

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

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**PHA Plans  
5 Year Plan for Fiscal Years 2002 - 2006  
Annual Plan for Fiscal Year 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:** The Housing Authority of the City of Daytona Beach

**PHA Number:** FL007

**PHA Fiscal Year Beginning:** (mm/yyyy) 07/2002

**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)

The Housing Authority of the City of Daytona Beach is dedicated to providing assistance for affordable, attractive, and safe housing to extremely low, very low, low, and moderate-income families and self-sufficient opportunities for its residents.

**B. Goals**

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

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

PHA Goal: Expand the supply of assisted housing

Objectives:

Apply for additional rental vouchers:

Reduce public housing vacancies:

Leverage private or other public funds to create additional housing opportunities:

Acquire or build units or developments

Other (list below)

PHA Goal: Improve the quality of assisted housing

Objectives:

Improve public housing management: (PHAS score)

Improve voucher management: (SEMAP score)

Increase customer satisfaction:

Concentrate on efforts to improve specific management functions:  
(list; e.g., public housing finance; voucher unit inspections)

Renovate or modernize public housing units:

Demolish or dispose of obsolete public housing:

Provide replacement public housing:

Provide replacement vouchers:

Other: (list below)

- PHA Goal: Increase assisted housing choices
- Objectives:
  - Provide voucher mobility counseling:
  - Conduct outreach efforts to potential voucher landlords
  - Increase voucher payment standards
  - Implement voucher homeownership program:
  - Implement public housing or other homeownership programs:
  - Implement public housing site-based waiting lists:
  - Convert public housing to vouchers:
  - Other: (list below)

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

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

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

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

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

- PHA Goal: Ensure equal opportunity and affirmatively further fair housing
- Objectives:
  - Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion national origin, sex, familial status, and disability:
  - Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion national origin, sex, familial status, and disability:
  - Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required:
  - Other: (list below)

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

**Goal #1: Improve customer service delivery by enhancing operational efficiency; coordinating with community providers; and improving facilities.**

*Objectives*

- As an ongoing process, the Board of Commissioners and the Executive Director will implement an Authority wide reorganization plan and provide for training where applicable in customer service, program management, and other office management/maintenance areas to focus resources.
- As an ongoing process, the Housing Authority of the City of Daytona Beach will utilize existing community sources and identify sources of funding for programs to improve service delivery and physical improvements to all Authority-owned facilities and reduce duplicative costs.
- As an ongoing process, the Executive Director will work with the Maintenance Superintendent to implement a formal Preventative Maintenance Program, which includes improving the physical appearance of maintenance crew, equipment, and vehicles.

**Goal #2: Investigate redevelopment alternatives, identify professional support, and quantify sources of funding.**

*Objectives*

- The Executive Director will enhance relationships with City and State organizations with the same or similar redevelopment goals, focusing on improving the public perception of the Housing Authority's role in the community.
- As an ongoing process, the Maintenance Superintendent will develop facilities management and maintenance patterns which ensure quality curb appeal and amenities with existing properties to establish respect from the City government, and civic and community organizations.
- By July 1, 2002, the Executive Director will investigate redevelopment initiative partnership possibilities with the City.

**Goal #3: The Housing Authority of the City of Daytona Beach will develop a minimum of 4 scattered site housing units with a preference for homeownership by the end of Year 2002.**

*Objectives*

- By July 1, 2003, the Authority will develop and begin implementing a Section 8 Homeownership program.
- As an ongoing process, the Authority will develop and begin implementing a Scattered Site Rental Housing Replacement Plan.

**Goal #4: The Housing Authority of the City of Daytona Beach will strive to provide its staff with initiative and customer-driven attitudes by promoting team spirit, flexibility in meeting job responsibilities, and personal career goals.**

***Objectives***

- As an ongoing process, the Authority will have a professional evaluate its corporate culture and conduct an internal customer service satisfaction survey to determine baselines for staff satisfaction.
- As an ongoing process, customer service satisfaction training will be conducted to address the survey results and resolve customer dissatisfaction issues.
- As an ongoing process, the Board of Commissioners and the Executive Director will development and implement, an Employee Recognition Program will be established.

**Goal #5:       The Housing Authority of the City of Daytona Beach will increase opportunities for the residents to become self-sufficient.**

***Objectives***

- By July 1, 2003, the Executive Director will ensure that computers for computer training and/or self-taught education for residents with funds to support hardware, software, and instructors are available at the Authority.

**Annual PHA Plan**  
**PHA Fiscal Year 2002**  
[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.

The purpose of the Agency Plan is to empower and equip the PHA to exercise optimum flexibility in meeting local housing needs within the community while meeting its own needs. The Agency Plan contains a FY-2002-FY-2006 Five-Year Plan that includes the Authority's mission and long range goals and objectives. The FY-2002 Annual Plan addresses the Authority's immediate operations, current policies, program participants, programs and services, and the PHA's strategy for handling operational concerns, resident concerns and needs, and programs and services for the upcoming fiscal year. The Agency Plan outlines the PHA's efforts in meeting the needs of the low and very-low income population in its community as well as serves as a management, operational and accountability tool for the PHA.

The authority's residents, community leaders and organizations, and State and local authorities communicated with the Authority during the development of the Agency Plan to ensure that the needs of the residents and community were addressed in the Agency Plan. The Agency Plan is consistent with the Consolidated Plan for Volusia County.

PHAs are required to define and adopt their own standards of substantial deviation from the 5-year Plan and Significant Amendment to the Annual Plan. The definition of significant

amendment is important because it defines when the PHA will subject a change to the policies or activities described in the Annual Plan to full public hearing and HUD review before implementation.

A substantial deviation from the Five-Year Plan is defined as a change to the mission statement or the goals and objectives that would cause a change in the service provided to PH residents or to Section 8 Program participants including a significant change in the Authority's financial situation. We did not experience a substantial deviation from the 5-year plan nor do we anticipate a substantial deviation during this fiscal year.

**Significant Amendment or Modification to the Annual Plan:**

The following actions are considered to be Significant Amendments or Modifications:

- (2) Changes to rent or admissions policies or organization of the waiting list; and
- (3) Any change with regard to homeownership programs.

An exception to this definition will be made for any of the above that are adopted to reflect changes in HUD regulatory requirements; HUD does not consider such changes significant amendments.

**Annual Plan Table of Contents**

[24 CFR Part 903.7 9 (r)]

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

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**Attachments**

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

Attachments:

- Admissions Policy for Deconcentration
- FY 2002 Capital Fund Program Annual Statement (fl072a01)
- Capital Fund Program P&E Report (fl072b01, fl007c01, fl007d01)
- Statement of Progress-Goals and Objectives
- Most recent board-approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)
- Resident Member on the PHA Board
- Membership of the Resident Advisory Board
- RASS-Action Plan

Optional Attachments:

- PHA Management Organizational Chart
- FY 2002 Capital Fund Program 5 Year Action Plan (Fl007a01)

- Public Housing Drug Elimination Program (PHDEP) Plan
- Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)
- Other (List below, providing each attachment name)

**Supporting Documents Available for Review**

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

| <b>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>Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions’ initiatives to affirmatively further fair housing that require the PHA’s involvement. | 5 Year and Annual Plans                                      |
| X  | Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction  | Annual Plan:<br>Housing Needs                                |
| X  | Most recent board-approved operating budget for the public housing program  | 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 |
| 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                              |

| <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  | 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                   |
| X  | Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)                          | Annual Plan: Operations and Maintenance           |
| X  | Public housing grievance procedures<br><input checked="" type="checkbox"/> check here if included in the public housing A & O Policy  | Annual Plan: Grievance Procedures                 |
| X  | Section 8 informal review and hearing procedures<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                        |
| X  | Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans or any other approved proposal for development of public housing                           | Annual Plan: Capital Needs                        |
| X  | Approved or submitted applications for demolition and/or disposition of public housing  | Annual Plan: Demolition and Disposition           |
|  | Approved or submitted applications for designation of public housing (Designated Housing Plans)   | Annual Plan: Designation of Public Housing        |
|  | Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act | Annual Plan: Conversion of Public Housing         |
| N/A  | 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 |
| X  | FSS Action Plan/s for public housing and/or Section 8   | Annual Plan: Community Service & Self-Sufficiency |
|  | Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports  | Annual Plan: Community Service & Self-Sufficiency |
| X  | The most recent Public Housing Drug Elimination Program   | Annual Plan: Safety and                           |

| <b>List of Supporting Documents Available for Review</b> |   |                                  |
|--|---|----------------------------------|
| <b>Applicable &amp; On Display</b>                       | <b>Supporting Document</b>  | <b>Applicable Plan Component</b> |
|  | (PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)   | Crime Prevention                 |
| X  | The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings | Annual Plan: Annual Audit        |
|  | Troubled PHAs: MOA/Recovery Plan  | Troubled PHAs                    |
|  | Other supporting documents (optional)<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. 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.

| <b>Housing Needs of Families in the Jurisdiction by Family Type</b> |         |               |        |         |               |      |          |
|---|---------|---------------|--------|---------|---------------|------|----------|
| Family Type   | Overall | Affordability | Supply | Quality | Accessibility | Size | Location |
| Income <= 30% of AMI  | 5,397   | 5             | 4      | 3       | 3             | 4    | 3        |
| Income >30% but <=50% of AMI  | 5,155   | 4             | 3      | 4       | 3             | 4    | 4        |
| Income >50% but <80% of AMI   | 6,128   | 3             | 3      | 5       | 4             | 4    | 4        |
| Elderly   | 5,023   | 4             | 3      | 3       | 4             | 3    | 4        |
| Families with Disabilities  | N/A     | 4             | 2      | 3       | 5             | 3    | 3        |
| Black   | 2,946   | 4             | 3      | 3       | 3             | 3    | 2        |
| White   | 16,133  | 4             | 3      | 3       | 3             | 3    | 2        |
| Hispanic  | 746     | 4             | 3      | 3       | 3             | 3    | 2        |

