

U.S.DepartmentofHousingandUrbanDevelopment
OfficeofPublicandIndianHousing

SmallPHAPlanUpdate
AnnualPlanforFiscalYear:

**NOTE:THISPHAPLANSTEMPLATE(HUD50075)ISTOBECOMPLETEDIN
ACCORDANCEWITHINSTRUCTIONSLOCATEDINAPPLICABLEPIHNOTICES**

**PHAPlan
AgencyIdentification**

PHAName: VENICEHOUSINGAUTHORITY

PHANumber: FL064

PHAFiscalYearBeginning:(04/01/2002

PHAPlanContactInformation:

Name:JOHNCASTELLANETE-----EXECUTIVEDIRECTOR
Phone:941-488-3526
TDD:
Email(ifavailable):terrace@gte.net

Public Access to Information

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

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

Display Locations For PHA Plans and Supporting Documents

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

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

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

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

PHA Programs Administered :

Public Housing and Section 8 Section 8 Only X Public Housing Only

Annual PHA Plan Fiscal Year 2002 [24CFR Part 903.7]

i. Table of Contents

Provide a table of contents for the Plan, including attachments, and a list of supporting documents available for public inspection. For Attachments, indicate which attachments are provided by selecting all that apply. Provide the attachment's name (A, B, etc.) in the space to the left of the name of the attachment. If the attachment is provided as a **SEPARATE** file submission from the PHA Plans file, provide the filename in parentheses in the space to the right of the title.

Contents
Annual Plan

Page#

- i. ExecutiveSummary(optional)-----X
- ii. AnnualPlanInformation-----X
- iii. TableofContents-----X
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 - 2. CapitalImprovementNeeds-----X
 - 3. DemolitionandDisposition
 - 4. Homeownership:VoucherHomeownershipProgram
 - 5. CrimeandSafety:PHDEPPlan
 - 6. OtherInformation:
 - A ResidentAdvisoryBoardConsultationProcess-----X
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Attachments

- X AttachmentA:SupportingDocumentsAvailableforReview
- X Attachment__:CapitalFundProgramAnnualStatement
- X Attachment__:CapitalFundProgram5YearActionPlan
- Attachment__:CapitalFundProgramReplacementHousing
FactorAnnualStatement
- Attachment__:PublicHousingDrugEliminationProgram
(PHDEP)Plan
- X Attachment__:ResidentMembershiponPHABoardorGoverningBody
- X Attachment__:MembershipofResidentAdvisoryBoardorBoards
- Attachment__:CommentsofResidentAdvisoryBoardorBoards
&ExplanationofPHAResponse(mustbeattachedifnotincluded
inPHAPlantext)
- Other(Listbelow,providingeachattachmentname)

ii.ExecutiveSummary -

[24CFRPart903.79(r)]

AtPHAoption,provideabriefoverviewoftheinformationintheAnnualPlan
ToassistSarasotacountyinmeetingitshousingneeds,theVeniceHousingAuthorityhas
includedthefollowinginitiatives&policiesintheannualplan.

- 1.--Maximizethenumberofaffordableunitsavailabletothephawithinitscurrent
resourcesby:
 - A--Employeeffectivemaintenanceandmanagementpolicies to minimize the number of
unitsoffline.
 - B--Reduceturnovertimeforvacatedpublicunits.
 - C--Reducetimetorenovatepublichousingunits.
 - D--Undertakemeasures to ensure access to affordable housing among families assisted by
thePHA regardless of units size required.
 - E--Particapeinconsolidatedplandevelopmentprocesstoensurecoordinationwith
broadercommunitystratigies
- 2.Assistfamiliesatorbelow30%to50%ofthemedianincomeby:
 - A--Adoptrentpolicies to support and encourage work.

3. Assist families with disabilities by:

A--Carrying out modifications needed in public housing based upon the 504 section needs.

B--Assessment for public housing.

C--Affirmatively market to local non-profit agencies that assist families with disabilities.

