

U.S.DepartmentofHousingandUrbanDevelopment
OfficeofPublicandIndianHousing

PHAPlans

AnnualPlanforFiscalYear2002

PHAFiscalYear2003

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

PHA Plan Agency Identification

PHAName: JacksonCountyHousingAuthority

PHANumber: IL053

PHAFiscalYearBeginning:(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)
Advisory Board Members (see attached list)
Lake Heights Resident Council Office, "address", Carbondale, IL 62901

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)

AnnualPHAPlan
PHAFiscalYear2002
[24CFR Part903.7]

i. AnnualPlanType:

SelectwhichtypeofAnnualPlanthePHAwillsubmit.

StandardPlan

StreamlinedPlan:

- HighPerformingPHA**
 SmallAgency(<250PublicHousingUnits)
 AdministeringSection8Only

TroubledAgencyPlan

ii. ExecutiveSummaryoftheAnnualPHAPlan

[24CFRPart903.79(r)]

ProvideabriefoverviewoftheinformationintheAnnualPlan,includinghighlightsofmajorinitiativesanddiscretionarypoliciesofthePHAhasincludedintheAnnualPlan.

iii. AnnualPlanTableofContents

[24CFRPart903.79(r)]

ProvideatableofcontentsfortheAnnualPlan ,includingattachments,andalistofsupportingdocumentsavailableforpublicinspection .

TableofContents

	<u>Page#</u>
AnnualPlan	
i. ExecutiveSummary	
ii. TableofContents	1
1. HousingNeeds	4
2. FinancialResources	11
3. PoliciesonEligibility,SelectionandAdmissions	12
4. RentDeterminationPolicies	4
5. OperationsandManagementPolicies	25
6. GrievanceProcedures	26
7. CapitalImprovementNeeds	27
8. DemolitionandDisposition	29
9. DesignationofHousing	29
10. ConversionsofPublicHousing	30
11. Homeownership	32
12. CommunityServicePrograms	33

13. Crime and Safety	36
14. Pets (Inactive for January 1 PHAs)	38
15. Civil Rights Certifications (included with PHA Plan Certifications)	38
16. Audit	38
17. Asset Management	38
18. Other Information	39

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 Plan file, provide the filename in parentheses in the space to the right of the title.

Required Attachments:

- Admissions Policy for Deconcentration
- FY2000 Capital Fund Program Annual Statement
- Most recent board -approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)

Optional Attachments:

- PHA Management Organizational Chart
- FY2000 Capital Fund Program 5 Year Action Plan
- Public Housing Drug Elimination Program (PHDEP) Plan
- Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)
- Other (List below, providing each attachment name)
See list of attachments at Page 41.

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
X	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
X	Fair Housing Documentation: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.	5 Year and Annual Plans

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs
X	Most recent board -approved operating budget for the public housing program	Annual Plan: Financial Resources;
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public Housing Deconcentration and Income Mixing Documentation: 1. PHA Board certification of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/99 <i>Quality Housing and Work Responsibility Act Initial Guidance; Notice</i> and any further HUD guidance) and 2. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the methodology for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Rent Determination
X	Schedule of flat rents offered at each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD -approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
N/A	Most recent CIAP Budget/Progress Report (HUD 52825) for	Annual Plan: Capital Needs

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	any active CIAP grant	
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
N/A	Approved HOPEVI applications or, if more recent, approved or submitted HOPEVI Revitalization Plans or any other approved proposal for development of public housing	Annual Plan: Capital Needs
N/A	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
N/A	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
X	Approved or submitted assessments of a 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
N/A	Policies governing any Section 8 Homeownership program <input type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
N/A	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
N/A	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 (PHDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
X	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the result of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
N/A	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

1. Statement of Housing Needs

[24CFR Part 903.79(a)]

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

Based upon the information contained in the Consolidated Plan/s applicable to the jurisdiction, and/or other data available to the PHA, provide a statement of the housing needs in the jurisdiction by completing the following table. In the "Overall" Needs column, provide the estimated number of renter families that have housing needs. For the

remaining characteristics, rate the impact of that factor on the housing needs for each family type, from 1 to 5, with 1 being “no impact” and 5 being “severe impact.” Use N/A to indicate that no information is available upon which the PHA can make this assessment.

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	Size	Loca-tion
Income ≤ 30% of AMI	3,765	5	3	3	3	3	3
Income > 30% but ≤ 50% of AMI	3,150	3	2	2	2	2	2
Income > 50% but < 80% of AMI	3,570	2	2	2	2	2	2
Elderly	928	2	1	1	1	1	1
Families with Disabilities	350	2	2	1	1	1	1
Race/Ethnicity	N/A						
Race/Ethnicity	N/A						
Race/Ethnicity	N/A						
Race/Ethnicity	N/A						

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

- Consolidated Plan of the Jurisdiction/s
Indicate year: 2002
- 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 - based assistance program 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
--

Housing Needs of Families on the Waiting List

Waiting list type: (select one)

- Section 8 tenant -based assistance
 Public Housing
 Combined Section 8 and Public Housing
 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	324		159
Extremely low income <= 30% AMI	275	85%	
Very low income (>30% but <=50% AMI)	33	10%	
Low income (>50% but <80% AMI)	16	5%	
Families with children	186	57%	
Elderly families	16	5%	
Families with Disabilities	28	9%	
Race/ethnicity Caucasian	112	35%	
Race/ethnicity African American	209	64%	
Race/ethnicity Asian	3	1%	
Race/ethnicity Hispanic	0	0%	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	138	43	93
2BR	105	32	37
3BR	65	20	24
4BR	16	5	5
5BR	0	0	0
5+BR	0	0	0

Housing Needs of Families on the Waiting List

Isthe waiting list closed (select one)? No Yes

If yes:

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

Does the PHA expect to re-open the list in the PHA Plan year? No Yes

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

Housing Needs of Families on the Waiting List

Waiting list type: (select one)

Section 8 tenant -based assistance

Public Housing

Combined Section 8 and Public Housing

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	685		
Extremely low income <= 30% AMI	582	85%	
Very low income (>30% but <=50% AMI)	103	15%	
Low income (>50% but <80% AMI)	0	0	
Families with children	548	80%	
Elderly families	2	.3%	
Families with Disabilities	96	14%	
Caucasian	246	36%	
African American	425	62%	
Asian	0	0	
Hispanic	0	0	
Characteristics by Bedroom Size (Public Housing Only)			
1BR			

Housing Needs of Families on the Waiting List			
2BR			
3BR			
4BR			
5BR			
5+BR			
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes If yes: How long has it been closed (# of months)? Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes Does the PHA permit specific categories of families on the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes			

C. Strategy for Addressing Needs

Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list **IN THE UPCOMING YEAR**, and the Agency's reasons for choosing this strategy.

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

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

Select all that apply

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

Other(listbelow)

Strategy2:Increase thenumberofaffordablehousingunitsby:

Selectallthatapply

- Applyforadditionalsection8unitsshouldtheybecomeavailable
- Leverageaffordablehousingresourcesinthecommunitythrough thecreation of mixed -financehousing
- PursuehousingresourcesotherthanpublichousingorSection8tenant -based assistance.
- Other:(listbelow)
Maximizingavailableaffordablehousingunitsbyreducingvacancies.

Need:SpecificFamilyTypes:Familiesatorbelow30%ofmedian

Strategy1:Targetavailableassistancetofamiliesatorbelow30%ofAMI

Selectallthatapply

- ExceedHUDfederaltargetingrequirementsforfamiliesatorbelow 30%ofAMIin publichousing
- ExceedHUDfederaltargetingrequirementsforfamiliesatorbelow30%ofAMIin tenant-basedsection8assistance
- Employadmissionspreferencesaimedatfamilieswiththeeconomichardships
- Adoptrentpoliciesstosupportandencouragework
- Other:(listbelow)
MeetHUDfederaltargetingrequirementsforfamiliesatorbelow30%ofAMIinpublic housing.

Need:SpecificFamilyTypes:Familiesatorbelow50% ofmedian

Strategy1:Targetavailableassistanceto familiesatorbelow50%ofAMI

Selectallthatapply

- Employadmissionspreferencesaimedatfamilieswhoareworking
- Adoptrentpoliciesstosupportandencourage work
- Other:(listbelow)

Need:SpecificFamilyTypes:TheElderly

Strategy1: Targetavailableassistancetotheelderly:

Selectallthatapply

- Seek designation of public housing for the elderly
- Apply for special -purpose voucher targeted to the elderly, should they become available
- Other: (list below)
Strive to maintain high quality affordable housing for the elderly.

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

- Seek designation of public housing for families with disabilities
- Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing
- Apply for special -purpose voucher 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

[24CFR Part 903.79(b)]

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

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 2002 grants)		
a) Public Housing Operating Fund	1,069,500.00	
b) Public Housing Capital Fund	1,659,651.00	
c) HOPEVI Revitalization	0	
d) HOPEVI Demolition	0	
e) Annual Contributions for Section 8 Tenant-Based Assistance	1,461,157.00	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)	0	
g) Resident Opportunity and Self-Sufficiency Grants	0	
h) Community Development Block Grant	0	
i) HOME	0	
Other Federal Grants (list below)	0	
	0	
2. Prior Year Federal Grants (unobligated funds only) (list below)	0	
IL06P05350101	236,711.74	Capital improvements
IL06R05350101	51,596.00	Development

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
IL06DEP0530100	39,220.87	Drug elimination activities
IL06DEP0530101	62,000.00	
3. Public Housing Dwelling Rental Income	980,000.00	Operations
	0	
	0	
4. Other income (list below)	0	
Excess utilities, interest, sales and services to tenants, late charges, court charges, sale of scrap	100,000.00	Operations
4. Non -federal sources (list below)	0	
	0	
Total resources	5,659,836.61	

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24CFR Part 903.79(c)]

A. Public Housing

Exemptions: PHA 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)
Preliminary determination is made before applicant is added to the waiting list. Final determination is made when the applicant approaches the top of the waiting list.

