 18 mo. Period 3/31/02 |
| AR002003 Eastgate "B"                                                                                                                                                                                 | N/A                                         |         |                                                                                                                 |                                             |          |                                            |                                                     |
| AR002004 Windemere                                                                                                                                                                                    | N/A                                         |         |                                                                                                                 |                                             | 9/30/01  | 9/30/01                                    |                                                     |
| AR002005 Heritage                                                                                                                                                                                     | N/A                                         |         |                                                                                                                 |                                             | 9/30/01  | 9/30/01                                    |                                                     |
| AR002006 Campus Towers                                                                                                                                                                                | 9/30/01                                     | 3/31/02 |                                                                                                                 | 9/30/03                                     | 12/31/01 | 12/31/01                                   | Error on original obligated – 18 mo. Period 3/31/02 |
| AR002007 Willow House                                                                                                                                                                                 | 9/30/01                                     | 3/31/02 |                                                                                                                 | 9/30/03                                     | 12/31/01 | 12/31/01                                   | Error on original obligated – 18 mo. Period 3/31/02 |
| AR002011 S.W. Bowker                                                                                                                                                                                  | N/A                                         |         |                                                                                                                 |                                             |          |                                            |                                                     |
| AR2ALL                                                                                                                                                                                                | 9/30/01                                     | 3/31/02 |                                                                                                                 | 9/30/03                                     |          |                                            | Error on original obligated – 18 mo. Period 3/31/02 |
|                                                                                                                                                                                                       |                                             |         |                                                                                                                 |                                             |          |                                            |                                                     |
|                                                                                                                                                                                                       |                                             |         |                                                                                                                 |                                             |          |                                            |                                                     |
|                                                                                                                                                                                                       |                                             |         |                                                                                                                 |                                             |          |                                            |                                                     |

| Annual Statement/Performance and Evaluation Report                                                                                                                                  |                                                           |                                                                                                                      |             |                   |                                     |  |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------|-------------|-------------------|-------------------------------------|--|
| Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary                                                                               |                                                           |                                                                                                                      |             |                   |                                     |  |
| PHA Name: Housing Authority of the City of North Little Rock, Arkansas, P. O. Box 516, North Little Rock, AR 72115                                                                  |                                                           | Grant Type and Number<br>Capital Fund Program Grant No: <b>AR37P00250101</b><br>Replacement Housing Factor Grant No: |             |                   | Federal FY of Grant:<br><b>2001</b> |  |
| <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: 12/31/01 <input type="checkbox"/> Final Performance and Evaluation Report                  |                                                           |                                                                                                                      |             |                   |                                     |  |
| Line No.                                                                                                                                                                            | Summary by Development Account                            | Total Estimated Cost                                                                                                 |             | Total Actual Cost |                                     |  |
|                                                                                                                                                                                     |                                                           | Original                                                                                                             | Revised (1) | Obligated         | Expended                            |  |
| 1                                                                                                                                                                                   | Total non-CFP Funds                                       |                                                                                                                      |             |                   |                                     |  |
| 2                                                                                                                                                                                   | 1406 Operations                                           | 91,000                                                                                                               | 91,000      | 91,000            | 91,000                              |  |
| 3                                                                                                                                                                                   | 1408 Management Improvements Soft Costs                   | 50,000                                                                                                               | 50,000      |                   |                                     |  |
|                                                                                                                                                                                     | Management Improvements Hard Costs                        |                                                                                                                      |             |                   |                                     |  |
| 4                                                                                                                                                                                   | 1410 Administration                                       | 100,000                                                                                                              | 100,000     |                   |                                     |  |
| 5                                                                                                                                                                                   | 1411 Audit                                                | 440                                                                                                                  | 440         |                   |                                     |  |
| 6                                                                                                                                                                                   | 1415 Liquidated Damages                                   |                                                                                                                      |             |                   |                                     |  |
| 7                                                                                                                                                                                   | 1430 Fees and Costs                                       | 99,404                                                                                                               | 99,404      | 31,123            |                                     |  |
| 8                                                                                                                                                                                   | 1440 Site Acquisition                                     |                                                                                                                      |             |                   |                                     |  |
| 9                                                                                                                                                                                   | 1450 Site Improvement                                     | 300,000                                                                                                              | 300,000     |                   |                                     |  |
| 10                                                                                                                                                                                  | 1460 Dwelling Structures                                  | 694,389                                                                                                              | 660,605     | 16,216            |                                     |  |
| 11                                                                                                                                                                                  | 1465.1 Dwelling Equipment—Nonexpendable                   | 117,000                                                                                                              | 117,000     |                   |                                     |  |
| 12                                                                                                                                                                                  | 1470 Nondwelling Structures                               |                                                                                                                      |             |                   |                                     |  |
| 13                                                                                                                                                                                  | 1475 Nondwelling Equipment                                | 102,000                                                                                                              | 110,434     | 8,434             | 8,434                               |  |
| 14                                                                                                                                                                                  | 1485 Demolition                                           |                                                                                                                      |             |                   |                                     |  |
| 15                                                                                                                                                                                  | 1490 Replacement Reserve                                  |                                                                                                                      |             |                   |                                     |  |
| 16                                                                                                                                                                                  | 1492 Moving to Work Demonstration                         |                                                                                                                      |             |                   |                                     |  |
| 17                                                                                                                                                                                  | 1495.1 Relocation Costs                                   |                                                                                                                      |             |                   |                                     |  |
| 18                                                                                                                                                                                  | 1499 Development Activities                               |                                                                                                                      |             |                   |                                     |  |
| 19                                                                                                                                                                                  | 1502 Contingency                                          | 78,000                                                                                                               | 103,350     |                   |                                     |  |
|                                                                                                                                                                                     | Amount of Annual Grant: (sum of lines.....)               | 1,632,233                                                                                                            | 1,632,233   | 146,773           | 99,434                              |  |
|                                                                                                                                                                                     | Amount of line XX Related to LBP Activities               |                                                                                                                      |             |                   |                                     |  |
|                                                                                                                                                                                     | Amount of line XX Related to Section 504 compliance       |                                                                                                                      |             |                   |                                     |  |
|                                                                                                                                                                                     | Amount of line XX Related to Security—Soft Costs          |                                                                                                                      |             |                   |                                     |  |
|                                                                                                                                                                                     | Amount of Line XX related to Security-- Hard Costs        |                                                                                                                      |             |                   |                                     |  |
|                                                                                                                                                                                     | Amount of line XX Related to Energy Conservation Measures |                                                                                                                      |             |                   |                                     |  |