4. Factors influencing the housing authority's selection of the strategies are:

A--Funding constraints

B--Staffing constraints

C--Evidence of having needs as demonstrated in the consolidated plan and other information available to the housing authority.

D--Results of consultation with local government.

E--Results of consultation with residents and the residents advisory board.

The Housing Authority policy governing eligibility, selection and admission comply's with the quality housing & work responsibility act of 1998 and will specifically accomplish the following goals:

A--Intensified screening and residents selection criteria to reduce crime and to promote self-sufficiency among the public housing residents.

B--Promote choice of rental payment to encourage higher income residents.

Management activities during the fiscal year are:

A--Continued Capital Improvement Project.

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

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

2. Capital Improvement Needs

[24 CFR Part 903.79(g)]

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

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

B. What is the amount of the PHA's estimated or actual (if known) Capital Fund Program grant for the upcoming year? \$94,342.00 _____

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

component.

D. Capital Fund Program Grant Submissions

(1) Capital Fund Program 5-Year Action Plan

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

(2) Capital Fund Program Annual Statement

The Capital Fund Program Annual Statement is provided as Attachment ---yes

3. Demolition and Disposition

[24CFR Part 903.79(h)]

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

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

2. Activity Description

Demolition/Disposition Activity Description (Not including Activities Associated with HOPE VI or Conversion Activities)
1 a. Development name: 1 b. Development (project) number:
2. Activity type: Demolition Disposition
3. Application status (select one) Approved Submitted, pending approval Planned application
4. Date application approved, submitted, or planned for submission: (DD/MM/YY)
5. Number of units affected: 6. Coverage of action (select one) Part of the development Total development
7. Relocation resources (select all that apply) Section 8 for units Public housing for units Preference for admission to other public housing or section 8 Other housing for units (describe below)
8. Timeline for activity: a. Actual or projected start date of activity: b. Actual or projected start date of relocation activities: c. Projected end date of activity:

4. Voucher Homeownership Program

[24CFR Part 903.79(k)]

A. YesxNo: 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 24CFR part 982? (If „No“, skip to next component; if „yes“, describe each program using the table below (copy and complete questions for each program identified.)

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

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

Establishing a minimum homeowner down payment requirement of at least 3 percent and requiring that at least 1 percent of the down payment comes from the family's resources

Requiring that financing for purchase of a home under its section 8 homeownership will be provided, insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards

Demonstrating that it has or will acquire other relevant experience (list PHA experience, or any other organization to be involved and its experience, below):

5. Safety and Crime Prevention: PHDEP Plan

[24CFR Part 903.7(m)]

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

A YesxNo: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?

B. What is the amount of the PHA's estimated or actual (if known) PHDEP grant for the upcoming year? \$ _____

C. YesxNo Does the PHA plan to participate in the PHDEP in the upcoming year? If yes, answer question D. If no, skip to next component.

D. YesNo: The PHDEP Plan is attached at Attachment _____

6. Other Information

[24CFR Part 903.79(r)]

A Resident Advisory Board (RAB) Recommendations and PHA Response

1. Yes x No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?

2. If yes, the comments are Attached at Attachment (Filename)

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

The PHA changed portions of the PHA Plan in response to comments
A list of these changes is included

Yes No: below or

Yes No: at the end of the RAB Comments in Attachment ____.

Considered comments, but determined that no changes to the PHA Plan were necessary. An explanation of the PHA's consideration is included at the end of the RAB Comments in Attachment ____.

Other: (list below)

B. Statement of Consistency with the Consolidated Plan

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

1. Consolidated Plan jurisdiction: (SARASOTA COUNTY FLORIDA)

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)

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

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

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

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

Other: (list below)

3 PHA Requests for support from the Consolidated Plan Agency

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

4. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)
 To help the PHA make available housing in the community for all those in need, based on their needs.