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 plan 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 the list 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 transfer 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 reprisal 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 points system), place the same number next to each. That means you can use "1" more than once, "2" more than once, etc.

1 Date and Time

Former Federal preferences:

- 2 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 2
- Veterans and veterans' families
- Residents who live and/or work in the jurisdiction 2
- 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 reprisal 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 ensure 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
- Anytime family composition changes
- At family request for revision
- Other (list)

(6) Deconcentration and Income Mixing

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

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

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

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

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

Other (list policies and development targeted below)

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

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

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

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

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

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

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

B. Section 8

Exemptions: PHA that do not administer section 8 are not required to complete sub -component 3B.
Unless otherwise specified, all questions in this section apply only to the tenant -based section 8 assistance program (vouchers, and until completely merged into the voucher program, certificates).

(1) Eligibility

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

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

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

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

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

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

Criminal or drug -related activity

Other (describe below)

(2) Waiting List Organization

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

None

Federal public housing

Federal moderate rehabilitation

Federal project -based certificate program

Other federal or local program (list below)

b. Where may interested persons apply for admission to section 8 tenant -based assistance? (select all that apply)

PHA main administrative office

Other (list below)

(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:

(4) Admissions Preferences

a. Income targeting

Yes No: Does the PHA plan to exceed the federal target in requirements by targeting more than 75% of all new admission to the section 8 program of 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 reprisal or hate crimes
- Other preference(s) (list below)
Overcrowded

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 soon. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a points system), place the same number next to each. That means you can use "1" more than once, "2" more than once, etc.

1 Date and Time

Former Federal preferences

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

2 Highrentburden

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 the 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 ensure 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 admission 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 program to the public?

- Through published notices
- Other (list below)

4. PHA Rent Determination Policies

[24CFR Part 903.79(d)]

A. Public Housing

Exemptions: PHAs that do not administer public housing are not required to complete sub _____ -component 4A.

(1) Income Based Rent Policies

Describe the PHA's income based rent setting policy/ies for public housing using, including discretionary (that is, not required by statute or regulation) income disregards and exclusions, in the appropriate spaces below.

a. Use of discretionary policies: (select one)

- The PHA will not employ any discretionary rent _____ -setting policies for income based rent in public housing. Income _____ -based rents are set at the higher of 30% of adjusted monthly income, 10% of unadjusted monthly income, the welfare rent, or minimum rent (_____ less HUD mandatory deductions and exclusions). (If selected, skip to sub _____ -component (2))

---or---

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

b. Minimum Rent

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

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

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

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

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

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

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

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

- For the earned income of a previously unemployed household member
- For increases in earned income
- Fixed amount (other than general rent -setting policy)
If yes, state amount/s and circumstances below:
- Fixed percentage (other than general rent -setting policy)
If yes, state percentage/s and circumstances below:
- For household heads
- For other family members
- For transportation expenses
- For the non-reimbursed medical expenses of non-disabled or non-elderly families
- Other (describe below)

e. Ceiling rents

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

- Yes for all developments
- Yes but only for some developments
- No

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

- For all developments
- For all general occupancy developments (not elderly or disabled or elderly only)
- For specified general occupancy developments
- For certain parts of developments; e.g., the high-rise portion
- For certain size units; e.g., larger bedroom sizes
- Other (list below)

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

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

f. Rent - 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
- Anytime the family experiences an income increase
- Anytime 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)
Utilized ceiling rents.

B. Section 8 Tenant - Based Assistance

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

(1) Payment Standards

Describe the voucher payment standards and policies .

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

- At or above 90% but below 100% of FMR
- 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)
As program funding expires and is renewed at new FMR.

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 burden 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 a discretionary minimum rent hardship exemption policies? (if yes, list below)

5. Operations and Management Exempt. High Performing PHA.

[24CFR Part 903.79(e)]

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

A. PHA Management Structure

Describe the PHA's management structure and organization.

(select one)

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

B. HUD Programs Under PHA Management

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

Program Name	Units or Families Served at Year Beginning	Expected Turnover
Public Housing		
Section 8 Vouchers		
Section 8 Certificates		
Section 8 Mod Rehab		
Special Purpose Section 8 Certificates/Vouchers (list individually)		
Public Housing Drug Elimination Program (PHDEP)		
Other Federal Programs (list		

individually)		
Capital Fund Program		

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 Exempt – High Performing PHA

[24CFR Part 903.79(f)]

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

A. Public Housing

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

If yes, list additions to federal requirements below:

2. Which PHA offices should residents or applicants to public housing contact to initiate the PHA grievance process? (select all that apply)

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

B. Section 8 Tenant -Based Assistance

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

If yes, list additions to federal requirements below:

2. Which PHA offices 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 903.79(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) IL053g01

-or-

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

(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 you select one, select one:

The Capital Fund Program 5 - Year Action Plan is provided as an attachment to the PHA Plan at Attachment (state name IL053g01

-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 there)

B. HOPEVI and Public Housing Development and Replacement Activities (Non-Capital Fund)

Applicability of sub-component 7B: All PHAs administering public housing. Identify any approved HOPEVI 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 HOPEVI 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 HOPEVI 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 Plans 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 HOPEVI revitalization grant in the Plan year?
If yes, list development name/s below:

Yes No: d) Will the PHA be engaging in any mixed -financed development activities for public housing in the Plan year?
If yes, list developments or activities below:

Yes No: e) Will the PHA be conducting any other public housing development or replacement activities not discussed in the Capital Fund Program Annual Statement?
If yes, list developments or activities below:

8. Demolition and Disposition

[24CFR Part 903.79(h)]

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

1. Yes No: Does the PHA plan to conduct any demolition or disposition activities (pursuant to section 18 of the U.S. Housing Act of 1937 (42 U.S.C. 1437p)) in the plan Fiscal Year? (If "No", skip to component 9; if "yes", complete one activity description for each development.)

2. Activity Description

- Yes No: Has the PHA provided the activities description information in the **optional** Public Housing Asset Management Table? (If "yes", skip to component 9. If "No", complete the Activity Description table below.)

Demolition/Disposition Activity Description	
1a. Development name:	
1b. Development (project) number:	
2. Activity type: Demolition <input type="checkbox"/> Disposition <input checked="" type="checkbox"/>	
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input checked="" type="checkbox"/> Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: (DD/MM/YY)	
5. Number of units affected: 0	
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: b. Projected end date of activity:	

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

[24CFR Part 903.79(i)]

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

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

2. Activity Description

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

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

10. Conversion of Public Housing to Tenant -Based Assistance

[24 CFR Part 903.79(j)]

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

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

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

2. Activity Description

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

Conversion of Public Housing Activity Description	
1a. Development name:	
1b. Development (project) number:	
2. What is the status of the required assessment?	<input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)
3. <input type="checkbox"/> Yes <input type="checkbox"/> No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.)	
4. Status of Conversion Plan (select the statement that best describes the current status)	<input type="checkbox"/> Conversion Plan in development <input type="checkbox"/> Conversion Plan submitted to HUD on: (DD/MM/YYYY) <input type="checkbox"/> Conversion Plan approved by HUD on: (DD/MM/YYYY) <input type="checkbox"/> Activities pursuant to HUD - approved Conversion Plan underway
5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one)	<input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved: _____) <input type="checkbox"/> Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved: _____) <input type="checkbox"/> Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved: _____) <input type="checkbox"/> Requirements no longer applicable: vacancy rates are less than 10 percent

<input type="checkbox"/> Requirements no longer applicable: site now has less than 300 units <input type="checkbox"/> Other: (describe below)
--

B. Reserved for Conversions pursuant to Section 202 of the U.S. Housing Act of 1937

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

11. Homeownership Programs Administered by the PHA

[24CFR Part 903.79(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 component 11B; if "yes", complete one activity description for each applicable program/plan, unless eligible to complete a streamlined submission due to **small PHA** or **high performing PHA** status. PHAs completing streamlined submissions may skip to component 11B.)

2. Activity Description

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

Public Housing Homeownership Activity Description (Complete one for each development affected)
1a. Development name:
1b. Development (project) number:
2. Federal Program authority:
<input type="checkbox"/> HOPE I
<input type="checkbox"/> 5(h)
<input type="checkbox"/> Turnkey III
<input type="checkbox"/> Section 32 of the USHA of 1937 (effective 10/1/99)
3. Application status: (select one)

<input type="checkbox"/> Approved; included in the PHA's Homeownership Plan/Program <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application
4. Date Homeownership Plan/Program approved, submitted, or planned for submission: (DD/MM/YYYY)
5. Number of units affected: 6. Coverage of facti on: (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development

B. Section 8 Tenant Based Assistance

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

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 Exempt – High Performing PHA

A. PHA Coordination with the Welfare (TANF) Agency

1. Cooperative agreements:

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

If yes, what was the date that agreement was signed? 03/31/01

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

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

The PHA Community Service Policy is included in the PHA ACOP and is an attachment to this Plan.

13. PHA Safety and Crime Prevention Measures High Performing PHA

[24CFR Part 903.79(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 area 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 level of violent and/or drug-related crime
- Other (describe below)

2. What information or data did the PHA use 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 employment reports
- Police reports
- Demonstrable, quantifiable success with previous or ongoing anti-crime/anti-drug programs
- Other (describe below)

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

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

1. List the crime prevention activities the PHA has undertaken or plan 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 -risky youth, adults, or seniors
- Volunteer Resident Patrol/Block Watchers Program
- Other (describe below)

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

4.

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

PHA eligible for FY2000 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

- Yes No: Is the PHA eligible to participate in the PHDEP in the fiscal year covered by this PHA Plan?
- Yes No: Has the PHA included the PHDEP Plan for FY2000 in this PHA Plan?
- Yes No: This PHDEP Plan is an Attachment. (Attachment Filename: _____)

14. RESERVED FOR PET POLICY

[24CFR Part 903.79(n)]

The PHA Pet Policy is included in the PHA ACOP and was an attachment to this 2001 Annual Plan.