Table Library

| Annual Statement/Performance and Evaluation Report<br>Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary                         |                                            |                                                                                                                      |  |                                     |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------|----------------------------------------------------------------------------------------------------------------------|--|-------------------------------------|
| PHA Name: Housing Authority of the City of North Little Rock, Arkansas, P. O. Box 516, North Little Rock, AR 72115                                                                  |                                            | Grant Type and Number<br>Capital Fund Program Grant No: <b>AR37P00250101</b><br>Replacement Housing Factor Grant No: |  | Federal FY of Grant:<br><b>2001</b> |
| <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:    ) |                                            |                                                                                                                      |  |                                     |
| <b>X - Performance and Evaluation Report for Period Ending: 12/31/01</b> <input type="checkbox"/> Final Performance and Evaluation Report                                           |                                            |                                                                                                                      |  |                                     |
| Line No.                                                                                                                                                                            | Summary by Development Account             | Total Estimated Cost                                                                                                 |  | Total Actual Cost                   |
|                                                                                                                                                                                     | Collateralization Expenses or Debt Service |                                                                                                                      |  |                                     |
|                                                                                                                                                                                     |                                            |                                                                                                                      |  |                                     |

| Annual Statement/Performance and Evaluation Report<br>Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)<br>Part II: Supporting Pages |                                                                                                                  |  |                                                                                                                      |          |                      |         |                              |        |                       |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------|--|----------------------------------------------------------------------------------------------------------------------|----------|----------------------|---------|------------------------------|--------|-----------------------|
| PHA Name:Housing Authority of the City of North Little Rock, AR, P. O. Box 516, North Little Rock, AR 72115                                                              |                                                                                                                  |  | Grant Type and Number<br>Capital Fund Program Grant No: <b>AR37P00250101</b><br>Replacement Housing Factor Grant No: |          |                      |         | Federal FY of Grant:<br>2001 |        |                       |
| Development Number<br>Name/HA-Wide<br>Activities                                                                                                                         | General Description of Major Work<br>Categories                                                                  |  | Dev.<br>Acct<br>No.                                                                                                  | Quantity | Total Estimated Cost |         | Total Actual Cost            |        | Status of<br>Work     |
|                                                                                                                                                                          |                                                                                                                  |  |                                                                                                                      |          | Original             | Revised | Obligated<br>Expended        |        |                       |
| AR2ALL                                                                                                                                                                   | Operations                                                                                                       |  | 1406                                                                                                                 | N/A      | 91,000               | 91,000  | 91,000                       | 91,000 |                       |
| AR2ALL                                                                                                                                                                   | PT Res. Initiative Coord. to assist FSS<br>Coord. w/resident programs; HVAC<br>Technician to assist all projects |  | 1408                                                                                                                 |          | 50,000               | 50,000  |                              |        |                       |
| AR2ALL                                                                                                                                                                   | Administration of Capital Fund                                                                                   |  | 1410                                                                                                                 |          | 100,000              | 100,000 |                              |        |                       |
| AR2ALL                                                                                                                                                                   | Capital Fund portion of audit cost                                                                               |  | 1411                                                                                                                 |          | 440                  | 440     |                              |        |                       |
| AR002001 Silver<br>City, AR002002<br>Hemlock                                                                                                                             | A&E Fees and Costs<br>Sewer line                                                                                 |  | 1430                                                                                                                 |          | 99,404               | 99,404  | 2,803<br>28,320              |        | Marlar<br>Engineering |
| AR002002<br>Hemlock<br>Courts                                                                                                                                            | Replace sewer line throughout                                                                                    |  | 1450                                                                                                                 |          | 250,000              | 250,000 |                              |        |                       |
| AR002001                                                                                                                                                                 | Sewer line repairs/replacement                                                                                   |  | 1450                                                                                                                 |          | 50,000               | 50,000  |                              |        |                       |