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

- Consolidated Plan of the Jurisdiction/s  
Indicate year: 2001
- 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)

**B. Housing Needs of Families on the Public Housing and Section 8 Tenant- Based Assistance Waiting Lists** State the housing needs of the families on the PHA's waiting list/s. **Complete one table for each type of PHA-wide waiting list administered by the PHA.** PHAs may provide separate tables for site-based or sub-jurisdictional public housing waiting lists at their option.

| Housing Needs of Families on the Waiting List   |               |                     |                 |
|---|---------------|---------------------|-----------------|
| Waiting list type: (select one)   |               |                     |                 |
| <input type="checkbox"/> Section 8 tenant-based assistance  |               |                     |                 |
| <input checked="" type="checkbox"/> Public Housing  |               |                     |                 |
| <input type="checkbox"/> Combined Section 8 and Public Housing  |               |                     |                 |
| <input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)  |               |                     |                 |
| If used, identify which development/subjurisdiction:  |               |                     |                 |
|   | # of families | % of total families | Annual Turnover |
| Waiting list total  | 508           |                     | 205             |
| Extremely low income <=30% AMI  | 475           | 93.5%               |                 |
| Very low income (>30% but <=50% AMI)  | 31            | 6.1%                |                 |
| Low income (>50% but <80% AMI)  | 2             | 0.4%                |                 |
| Families with children  | 264           | 51.97%              |                 |
| Elderly families  | 71            | 13.98%              |                 |
| Families w/Disabilities   | 173           | 34.06%              |                 |
| Black   | 304           | 59.84%              |                 |
| White   | 200           | 39.37%              |                 |
| Hispanic  | 3             | 0.59%               |                 |
| Other   | 1             | 0.20%               |                 |
| Characteristics by BR Size (PH Only)  |               |                     |                 |
| 0 BR  | 95            | 18.70%              | 23              |
| 1BR   | 310           | 61.02%              | 56              |
| 2 BR  | 46            | 9.06%               | 86              |
| 3 BR  | 38            | 2.48%               | 31              |
| 4 BR  | 16            | 3.15%               | 9               |
| 5 BR  | 3             | 0.59%               | 0               |
| 5+ BR   | 0             | 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 |               |                     |                 |

| <b>Housing Needs of Families on the Waiting List</b>   |               |                     |                 |
|--|---------------|---------------------|-----------------|
| Waiting list type: (select one)  |               |                     |                 |
| <input checked="" type="checkbox"/> Section 8 tenant-based assistance  |               |                     |                 |
| <input type="checkbox"/> Public Housing  |               |                     |                 |
| <input type="checkbox"/> Combined Section 8 and Public Housing   |               |                     |                 |
| <input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)   |               |                     |                 |
| If used, identify which development/subjurisdiction:   |               |                     |                 |
|  | # of families | % of total families | Annual Turnover |
| Waiting list total   | 640           |                     | 144             |
| Extremely low income <=30% AMI   | 386           | 60%                 |                 |
| Very low income (>30% but <=50% AMI)   | 640           | 100%                |                 |
| Low income (>50% but <80% AMI)   | 0             | 0%                  |                 |
| Families with children   | 404           | 63.1%               |                 |
| Elderly families   | 14            | 2.1%                |                 |
| Families w/Disabilities  | 91            | 14.2%               |                 |
| Black  | 383           | 59.8%               |                 |
| White  | 226           | 35.3%               |                 |
| Hispanic   | 30            | 4.7%                |                 |
| Other  | 1             | 0.2%                |                 |
| Characteristics by BR Size (PH Only)   |               |                     |                 |
| 1BR  | n/a           | n/a                 | n/a             |
| 2 BR   | n/a           | n/a                 | n/a             |
| 3 BR   | n/a           | n/a                 | n/a             |
| 4 BR   | n/a           | n/a                 | n/a             |
| 5 BR   | n/a           | n/a                 | n/a             |
| 5+ BR  | n/a           | n/a                 | n/a             |
| Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes   |               |                     |                 |
| If yes:  |               |                     |                 |
| How long has it been closed (# of months)? six months  |               |                     |                 |
| Does the PHA expect to reopen the list in the PHA Plan year? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes   |               |                     |                 |
| Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input checked="" 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)

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

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

Select all that apply

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

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

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

Select if applicable

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

**Strategy 2: Conduct activities to affirmatively further fair housing**

Select all that apply

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

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

**(2) Reasons for Selecting Strategies**

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

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

**2. Statement of Financial Resources**

[24 CFR Part 903.7 9 (b)]

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

| <b>Financial Resources:<br/>Planned Sources and Uses</b>                                    |                   |                              |
|---|-------------------|------------------------------|
| <b>Sources</b>  | <b>Planned \$</b> | <b>Planned Uses</b>          |
| <b>1. Federal Grants<br/>(FY 2002 grants)</b>   |                   |                              |
| a) Public Housing Operating Fund  | \$3,064,430       |                              |
| b) Public Housing Capital Fund  | \$1,909,949       |                              |
| c) HOPE VI Revitalization   |                   |                              |
| d) HOPE VI Demolition   |                   |                              |
| e) Annual Contributions for Section 8<br>Tenant-Based Assistance                            | \$3,932,936       |                              |
| f) Public Housing Drug Elimination<br>Program (including any Technical<br>Assistance funds) |                   |                              |
| g) ROSS Grants  |                   |                              |
| h) CDBG   |                   |                              |
| i) HOME   |                   |                              |
| Other Federal Grants (list below)   |                   |                              |
| <b>FSS</b>  | \$31,644          |                              |
| <b>2. Prior Year Federal Grants<br/>(unobligated funds only) (list below)</b>               |                   |                              |
|   |                   |                              |
| <b>3. Public Housing Dwelling Rental<br/>Income</b>   | \$1,811,945       | Public Housing<br>Operations |
|   |                   |                              |
| <b>4. Other income (list below)</b>   |                   |                              |
| Excess Utilities  | \$305,780         | PH operations                |
| Investment Income   | \$82,875          | PH operations                |
| Non-dwelling Rental   | \$20,400          | PH operations                |
| <b>5. Non-federal sources (list below)</b>  |                   |                              |
|   |                   |                              |
|   |                   |                              |
|   |                   |                              |
| <b>Total resources</b>  | \$11,169,959      |                              |

### **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)

As soon as possible after receipt of an application.

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

- Criminal or Drug-related activity
- Rental history
- Housekeeping
- Other (describe)

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

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

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

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

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

- Community-wide list
- Sub-jurisdictional lists
- Site-based waiting lists
- Other (describe)

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

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

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

1. How many site-based waiting lists will the PHA operate in the coming year?
2.  Yes  No: Are any or all of the PHA's site-based waiting lists new for the upcoming year (that is, they are not part of a previously-HUD-approved site based waiting list plan)?  
If yes, how many lists?
3.  Yes  No: May families be on more than one list simultaneously  
If yes, how many lists?
4. Where can interested persons obtain more information about and sign up to be on the site-based waiting lists (select all that apply)?
  - PHA main administrative office
  - All PHA development management offices
  - Management offices at developments with site-based waiting lists
  - At the development to which they would like to apply
  - Other (list below)

**(3) Assignment**

- a. How many vacant unit choices are applicants ordinarily given before they fall to the bottom of or are removed from the waiting list? (select one)
  - One
  - Two
  - Three or More
- b.  Yes  No: Is this policy consistent across all waiting list types?
- c. If answer to b is no, list variations for any other than the primary public housing waiting list/s for the PHA:

**(4) Admissions Preferences**

- a. Income targeting:
  - Yes  No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 40% of all new admissions to public housing to families at or below 30% of median area income?
- b. Transfer policies:  
In what circumstances will transfers take precedence over new admissions? (list below)
  - Emergencies
  - Overhoused
  - Underhoused
  - Medical justification
  - Administrative reasons determined by the PHA (e.g., to permit modernization work)
  - Resident choice: (state circumstances below)

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)

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

Date and Time

Former Federal preferences:

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

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- 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. Relationship of preferences to income targeting requirements:

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

**(5) Occupancy**

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

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

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

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

**(6) Deconcentration and Income Mixing**

**Component 3, (6) Deconcentration and Income Mixing**

- a.  Yes  No: Does the PHA have any general occupancy (family) public housing developments covered by the deconcentration rule? If no, this section is complete. If yes, continue to the next question.
- b.  Yes  No: Do any of these covered developments have average incomes above or below 85% to 115% of the average incomes of all such developments? If no, this section is complete.

If yes, list these developments as follows:

| <b>Deconcentration Policy for Covered Developments</b> |                        |  |   |
|--|------------------------|--|---|
| <b>Development Name:</b>                               | <b>Number of Units</b> | <b>Explanation (if any) [see step 4 at §903.2(c)(1)(iv)]</b> | <b>Deconcentration policy (if no explanation) [see step 5 at §903.2(c)(1)(v)]</b> |
| NA   |                        |  |   |
|  |                        |  |   |
|  |                        |  |   |
|  |                        |  |   |

**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)
- Rental history and any other information the HA may have about the potential tenant which is not considered confidential.

**(2) Waiting List Organization**

- a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting list merged? (select all that apply)
- None
- Federal public housing
- Federal moderate rehabilitation
- Federal project-based certificate program
- Other federal or local program (list below)
- b. Where may interested persons apply for admission to section 8 tenant-based assistance? (select all that apply)
- PHA main administrative office
- Other (list below)

**(3) Search Time**

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

If yes, state circumstances below:

If the Authority believes there is a reasonable possibility that the applicant may find a suitable unit with additional advice or assistance.

**(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.

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)

Contacting senior citizen centers, property management firms, and social service providers.