15. Civil Rights Certifications

[24CFR Part 903.79(o)]

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

16. Fiscal Audit

[24CFR Part 903.79 (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 Exempt – High Performing PHA.

[24CFR Part 903.79(q)]

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

1. Yes No: Is the PHA engaging in any activities that will contribute to the long-term asset management of its public housing stock, including how the Agency will plan for long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs that have **not** been addressed elsewhere in this PHA Plan?

2. What types of asset management activities will the PHA undertake? (select all that apply)

- Not applicable
- Private management
- Development-based accounting
- Comprehensive stock assessment
- Other: (list below)

3. Yes No: Has the PHA included descriptions of asset management activities in the **optional** Public Housing Asset Management Table?

19. Other Information

[24CFR Part 903.79(r)]

A. Resident Advisory Board Recommendations

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

2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)

Attached at Attachment (Filename)

Provided below:

Resident representative from Lake Heights (IL 53 -14/Carbondale) requested:

1. Dumpster enclosures be replaced because they are unattractive and a safety issue
2. Broken swing sets be removed and replaced with a tot play area
3. Broken storm doors on vacant apartments be removed or replaced
4. Resident concern regarding high number of vacant units in the community
5. Fencing or some manner of preventing cars from driving on grass.

PHA response:

1. Dumpster enclosure replacement was added to the 2002 Capital Fund Program budget
2. The broken swing sets will be removed by PHA maintenance staff; no replacement with new equipment will be made at this time since \$43,474.31 was spent under the 2000 Capital Fund Program for recreational improvements at the development.
3. Broken storm doors will be removed from vacant units by PHA maintenance staff

4. PHA is turning around units as quickly as possible; a few units have been vacant for a length of time due to the severity of the damage to the units; PHA is concentrating its effort on units that can be quickly turned around
5. PHA is not in favor of adding fencing; the Carbondale Fire Department has notified the PHA that it is not in favor of any fencing which would inhibit emergency access at the site; rather the residents should notify the PHA providing information on vehicles that drive on the grass so appropriate enforcement action can be taken.

Resident representative from IL53 -07, Murphysboro asked when the work on the window replacement was expected to start.

PHA responded that this work is being funded under the 2002 Capital Fund program and with the time for funding approval, architect selection and bidding, the work would probably start in spring, 2003.

No other resident comments were received.

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: Please see PHA response in Section 2 above.

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 assistance) -based
- 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: State of Illinois

2. The PHA has taken the following steps to ensure consistency of this PHA Plan with the Consolidated Plan for the jurisdiction: (select all that apply)

- The PHA has based its statement of needs of families in the jurisdiction on the needs expressed in the Consolidated Plan/s.
- The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.
- The PHA has consulted with the Consolidated Plan agency during the development of this PHA Plan.
- Activities to be undertaken by the PHA in the coming year are consistent with the initiatives contained in the Consolidated Plan. (list below)
- Other: (list below)

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

D. Other Information Required by HUD

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

Substantial deviations or significant amendments or modifications are defined as discretionary changes in the plans or policies of the PHA that fundamentally change the mission, goals, objectives, or plans of the agency and which require formal approval of the Board of Commissioners.

Attachments

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

- A. IL053a01, Deconcentration Policy
- B. IL053b01, Narrative Progress Report
- C. IL053c01, Resident Survey Follow -Up Plan.
- D. IL053d01, Initial Assessment Narrative, Voluntary Conversion of Developments from Public Housing Stock
- E. IL053e01, Resident Membership on PHA Governing Board and Resident Membership on Advisory Board
- F. IL053f01, Management Organizational Chart
- G. IL053g01, PHA CFP Annual Statement and Five -Year Action Plan.
- H. IL053h01, PHA CFP Replacement Housing Factor Annual Statement
- I. IL053i01, Final Performance and Evaluation Report for Comprehensive Grant Program No. IL06P05370899.
- J. IL053j01, PHA Performance and Evaluation Report for Capital Fund Program No. IL06P05350100 for period ending 12/31/01.
- K. IL053k01, PHA Performance and Evaluation Report for Capital Fund Program No. IL06P05350101 for period ending 12/31/01.
- L. IL053l01, PHA Performance and Evaluation Report for Capital Fund Program No. IL06R05350101
- M. IL053m01, Resident Advisory Board comments/recommendations, and PHA response.

IL053a01
ATTACHMENT A TO AGENCY PLAN
OF THE
HOUSING AUTHORITY OF THE COUNTY OF JACKSON, IL

DECONCENTRATION POLICY

As required by Section 513 of the Quality Housing and Work Responsibility Act (QHWRA), the Housing Authority's Admission Policy must be designed to provide for poverty and income mixing by bringing higher income tenants into lower income developments and lower income tenants into higher income developments. This policy is developed in accordance with QHWRA Section 513.

In order to comply with this regulation, the Housing Authority will take steps to analyze its public housing stock and tenant incomes. The Authority will compare the relative tenant incomes and occupancy characteristics of each development as they relate to the census tracts where the developments are located and make adjustments to deconcentrate those areas if necessary based on the following plan:

Rent Incentives:

In order to encourage higher income applicants into lower income areas and thereby help to achieve a deconcentration of poverty, the Authority has adopted and will continue to utilize ceiling rents. Ceiling rents have and will continue to encourage many working families to move into public housing. Ceiling rents also help to keep residents who obtain a job to remain in public housing instead of being forced to move out. The Housing Authority will also work with Senior Citizen agencies, rehabilitation agencies, and other social agencies to encourage lower income applicants to move into any developments that may be designated as high income developments.

Preferences:

Working families are given preferences over non-working families to encourage them to move into public housing. Since most of our developments consist of residents in the lower income category, this will allow the Authority to place more working families in our developments.

Other:

The Housing Authority will determine annually whether there exists a severe concentration of higher income or lower income families within a development as it relates to census tracts in which the developments are located. If severe concentration is found to exist, and there are available units in those developments, the following actions may be taken: the Housing Authority may choose to first offer the units at developments with the most severe concentration of higher/lower income families to qualified applicants whose incomes will help to balance the incomes of the development to achieve proper income mixing. If there is no concentration problem, the Authority will offer the available apartment to the next qualified applicant in accordance with the Admissions and Continued Occupancy Policy.

IL053b01
ATTACHMENT B TO AGENCY PLAN
OF THE
HOUSING AUTHORITY OF THE COUNTY OF JACKSON, IL

NARRATIVE PROGRESS REPORT

Housing Needs

The PHA continues to strive to maintain effective maintenance and management policies to minimize off-line housing units. The PHA is in the process of hiring an additional maintenance staff person in an effort to facilitate quickervacant unit turnaround.

The PHA has and will continue to utilize Capital Fund Program funds to modernize and enhance the marketability of its dwelling units.

The PHA will continue to strive to serve the housing needs of the community.

Financial

The PHA has achieved a Financial Assessment Subsystem score of **28.5**. The PHA lost points only in Tenant Accounts Receivable, but this was still noted to be good and this score is an improvement from the previous fiscal year.

Management

The PHA achieved a Management Assessment Subsystem score of **26.3**. This score was primarily due to sub-indicator number one, vacant unit turnaround, and again was due to the number of vacancies. The PHA will strive to improve this score with its effort to decrease vacancies through enhanced marketability and improved vacant unit turnaround. This score was an improvement over the score from the previous fiscal year.

Deconcentration and Income Mixing

The PHA has adopted policies to achieve its goals for deconcentration and income mixing and will continue to strive to meet those goals.

Narrative Progress Report
Page 2

Capital Fund

The PHA continues to judiciously utilize its Capital Fund Program grant funds to maintain high quality affordable housing for its residents as evidenced by its Physical Assessment Subsystem score of **28.5** and by favorable Corps of Engineers reviews.

Property Disposition

The PHA has submitted a plan seeking approval for disposition of vacant property

IL053c01
ATTACHMENT C TO AGENCY PLAN
OF THE
HOUSING AUTHORITY OF THE COUNTY OF JACKSON, IL
RESIDENT ASSESSMENT FOLLOW -UP PLAN 2000

COMMUNICATION: SCORE 65%

The PHA will continue to publish its Resident Newsletter, which provides residents with safety tips, schedules of fall income recertification dates and times, the PHA's ongoing Insect Control schedule, all staff members' names, titles and phone extensions, Drug Elimination Program activities, Capital Fund Program activities, Housing Inspection schedules, information on health care, safety and taxes and a column written by the Executive Director among many other items of interest to our residents.

The PHA will continue its policy of individualized lease orientation with each new resident at the time they sign their lease.

The PHA will continue to hold Resident Advisory Board meetings and follow up on the suggestions we receive.

The PHA will continue to work with its Resident Councils and to collaborate on MOA's with them.

The PHA will continue to instruct its staff to respond to our residents' needs and requests in a positive, service-minded and timely manner.

SAFETY: SCORE 67%

The PHA will continue utilizing our in-house security personnel in the daily patrols they make through the developments.

The PHA will continue its community policing efforts with the local police departments in our various developments.

The PHA will continue its efforts to network with the various anti-crime and safety-related organizations in our area by continuing our participation in Carbondale's Gang Task Force and the First Judicial Circuit's Family Violence Seminars.

The PHA will continue to enforce the Admissions and Continued Occupancy Policy and the Dwelling Lease.

Resident Assessment Follow -Up Plan 2000

Page 2

The PHA will continue to utilize its Drug Elimination Program to enhance the residents' actual and perceived safety.

The PHA will improve safety in its four (4) high rise buildings through the installation of monitored security cameras at each building.

The PHA will continue to make safety and anti-crime information available to our residents through the Resident Newsletter and postings in our office.