## Annual Statement/Performance and Evaluation Report

### Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

#### Part II: Supporting Pages

| PHA Name:Housing Authority of the City of North Little Rock, AR, P. O. Box 516, North Little Rock, AR 72115 |                                                                 | Grant Type and Number<br>Capital Fund Program Grant No: AR37P00250101<br>Replacement Housing Factor Grant No: |          |                      |         | Federal FY of Grant:<br>2001 |          |                   |
|-------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------|----------|----------------------|---------|------------------------------|----------|-------------------|
| Development Number<br>Name/HA-Wide Activities                                                               | General Description of Major Work Categories                    | Dev. Acct No.                                                                                                 | Quantity | Total Estimated Cost |         | Total Actual Cost            |          | Status of Work    |
|                                                                                                             |                                                                 |                                                                                                               |          | Original             | Revised | Obligated                    | Expended |                   |
| Silver City                                                                                                 |                                                                 |                                                                                                               |          |                      |         |                              |          |                   |
| AR002001<br>Silver City                                                                                     | Repair exterior disconnect, meter base broken boxes (in phases) | 1460                                                                                                          |          | 20,000               | 20,000  |                              |          |                   |
| AR002002<br>Hemlock Courts                                                                                  | Electrical system update                                        | 1460                                                                                                          |          | 10,000               | 10,000  |                              |          |                   |
| AR002003<br>Eastgate Terrace                                                                                | Security Screen Doors                                           | 1460                                                                                                          |          | 50,000               | 16,216  | 16,216                       |          | CPI Screen & Door |
| AR002004<br>Windemere Hills                                                                                 | Roof replacement (10 buildings) Storage                         | 1460                                                                                                          |          | 35,000               | 35,000  |                              |          |                   |
| AR002004<br>Windemere Hills                                                                                 | Heating Units                                                   | 1460                                                                                                          | 45       | 12,000               | 12,000  |                              |          |                   |
| AR002005<br>Heritage House                                                                                  | Replace main roof                                               | 1460                                                                                                          |          | 225,000              | 225,000 |                              |          |                   |
| AR002009<br>Willow House                                                                                    | Fire Dampers Repair                                             | 1460                                                                                                          |          | 10,000               | 10,000  |                              |          |                   |
| AR002005 Heritage House, AR002006, Campus Towers and AR002007 Willow House                                  | Apartment Conversions                                           | 1460                                                                                                          |          | 332,389              | 332,389 |                              |          |                   |
| AR2ALL                                                                                                      | Water Heaters                                                   | 1465.1                                                                                                        | 100      | 30,000               | 30,000  |                              |          |                   |
| AR2ALL                                                                                                      | Refrigerators                                                   | 1465.1                                                                                                        | 100      | 40,000               | 40,000  |                              |          |                   |
| AR2ALL                                                                                                      | Air Conditioners                                                | 1465.1                                                                                                        | 50       | 25,000               | 25,000  |                              |          |                   |
| AR2ALL                                                                                                      | Electric Ranges                                                 | 1465.1                                                                                                        | 30       | 8,500                | 8,500   |                              |          |                   |