C. Criteria for Substantial Deviation and Significant Amendments

1. Amendment and Deviation Definitions

24 CFR Part 903.7(r)

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

A. Substantial Deviation from the 5-year Plan:

none

B. Significant Amendment or Modification to the Annual Plan:

none

Attachment A

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
x	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
	State/Local Government Certification of Consistency with the Consolidated Plan (not required for this update)	5 Year and Annual Plans
x	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdiction to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.	5 Year and Annual Plans
x	Housing Needs Statement of the Consolidated Plan for the jurisdiction/ in which the PHA is located and any additional	Annual Plan: Housing Needs

	backupdatatosupportstatementofhousingneedsinthe jurisdiction	
x	Mostrecentboard-approvedoperatingbudgetforthe public housingprogram	AnnualPlan:Financial Resources
x	PublicHousingAdmissionsand(Continued)OccupancyPolicy (A&O/ACOP),whichincludestheTenantSelectionand AssignmentPlan[TSAP]	AnnualPlan: Eligibility,Selection, andAdmissions Policies
	Any policygoverningoccupancyofPoliceOfficersinPublic Housing checkhereifincludedinthe publichousingA&O Policy	AnnualPlan: Eligibility,Selection, andAdmissions Policies
	Section8AdministrativePlan	AnnualPlan: Eligibility,Selection, andAdmissions Policies
x	Publichousingrentdeterminationpolicies,includingthethod forsettingpublichousingflatrents checkhereifincludedinthe publichousingA&OPolicy	AnnualPlan:Rent Determination
x	Scheduleofflatrentsofferedateachpublichousingdevelopment checkhereifincludedinthe publichousingA&OPolicy	AnnualPlan:Rent Determination
	Section8rentdetermination(paymentstandard)policies check hereifincludedinSection8AdministrativePlan	AnnualPlan:Rent Determination
x	Publichousingmanagementandmaintenancepolicydocuments, includingpoliciesforthe preventionoreradicationofpest infestation(includingcockroachinfestation)	AnnualPlan: Operationsand Maintenance
x	ResultsoflatestbindingPublicHousingAssessmentSystem (PHAS)Assessment	AnnualPlan: Managementand Operations
x	Follow-upPlantoResultsofthePHASResidentSatisfaction Survey(ifnecessary)	AnnualPlan: Operationsand Maintenanceand CommunityService& Self-Sufficiency
	ResultsoflatestSection8ManagementAssessmentSystem (SEMAP)	AnnualPlan: Managementand Operations
	AnyrequiredpoliciesgoverninganySection8specialhousing types checkhereifincludedinSection8AdministrativePlan	AnnualPlan: Operationsand Maintenance
x	Publichousinggrievanceprocedures checkhereifincludedin thepublichousingA&OPolicy	AnnualPlan:Grievance Procedures
	Section8informalreviewandhearingprocedures checkhereif includedinSection8AdministrativePlan	AnnualPlan: GrievanceProcedures
x	TheHUD-approvedCapitalFund/ComprehensiveGrantProgram AnnualStatement(HUD52837)foranyactivegrantyear	AnnualPlan:Capital Needs
x	MostrecentCIAPBudget/ProgressReport(HUD52825)forany activeCIAPgrants	AnnualPlan:Capital Needs
	ApprovedHOPEVIapplicationsor,ifmorerecent,approvedor submittedHOPEVIREvitalizationPlans,oranyotherapproved proposalfordevelopmentofpublichousing	AnnualPlan:Capital Needs