The PHA staff will make every effort to see that the residents of the Housing Authority feel safe in their developments at all times.

NEIGHBORHOOD APPEARANCE: SCORE 64%

The PHA will continue to hold Resident Advisory Board meetings and follow up on the suggestions we receive.

The PHA will be hiring a contractor for mowing and trash removal.

The PHA will continue to utilize PHA staff to remove litter and broken glass from each development as needed.

The PHA will respond in a timely and professional manner to appearance problems in the community as reported by residents and/or staff.

The PHA will continue to utilize Capital Fund Program funds to enhance curb appeal of its developments.

IL053d01

**INITIALASSESSMENTNARRATIVE
VOLUNTARYCONVERSIONOFDEVELOPMENTS
FROMPUBLICHOUSINGSTOCK**

1. Eleven(11)DevelopmentsofJacksonCountyHousingAuthorityaresubjecttothe RequiredInitialAssessment:

IL53-01,Murphysboro, IL	IL53-10,Carbondale,IL
IL53-02,Carbondale,IL	IL53-13,Murphysboro,IL
IL53-03,Murphysboro,IL	IL53-14,Carbondale,IL
IL53-05,Desoto,IL	IL53-17,Elkville,IL
IL53-06,GrandTower,IL	IL53-19,Ava,IL
IL53-09,Elkville,IL	

2. Nine(9)Develo pmentsofJacksonCountyHousingAuthorityarenotsubjecttothe RequiredInitialAssessment,saiddevelopmentsbeingelderly/disabled/single developments.

IL53-04,Elkville,IL	IL53-15,Murphysboro,IL
IL53-07,Murphysboro,IL	IL53-16,Carbondale,IL
IL53-08,Carbondale,IL	IL53-21,Ava,IL
IL53-11,Murphysboro,IL	IL53-22,Elkville,IL
IL53-12,Carbondale,IL	

3. ThePHAconductedanassessmentforalleven(11)developmentslistedinParagraph1, takingintoaccountmodernizationneeds,operating cost,abilitytooccupythe developments,FairMarketRentlevelsandtheworkabilityofvouchersinthecommunity.
4. ThePHA,baseduponitsassessment,hasmadeadeterminationthatvoluntaryconversion ofthesubjectdevelopmentsfrompublichousingstockwouldadverselyaffectthe availabilityofaffordablehousinginJacksonCountyforeachofthecovered developments.
5. SupportingdocumentationregardingthisRequiredInitialAssessmentisavailableatthe PHAmainAdministrativeOffice.

IL053e01
ATTACHMENT D TO AGENCY PLAN OF THE
HOUSING AUTHORITY OF THE COUNTY OF JACKSON, IL

RESIDENT MEMBERSHIP ON PHA GOVERNING BOARD

Ruby Williams
300 North Seventh Street, Apartment 601
Murphysboro, IL 62966

RESIDENT MEMBERSHIP ON ADVISORY BOARD

Judith Archibold
401 South 5th Street
Murphysboro, IL 62966

Linda Oliver - Bankhead
100 Wells Street, Apt. 13A
Murphysboro, IL 62966

Betty Davis
727 Bridgewood Lane
Murphysboro, IL 62966

Bobbie Shannon
713 B Robert A. Stalls Ave.
Carbondale, IL 62901

Norma Wooley
308 B East Elm Street
Carbondale, IL 62901

Donna Wright
1115 A East College
Carbondale, IL 62901

Verna J. Craig
2306 Roblee
Murphysboro, IL 62966

Derrick Griggs
1425 Old West Main, Apt. 5
Carbondale, IL 62901

Ethel Cripps
107 B South Pecan
DeSoto, IL 62924

Nina Piper
233 North 13th Street, Apt. 609
Murphysboro, IL 62966

Rebecca Falter
504 South 5th
Elkville, IL 62932

Joseph Rayborn
1838 Alexander Street
Murphysboro, IL 62966

Louise Oliver
100 Wells Street, Apt. 8
Murphysboro, IL 62966

Jeanie Akamanti
1259 West No Name Road
Carbondale, IL 62901

Robert Foster
715 Bridge Street
Murphysboro, IL 62966

Elizabeth Hartline
510 S. Fifth Street
Elkville, IL 62932

IL053j01

Annual Statement/Performance and Evaluation Report						
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary						
PHA Name: Jackson County Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P05350100 Replacement Housing Factor Grant No:			Federal FY of Grant: 2000	
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (re vision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/01 <input type="checkbox"/> Final Performance and Evaluation Report						
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost		
		Original	Revised	Obligated	Expended	
1	Total Non -CFP Funds	0.00	0.00	0	0.00	
2	1406 Operations	105,000.00	140,820.00	140,820.00	35,303.86	
3	1408 Management Improvements	135,000.00	137,180.00	137,180.00	96,655.95	
4	1410 Administration	85,000.00	47,000.00	47,000.00	36,445.50	
5	1411 Audit	0.00	0.00	0	0.00	
6	1415 Liquidated Damages	0.00	0.00	0	0.00	
7	1430 Fees and Costs	97,500.00	97,500.00	97,500.00	87,196.17	
8	1440 Site Acquisition	0.00	0.00	0	0.00	
9	1450 Site Improvement	197,500.00	317,448.81	317,448.81	242,127.43	
10	1460 Dwelling Structures	903,350.00	857,721.24	857,797.19	258,468.55	
11	1465.1 Dwelling Equipment — Nonexpendable	12,000.00	12,000.00	12,000.00	12,000.00	
12	1470 Nondwelling Structures	5,000.00	16,689.00	16,689.00	10,000.00	
13	1475 Nondwelling Equipment	0.00	0.00	0.00	0.00	
14	1485 Demolition	0.00	0.00	0.00	0.00	
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00	
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00	
17	1495.1 Relocation Costs	5,000.00	75.95	75.95	75.95	
18	1499 Development Activities	0.00	0.00	0.00	0.00	
19	1501 Collateralization or Debt Service	0.00	0.00	0.00	0.00	
20	1502 Contingency	81,085.00	0.00	0.00	0.00	
21	Amount of Annual Grant: (sum of lines 2 – 20)	1,626,435.00	1,626,435.00	1,626,435.00	778,273.41	
22	Amount of line 21 Related to LBP Activities	60,000.00	63,000.00	63,000.00	63,000.00	
23	Amount of line 21 Related to Section 504 compliance	140,000.00	77,947.00	77,947.00	25,725.00	
24	Amount of line 21 Related to Security – Soft Costs	35,000.00	35,000.00	35,000.00	35,000.00	
25	Amount of Line 21 Related to Security – Hard Costs	0.00	0.00	0.00	0.00	
26	Amount of line 21 Related to Energy Conservation Measures	99,962.00				

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

PHAName: JacksonCountyHousingAuthority		GrantTypeandNumber CapitalFundProgramGrantNo: IL06P05350100 ReplacementHousingFactorGrantNo:				FederalFYofGrant: 2000		
DevelopmentNumber Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories	Dev. AcctNo.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work
				Original	Revised	Funds Obligated	Funds Expended	
IL53-02/Carbondale	Renovationofdwellings,kitchens,baths, floors,doors,roofs,gutters,downspouts, soffits,fascia,abatement,504,mech/elec. improvements	1460	4	195,000.00	133,531.00	133,531.00	22,249.00	Inprogress
IL53-02/Carbondale	Sidewalksandlandscaping	1450	4	25,000.00	9,000.00	9,000.00	0	Inprogress
IL53-02/Carbondale	Appliances	1465	8	6,000.00	6,000.00	6,000.00	6,000.00	Complete
IL53-02/Carbondale	Relocation	1495		2,500.00	0	0	0	
IL53-03/Murphysboro	Sidewalk/parkinglotimprovements	1450	1site	7,500.00	26,854.50	26,854.50	22,098.00	Inprogress
IL53-03/Murphysboro	Communitybuildingimprovements	1470	1	5,000.00	16,689.00	16,689.00	10,000.00	Inprogress
IL53-04/Elkville	Sidewalk/parkinglotimprovements	1450	1site	5,000.00	21,232.50	21,232.50	7,000.00	Inprogress
IL53-06/GrandTower	Sidewalk/parkinglotimprovements	1450	1site	5,000.00	18,805.75	18,805.75	15,925.00	Inprogress
IL53-07/Murphysboro	Sidewalk/parkinglotimprovements	1450	1site	0	12,394.75	12,394.75	9,216.00	Inprogress
IL53-07/Murphysboro	Backflowpreventersystem	1460	1	7,000.00	5,377.40	5,377.40	3,550.00	Inprogress
IL53-07/Murphysboro	Replaceobsoleteelevatorequip.	1460	2	175,000.00	125,504.00	125,504.00	0	Inprogress
IL53-08/Carbondale	Parkinglotexpansion	1450	1site	42,500.00	116,424.25	116,424.25	102,809.86	Inprogress
IL53-08/Carbondale	Backflowpreventersystem	1460	1	7,500.00	5,377.40	5,377.40	3,550.00	Inprogress
IL53-08/Carbondale	Replaceobsoleteelevatorequip.	1460	2	177,000.00	118,163.00	118,163.00	0	Inprogress
IL53-10/Carbondale	Sidewalk/parkinglotimprovements	1450	1site	52,000.00	32,302.50	32,302.50	32,302.50	Complete
IL53-11/Murphysboro	Dwellingunitlocks/hardware	1460	25	7,500.00	7,500.00	7,500.00	7,500.00	Complete
IL53-11/Murphysboro	Backflowpreventersystem	1460	1	7,500.00	4,202.00	4,202.00	4,202.00	Inprogress
IL53-11/Murphysboro	Sec.504sight/hearingaccommodations	1460	4	0	9,973.26	9,973.26	710.00	Inprogress
IL53-11/Murphysboro	Parkinglotimprovements	1450	1site	5,000.00	1,017.75	1,017.75	1,017.75	Complete
IL53-12/Carbondale	Dwellingunitlocks/hardware	1460	25	7,500.00	7,500.00	7,500.00	7,500.00	Complete
IL53-12/Carbondale	Backflowpreventersystem	1460	1	7,500.00	3,848.00	3,848.00	0	Inprogress
IL53-12/Carbondale	Sec.504sight/hearingaccommodations	1460	5	0	12,127.05	12,127.05	0	Inprogress
IL53-12/Carbondale	Roofreplacement	1460	1	96,850.00	73,033.47	73,033.47	73,033.47	Complete
IL53-12/Carbondale	Exteriorpainting	1460	1building	20,000.00	12,157.00	12,157.00	0	Inprogress