**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)

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

## **(2) Flat Rents**

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

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

## **B. Section 8 Tenant-Based Assistance**

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

### **(1) Payment Standards**

Describe the voucher payment standards and policies.

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

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

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

- FMRs are adequate to ensure success among assisted families in the PHA's segment of the FMR area
- The PHA has chosen to serve additional families by lowering the payment standard

- Reflects market or submarket
- Other (list below)

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

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

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

- Annually
- Other (list below)

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

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

## **(2) Minimum Rent**

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

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

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

## **5. Operations and Management**

[24 CFR Part 903.7 9 (e)]

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

**The Housing Authority of the City of Daytona Beach is a High-Performing PHA and therefore, is exempt for this component of the Agency Plan.**

### **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  |   |                          |
| Section 8 Vouchers  |   |                          |
| Section 8 Certificates  |   |                          |
| Section 8 Mod Rehab   |   |                          |
| Special Purpose Section 8 Certificates/Vouchers (list individually) |   |                          |
| Public Housing Drug Elimination Program (PHDEP)                     |   |                          |
|   |   |                          |
|   |   |                          |
| Other Federal Programs(list individually)                           |   |                          |
|   |   |                          |

**C. Management and Maintenance Policies**

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

- (1) Public Housing Maintenance and Management: (list below)
- (2) Section 8 Management: (list below)

**6. PHA Grievance Procedures**

[24 CFR Part 903.7 9 (f)]

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

**The Housing Authority of the City of Daytona Beach is a High-Performing PHA and therefore, is exempt for this component of the Agency Plan.**

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

**B. Section 8 Tenant-Based Assistance**

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

If yes, list additions to federal requirements below:

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

**7. Capital Improvement Needs**

[24 CFR Part 903.7 9 (g)]

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

**A. Capital Fund Activities**

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

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

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

Select one:

- The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (state name) fl007a01

-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 fl007b01)

-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:

**Halifax Park**

**Bethune Village**

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:

**Hope VI Revitalization Grant, if awarded.**

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: Bethune Village<br>1b. Development (project) number: FL007001  |
| 2. Activity type: Demolition <input checked="" 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 checked="" type="checkbox"/> |
| 4. Date application approved, submitted, or planned for submission: (06/00/02)   |
| 5. Number of units affected: 167   |
| 6. Coverage of action (select one)<br><input type="checkbox"/> Part of the development<br><input checked="" type="checkbox"/> Total development  |
| 7. Timeline for activity:<br>a. Actual or projected start date of activity: 1/2003<br>b. Projected end date of activity: 1/2007  |

| <b>Demolition/Disposition Activity Description</b>   |
|--|
| 1a. Development name: Bethune Village<br>1b. Development (project) number: FL007001A   |
| 2. Activity type: Demolition <input checked="" 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 checked="" type="checkbox"/> |
| 4. Date application approved, submitted, or planned for submission: <u>(06/00/2002)</u>  |
| 5. Number of units affected: 65  |
| 6. Coverage of action (select one)<br><input type="checkbox"/> Part of the development<br><input checked="" type="checkbox"/> Total development  |
| 7. Timeline for activity:<br>a. Actual or projected start date of activity: 1/2003<br>b. Projected end date of activity: 1/2007  |

| <b>Demolition/Disposition Activity Description</b>   |
|--|
| 1a. Development name: Bethune Village<br>1b. Development (project) number: FL007003  |
| 2. Activity type: Demolition <input checked="" 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 checked="" type="checkbox"/> |
| 4. Date application approved, submitted, or planned for submission: <u>(06/00/2002)</u>  |
| 5. Number of units affected: 51  |
| 6. Coverage of action (select one)<br><input type="checkbox"/> Part of the development<br><input checked="" type="checkbox"/> Total development  |
| 7. Timeline for activity:<br>a. Actual or projected start date of activity: 1/2003<br>b. Projected end date of activity: 1/2007  |

| <b>Demolition/Disposition Activity Description</b>   |
|--|
| 1a. Development name: Halifax Park<br>1b. Development (project) number: FL007002   |
| 2. Activity type: Demolition <input checked="" 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 checked="" type="checkbox"/> |
| 4. Date application approved, submitted, or planned for submission: <u>(06/00/2002)</u>  |
| 5. Number of units affected: 64  |

|   |
|---|
| 6. Coverage of action (select one)<br><input type="checkbox"/> Part of the development<br><input checked="" type="checkbox"/> Total development |
| 7. Timeline for activity:<br>a. Actual or projected start date of activity: 1/2003<br>b. Projected end date of activity: 1/2007                 |

|  |
|--|
| <b>Demolition/Disposition Activity Description</b>   |
| 1a. Development name: Halifax Park<br>1b. Development (project) number: FL007004   |
| 2. Activity type: Demolition <input checked="" 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 checked="" type="checkbox"/> |
| 4. Date application approved, submitted, or planned for submission: (06/00/2002)   |
| 5. Number of units affected: 29  |
| 6. Coverage of action (select one)<br><input type="checkbox"/> Part of the development<br><input checked="" type="checkbox"/> Total development  |
| 7. Timeline for activity:<br>a. Actual or projected start date of activity: 1/2003<br>b. Projected end date of activity: 1/2007  |

|  |
|--|
| <b>Demolition/Disposition Activity Description</b>   |
| 1a. Development name: MLK<br>1b. Development (project) number: FL007005  |
| 2. Activity type: Demolition <input checked="" 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 checked="" type="checkbox"/> |
| 4. Date application approved, submitted, or planned for submission: (06/00/2002)   |
| 5. Number of units affected: 29  |
| 6. Coverage of action (select one)<br><input type="checkbox"/> Part of the development<br><input checked="" type="checkbox"/> Total development  |
| 7. Timeline for activity:<br>a. Actual or projected start date of activity: 1/2003<br>b. Projected end date of activity: 1/2007  |

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

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

[24 CFR Part 903.7 9 (j)]

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

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

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

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

| <b>Conversion of Public Housing Activity Description</b>   |  |
|--|--|
| 1a. Development name:  |  |
| 1b. Development (project) number:  |  |
| 2. What is the status of the required assessment?  | <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)   | <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)                          | <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**

**Initial Voluntary Conversion Assessment**

1. How many of the PHA's developments are subject to the Required Initial Assessments? Ten
  
2. How many of the PHA's developments are not subject to the Required Initial Assessments based on exemptions (e.g., elderly and/or disabled developments not general occupancy developments)? **Two developments are high-rise buildings for the elderly/disabled as originally constructed.**
  
3. How many Assessments were conducted for the PHA's covered developments?  
Ten
  
4. Identify PHA developments that may be appropriate for conversion based on the Required Initial Assessments. **None at this time, however, we do understand that this is a non-binding assessment and the Housing Authority is pursuing the development of a complete asset management plan at this time and will report on any progress in the next agency plan submittal.**

**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</b><br><b>(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><b>(DD/MM/YYYY)</b>  |  |
| 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:

**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.

**The Housing Authority of the City of Daytona Beach is a High-Performing PHA and therefore, is exempt for this component of the Agency Plan. Changes have occurred with the FYY 2002 budget that prohibit use of 2002 funds to enforce the community service requirements.**

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

1. Cooperative agreements:

Yes  No: Has the PHA has entered into a cooperative agreement with the TANF Agency, to share information and/or target supportive services (as contemplated by section 12(d)(7) of the Housing Act of 1937)? If yes, what was the date that agreement was signed? DD/MM/YY

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

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

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

**(1) General**

a. Self-Sufficiency Policies

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

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

b. Economic and Social self-sufficiency programs

- Yes  No: Does the PHA coordinate, promote or provide any programs to enhance the economic and social self-sufficiency of residents? (If “yes”, complete the following table; if “no” skip to sub-component 2, Family Self Sufficiency Programs. The position of the table may be altered to facilitate its use. )

| Services and Programs   |                |   |   |  |
|---|----------------|---|---|--|
| Program Name & Description (including location, if appropriate) | Estimated Size | Allocation Method (waiting list/random selection/specific criteria/other) | Access (development office / PHA main office / other provider name) | Eligibility (public housing or section 8 participants or both) |
|   |                |   |   |  |
|   |                |   |   |  |
|   |                |   |   |  |
|   |                |   |   |  |
|   |                |   |   |  |
|   |                |   |   |  |
|   |                |   |   |  |
|   |                |   |   |  |
|   |                |   |   |  |

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

a. Participation Description

| Family Self Sufficiency (FSS) Participation |   |   |
|---|---|---|
| Program                                     | Required Number of Participants (start of FY 2000 Estimate) | Actual Number of Participants (As of: DD/MM/YY) |
| Public Housing                              |   |   |
| Section 8                                   |   |   |

b.  Yes  No: If the PHA is not maintaining the minimum program size required by HUD, does the most recent FSS Action Plan address the steps the PHA plans to take to achieve at least the minimum program size?  
If no, list steps the PHA will take below:

**C. Welfare Benefit Reductions**

1. The PHA is complying with the statutory requirements of section 12(d) of the U.S. Housing Act of 1937 (relating to the treatment of income changes resulting from welfare program requirements) by: (select all that apply)
- Adopting appropriate changes to the PHA's public housing rent determination policies and train staff to carry out those policies
  - Informing residents of new policy on admission and reexamination

- Actively notifying residents of new policy at times in addition to admission and reexamination.
- Establishing or pursuing a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
- Establishing a protocol for exchange of information with all appropriate TANF agencies
- Other: (list below)

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

**13. PHA Safety and Crime Prevention Measures**

[24 CFR Part 903.7 9 (m)]

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

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

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

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

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

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

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

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

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

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

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

**C. Coordination between PHA and the police**

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

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

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

**D. Additional information as required by PHDEP/PHDEP Plan**

PHAs eligible for FY 2002 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

**NA – PHDEP FUNDS NO LONGER AVAILABLE**

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

**14. RESERVED FOR PET POLICY**

[24 CFR Part 903.7 9 (n)]

Pet Policy submitted with 2001 PHA Plan Update

**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.

**The Housing Authority of the City of Daytona Beach is a High-Performing PHA and therefore, is exempt for this component of the Agency Plan.**

- 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**

**A. Resident Advisory Board Recommendations**

1.  Yes  No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?
2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)
- Attached at Attachment (File name)
  - Provided below:
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: (City of Daytona Beach)
  
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)
  
3. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)

The Consolidated Plan of the City of Daytona Beach supports the HACDB's Agency Plan with the following action plans:

- Coordination with the PHA to increase economic development opportunities to benefit households with incomes below the poverty line.
  