x	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing §§504 of the Rehabilitation Act and the Americans with Disabilities Act. See, PIH99-52(HA).	Annual Plan: Capital Needs
	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
x	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
x	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937	Annual Plan: Conversion of Public Housing
	Approved or submitted public housing home ownership programs/plans	Annual Plan: Homeownership
	Policies governing any Section 8 Homeownership program (section _____ of the Section 8 Administrative Plan)	Annual Plan: Homeownership
	Cooperation agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies	Annual Plan: Community Service & Self-Sufficiency
x	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
x	Section 3 documentation required by 24 CFR Part 135, Subpart E	Annual Plan: Community Service & Self-Sufficiency
	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
	The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report	Annual Plan: Safety and Crime Prevention
	PHDEP-related documentation: · Baseline law enforcement services for public housing developments assisted under the PHDEP plan; · Consortium agreement/s between the PHAs participating in the consortium and a copy of the payment agreement between the consortium and HUD (applicable only to PHAs participating in a consortium as specified under 24 CFR 761.15); · Partnership agreements (indicating specific leveraged support) with agencies/organizations providing funding, services or other in-kind resources for PHDEP-funded activities; · Coordination with other law enforcement efforts; · Written agreement(s) with local law enforcement agencies (receiving any PHDEP funds); and · All crime statistics and other relevant data (including Part I and specified Part II crimes) that establish need for the public housing sites assisted under the PHDEP Plan.	Annual Plan: Safety and Crime Prevention
x	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G) check here if included in the public housing A&O Policy	Pet Policy
x	The result of the most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937	Annual Plan: Annual Audit

	(42U.S.C.1437c(h)),theresultsofthatauditandthePHA’s responsetoanyfindings	
	TroubledPHAs:MOA/RecoveryPlan	TroubledPHAs
	Othersupportingdocuments(optional)(listindividually;useas manylinesasnecessary)	(specifyasneeded)

AnnualStatement/PerformanceandEvaluationReportCapitalFundProgramandCapital ReplacementHousingFactor(CFP/CFPRHF)Part1:Summary

PHAName: VENICEHOUSINGAUTHORITY	GrantTypeandNumber	CapitalFundProgram:	CapitalFundPr
	ReplacementHousingFactorGrantNo:		

OriginalAnnualStatementReserveforDisasters/EmergenciesRevisedAnnualStatement(revisionno: EvaluationReportforPeriodEnding:FinalPerformanceandEvaluationReport

Line No.	SummarybyDevelopmentAccount	TotalEstimatedCost		Total Oblig
		Original	Revised	
1	Totalnon-CFPFunds			
2	1406Operations	20,000.00		
3	1408ManagementImprovements			
4	1410Administration			
5	1411Audit			
6	1415liquidatedDamages			
7	1430FeesandCosts			
8	1440SiteAcquisition			
9	1450SiteImprovement			
10	1460DwellingStructures	74,342.00		
11	1465.1DwellingEquipment-Nonexpendable			
12	1470NondwellingStructures			
13	1475NondwellingEquipment			
14	1485Demolition			
15	1490ReplacementReserve			
16	1492MovingtoWorkDemonstration			
17	1495.1RelocationCosts			
18	1498ModUsedforDevelopment			
19	1502Contingency			
20	AmountofAnnualGrant:(sumoflines2-19)	94,342.00		
21	Amountofline20RelatedtoLBPActivities			
22	Amountofline20RelatedtoSection504Compliance	20,000.00		
23	Amountofline20RelatedtoSecurity			
24	Amountofline20RelatedtoEnergyConservation Measures			

PHA Public Housing Drug Elimination Program Plan

Note: THIS PHDEP Plan template (HUD 50075-PHDEP Plan) is to be completed in accordance with Instructions located in applicable PIH Notices.

Section 1: General Information/History

A. Amount of PHDEP Grant \$ _____

B. Eligibility type (Indicate with an „x“) N1 _____ N2 _____

R _____

C. FFY in which funding is requested _____

D. Executive Summary of Annual PHDEP Plan

In the space below, provide a brief overview of the PHDEP Plan, including highlights of major initiatives or activities undertaken. It may include a description of the expected outcomes. The summary must not be more than five (5) sentences long

E. Target Areas

Complete the following table by indicating each PHDEP Target Area (development or site where activities will be conducted), the total number of units in each PHDEP Target Area, and the total number of individuals expected to participate in PHDEP sponsored activities in each Target Area. Unit count information should be consistent with that available in PIC.