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

PHAName: JacksonCountyHousingAuthority		Grant Type and Number CapitalFundProgramGrantNo: IL06P05350100 ReplacementHousingFactorGrantNo:				FederalFYofGrant: 2000		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. AcctNo.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
IL53-12/Carbondale	Parking lot improvements	1450	1 site	10,000.00	8,832.00	8,832.00	8,832.00	Complete
IL53-13/Murphysboro	Renovation of dwellings, kitchens, bat hs, floors, doors, roofs, gutters, downspouts, soffits, fascia, abatement, 504, mech/elec. improvements	1460	5 du	195,000.00	313,820.00	313,820.00	136,174.08	Inprogress
IL53-13/Murphysboro	Sidewalks/parking/landscaping	1450	1 site	25,000.00	11,300.00	11,300.00	3,154.33	Inprogress
IL53-13/Murphysboro	Appliances	1465	10	6,000.00	6,000.00	6,000.00	6,000.00	Complete
IL53-13/Murphysboro	Relocation	1495		2,500.00	75.95	75.95	75.95	Complete
IL53-14/Carbondale	Basketball court	1450	1	4,500.00	43,474.31	43,474.31	26,382.99	Inprogress
IL53-14/Carbondale	Roof replacement	1460	70	0	25,607.66	25,607.66	0	Under contract
IL53-15/Murphysboro	Security fence	1450	1	16,000.00	15,810.50	15,810.50	13,389.00	Inprogress
PHAWide	Operations	1406		105,000.00	140,820.00	140,820.00	35,303.86	Inprogress
PHAWide	Management Improvements	1408		135,000.00	137,180.00	137,180.00	96,655.95	Inprogress
PHAWide	Administration, salaries, publications	1410		85,000.00	47,000.00	47,000.00	36,445.50	Inprogress
PHAWide	A/E and LBP Design/Monitoring Services	1430		97,500.00	97,500.00	97,500.00	87,196.17	Inprogress
PHAWide	Contingency	1502		81,085.00	0	0	0	
				1,626,435	1,626,435	1,626,435	778,273.41	

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

PHAName: Jackson County Housing Authority	Grant Type and Number Capital Fund Program No: IL06P05350100 Replacement Housing Factor No:	Federal FY of Grant: 2000
---	--	----------------------------------

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
IL53-02	9/30/02		12/31/01	9/30/03			
IL53-03	9/30/02		12/31/01	9/30/03			
IL53-04	9/30/02		12/31/01	9/30/03			
IL53-05	9/30/02		12/31/01	9/30/03			
IL53-06	9/30/02		12/31/01	9/30/03			
IL53-07	9/30/02		12/31/01	9/30/03			
IL53-08	9/30/02		12/31/01	9/30/03			
IL53-10	9/30/02		12/31/01	9/30/03			
IL53-11	9/30/02		12/31/01	9/30/03			
IL53-12	9/30/02		12/31/01	9/30/03			
IL53-13	9/30/02		12/31/01	9/30/03			
IL53-14	9/30/02		12/31/01	9/30/03			
IL53-15	9/30/02		12/31/01	9/30/03			
PHAWide	9/30/02		12/31/01	9/30/03			

NARRATIVE SUMMARY REPORT
IL06P05350100

FUNDING EXPLANATION:

EMERGENCY FUNDING: The PHA has utilized \$22,100.31 to provide sight/hearing modifications to nine high-rise apartments whose residents were unable to hear the fire alarm.

REVISIONS, OBLIGATIONS, EXPENDITURES: The PHA has obligated all funds and has expended \$778,273.41. No substantial revisions have been made to this budget; see above for emergency work item; one work item was moved from the 1999 program, IL06P05370899, namely, parking lot/sidewalk work at IL53 -07/Murphysboro because sufficient funds were not available in the 1999 program to complete this work. In addition, a portion of one work item, roof replacement at IL53 -14/Carbondale, was moved to this program from the 2001 program in order to expend unobligated funds.

IMPLEMENTATION SCHEDULE: The PHA has already obligated all funds and anticipates no problem in expending all funds within the implementation schedule deadlines.

SUMMARY OF RESIDENT/LOCAL GOVERNMENT COMMENTS:

The PHA has notified each local government, providing them with a draft copy of the Annual Performance and Evaluation Report, and providing them with a review and comment period. No comments were received.

The PHA has notified all Resident Advisory Board members, providing them with a draft copy of the Annual Performance and Evaluation Report, and providing them with a comment period. No comments were received.

IL053g01

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary					
PHA Name: Jackson County Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P05350102 Replacement Housing Factor Grant No:		Federal FY of Grant: 2002	
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non -CFP Funds				
2	1406 Operations	175,000.00			
3	1408 Management Improvements	185,000.00			
4	1410 Administration	45,000.00			
5	1411 Audit	0			
6	1415 Liquidated Damages	0			
7	1430 Fees and Costs	95,000.00			
8	1440 Site Acquisition	0			
9	1450 Site Improvement	144,380.00			
10	1460 Dwelling Structures	840,590.00			
11	1465.1 Dwelling Equipment — Nonexpendable	10,000.00			
12	1470 Nondwelling Structures	0			
13	1475 Nondwelling Equipment	0			
14	1485 Demolition	0			
15	1490 Replacement Reserve	0			
16	1492 Moving to Work Demonstration	0			
17	1495.1 Relocation Costs	20,000.00			
18	1499 Development Activities	0			
19	1501 Collateralization or Debt Service	0			
20	1502 Contingency	93,080.00			
21	Amount of Annual Grant: (sum of lines 2 – 20)	1,608,050.00			
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 Measures				

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHAName: Jackson County Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P05350102 Replacement Housing Factor Grant No:			Federal FY of Grant: 2002			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHAWide	Operations	1406		175,000.00				
PHAWide	Management Improvements	1408		185,000.00				
PHAWide	Administration	1410		45,000.00				
PHAWide	Fees and Costs	1430		95,000.00				
IL53-02	Sidewalks, landscaping	1450		10,000.00				
IL53-02	Dwelling renovations, LBP/asbestos abatement, plumbing, elec., and HVAC replacement, dry wall and painting, flooring, roofs, siding, storage addition	1460	4 dwellings	157,500.00				
IL53-03	Sidewalks, landscaping, tree removal	1450	1 site	52,680.00				
IL53-03	Exterior LBP abatement, exterior cladding	1460	4 dwellings	45,000.00				
IL53-03	Furnace replacement	1460	50 dwellings	80,000.00				
IL53-07	Repair exterior columns, window replacement, replace exterior doors, dwelling unit windows, HVAC, locks and hardware	1460	60 dwellings	272,575.00				
IL53-10	Sidewalks, landscaping	1450	1 site	24,200.00				
IL53-10	Window replacement, siding	1460	14 dwellings	113,440.00				
IL53-13	Sidewalks, landscaping	1450	1 site	20,000.00				
IL53-13	Dwelling renovations, LBP/asbestos abatement, plumbing, elec., and HVAC replacement, dry wall and painting, flooring, roofs, siding, storage addition	1460	2 dwellings	113,000.00				
IL53-14	Dumpster screen replacement	1450	7	37,500.00				
IL53-17	Water heater/cabinet replacement	1460	8 dwellings	29,540.00				
IL53-19	Water heater/cabinet replacement	1460	8 dwellings	29,540.00				
PHAWide	Appliances	1465	30	10,000.00				

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing

Factor (CFP/CFPRHF)

Part II: Supporting Pages

PHAName: JacksonCountyHousingAuthority		GrantTypeandNumber CapitalFundProgramGrantNo: IL06P05350102 ReplacementHousingFactorGrantNo:			FederalFY ofGrant: 2002			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories	Dev.AcctNo.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work
				Original	Revised	Funds Obligated	Funds Expended	
PHAWide	Relocation	1495		20,000.00				
PHAWide	Contingency	1502		93,080.00				
				1,608,055				

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

PHAName: Jackson County Housing Authority	Grant Type and Number Capital Fund Program No: IL06P05350102 Replacement Housing Factor No:	Federal FY of Grant: 2002
---	---	---------------------------

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
PHAWide	9/30/04			9/30/05			
IL53-02	9/30/04			9/30/05			
IL53-03	9/30/04			9/30/05			
IL53-07	9/30/04			9/30/05			
IL53-10	9/30/04			9/30/05			
IL53-13	9/30/04			9/30/05			
IL53-17	9/30/04			9/30/05			
IL53-19	9/30/04			9/30/05			