- Continue to support the PHA's efforts to expand the Family Self-Sufficiency Program.

#### **D. Other Information Required by HUD**

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

#### **Attachments**

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

- **Statement of Progress – Goals and Objectives**
- **Resident Customer Satisfaction – Action Plan**
- **Resident Advisory Board Members**
- **Resident Commissioner**
- **Deconcentration Plan**

## Statement of Progress – Goals and Objectives

**Goal Number One:** **Improve customer service delivery by enhancing operational efficiency; coordinating with community providers; and improving facilities.**

The Housing Authority of the City of Daytona Beach (HACDB) is meeting its objectives under this goal and, as an ongoing process, the Board of Commissioners and Executive Director will implement an authority-wide reorganization, implement a formal preventative maintenance program and improve curb appeal. During the past fiscal year, we have evaluated the operation, hired a new Facilities Manager and plan and have improved service delivery. We plan to continue this progress during the next fiscal year..

**Goal Number Two:** **Investigate redevelopment alternatives, identify professional support, and quantify sources of funding.**

During this year we implemented regular meetings to contact city and state organizations to enhance partnerships and establish redevelopment goals. We have worked diligently to improve curb appeal and to enhance the facilities with additional amenities. This will be an ongoing process.

**Goal Number Three:** **The Housing Authority of the City of Daytona Beach will develop a minimum of 4 scattered site housing units with a preference for homeownership by the end of Year 2002.**

We have developed and begun implementation of our homeownership program. This program will continue as we develop single-family scattered sites for low-income residents of the community. This will be an ongoing goal.

**Goal Number Four:** **The Housing Authority of the City of Daytona Beach will strive to provide its staff with initiative and customer-driven attitudes by promoting team spirit, flexibility in meeting job responsibilities, and personal career goals.**

HACDB has developed an internal customer service satisfaction survey mechanism to determine baseline information and compare this with information provided from the Resident Customer Service System required under HUD's performance evaluation system, PHAS.

**Goal Number Five:** **The Housing Authority of the City of Daytona Beach will increase opportunities for the residents to become self-sufficient.**

The objective is to create computer-learning centers available to residents. This will be ongoing based on availability of funds in the capital fund.

## Resident Customer Service Survey – Action Plan

The Housing Authority of the City of Daytona Beach (HACDB) is required to develop an action plan for any of the five areas included in the survey that fall below 75 percent. As a result HACDB must address the following areas: communication; safety; services; and neighborhood appearance.

- **Communication:** The HACDB holds resident meetings so that feedback can be addressed in a prompt manor. With these meetings, the Authority hopes to establish a better line of communication and increase resident satisfaction.
- **Safety:** This is of the utmost importance to the HACDB. Drug elimination program funds are targeted to law enforcement reimbursement and currently there are five officers dedicated to housing authority properties. The maintenance department takes proper care to keeping common areas clean and up to the current safety standards. Grass is mowed regularly, seating areas; recreational facilities and community buildings are checked routinely to avoid any potential problems that residents may experience.
- **Services:** As an ongoing process, the Authority will continue to utilize existing community sources and identify sources of funding for additional programs that may improve service delivery and physical improvements to HACDB facilities. Staff will periodically conduct a customer satisfaction survey. Furthermore, staff will attend, at a minimum, one customer service training seminar each year.
- **Neighborhood Appearance:** The HACDB staff, in consultation with the Resident Advisory Board and neighborhood representatives, will promote neighborhood improvement plans for each development, thereby establishing the role of residents in achieving maximum neighborhood appeal. The Executive Director and the HACDB staff will develop methods of enforcing model neighbor standards, marketing strategies and a marketing plan for future success. The Executive Director and/or designee, will identify potential state and local funding and/or grants. This will include possible allocation of current capital funds and /or other sources of funding for site improvements to increase curb appeal.

**2002 RESIDENT ADVISORY BOARD (RAB)**  
8-Public Housing Members 1-Section 8 Member

Betty Wright, Martin Luther King Apartments  
44 Rosa Parks Circle  
Daytona Beach, FL 32114

Geraldine McKenzie, Caroline Village  
929 Cedar Street  
Daytona Beach, FL 32114

Mildretta C. Williams, Halifax Park  
46 Halifax Park  
Daytona Beach, FL 32114

Daisy Scott, Palmetto Park  
130 Whitney Street  
Daytona Beach, FL 32114

Roger Byers, Windsor Apartments  
524 S. Beach Street, Apt 706  
Daytona Beach, FL 32114

Daisy West, Northwood Village  
1200 Ninth Street, Apt #16  
Daytona Beach, FL 32117

Carl Keever, Maley Apartments  
600 S. Beach Street, Apt 2-F  
Daytona Beach, FL 32114

Simecko Freeman, Bethune Village  
813 Bethune Village  
Daytona Beach, FL 32114

M. Robert Feldman, Section 8  
90 Fall Drive  
Port Orange, FL 32119

**RESIDENT COMMISSIONER ON GOVERNING BOARD**

John Kretzer  
525 S. Beach Street, Apt 203  
Daytona Bch, Fl 32114

## DECONCENTRATION POLICY

### I. INTRODUCTION

The Quality Housing and Work Responsibility Act of 1998 (QHWRA) requires that the Housing Authority of the City of Daytona Beach adopt policies and procedures governing the deconcentration of poverty and income mixing as required by section 10(a)(3)(B) of the 1937 Housing Act. It is the Housing Authority of the City of Daytona Beach's (HACDB) policy to provide for deconcentration of poverty and encourage income mixing.

The goal of this policy is lessen the concentration of poverty and to create mixed-income communities and within the HACDB's public housing developments. This will be accomplished through admissions practices designed to bring in higher income residents to lower income developments and lower income residents into higher income developments. Toward this end, HACDB will skip families on the waiting list to reach other families with a lower or higher income. We will accomplish this in a uniform and non-discriminating manner.

The Deconcentration Policy is intended to work in conjunction with the Authority's annual income targeting requirements. The QHWRA requires that 40 percent of all new admissions to public housing developments during a fiscal year must be residents whose household income, at the time of admission, is equal to or lower than 30 percent of the Area Median Income. This "income targeting" requirement is separate from the Deconcentration Policy, which is comparative in nature.

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

### II. DEFINITIONS

The following definitions are provided in order to clearly and define the affected developments and families under this Deconcentration Policy.

**Covered Developments:** Public housing developments that are of general occupancy or family public housing developments that are not exempt from the deconcentration requirement.

**Exempt Developments:** Public housing developments that are operated by housing authorities with fewer than 100 units; public housing developments that house only elderly persons or persons with disabilities, or both; public housing developments operated by housing authorities that operate only one general occupancy development; public housing developments approved for demolition or conversion to tenant-based assistance; and public housing developments that include units operated in accordance with a HUD-approved mixed-finance plan using HOPE VI or public housing funds awarded before the effective date of the Deconcentration Final Rule.

**PHA-Wide Established Income Range:** The average annual household income of all residents of all covered developments.

**Development Average Household Income:** The average annual household income of all residents of a specific covered development.

**Developments Outside the PHA-Wide Established Income Range:** A development where the Development Average Household Income is between 85 percent and 115 percent of the PHA-Wide Established Income Range.

### **III. ANALYSIS**

In order to achieve and maintain deconcentration, the HACDB will comply with the following:

- a) Determine the PHA-Wide Established Income Range for all covered developments at least an annual basis.
- b) Determine the average household income for each covered development.
- c) Determine whether each covered development falls above, within, or above the established income range.
- d) Determine, for those developments having average incomes outside the established income range, if there are factors to explain and/or justify the income profile as being consistent with and furthering two sets of goals: the goals of deconcentration and income mixing as specified by the statute; and the local goals and strategies contained in the HACDB Annual Plan.
- e) Where the income profile for a covered development is not explained and/or justified in the HACDB Annual Plan a specific policy to provide for deconcentration and income mixing in applicable covered developments.

Analysis will be completed at least annually, but may be accomplished more frequently to determine the effectiveness of various initiatives employed to achieve deconcentration.

### **IV. ACTION PLAN**

If a covered development has been identified as falling above or below the established income range, the HACDB will define and communicate specific procedures to be employed with the goal of achieving deconcentration. It is the goal of the HACDB to generally increase the level of income for residents of public housing, create more stratified developments, and obtain agency self sufficiency, therefore; the Deconcentration Policy shall not be employed to be counterproductive to that goal. In addition, the policy will, under no circumstances, be employed through steering or in any way reducing the choice in residence of the individual family.

In order to deconcentrate a development, the HACDB will contact the first family on the waiting list who has the highest priority for this type of unit or development and whose income category would help to meet the deconcentration goal and/or the income-targeting goal. To the greatest extent possible, the HACDB will provide incentives to encourage families with incomes below the established income range to accept units in developments with incomes above the established income range or to encourage families with incomes above the established income range to accept units in developments with incomes below the established income range.

The HACDB may offer one or more incentives to encourage applicant families whose income classification would help to meet the deconcentration goals of a particular development. Various incentives may be used at different times, or under different conditions, but will always be provided in a consistent and nondiscriminatory manner. These may include but are not limited to:

- a) Rent Incentives to select particular developments.
- b) Payment Plans for deposits.
- c) Flexibility in move-in dates.