## Annual Statement/Performance and Evaluation Report

### Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

#### Part II: Supporting Pages

| PHA Name:Housing Authority of the City of North Little Rock, AR, P. O. Box 516, North Little Rock, AR 72115 |                                              | Grant Type and Number<br>Capital Fund Program Grant No: AR37P00250101<br>Replacement Housing Factor Grant No: |          |                      |         | Federal FY of Grant:<br>2001 |          |                   |  |
|-------------------------------------------------------------------------------------------------------------|----------------------------------------------|---------------------------------------------------------------------------------------------------------------|----------|----------------------|---------|------------------------------|----------|-------------------|--|
| Development Number<br>Name/HA-Wide Activities                                                               | General Description of Major Work Categories | Dev. Acct No.                                                                                                 | Quantity | Total Estimated Cost |         | Total Actual Cost            |          | Status of Work    |  |
|                                                                                                             |                                              |                                                                                                               |          | Original             | Revised | Obligated                    | Expended |                   |  |
| AR2ALL                                                                                                      | Gas Ranges                                   | 1465.1                                                                                                        | 50       | 13,500               | 13,500  |                              |          |                   |  |
| AR2ALL                                                                                                      | Garbage Truck Replace/Repair                 | 1475                                                                                                          | 1        | 90,000               | 90,000  |                              |          |                   |  |
| AR2ALL                                                                                                      | Copier Central Office                        | 1475                                                                                                          | 1        | 12,000               | 12,000  |                              |          |                   |  |
| AR001002<br>Hemlock Courts                                                                                  | Copier                                       | 1475.1                                                                                                        | 1        | -0-                  | 2,250   | 2,250                        | 2,250    | Standard Business |  |
| AR002003<br>Windemere Hills                                                                                 | Copier                                       | 1475.1                                                                                                        | 1        | -0-                  | 2,250   | 2,250                        | 2,250    | Standard Business |  |
| AR002006<br>Campus Towers                                                                                   | Blinds                                       | 1475.3                                                                                                        |          | -0-                  | 3,934   | 3,934                        | 3,934    | Blind Ambition    |  |
| Contingency                                                                                                 |                                              | 1502                                                                                                          | N/A      | 78,000               | 103,350 |                              |          |                   |  |

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

|                                                                                                                     |                                                                                                                 |                                            |
|---------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------|--------------------------------------------|
| PHA Name: <b>Housing Authority of the City of North Little Rock, AR, P. O. Box 516, North Little Rock, AR 72115</b> | <b>Grant Type and Number</b><br>Capital Fund Program No: <b>AR37P00250101</b><br>Replacement Housing Factor No: | <b>Federal FY of Grant:</b><br><b>2001</b> |
|---------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------|--------------------------------------------|

| Development Number<br>Name/HA-Wide<br>Activities | All Fund Obligated<br>(Quarter Ending Date) |         |        | All Funds Expended<br>(Quarter Ending Date) |         |        | Reasons for Revised Target Dates |
|--------------------------------------------------|---------------------------------------------|---------|--------|---------------------------------------------|---------|--------|----------------------------------|
|                                                  | Original                                    | Revised | Actual | Original                                    | Revised | Actual |                                  |
| Management Improvements                          | 12/30/02                                    |         |        | 6/30/04                                     |         |        |                                  |
| Administrative Costs                             | 12/30/02                                    |         |        | 6/30/04                                     |         |        |                                  |
| Audit Costs                                      | 12/30/02                                    |         |        | 6/30/04                                     |         |        |                                  |
| AR002001 Silver City                             | 12/30/02                                    |         |        | 6/30/04                                     |         |        |                                  |
| AR002002 Hemlock Courts                          | 12/30/02                                    |         |        | 6/30/04                                     |         |        |                                  |
| AR002003 Eastgate Terrace Site "A"               | 12/30/002                                   |         |        | 6/30/04                                     |         |        |                                  |
| AR002004 Windemere Hills                         | 12/30/02                                    |         |        | 6/30/04                                     |         |        |                                  |
| AR002005 Heritage House                          | 12/30/02                                    |         |        | 6/30/04                                     |         |        |                                  |
| AR002006 Campus Towers                           | 12/30/02                                    |         |        | 6/30/04                                     |         |        |                                  |
| AR002007 Willow House                            | 12/30/02                                    |         |        | 6/30/04                                     |         |        |                                  |
| AR002011 S. W. Bowker                            | N/A                                         |         |        | N/A                                         |         |        |                                  |
|                                                  |                                             |         |        |                                             |         |        |                                  |
|                                                  |                                             |         |        |                                             |         |        |                                  |
|                                                  |                                             |         |        |                                             |         |        |                                  |
|                                                  |                                             |         |        |                                             |         |        |                                  |
|                                                  |                                             |         |        |                                             |         |        |                                  |

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