CapitalFundProgramFive -YearActionPlan
PartI:Summary

PHANameJacksonCounty HousingAuthority		<input checked="" type="checkbox"/> Original5 -YearPlan <input type="checkbox"/> RevisionNo:			
Development Number/Name/HA- Wide	Year1	WorkStatementforYear2 FFYGrant:2003 PHAFY:2004	WorkStatementforYear3 FFYGrant:2004 PHAFY:2005	WorkStatementforYear4 FFYGrant:2005 PHAFY:2006	WorkStatementforYear5 FFYGrant:2006 PHAFY:2007
	Annual Statement				
PHAWIDE		614,000.00	635,000.00	630,000.00	630,000.00
IL53-01		0	100,000.00	95,280.00	0
IL53-02		138,500.00	413,280.00	338,000.00	229,280.00
IL53-03		75,000.00	175,000.00	150,000.00	100,000.00
IL53-04		0	0	0	5,000.00
IL53-05		0	110,000.00	110,000.00	110,000.00
IL53-06		16,000.00	0	0	0
IL53-07		0	0	0	5,000.00
IL53-08		282,500.00	0	0	0
IL53-09		0	0	0	110,000.00
IL53-10		137,600.00	169,775.00	169,775.00	169,775.00
IL53-11		60,000.00	0	45,000.00	110,000.00
IL53-12		0	0	0	110,000.00
IL53-13		284,455.00	0	0	0
IL53-14		0	0	70,000.00	0
IL53-15		0	0	0	10,000.00
IL53-16		0	0	0	5,000.00
IL53-17		0	5,000.00	0	0
IL53-19		0	0	0	4,500.00
IL53-21		0	0	0	4,500.00
IL53-22		0	0	0	5,000.00
CFPFundsListedfor 5-yearplanning		1,608,055	1,608,055	1,608,055	1,608,055

CapitalFundProgramFive -YearActionPlan
PartII:SupportingPages —WorkActivities

ActivitiesforYear:4 FFYGrant:2005 PHAFY:2006			ActivitiesforYear:5 FFYGrant:2006 PHAFY:2007		
Development Name/Number	Major Work Categories	EstimatedCost	Development Name/Number	MajorWork Categories	EstimatedCost
PHAWide	Operations	165,000.00	PHAWide	Operations	165,000.00
PHAWide	ManagementImp.	185,000.00	PHAWide	ManagementImp.	185,000.00
PHAWide	Administration	50,000.00	PHAWide	Administration	50,000.00
PHAWide	ProfessionalServices	95,000.00	PHAWide	ProfessionalServices	95,000.00
PHAWide	Appliances	15,000.00	PHAWide	Appliances	15,000.00
PHAWide	Contingency	120,000.00	PHAWide	Contingency	120,000.00
IL53-01	Windowsandsiding	95,280.00	IL53-02	Siteanddwelling renovations	229,280.00
IL53-02	Siteanddwelling renovations	338,000.00	IL53-03	Roofs,LBPabatement, siteimprovements	100,000.00
IL53-03	Roofs,LBPabatement, siteimprovements	150,000.00	IL53-04	Mechanical/architectural Improvements	5,000.00
IL53-05	Siteanddwelling renovations	110,000.00	IL53-05	Siteanddwelling renovations	110,000.00
IL53-10	Handicapaccess, kitchens	169,775.00	IL53-07	Mechanical/architectural Improvements	5,000.00
IL53-11	Dwellingconversion0 to1bedroom	45,000.00	IL53-09	Mechanical/architectural Improvements	110,000.00
IL53-14	Furnacereplacement	70,000.00	IL53-10	Handicapaccess, kitchens	169,775.00
			IL53-11	Dwellingconversion0 to1bedroom	110,000.00
			IL53-12	Dwellingconversion0 to1bedroom	110,000.00
			IL53-15	Mechanical/architectural Improvements	10,000.00

IL053h01

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary					
PHA Name: Jackson County Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06R05350102 Replacement Housing Factor Grant No:			Federal FY of Grant: 2002
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non -CFP Funds	0	0	0	0
2	1406 Operations	0	0	0	0
3	1408 Management Improvements Soft Costs	0	0	0	0
	Management Improvements Hard Costs	0	0	0	0
4	1410 Administration	0	0	0	0
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	0	0	0	0
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	0	0	0	0
10	1460 Dwelling Structures	0	0	0	0
11	1465.1 Dwelling Equipment — Nonexpendable	0	0	0	0
12	1470 Nondwelling Structures	0	0	0	0
13	1475 Nondwelling Equipment	0	0	0	0
14	1485 Demolition	0	0	0	0
15	1490 Replacement Reserve	51,596.00	51,596.00	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	0	0	0	0
18	1499 Development Activities	0	0	0	0
19	1502 Contingency	0	0	0	0
	Amount of Annual Grant: (sum of lines.....)	51,596.00	51,596	0	0
	Amount of line XX Related to LBP Activities				
	Amount of line XX Related to Section 504 compliance				
	Amount of line XX Related to Security — Soft Costs				
	Amount of Line XX related to Security — Hard Costs				
	Amount of line XX Related to Energy Conservation Measures				
	Collateralization Expenses or Debt Service				

IL053i01

Annual Statement/Performance and Evaluation Report						
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary						
PHAName: Jackson County Housing Authority Jackson County Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P05370899 Replacement Housing Factor Grant No:			Federal FY of Grant: 1999	
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input checked="" type="checkbox"/> Final Performance and Evaluation Report						
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost		
		Original	Revised	Obligated	Expended	
1	Total Non -CFP Funds					
2	1406 Operations					
3	1408 Management Improvements	\$198,000.00	\$188,000.00	\$188,000.00	\$188,000.00	
4	1410 Administration	81,000.00	81,000.00	81,000.00	81,000.00	
5	1411 Audit	0.00	0.00	0.00	0.00	
6	1415 Liquidated Damages	0.00	0.00	0.00	0.00	
7	1430 Fees and Costs	138,000.00	120,657.02	120,657.02	120,657.02	
8	1440 Site Acquisition	0.00	0.00	0.00	0.00	
9	1450 Site Improvement	39,500.00	49,770.00	49,770.00	49,770.00	
10	1460 Dwelling Structures	1,001,230.00	1,044,914.23	1,044,914.23	1,044,914.23	
11	1465.1 Dwelling Equipment — Nonexpendable	27,000.00	31,875.00	31,875.00	31,875.00	
12	1470 Non Dwelling Structures	0.00	0.00	0.00	0.00	
13	1475 Non Dwelling Equipment	10,000.00	10,000.00	10,000.00	10,000.00	
14	1485 Demolition	0.00	0.00	0.00	0.00	
15	1490 Replacement Reserve	0.00	0.00	0.00	0.00	
16	1492 Moving to Work Demonstration	0.00	0.00	0.00	0.00	
17	1495.1 Relocation Costs	8,000.00	448.75	448.75	448.75	
18	1499 Development Activities	0.00	0.00	0.00	0.00	
19	1501 Collateralization or Debt Service	0.00	0.00	0.00	0.00	
20	1502 Contingency	23,935.00	0.00	0.00	0.00	
21	Amount of Annual Grant: (sum of lines 2 – 20)	\$1,526,665.00	\$1,526,665.00	\$1,526,665.00	\$1,526,665.00	
22	Amount of line 21 Related to LBP Activities	38,500.00	40,500.00	40,500.00	40,500.00	
23	Amount of line 21 Related to Section 504 compliance	80,000.00	80,000.00	80,000.00	80,000.00	
24	Amount of line 21 Related to Security – Soft Costs	35,000.00	35,000.00	35,000.00	35,000.00	
25	Amount of Line 21 Related to Security – Hard Costs	20,000.00	20,000.00	20,000.00	20,000.00	
26	Amount of line 21 Related to Energy Conservation Measures	149,000.00	150,780.10	150,780.10	150,780.10	

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

PHAName: JacksonCountyHo usingAuthority		GrantTypeandNumber CapitalFundProgramGrantNo: IL06P05370899 ReplacementHousingFactorGrantNo:				FederalFYofGrant: 1999		
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories	Dev.AcctNo.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work
				Original	Revised	Funds Obligated	Funds Expended	
PHAWide	Resident&stafftraining	1408		90,000.00	80,000.00	80,000.00	80,000.00	Complete
PHAWide	Security	1408		35,000.00	35,000.00	35,000.00	35,000.00	Complete
PHAWide	ResidentInitiativesCoordinator	1408		33,000.00	33,000.00	33,000.00	33,000.00	Complete
PHAWide	MaintenanceEquipment	1408		40,000.00	40,000.00	40,000.00	40,000.00	Complete
PHAWide	Publications	1410		1,000.00	1,000.00	1,000.00	1,000.00	Complete
PHAWide	Administrationstaff	1410		80,000.00	80,000.00	80,000.00	80,000.00	Complete
PHAWide	ProfessionalServices,A/E	1430		75,000.00	62,457.02	62,457.02	62,457.02	Complete
PHAWide	ProfessionalServices,LPBMonitoring	1430		13,000.00	13,000.00	13,000.00	13,000.00	Complete
PHAWide	ProfessionalServices,PNA	1430		50,000.00	45,200.00	45,200.00	45,200.00	Complete
IL53-02	Playground	1450	1	12,000.00	12,000.00	12,000.00	12,000.00	Complete
IL53-05	ParkingLot	1450	1	5,000.00	5,000.00	5,000.00	5,000.00	Complete
IL53-06	Foundationsettlementrepairs	1460	4dwellings	50,000.00	50,000.00	50,000.00	50,000.00	Complete
IL53-07	Sidewalkreplacement	1450	120s.f.	4,500.00	270.00	270.00	270.00	Complete
IL53-07	Updatesecurityentry	1460	1building	3,500.00	3,500.00	3,500.00	3,500.00	Complete
IL53-07	Replacetrashcompactor	1460	1building	12,000.00	12,000.00	12,000.00	12,000.00	Complete
IL53-07	Watershutoffvalves	1460	60du	9,600.00	9,600.00	9,600.00	9,600.00	Complete
IL53-07	Boilers,heat/domesticwater	1460	1building	17,500.00	17,500.00	17,500.00	17,500.00	Complete
IL53-08	Updatesecurityentry	1460	1building	3,500.00	3,500.00	3,500.00	3,500.00	Complete
IL53-08	Replacetrashcompactor	1460	1building	12,000.00	12,000.00	12,000.00	12,000.00	Complete
IL53-08	Watershutoffvalves	1460	70du	11,200.00	12,800.00	12,800.00	12,800.00	Complete
IL53-08	Emergencygasvalvereplacement,main	1460	1building	0	1,325.00	1,325.00	1,325.00	Complete
IL53-10	Roofs,gutters,downspouts,soffits,fascia	1460	27buildings	108,500.00	110,744.37	110,744.37	110,744.37	Complete
IL53-11	Updatesecurityentry	1460	1building	6,500.00	4,230.00	4,230.00	4,230.00	Complete
IL53-11	Replacetrashcompactor	1460	1building	12,000.00	12,000.00	12,000.00	12,000.00	Complete
IL53-11	Updatefirealarmsystem	1460	1building	12,000.00	12,000.00	12,000.00	12,000.00	Complete
IL53-11	A/CUnits	1460	10	5,000.00	5,000.00	5,000.00	5,000.00	Complete