PHDEP Target Areas (Name of development(s) or site)	Total # of Units within the PHDEP Target Area(s)	Total Population to be Served within the PHDEP Target Area(s)

F. Duration of Program

Indicate the duration (number of months funds will be required) of the PHDEP Program proposed under this Plan (place an „x“ to indicate the length of program by # of months. For „Other“, identify the # of months).

12 Months _____ **18 Months** _____ **24 Months** _____

G. PHDEP Program History

Indicate each FY that funding has been received under the PHDEP Program (place an „x“ by each applicable Year) and provide amount of funding received. If previously funded programs havenot been closed out at the time of this submission, indicate the fund balance and anticipated completion date. The Fund Balance should reflect the balance as of Date of Submission of the PHDEP Plan. The Grant Term End Dates should include any HUD-approved extensions or waivers. For grant extensions received, place „GE“ in column or „W“ for waivers.

Fiscal Year of Funding	PHDEP Funding Received	Grant#	Fund Balance as of Date of this Submission	Grant Extensions or Waivers	Grant Start Date	Grant Term End Date

FY1995						
FY1996						
FY1997						
FY1998						
FY1999						

Section 2: PHDEP Plan Goals and Budget

A. PHDEP Plan Summary

In the space below, summarize the PHDEP strategy to address the needs of the target population/target area(s). Your summary should briefly identify: the broad goals and objectives, the role of plan partners, and your system or process for monitoring and evaluating PHDEP-funded activities. This summary should not exceed 5-10 sentences.

B. PHDEP Budget Summary

Enter the total amount of PHDEP funding allocated to each line item.

FFY _____ PHDEP Budget Summary		Original statement
Revised statement dated:		
Budget Line Item	Total Funding	
9110-Reimbursement of Law Enforcement		
9115-Special Initiative		
9116-Gun Buyback TAMatch		
9120-Security Personnel		
9130-Employment of Investigators		
9140-Voluntary Tenant Patrol		
9150-Physical Improvements		
9160-Drug Prevention		
9170-Drug Intervention		
9180-Drug Treatment		
9190-Other Program Costs		
TOTAL PHDEP FUNDING		

C PHDEP Plan Goals and Activities

In the tables below, provide information on the PHDEP strategy summarized above by budget line item. Each goal and objective should be numbered sequentially for each budget line item (where applicable). Use as many rows as necessary to list proposed activities (additional rows may be inserted in the tables). PHAs are not required to provide information in shaded boxes. Information provided must be concise - not to

	Person Served	Population	Date	CompleteDate	Funding	(Amount /Source)
1.						
2.						
3.						

9170-DrugIntervention						TotalPHDEPFunding:\$	
Goal(s)							
Objectives							
ProposedActivities	#of Person Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	OtherFunding (Amount/Source)	
1.							
2.							
3.							

9180-DrugTreatment						TotalPHDEPFunding:\$	
Goal(s)							
Objectives							
ProposedActivities	#of Person Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	OtherFunding (Amount/Source)	
1.							
2.							
3.							

9190-OtherProgramCosts						TotalPHDEPFunds:\$	
Goal(s)							
Objectives							
ProposedActivities	#of Person Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	OtherFunding (Amount/Source)	
1.							
2.							
3.							

RequiredAttachment_A___:ResidentMemberonthePHA GoverningBoard

1.XYesNo: Does thePHAgoverningboardincludeatleastonememberwho isdirectlyassistedbythePHAthisyear?(ifno,skipto#2)

A. Name of resident member(s) on the governing board: JUANITA MITCHELL

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

Elected

X Appointed

C. The term of appointment is (include the date term expires): 3 YEARS

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

the PHA is located in a State that requires the members of a governing board to be salaried and serve on a full-time basis. The PHA has less than 300 public housing units, has provided reasonable notice to the resident advisory board of the opportunity to serve on the governing board, and has not been notified by any resident of their interest to participate in the Board.

Other (explain):

B. Date of next term expiration of a governing board member: 10/24/02

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

DEAN CALAMARAS
MAYOR OF THE
CITY OF VENICE

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

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

THERESIDENTSCOUNCILISTHERESIDENTADVISORYBOARD