A family has the sole discretion whether to accept an offer of a unit made under the HACDB's deconcentration policy. HACDB shall not take any adverse action toward any eligible family for choosing not to accept an offer of a unit under the deconcentration policy.



# Annual Statement/Performance and Evaluation Report

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

|  |  |                                     |
|--|--|-------------------------------------|
| <b>PHA Name:</b><br>Housing Authority of the City of Daytona Beach | <b>Grant Type and Number</b><br>Capital Fund Program Grant No: FL29P00750100<br>Replacement Housing Factor Grant No: | <b>Federal FY of Grant:</b><br>2000 |
|--|--|-------------------------------------|

Original Annual Statement 
  Reserve for Disasters/ Emergencies 
  Revised Annual Statement (revision no: 2)

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     | Obligated         | Expended  |
| 1        | Total non-CFP Funds                                 |                      |             |                   |           |
| 2        | 1406 Operations                                     |                      | \$149,000   | \$94,359          | \$94,359  |
| 3        | 1408 Management Improvements                        | \$162,887            | \$102,750   | \$76,824          | \$63,936  |
| 4        | 1410 Administration                                 | \$112,889            | \$112,889   | \$112,889         | \$72,809  |
| 5        | 1411 Audit  |                      |             |                   |           |
| 6        | 1415 Liquidated Damages                             |                      |             |                   |           |
| 7        | 1430 Fees and Costs                                 | \$61,200             | \$105,937   | \$104,737         | \$104,737 |
| 8        | 1440 Site Acquisition                               |                      |             |                   |           |
| 9        | 1450 Site Improvement                               | \$157,600            | \$173,000   | \$157,783         | \$68,530  |
| 10       | 1460 Dwelling Structures                            | \$1,198,311          | \$1,198,311 | \$15,271          | \$15,271  |
| 11       | 1465.1 Dwelling Equipment—Nonexpendable             | \$30,000             | \$30,000    | \$30,000          | \$30,000  |
| 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 Collateralization or Debt Service              |                      |             |                   |           |
| 20       | 1502 Contingency                                    | \$149,000            |             |                   |           |
| 21       | Amount of Annual Grant: (sum of lines 2 – 20)       | \$1,871,887          | \$1,871,887 | \$591,863         | \$449,643 |
| 22       | Amount of line 21 Related to LBP Activities         |                      |             |                   |           |
| 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    |                      |             |                   |           |

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

| PHA Name:<br>Housing Authority of the City of Daytona Beach |   | Grant Type and Number<br>Capital Fund Program Grant No: FL29P00750100<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. Acct<br>No.  | Quantity  | Total Estimated Cost |                              | Total Actual Cost  |                   | Status of<br>Work |
|   |   |   |           | Original             | Revised                      | Funds<br>Obligated | Funds<br>Expended |                   |
| PHA-Wide  | Administration  | 1410  | LS        | \$112,889            | \$112,889                    | \$112,889          | \$72,809          |                   |
| PHA-Wide  | Contingency   | 1502  | LS        | \$149,000            |                              |                    |                   |                   |
| PHA-Wide  | Resident Training   | 1408  | LS        | \$150,000            | \$89,863                     | \$63,936           | \$51,049          |                   |
| PHA-Wide  | A & E Fees  | 1430  | LS        | \$60,000             | \$104,737                    | \$104,737          | \$104,737         |                   |
| PHA-Wide  | Ranges and Refrigerators  | 1465  | LS        | \$30,000             | \$30,000                     | \$30,000           | \$30,000          |                   |
| PHA-Wide  | Sundry and Planning   | 1430  | LS        | \$1,200              | \$1,200                      |                    |                   |                   |
| PHA-Wide  | Resident Home Ownership   | 1408  | LS        | \$12,887             | \$12,887                     | \$12,887           | \$12,887          |                   |
| PHA-Wide  | Operations  | 1406  | LS        |                      | \$149,000                    | \$94,360           | \$94,360          |                   |
| FL 7-1, 7-1A, 7-3   | Remove fence/landscape/sod/sidewalk repair  | 1450  | 302 Units | \$53,000             | \$3,000                      | \$250              | \$250             |                   |
| FL 7-2, 7-4   | Remove fence/landscape/sod/sidewalk repair  | 1450  | 92 Units  | \$25,600             |                              |                    |                   |                   |
| FL 7-5  | Remove fence/landscape/sod/sidewalk repair  | 1450  | 100 Units | \$15,000             |                              |                    |                   |                   |
| FL 7-6, 7-7   | Remove fence/landscape/sod/sidewalk repair  | 1450  | 130 Units | \$38,000             |                              |                    |                   |                   |
|   | Renovate bathrooms, Replace windows,<br>Replace front entrance doorframes, Replace<br>entrance door locks                     |   |           |                      |                              |                    |                   |                   |
|   | Repair porch slab and columns   | 1460  | 130 Units | \$306,000            | \$306,000                    |                    |                   |                   |
| FL 7-8  | Repair closets, Replace ceiling tile, Repair<br>bathroom tile, Renovate kitchen, Repair<br>balcony floors, Repair stair steps | 1460  | 150 Units | \$189,000            | \$189,000                    |                    |                   |                   |



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

| PHA Name:<br>Housing Authority of the City of Daytona Beach |   |            | Grant Type and Number<br>Capital Fund Program Grant No: FL29P00750100<br>Replacement Housing Factor Grant No: |   |         |        | Federal FY of Grant:<br>2000  |  |
|---|---|------------|---|---|---------|--------|---|--|
| 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 |   |  |
| PHA-Wide 1410   | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| PHA-Wide 1430   | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        | Combined 2000 and 2001 Capital Fund to complete expanded scope of work. |  |
| PHA-Wide 1498   | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-1  | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-1A   | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-2  | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-3  | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-4  | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-5  | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-6  | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-7  | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-8  | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-10   | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-11   | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
| FL 7-15   | 03/31/2002                                  | 06/30/2002 |   | 09/30/2003                                  |         |        |   |  |
|   |   |            |   |   |         |        |   |  |
|   |   |            |   |   |         |        |   |  |
|   |   |            |   |   |         |        |   |  |
|   |   |            |   |   |         |        |   |  |
|   |   |            |   |   |         |        |   |  |
|   |   |            |   |   |         |        |   |  |
|   |   |            |   |   |         |        |   |  |

## Annual Statement/Performance and Evaluation Report

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

|  |   |                                     |
|--|---|-------------------------------------|
| <b>PHA Name:</b><br>Housing Authority of the City of Daytona Beach | <b>Grant Type and Number</b><br>Capital Fund Program Grant No: FL29P007708-99<br>Replacement Housing Factor Grant No: | <b>Federal FY of Grant:</b><br>1999 |
|--|---|-------------------------------------|

Original Annual Statement  
  Reserve for Disasters/ Emergencies  
  Revised Annual Statement (revision no: 4)  
 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     | Obligated         | Expended    |
| 1        | Total non-CFP Funds                                 |                      |             |                   |             |
| 2        | 1406 Operations                                     |                      |             |                   |             |
| 3        | 1408 Management Improvements                        | \$185,406            | \$185,406   | \$185,406         | \$185,406   |
| 4        | 1410 Administration                                 | \$114,772            | \$120,244   | \$120,244         | \$120,244   |
| 5        | 1411 Audit  |                      |             |                   |             |
| 6        | 1415 Liquidated Damages                             |                      |             |                   |             |
| 7        | 1430 Fees and Costs                                 | \$143,477            | \$110,659   | \$110,659         | \$110,659   |
| 8        | 1440 Site Acquisition                               |                      |             |                   |             |
| 9        | 1450 Site Improvement                               | \$248,436            | \$83,311    | \$83,311          | \$83,311    |
| 10       | 1460 Dwelling Structures                            | \$1,090,322          | \$1,260,174 | \$1,260,174       | \$1,260,174 |
| 11       | 1465.1 Dwelling Equipment—Nonexpendable             | \$80,000             | \$79,874    | \$79,874          | \$79,874    |
| 12       | 1470 Nondwelling Structures                         |                      |             |                   |             |
| 13       | 1475 Nondwelling Equipment                          | \$16,580             | \$39,325    | \$39,325          | \$39,325    |
| 14       | 1485 Demolition                                     |                      |             |                   |             |
| 15       | 1490 Replacement Reserve                            |                      |             |                   |             |
| 16       | 1492 Moving to Work Demonstration                   |                      |             |                   |             |
| 17       | 1495.1 Relocation Costs                             |                      |             |                   |             |
| 18       | 1499 Development Activities                         |                      |             |                   |             |
| 19       | 1501 Collateralization or Debt Service              |                      |             |                   |             |
| 20       | 1502 Contingency                                    |                      |             |                   |             |
| 21       | Amount of Annual Grant: (sum of lines 2 – 20)       | \$1,878,993          | \$1,878,993 | \$1,878,993       | \$1,878,993 |
| 22       | Amount of line 21 Related to LBP Activities         |                      |             |                   |             |
| 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    |                      |             |                   |             |