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

PHAName: JacksonCountyHo usingAuthority		GrantTypeandNumber CapitalFundProgramGrantNo: IL06P05370899 ReplacementHousingFactorGrantNo:				FederalFYofGrant: 1999			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories	Dev.AcctNo.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work	
				Original	Revised	Funds Obligated	Funds Expended		
IL53-11	Watershutoffvalves	1460	435	15,130.00	0	0	0	Movedto 50101	
IL53-11	Resealparkinglots	1450	2	0	2,500.00	2,500.00	2,500.00	Complete	
IL53-12	Updatesecurityentry	1460	1building	6,500.00	3,500.00	3,500.00	3,500.00	Complete	
IL53-12	Replacetrashcompactor	1460	1building	12,000.00	12,000.00	12,000.00	12,000.00	Complete	
IL53-12	Watershutoffvalves	1460	73du	12,800.00	0	0	0	Movedto IL53-50101	
IL53-12	Hotwaterboiler	1460	1	6,500.00	6,500.00	6,500.00	6,500.00	Complete	
IL53-12	Entrydoorclosures	1460	2	2,500.00	2,500.00	2,500.00	2,500.00	Complete	
IL53-12	Updatefirealarmsystem	1460	1building	12,000.00	12,000.00	12,000.00	12,000.00	Complete	
IL53-12	A/CUnits	1460	10	5,000.00	5,000.00	5,000.00	5,000.00	Complete	
IL53-12	Repair/resurfaceparkinglot	1450	1	0	7,500.00	7,500.00	7,500.00	Complete	
IL53-13	LBP/Asbestosabatement	1460	6du	25,500.00	27,500.00	27,500.00	27,500.00	Complete	
IL53-13	Interiorrenovations	1460	6du	392,000.00	443,492.76	443,492.76	443,492.76	Complete	
IL53-13	Section504accessibility	1460	1dwelling	80,000.00	80,000.00	80,000.00	80,000.00	Complete	
IL53-13	Sidewalks,landscaping	1450	1site	20,000.00	20,000.00	20,000.00	20,000.00	Complete	
IL53-13	Appliances	1465	10	7,000.00	7,000.00	7,000.00	7,000.00	Complete	
IL53-13	Relocation	1495	1	8,000.00	448.75	448.75	448.75	Complete	
IL53-15	Doorreplacement	1460	3	2,000.00	2,000.00	2,000.00	2,000.00	Complete	
IL53-15	Waterheaterreplacement	1460	2	1,800.00	3,076.50	3,076.50	3,076.50	Complete	
IL53-16	Sidewalkreplacement	1450	1	2,500.00	2,500.00	2,500.00	2,500.00	Complete	
IL53-16	Roofreplacement	1460	25dwellings	41,500.00	39,500.00	39,500.00	39,500.00	Complete	
IL53-17	Exteriordoorreplacement	1460	8dwellings	11,200.00	11,200.00	11,200.00	11,200.00	Complete	
IL53-17	Roofreplacement	1460	8buildings	24,500.00	46,490.00	46,490.00	46,490.00	Complete	
IL53-19	Exteriordoorreplacement	1460	8dwellings	11,200.00	11,200.00	11,200.00	11,200.00	Complete	
IL53-19	Roofreplacement	1460	8buildings	24,500.00	25,000.00	25,000.00	25,000.00	Complete	
IL53-21	Exteriordoorreplacement	1460	8dwellings	5,600.00	5,600.00	5,600.00	5,600.00	Complete	

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

PHAName: JacksonCountyHo usingAuthority		Grant Type and Number Capital Fund Program Grant No: IL06P05370899 Replacement Housing Factor Grant No:				Federal FY of Grant: 1999		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
IL53-21	Roof replacement	1460	8 buildings	15,000.00	15,602.00	15,602.00	15,602.00	Complete
IL53-22	Exterior door replacement	1460	8 dwellings	11,200.00	11,303.60	11,303.60	11,303.60	Complete
IL53-22	Roof replacement	1460	8 buildings	15,000.00	15,250.00	15,250.00	15,250.00	Complete
PHAWide	Appliances	1465		20,000.00	24,875.00	24,875.00	24,875.00	Complete
PHAWide	Non-dwelling equipment	1475		10,000.00	10,000.00	10,000.00	10,000.00	Complete
PHAWide	Contingency	1502		23,935.00	0	0	0	
				1,526,665	1,526,665	1,526,665	1,526,665	

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

PHAName: Jackson County Housing Authority		Grant Type and Number Comprehensive Grant Program No: IL06P05370899 Replacement Housing Factor No:					Federal FY of Grant: 1999
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
PHAWide	9/30/2001		9/30/2001	9/30/2002		3/31/2002	N/A
IL53-02	9/30/2001		9/30/2000	9/30/2002		12/31/2001	N/A
IL53-05	9/30/2001		9/30/2000	9/30/2002		12/31/2001	N/A
IL53-06	9/30/2001		9/30/2000	9/30/2002		12/31/2001	N/A
IL53-07	9/30/2001		9/30/2000	9/30/2002		12/31/2001	N/A
IL53-08	9/30/2001		9/30/2000	9/30/2002		12/31/2001	N/A
IL53-10	9/30/2001		9/30/2000	9/30/2002		06/30/2001	N/A
IL53-11	9/30/2001		9/30/2000	9/30/2002		12/31/2001	N/A
IL53-12	9/30/2001		9/30/2000	9/30/2002		12/31/2001	N/A
IL53-13	9/30/2001		9/30/2000	9/30/2002		12/31/2001	N/A
IL53-15	9/30/2001		9/30/2000	9/30/2002		06/30/2001	N/A
IL53-16	9/30/2001		9/30/2000	9/30/2002		06/30/2001	N/A
IL53-17	9/30/2001		9/30/2000	9/30/2002		06/30/2001	N/A
IL53-19	9/30/2001		9/30/2000	9/30/2002		06/30/2001	N/A
IL53-21	9/30/2001		9/30/2000	9/30/2002		06/30/2001	N/A
IL53-22	9/30/2001		9/30/2000	9/30/2002		06/30/2001	N/A

NARRATIVE SUMMARY REPORT
IL06P05370899

FUNDING EXPLANATION:

EMERGENCY FUNDING: The PHA utilized \$1,325.00 to replace a damaged main gas valve at IL -53-08/Carbondale.

REVISIONS, OBLIGATIONS, EXPENDITURES: The PHA has obligated and expended all funds. No substantial revisions have been made to this budget; see above for emergency work item; a portion of two work items were removed from the 2000 program, IL06P05350100, namely, parking lot improvements at IL53 -11/Murphysboro and IL53 -12/Carbondale because excess funds were available in the 1999 program.

IMPLEMENTATION SCHEDULE: The PHA has obligated and expended all funds.

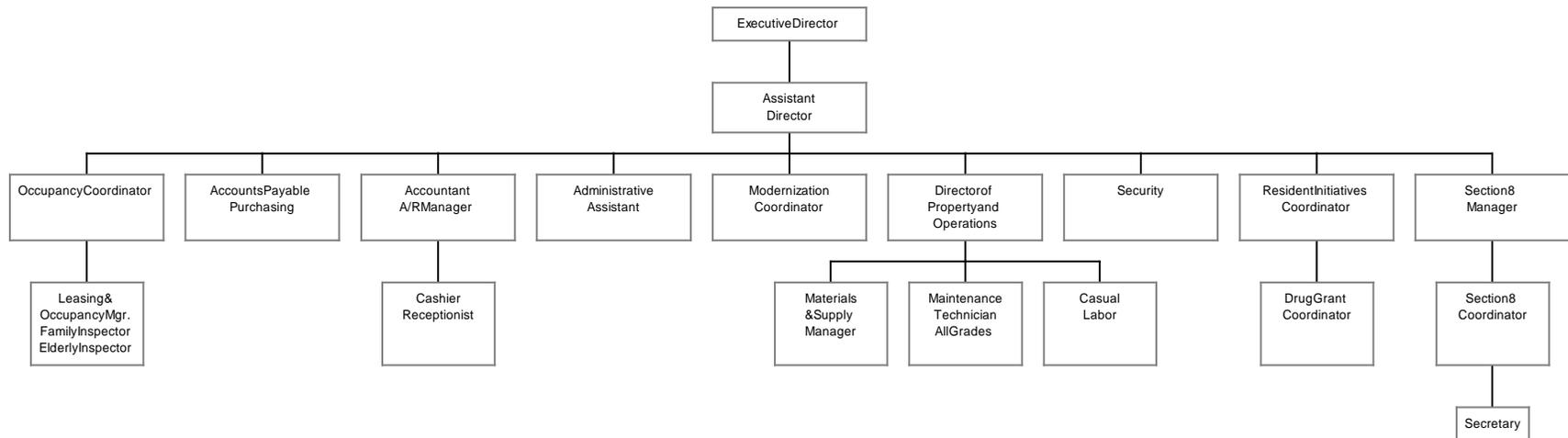
SUMMARY OF RESIDENT/LOCAL GOVERNMENT COMMENTS:

The PHA has notified each local government, providing them with a draft copy of the Annual Performance and Evaluation Report, and providing them with a review and comment period. No comments were received.