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

| PHA Name:  |  | Grant Type and Number   |                                     |   | Federal FY of Grant:  |   |   |  |
|--|--|---|-------------------------------------|---|---|---|---|--|
| Housing Authority of the City of Daytona Beach   |  | Capital Fund Program Grant No: FL29P007708-99<br>Replacement Housing Factor Grant No: |                                     |   | 1999  |   |   |  |
| Development Number<br>Name/HA-Wide<br>Activities | General Description of Major Work<br>Categories  | Dev. Acct<br>No.  | Quantity                            | Total Estimated Cost  |   | Total Actual Cost   |   | Status of<br>Work                                    |
|  |  |   |                                     | Original  | Revised   | Funds<br>Obligated  | Funds<br>Expended   |  |
| FL 7-6, 7-7<br>Palmetto Park                     | Attic insulation<br>AC units   | 1460<br>1460  | 130<br>130                          | \$16,617<br>\$187,722   | \$16,617<br>\$187,722   | \$16,617<br>\$187,722   | \$16,617<br>\$187,722   | 100%<br>100%   |
| FL 7-10<br>Caroline Village                      | Attic insulation<br>AC units   | 1460<br>1460  | 100<br>100                          | \$12,249<br>\$121,701   | \$12,249<br>\$121,701   | \$12,249<br>\$121,701   | \$12,249<br>\$121,701   | 100%<br>100%   |
| FL 7-15<br>Northwood<br>Walnut Oak               | AC units<br>Replace roofing<br>Repair fascia soffit, paint exterior buildings<br>Replace storage room doors<br>Repair ceilings where attic fan was removed<br>Install GFI outlets                    | 1460<br>1460<br>1460<br>1460<br>1460<br>1460  | 77<br>77<br>77<br>77<br>77<br>77    | \$99,629<br>\$134,926<br>\$256,237<br>\$28,760<br>\$10,588<br>\$15,164        | \$99,629<br>\$134,926<br>\$140,068<br>\$28,760<br>\$10,588<br>\$15,164        | \$99,629<br>\$134,926<br>\$140,068<br>\$28,760<br>\$10,588<br>\$15,164        | \$99,629<br>\$134,926<br>\$140,068<br>\$28,760<br>\$10,588<br>\$15,164        | 100%<br>100%<br>100%<br>100%<br>100%<br>100%         |
| FL 7-11<br>Maley                                 | Replace doors and windows<br>Repair roofing<br>Weatherstripping lobby doors<br>Install ceramic tile in elevator lobby,<br>laundry, community room<br>Paint elevator lobby room<br>Repair window seal | 1460<br>1460<br>1460<br>1460<br>1460<br>1460  | 150<br>150<br>24<br>14<br>12<br>150 | \$245,125<br>\$245,125<br>\$6,549<br>\$648<br>\$32,979<br>\$2,860<br>\$40,000 | \$245,125<br>\$245,125<br>\$6,549<br>\$648<br>\$32,979<br>\$2,860<br>\$40,000 | \$245,125<br>\$245,125<br>\$6,549<br>\$648<br>\$32,979<br>\$2,860<br>\$40,000 | \$245,125<br>\$245,125<br>\$6,549<br>\$648<br>\$32,979<br>\$2,860<br>\$40,000 | 100%<br>100%<br>100%<br>100%<br>100%<br>100%<br>100% |

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

| PHA Name:<br>Housing Authority of the City of Daytona Beach |   | Grant Type and Number<br>Capital Fund Program Grant No: FL29P007708-99<br>Replacement Housing Factor Grant No: |          |                      | Federal FY of Grant:<br>1999 |                    |                    |                |
|---|---|--|----------|----------------------|------------------------------|--------------------|--------------------|----------------|
| 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     |                |
| PHA Wide  | Resident training - pest control                    | 1408   |          | \$185,406            | \$185,406                    | \$185,406          | \$185,406          | 100%           |
|   | Clerk-of-Works, Mod Coordinator sundry and planning | 1410   |          | \$114,772            | \$120,244                    | \$120,244          | \$120,244          | 100%           |
|   | A & E fees  | 1430   |          | \$143,477            | \$110,659                    | \$110,659          | \$110,659          | 100%           |
|   | Purchase vehicles                                   | 1475   |          | \$16,580             | \$16,580                     | \$16,580           | \$16,580           | 100%           |
|   | Purchase appliances                                 | 1465.1   |          | \$80,000             | \$79,874                     | \$79,874           | \$79,874           | 100%           |
|   | Unit painting                                       | 1460   |          |                      | \$13,247                     | \$13,247           | \$13,247           | 100%           |
| FL 7-6, 7-7, 7-10, 7-15                                     | Remove fence  | 1450   | 307      | \$190,000            | \$70,241                     | \$70,241           | \$70,241           | 100%           |
|   | Remove trees and shrubs                             | 1450   | 307      | \$94,537             | \$13,070                     | \$13,070           | \$13,070           | 100%           |
| FL 7-8 Windor   | Install hurricane shutters                          | 1460   | 300      | \$21,178             |                              |                    |                    |                |
|   | Replace windows and doors                           | 1460   | 150      | \$53,763             | \$66,023                     | \$66,023           | \$66,023           | 100%           |
|   | Roofing community space                             | 1460   | 1        |                      | \$41,280                     | \$41,280           | \$41,280           | 100%           |
|   | Repair and paint elevator lobby and laundry room    | 1460   | 18       |                      | \$13,550                     | \$13,550           | \$13,550           | 100%           |
|   | Replace storage and mechanical room doors           | 1460   | 26       |                      | \$16,572                     | \$16,572           | \$16,572           | 100%           |
|   | Clean terrazzo floors in laundry room               | 1460   | 6        |                      | \$5,660                      | \$5,660            | \$5,660            | 100%           |
|   | Install ceramic tile in elevator lobby              | 1460   | 12       |                      | \$14,580                     | \$14,580           | \$14,580           | 100%           |
| FL 7-15 MLK   | Roofing community building                          | 1460   | 1        | 0                    | \$25,777                     | \$25,777           | \$25,777           | 100%           |
|   | Repair HVAC   | 1460   | 1        | 0                    | \$7,900                      | \$7,900            | \$7,900            | 100%           |
|   | Office and maintenance equipment                    | 1475   |          | 0                    | \$22,745                     | \$22,745           | \$22,745           | 100%           |
| <b>Total</b>  |   |  |          | <b>\$1,878,993</b>   | <b>\$1,878,993</b>           | <b>\$1,878,993</b> | <b>\$1,878,993</b> |                |

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

| PHA Name:<br>Housing Authority of the City of Daytona Beach |   | Grant Type and Number<br>Capital Fund Program Grant No: FL29P007708-99<br>Replacement Housing Factor Grant No: |        |   |            | Federal FY of Grant:<br>1999 |   |
|---|---|--|--------|---|------------|------------------------------|---|
| 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                       |   |
| PHA Wide 1408   | 06/30/2001                                  |  |        | 09/30/2002                                  | 09/30/2002 |                              |   |
| PHA Wide 1410   | 06/30/2001                                  |  |        | 06/30/2001                                  | 09/30/2002 |                              | Error made on original submittal: expended date was not intended to be same date as obligated date of |
| PHA Wide 1430   | 06/30/2001                                  |  |        | 06/30/2001                                  | 09/30/2002 |                              | 06/30/2001.   |
| FL 7-6  | 06/30/2001                                  |  |        | 06/30/2001                                  | 09/30/2002 |                              |   |
| FL 7-7  | 06/30/2001                                  |  |        | 06/30/2001                                  | 09/30/2002 |                              |   |
| FL 7-8  | 06/30/2001                                  |  |        | 06/30/2001                                  | 09/30/2002 |                              |   |
| FL 7-10   | 06/30/2001                                  |  |        | 06/30/2001                                  | 09/30/2002 |                              |   |
| FL 7-11   | 06/30/2001                                  |  |        | 06/30/2001                                  | 09/30/2002 |                              |   |
| FL 7-15   | 06/30/2001                                  |  |        | 06/30/2001                                  | 09/30/2002 |                              |   |
|   |   |  |        |   |            |                              |   |
|   |   |  |        |   |            |                              |   |
|   |   |  |        |   |            |                              |   |
|   |   |  |        |   |            |                              |   |
|   |   |  |        |   |            |                              |   |

## Annual Statement/Performance and Evaluation Report

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

|  |  |                                     |
|--|--|-------------------------------------|
| <b>PHA Name:</b><br>Housing Authority of the City of Daytona Beach | <b>Grant Type and Number</b><br>Capital Fund Program Grant No: FL29P00750102<br>Replacement Housing Factor Grant No: | <b>Federal FY of Grant:</b><br>2002 |
|--|--|-------------------------------------|

Original Annual Statement  
  Reserve for Disasters/ Emergencies  
  Revised Annual Statement (revision no:      )  
 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 | Obligated         | Expended |
| 1        | Total non-CFP Funds                                 |                      |         |                   |          |
| 2        | 1406 Operations                                     |                      |         |                   |          |
| 3        | 1408 Management Improvements                        |                      |         |                   |          |
| 4        | 1410 Administration                                 | \$140,000            |         |                   |          |
| 5        | 1411 Audit  |                      |         |                   |          |
| 6        | 1415 Liquidated Damages                             |                      |         |                   |          |
| 7        | 1430 Fees and Costs                                 | \$80,000             |         |                   |          |
| 8        | 1440 Site Acquisition                               |                      |         |                   |          |
| 9        | 1450 Site Improvement                               | \$60,000             |         |                   |          |
| 10       | 1460 Dwelling Structures                            | \$1,395,949          |         |                   |          |
| 11       | 1465.1 Dwelling Equipment—Nonexpendable             | \$85,000             |         |                   |          |
| 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 Collateralization or Debt Service              |                      |         |                   |          |
| 20       | 1502 Contingency                                    | \$149,000            |         |                   |          |
| 21       | Amount of Annual Grant: (sum of lines 2 – 20)       | \$1,909,949          |         |                   |          |
| 22       | Amount of line 21 Related to LBP Activities         |                      |         |                   |          |
| 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    |                      |         |                   |          |