The PHA has notified all Resident Advisory Board members, providing them with a draft copy of the Annual Performance and Evaluation Report, and providing them with a comment period. No comments were received.

IL053f01

AttachmentF OrganizationChart HousingAuthorityoftheCountyofJackson,Illinois



IL053k01

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary					
PHA Name: Jackson County Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P05350101 Replacement Housing Factor Grant No:			Federal FY of Grant: 2001
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12/31/2001 <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non -CFP Funds				
2	1406 Operations	150,000.00	150,000.00	50,000.00	0
3	1408 Management Improvements	173,000.00	185,800.00	156,865.87	45,601.53
4	1410 Administration	40,000.00	40,000.00	40,000.00	0
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	92,500.00	92,500.00	92,500.00	15,240.00
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	82,500.00	82,500.00	0	0
10	1460 Dwelling Structures	970,500.00	970,500.00	174,066.34	2,680.00
11	1465.1 Dwelling Equipment --Nonexpendable	43,750.00	43,750.00	9,875.00	9,875.00
12	1470 Non dwelling Structures	1,000.00	1,000.00	0	0
13	1475 Non dwelling Equipment	0	0	0	0
14	1485 Demolition	0	0	0	0
15	1490 Replacement Reserve	0	0	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	2,500.00	2,500.00	0	0
18	1499 Development Activities	0	0	0	0
19	1502 Contingency	52,305.00	39,505.00	0	0
20	Amount of Annual Grant: (sum of lines.....)	1,608,055.00	1,608,055	523,307.21	73,396.53
	Amount of line 20 Related to LBP Activities	36,000.00	36,000.00	20,246.90	0
	Amount of line 20 Related to Section 504 compliance	75,000.00	75,000.00	0	0
	Amount of line 20 Related to Security --Soft Costs	35,000.00	45,000.00	45,000.00	30,835.00
	Amount of Line 20 related to Security --Hard Costs	30,000.00	30,000.00	0	0
	Amount of line 20 Related to Energy Conservation Measures	38,800.00	38,800.00		
	Collateralization Expenses or Debt Service				

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

PHAName: Jackson County Housing Authority		Grant Type and Number Capital Fund Program Grant No: IL06P05350101 Replacement Housing Factor Grant No:				Federal FY of Grant: 2001			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
PHAWide	Operations		1406		150,000.00	150,000.00	50,000.00	0	Inprogress
PHAWide	Management Improvements		1408		173,000.00	185,800.00	156,865.87	45,601.53	Inprogress
PHAWide	Administration		1410		40,000.00	40,000.00	40,000.00	0	Inprogress
PHAWide	Architectural/Engineering Services		1430		92,500.00	92,500.00	92,500.00	15,240.00	Inprogress
IL53-01	Repair to dumpster pads and curbs		1450		7,500.00	7,500.00	0	0	Underdesign
IL53-02	Sidewalk/parking improvements, landscaping		1450	1 site	45,000.00	35,00.00	0	0	Underdesign
IL53-02	Dwelling renovations, kitchens, baths, flooring, security screens, doors, roofs, mechanical/electrical improvements, LBP/asbestos abatement, including HC accessibility/visitability		1460	4 dwellings	350,000.00	200,000.00	0	0	Underdesign
IL53-05	Parking lot repairs		1450	1 site	10,000.00	10,000.00	0	0	Underdesign
IL53-05	Correct building settlement, repair wall		1460	1 building	15,000.00	15,000.00	0	0	Underdesign
IL53-07	Community room lighting replacement		1470	1	1,000.00	1,000.00	0	0	Underdesign
IL53-10	Window Replacement		1460	9 buildings	65,100.00	65,100.00	0	0	Underdesign
IL53-11	Dwelling unit plumbing upgrade		1460	96	0	115,000.00	0	0	Underdesign
IL53-11	Entry door locks/hardware		1460	48	8,500.00	8,500.00	8,500.00	1,340.00	Inprogress
	Dwelling unit plumbing upgrade		1460	73	0	59,880.00	0	0	Underdesign
IL53-12	Entry door locks/hardware		1460	35	8,500.00	8,500.00	8,428.00	1,340.00	Inprogress
IL53-13	Site improvements		1450	1 site	20,000.00	20,000.00	0	0	Underdesign
IL53-13	Dwelling renovations, kitchens, baths, floors, windows, doors, roofs, mechanical/electrical, LBP/asbestos abatement		1460	6 dwellings	335,000.00	338,000.00	0	0	Underdesign
IL53-14	Roof replacement		1460	70 dwellings	150,000.00	165,000.00	157,138.34	0	Under contract
IL53-16	Exterior door and storm door replacement		1460	25 dwellings	38,400.00	30,000.00	0	0	Underdesign
PHAWide	Appliances and air conditioners		1465		43,750.00	43,750.00	9,875.00	9,875.00	Inprogress
PHAWide	Relocation		1495		2,500.00	1,000.00	0	0	

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

PHAName: JacksonCountyHousingAuthority		GrantTypeandNumber CapitalFundProgramGrantNo: IL06P05350101 ReplacementHousingFactorGrantNo:				FederalFYofGrant: 2001			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories		Dev. Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work
PHAWide	Contingency		1502		52,305.00	51,490.00	0	0	
					1,608,055	1,608,055	523,231.26	73,396.53	

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

PHA Name: Jackson County Housing Authority	Grant Type and Number Capital Fund Program No: IL06P05350101 Replacement Housing Factor No:	Federal FY of Grant: 2001
--	--	----------------------------------

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
IL53-01	9/30/03			9/30/04			
IL53-02	9/30/03			9/30/04			
IL53-05	9/30/03			9/30/04			
IL53-07	9/30/03			9/30/04			
IL53-11	9/30/03			9/30/04			
IL53-12	9/30/03			9/30/04			
IL53-13	9/30/03			9/30/04			
IL53-14	9/30/03			9/30/04			
IL53-16	9/30/03			9/30/04			
PHAWide	9/30/03			9/30/04			

NARRATIVE SUMMARY REPORT
IL06P05350101

FUNDING EXPLANATION:

EMERGENCY FUNDING: The PHA has not used any funds for emergency purposes.

REVISIONS, OBLIGATIONS, EXPENDITURES: The PHA has obligated \$523,231.26 and has expended \$73,396.53. No substantial revisions have been made to this budget; two work items were removed from the 2000 Capital Fund Program No. IL06P05350100, namely, plumbing upgrades at IL53 -11/Murphysboro and IL53 -12/Carbondale, because sufficient funds were not available in that program to complete this work.

IMPLEMENTATION SCHEDULE: The PHA anticipates no problem in obligating and expending all funds within the implementation schedule deadlines.

SUMMARY OF RESIDENT/LOCAL GOVERNMENT COMMENTS: The PHA has notified each local government, forwarding a draft copy of the Annual Performance and Evaluation report to them and providing them with a review and comment period. No comments were received.

The PHA has provided Resident Advisory Board members with a draft copy of the Annual Performance and Evaluation Report and provided a review and comment period. No comments were received.

IL053101

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

PHAName: Jackson County Housing Authority	Grant Type and Number Capital Fund Program Grant No: IL06R05350101 Replacement Housing Factor Grant No:	Federal FY of Grant: 2001
---	---	------------------------------

Original Annual Statement
 Reserve for Disasters/Emergencies
 Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 12/31/2001
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non -CFP Funds	0	0	0	0
2	1406 Operations	0	0	0	0
3	1408 Management Improvements Soft Costs	0	0	0	0
	Management Improvements Hard Costs	0	0	0	0
4	1410 Administration	0	0	0	0
5	1411 Audit	0	0	0	0
6	1415 Liquidated Damages	0	0	0	0
7	1430 Fees and Costs	0	0	0	0
8	1440 Site Acquisition	0	0	0	0
9	1450 Site Improvement	0	0	0	0
10	1460 Dwelling Structures	0	0	0	0
11	1465.1 Dwelling Equipment — Nonexpendable	0	0	0	0
12	1470 Non dwelling Structures	0	0	0	0
13	1475 Non dwelling Equipment	0	0	0	0
14	1485 Demolition	0	0	0	0
15	1490 Replacement Reserve	51,596.00	51,596.00	0	0
16	1492 Moving to Work Demonstration	0	0	0	0
17	1495.1 Relocation Costs	0	0	0	0
18	1499 Development Activities	0	0	0	0
19	1502 Contingency	0	0	0	0
	Amount of Annual Grant: (sum of lines.....)	51,596.00	51,596	0	0
	Amount of line XX Related to LBP Activities				
	Amount of line XX Related to Section 504 compliance				
	Amount of line XX Related to Security — Soft Costs				
	Amount of Line XX related to Security -- Hard Costs				
	Amount of line XX Related to Energy Conservation Measures				
	Collateralization Expenses or Debt Service				

NARRATIVE SUMMARY REPORT
IL06R05350101

The PHA plans to construct replacement housing on a vacant lot the PHA owns in Murphysboro, Illinois. Sufficient funds are not available in the program to complete this work. PHA must await additional replacement housing funding in subsequent fiscal years in order to be able to construct this new housing. current

The PHA is in the process of preparing a development application for submission to HUD to obtain authority to construct this replacement housing.

The PHA hopes to be able to obligate and expend all funds within the implementation scheduled deadlines. However, its ability to do so rests upon receiving sufficient funds to complete the replacement housing project and HUD approval of the PHA's development application.

The PHA has notified each local government, forwarding a draft copy of the Annual Performance and Evaluation Report to them and providing them with a review and comment period. No comments were received.

The PHA has provided Resident Advisory Board members with a draft copy of the Annual Performance and Evaluation Report and provided a review and comment period. No comments were received.