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

| PHA Name:<br>Housing Authority of the City of Daytona Beach |  | Grant Type and Number<br>Capital Fund Program Grant No: FL29P00750102<br>Replacement Housing Factor Grant No: |           |                      | Federal FY of Grant:<br>2002 |                   |                |                |
|---|--|---|-----------|----------------------|------------------------------|-------------------|----------------|----------------|
| 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 |                |
| PHA Wide  | Clerk-of-Works / Mod. Coordinator            | 1410  |           | \$140,000            |                              |                   |                |                |
| PHA Wide  | Fees and Cost                                | 1430  |           | \$80,000             |                              |                   |                |                |
| PHA Wide  | Ranges and Refrigerators                     | 1465.1  |           | \$85,000             |                              |                   |                |                |
| PHA Wide  | Contingency                                  | 1502  |           | \$149,000            |                              |                   |                |                |
| FL 7-8 Windso Apartmentsr                                   | Replace / repair trash chute                 | 1460  | 1 Each    | \$55,000             |                              |                   |                |                |
|   | Reseal panels adj. Windows                   | 1460  | 150 Units | \$150,000            |                              |                   |                |                |
|   | Install ladder to penthouse roof             | 1460  | 1 Each    | \$3,000              |                              |                   |                |                |
|   | Install zone valves at water risers          | 1460  | 10 Each   | \$14,000             |                              |                   |                |                |
|   | Replace windows at elevator lobbies          | 1460  | 22 Each   | \$7,000              |                              |                   |                |                |
|   | Install window blinds                        | 1460  | 150 Units | \$45,000             |                              |                   |                |                |
|   | Clean windows ext. side                      | 1460  | 150 Units | \$37,000             |                              |                   |                |                |
|   | Point up and paint balcony floors            | 1460  | 13 Each   | \$52,000             |                              |                   |                |                |
| FL 7-11 Maley Apartments                                    | Reseal panels adj. to windows                | 1460  | 150 Units | \$150,000            |                              |                   |                |                |
|   | Replace kitchen cabinets                     | 1460  | 150 Units | \$140,000            |                              |                   |                |                |
|   | Replace water heaters                        | 1460  | 75 Each   | \$38,000             |                              |                   |                |                |
|   | Install ladder to penthouse roof             | 1460  | 1 Each    | \$3,000              |                              |                   |                |                |
|   | Replace balcony rails                        | 1460  | 12 Floors | \$130,000            |                              |                   |                |                |
|   | Point up and paint balcony floors            | 1460  | 13 Each   | \$65,000             |                              |                   |                |                |
|   | Install window blinds                        | 1460  | 150 Units | \$45,000             |                              |                   |                |                |
|   | Clean windows ext. side                      | 1460  | 150 Units | \$37,000             |                              |                   |                |                |
|   | Replace door to trash room                   | 1460  | 1 Each    | \$1,200              |                              |                   |                |                |
|   | Replace / replace trash chute                | 1460  | 1 Each    | \$55,000             |                              |                   |                |                |





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

| PHA Name<br>Housing Authority of the City of Daytona Beach |                      |  |  | <input checked="" type="checkbox"/> <b>Original 5-Year Plan</b> | <b>Federal FY of Grant:</b>                                  |
|--|----------------------|--|--|---|--|
|  |                      |  |  | <input type="checkbox"/> <b>Revision No:</b>                    | 2002   |
| 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 |
|  | See Annual Statement |  |  |   |  |
| PHA Wide 1410  |                      | \$145,000  | \$140,000  | \$160,000   | \$160,000  |
| PHA Wide 1430  |                      | \$130,000  | \$145,000  | \$360,000   | \$305,000  |
| PHA Wide 1465.1  |                      | \$92,000   | \$230,000  | \$66,000  | \$158,000  |
| PHA Wide 1470  |                      |  |  | \$400,000   | \$500,000  |
| PHA Wide 1475  |                      |  |  | \$200,000   |  |
| PHA Wide 1502  |                      | \$149,000  | \$149,000  | \$150,000   | \$150,000  |
|  |                      |  |  |   |  |
| 7-1  |                      |  |  | \$2,737,466   |  |
| 7-1A   |                      |  |  | \$1,482,000   |  |
| 7-2, 7-4   |                      | \$1,422,600  |  |   |  |
| 7-3  |                      |  |  |   | \$1,601,000  |
| 7-5  |                      |  |  |   | \$2,278,000  |
| 7-6, 7-7   |                      |  | \$1,701,000  |   |  |
| 7-8  |                      | \$796,000  |  |   |  |
| 7-10   |                      |  | \$1,126,000  |   |  |
| 7-11   |                      | \$780,000  |  |   |  |
| 7-15   |                      | \$600,500  |  |   |  |
|  |                      |  |  |   |  |
| <b>TOTAL CFP FUNDS</b>                                     |                      | <b>\$4,115,100</b>   | <b>\$3,491,000</b>   | <b>\$5,555,466</b>  | <b>\$5,152,000</b>   |



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

| Activities for Year 1 | Activities for Year : 2003<br>FFY Grant: 2003<br>PHA FY: |                                     |                    | Activities for Year: 2004<br>FFY Grant: 2004<br>PHA FY: |   |                    |
|-----------------------|--|-------------------------------------|--------------------|---|---|--------------------|
|                       | Development Name/Number                                  | Major Work Categories               | Estimated Cost     | Development Name/Number                                 | Major Work Categories                             | Estimated Cost     |
| See                   | Northwood/Walnut Oak FL 7-15                             |                                     |                    | Caroline Village FL 7-10                                |   |                    |
| Annual Statement      |  | Enclose closets                     | \$116,000          |   | Resilient floor tile                              | \$240,000          |
|                       |  | New window blinds                   | \$38,000           |   | Light fixtures, telephone/TV cable and devices    | \$110,000          |
|                       |  | Resilient floor tile                | \$177,000          |   | Washer water supply box                           | \$11,000           |
|                       |  | Water closet/lavatory               | \$31,000           |   | Clean exterior bldg., brick                       | \$30,000           |
|                       |  | Paint interior                      | \$154,000          |   | Repair and paint interior                         | \$60,000           |
|                       |  | TV/Telephone cables                 | \$46,000           |   | Interior water piping                             | \$230,000          |
|                       |  | Replace clothesline poles and lines | \$38,500           |   | Interior gas piping                               | \$60,000           |
|                       | Windsor Apartment FL 7-8                                 |                                     |                    |   | Exterior light fixtures                           | \$20,000           |
|                       |  | Replace bldg. expansion joint       | \$15,000           |   | Install window blinds                             | \$50,000           |
|                       |  | Repair sidewalks                    | \$10,000           |   | Exterior water distribution                       | \$190,000          |
|                       |  | Interior bldg. sprinkler system     | \$550,000          |   | ADA requirements                                  | \$75,000           |
|                       |  | Clean unit floors                   | \$75,000           | PHA Wide  |   |                    |
|                       |  | Landscaping/sod                     | \$21,000           |   | Ranges and refrigerators                          | \$230,000          |
|                       |  | Replace balcony rails               | \$125,000          |   | Administration/Clerk of the Works/Mod Coordinator | \$140,000          |
|                       | FL 7-11  |                                     |                    |   | Fees and costs / A & E fees                       | \$145,000          |
|                       |  | Interior bldg. sprinkler system     | \$550,000          |   | Contingencies                                     | \$149,000          |
|                       |  | Replace kitchen cabinets            | \$135,000          |   | Replace clothes line poles and lines              | \$50,000           |
|                       |  | Clean windows                       | \$15,000           |   |   |                    |
|                       |  | Landscape/sod                       | \$20,000           |   |   |                    |
|                       |  | Renovate bathrooms                  | \$60,000           |   |   |                    |
|                       |  | <b>Subtotal of Estimated Cost</b>   | <b>\$2,176,500</b> |   | <b>Subtotal of Estimated Cost</b>                 | <b>\$1,790,000</b> |

## Capital Fund Program Five-Year Action Plan

### Part II: Supporting Pages—Work Activities

| Activities for Year 1 | Activities for Year : 2005<br>FFY Grant: 2005<br>PHA FY: |  |                | Activities for Year: 2006<br>FFY Grant: 2006<br>PHA FY: |   |                |
|-----------------------|--|--|----------------|---|---|----------------|
|                       | Development Name/Number                                  | Major Work Categories  | Estimated Cost | Development Name/Number                                 | Major Work Categories   | Estimated Cost |
| See                   | Bethune Village<br>FL 7-1                                |  |                | Martin Luther King<br>Apartments FL 7-5                 |   |                |
| Annual                |  | Install resilient floor tile   | \$244,000      |   | Resilient floor tile  | \$240,000      |
| Statement             |  | Kitchen cabinets, sink, range hoods                                    | \$234,000      |   | Kitchen cabinets, sink, range hoods                                     | \$230,000      |
|                       |  | Water closet, lavatory, tubs   | \$153,000      |   | Water closet, lavatory, tubs  | \$150,000      |
|                       |  | Electrical wiring panels, devices, TV/telephone cables, light fixtures | \$204,000      |   | Electrical wiring panels, devices, TV/telephones cables, light fixtures | \$198,000      |
|                       |  | Central heat and AC system   | \$519,000      |   | Heat and AC units   | \$560,000      |
|                       |  | Interior water piping  | \$204,000      |   | Paint interior  | \$200,000      |
|                       |  | Interior gas piping  | \$30,600       |   | Paint exterior building   | \$60,000       |
|                       |  | Entrance doors   | \$102,000      |   | Interior water piping   | \$150,000      |
|                       |  | Roofing, fascia, and soffit  | \$450,000      |   | Interior gas piping   | \$30,000       |
|                       |  | Repair and paint interior  | \$334,000      |   | Repair fascia and soffit  | \$20,000       |
|                       |  | Repair/replace interior doors  | \$83,000       |   | Install window blinds   | \$20,000       |
|                       |  | Paint building exterior  | \$99,866       |   | Landscape and sod   | \$40,000       |
|                       |  | Window blinds  | \$80,000       |   | Repair sidewalks  | \$30,000       |
|                       |  | Office structure   | \$400,000      |   | Termite treatment/repairs   | \$160,000      |
|                       |  | Upgrade computers  | \$200,000      |   | Exterior water distribution   | \$190,000      |
|                       |  |  |                |   | Office structure  | \$500,000      |
|                       |  |  |                |   | Contingencies   | \$150,000      |
|                       |  |  |                |   |   |                |
|                       |  |  |                |   |   |                |
|                       |  |  |                |   |   |                |
|                       |  | <b>Subtotal of Estimated Cost</b>                                      | \$3,337,466    |   | <b>Subtotal of Estimated Cost</b>                                       | \$2,928,000    |

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

| Activities for Year 1 | Activities for Year : 2005<br>FFY Grant: 2005<br>PHA FY: |  |                | Activities for Year: 2006<br>FFY Grant: 2006<br>PHA FY: |   |                |
|-----------------------|--|--|----------------|---|---|----------------|
|                       | Development Name/Number                                  | Major Work Categories  | Estimated Cost | Development Name/Number                                 | Major Work Categories   | Estimated Cost |
| See                   | Bethune Village<br>FL 7-1A                               |  |                | Bethune Village<br>FL 7-3                               |   |                |
| Annual Statement      |  | Install resilient floor tile   | \$159,000      |   | Resilient floor tile  | \$163,000      |
|                       |  | Kitchen cabinets, sink, range hoods                                    | \$152,000      |   | Kitchen cabinets, sink, range hoods                                     | \$157,000      |
|                       |  | Water closet, lavatory, tubs   | \$99,000       |   | Water closet, lavatory, tubs  | \$102,000      |
|                       |  | Electrical wiring panels, devices, TV/telephone cables, light fixtures | \$126,000      |   | Electrical wiring panels, devices, TV/telephones cables, light fixtures | \$135,000      |
|                       |  | Central heat and AC system   | \$330,000      |   | Central heat and AC units   | \$347,000      |
|                       |  | Interior water piping  | \$132,000      |   | Interior water piping   | \$159,000      |
|                       |  | Interior gas piping  | \$17,000       |   | Interior gas piping   | \$18,000       |
|                       |  | Entrance doors   | \$66,000       |   | Entrance doors  | \$68,000       |
|                       |  | Roofing, fascia, and soffit  | \$178,000      |   | Roofing, fascia, and soffit   | \$183,000      |
|                       |  | Attic insulation   | \$28,000       |   | Attic insulation  | \$29,000       |
|                       |  | Paint interior   | \$39,000       |   | Paint interior  | \$41,000       |
|                       |  | Paint exterior building  | \$40,000       |   | Paint exterior building   | \$70,000       |
|                       |  | Repair interior doors  | \$30,000       |   | Paint interior doors  | \$39,000       |
|                       |  | Repair sidewalks   | \$28,000       |   | Repair sidewalks  | \$29,000       |
|                       |  | Landscape and sod  | \$25,000       |   | Landscape and sod   | \$26,000       |
|                       |  | Install window blinds  | \$33,000       |   | Install window blinds   | \$35,000       |
|                       | PHA Wide   |  |                | PHA Wide  |   |                |
|                       |  | Ranges and refrigerators   | \$66,000       |   | Ranges and refrigerators  | \$158,000      |
|                       |  | Administration/Clerk of the Works/Mod Coordinator                      | \$160,000      |   | Administration/Clerk of the Works/Mod Coordinator                       | \$160,000      |
|                       |  | Fees and costs/A & E fees  | \$360,000      |   | Fees and costs/A & E fees   | \$305,000      |
|                       |  | Contingencies  | \$150,000      |   |   |                |
|                       | 2005 Ends  | <b>Subtotal of Estimated Cost</b>                                      | \$2,218,000    | 2006 Ends   | <b>Subtotal of Estimated Cost</b>                                       | \$2,224,000    |

## Annual Statement/Performance and Evaluation Report

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

|  |  |                                     |
|--|--|-------------------------------------|
| <b>PHA Name:</b><br>Housing Authority of the City of Daytona Beach | <b>Grant Type and Number</b><br>Capital Fund Program Grant No: FL29P00750101<br>Replacement Housing Factor Grant No: | <b>Federal FY of Grant:</b><br>2001 |
|--|--|-------------------------------------|

Original Annual Statement  
  Reserve for Disasters/ Emergencies  
  Revised Annual Statement (revision no:    )  
  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 | Obligated         | Expended |
| 1        | Total non-CFP Funds                                 |                      |         |                   |          |
| 2        | 1406 Operations                                     |                      |         |                   |          |
| 3        | 1408 Management Improvements                        | \$150,000            |         |                   |          |
| 4        | 1410 Administration                                 | \$130,000            |         |                   |          |
| 5        | 1411 Audit  |                      |         |                   |          |
| 6        | 1415 Liquidated Damages                             |                      |         |                   |          |
| 7        | 1430 Fees and Costs                                 | \$105,000            |         |                   |          |
| 8        | 1440 Site Acquisition                               |                      |         |                   |          |
| 9        | 1450 Site Improvement                               | \$95,000             |         |                   |          |
| 10       | 1460 Dwelling Structures                            | \$788,887            |         |                   |          |
| 11       | 1465.1 Dwelling Equipment—Nonexpendable             | \$80,000             |         |                   |          |
| 12       | 1470 Nondwelling Structures                         | \$412,062            |         |                   |          |
| 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 Collateralization or Debt Service              |                      |         |                   |          |
| 20       | 1502 Contingency                                    | \$149,000            |         |                   |          |
| 21       | Amount of Annual Grant: (sum of lines 2 – 20)       | \$1,909,949          |         |                   |          |
| 22       | Amount of line 21 Related to LBP Activities         |                      |         |                   |          |
| 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    |                      |         |                   |          |

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

| PHA Name:<br>Housing Authority of the City of Daytona Beach |   | Grant Type and Number<br>Capital Fund Program Grant No: FL29P00750101<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. Acct No.   | Quantity  | Total Estimated Cost |                              | Total Actual Cost  |                   | Status of<br>Work |
|   |   |   |           | Original             | Revised                      | Funds<br>Obligated | Funds<br>Expended |                   |
| PHA-Wide  | Resident Training / Childcare Program   | 1408  |           | \$150,000            |                              |                    |                   |                   |
| PHA-Wide  | Clerk-of-the-Works / Mod. Coord.  | 1410  |           | \$130,000            |                              |                    |                   |                   |
| PHA-Wide  | Fees and Costs  | 1430  |           | \$105,000            |                              |                    |                   |                   |
| PHA-Wide  | Appliances  | 1465  |           | \$80,000             |                              |                    |                   |                   |
| PHA-Wide  | Office Structure  | 1470  |           | \$412,062            |                              |                    |                   |                   |
| PHA-Wide  | Contingency   | 1502  |           | \$149,000            |                              |                    |                   |                   |
| FL 7-1, 7-1A, 7-3<br>Bethune Village                        | Sidewalks and Tree Removal  | 1450  | 301 Units | \$30,000             |                              |                    |                   |                   |
| FL 7-2, 7-4<br>Halifax Park                                 | Sidewalks and Tree Removal  | 1450  | 92 Units  | \$35,000             |                              |                    |                   |                   |
| FL 7-6, 7-7<br>Palmetto Park                                | Enclose Closets   | 1460  | 130 Units | \$195,000            |                              |                    |                   |                   |
| FL 7-8<br>Windsor<br>Apartments                             | Replace Room Partitions / Ceiling Tile /<br>Trash Chute / Re-seal Panels Adjacent to<br>Windows | 1460  | 150 Units | \$328,887            |                              |                    |                   |                   |
| FL 7-10<br>Caroline Village                                 | Sidewalks and Tree Removal  | 1450  | 100 Units | \$30,000             |                              |                    |                   |                   |
| FL 7-11<br>Maley Apartments                                 | Replace Trash Chutes  | 1460  | 1 Unit    | \$45,000             |                              |                    |                   |                   |
| FL 7-15<br>Northwood and<br>Walnut Oak                      | Replace Windows and Rear Entrance<br>Doors / Frames   | 1460  | 77 Units  | \$220,000            |                              |                    |                   |                   |
| <b>Total</b>  |   |   |           | <b>\$1,909,949</b>   |                              |                    |                   |                   |

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

| <b>PHA Name:</b><br>Housing Authority of the City of Daytona Beach |   |         | <b>Grant Type and Number</b><br>Capital Fund Program Grant No: FL29P00750101<br>Replacement Housing Factor Grant No: |   |         | <b>Federal FY of Grant:</b><br>2001 |                                  |
|--|---|---------|--|---|---------|-------------------------------------|----------------------------------|
| 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                              |                                  |
| PHA-Wide   | 12/31/2002                                  |         |  | 06/30/2004                                  |         |                                     |                                  |
| FL 7-1, 7-1A, 7-3<br>Bethune Village                               | 12/31/2002                                  |         |  | 06/30/2004                                  |         |                                     |                                  |
| FL 7-2, 7-4<br>Halifax Park  | 12/31/2002                                  |         |  | 06/30/2004                                  |         |                                     |                                  |
| FL 7-6, 7-7<br>Palmetto Park                                       | 12/31/2002                                  |         |  | 06/30/2004                                  |         |                                     |                                  |
| FL 7-8<br>Windsor Apartments                                       | 12/31/2002                                  |         |  | 06/30/2004                                  |         |                                     |                                  |
| FL 7-10<br>Caroline Village  | 12/31/2002                                  |         |  | 06/30/2004                                  |         |                                     |                                  |
| FL 7-11<br>Maley Apartments  | 12/31/2002                                  |         |  | 06/30/2004                                  |         |                                     |                                  |
| FL 7-15<br>Northwood Walnut Oaks                                   | 12/31/2002                                  |         |  | 06/30/2004                                  |         |                                     |                                  |
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