

U.S.DepartmentofHousingandUrbanDevelopment  
OfficeofPublicandIndianHousing

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SmallPHAPlanUpdate  
AnnualPlanforFiscalYear: **2002**

VillageofTupperLake  
HousingAuthority

TupperLake,NY

**NOTE:THISPHAPLANST EMLATE(HUD50075)ISTOBECOMPLETEDIN  
ACCORDANCEWITHINSTRUCTIONSLOCATEDINAPPLICABLEPIHNOTICES**

**PHA Plan  
Agency Identification**

**PHAName:** Village of Tupper Lake Housing Authority

**PHANumber:** NY081

**PHAFiscalYear Beginning:(mm/yyyy)** 07/2002

**PHA Plan Contact Information:**

Name: Mary W. Jarvis

Phone: (518)359 -9220

TDD: NA

Email(if available): mwpagach@yahoo.com

**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

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

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

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

**PHA Programs Administered :**

- Public Housing and Section 8       Section 8 Only       Public Housing Only

**AnnualPHAPlan**  
**FiscalYear20 02**  
 [24CFRPart903.7]

**i. Table of Contents**

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

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## ii. Executive Summary

[24CFR Part 903.79(r)]

At PHA option, provide a brief overview of the information in the Annual Plan

**This Section is left blank since it is optional.**

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

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

**We have made numerous changes to our policies and/or programs based on changes in statutes and/or HUD regulations that have occurred in the past year. HUD mandated all of these.**

- **Admissions and Continued Occupancy Policy:**

We have updated our public housing Admissions and Continued Occupancy Policy to include the current required mandatory income exclusions

- **Implementation of Community Service Requirements:**

The Department of Veteran Affairs and Housing and Urban Development, and Independent Agencies Appropriations Act, 2002, at Section 432, provides that: "None of the funds made available by this Act may be used to implement or enforce the requirement relating to community service, except with respect to any resident of a public housing project funded with any amount provided under section 24 of the United States Housing Act of 1937, as amended, or any predecessor program for the revitalization of severely distressed public housing (HOPE VI).

Under this provision, Housing Authorities are precluded from implementing or enforcing community service requirements using FY 2002 funds. HUD further permits Housing Authorities to immediately suspend enforcement of the requirements.

The Village of Tupper Lake Housing Authority has suspended enforcement of the 8-hour community service requirement. The Housing Authority will not enforce this provision of our Admissions and Continued Occupancy Policy so long as Congress provides for the option to not enforce it. In taking this action, we still want to encourage our public housing residents to both participate in their community and enhance their self-sufficiency skills in a truly voluntary manner.

All affected residents have been notified of the suspension of the requirements.

**2.CapitalImprovementNeeds**

[24CFRPart903.79(g)]

Exemptions:Section8onlyPHAsarenotrequiredtocompletethiscomponent.

A.  Yes  No: IsthePHAeligibletoparticipateintheCFPinthefiscalyearcoveredby his PHAPlan?

B. WhatistheamountofthePHA’sestimatedoractual(ifknown)CapitalFundProgramgrant forthepcomingyear?\$ 176,447

C.  Yes  No DoesthePHAplantoparticipateintheCapitalFundProgram inthe upcomingyear?Ifyes,completetherestofComponent7.Ifno,skiptonextcomponent.

D.CapitalFundProgramGrantSubmissions

**(1)CapitalFundProgram5 -YearActionPlan**

TheCapitalFundProgram5 -YearActionPlanisprovidedasAttachment C

**(2)CapitalFundProgramAnnualStatement**

TheCapitalFundProgramAnnualStatementisprovidedasAttachment B

**3.D emolitionandDisposition**

[24CFRPart903.79(h)]

Applicability:Section8onlyPHAsarenotrequi redtocompletethissection.

1.  Yes  No: DoesthePHAplantconductanydemolitionordispositionactivities (pursuanttosection18oftheU.S.HousingActof1937(42U.S.C. 1437p))intheplanFiscalYear?(I f“No”,skiptonextcomponent;if “yes”,completeoneactivitydescriptionforeachdevelopment.)

2.ActivityDescription

<b>Demolition/DispositionActivityDescription (NotincludingActivitiesAssociatedwithHOPEVIorConversionActivities)</b>
1a.Developmentname:
1b.Development(project)number:
2.Activitytype:Demolition <input type="checkbox"/> Disposition <input type="checkbox"/>
3.Applicationstatus(selectone) Approved <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input type="checkbox"/>

4. Date application approved, submitted, or planned for submission: <u>(DD/MM/YY)</u>
5. Number of units affected:
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development
7. Relocation resources (select all that apply) <input type="checkbox"/> Section 8 for units <input type="checkbox"/> Public housing for units <input type="checkbox"/> Preference for admission to other public housing or section 8 <input type="checkbox"/> Other housing for units (describe below)
8. Timeline for activity: a. Actual or projected start date of activity: b. Actual or projected start date of relocation activities: c. Projected end date of activity:

**4.Voucher Homeownership Program -NA**

[24CFR Part 903.79(k)]

A.  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 next component; if "yes", describe each program using the table below (copy and complete questions for each program identified.)

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

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

- Establishing a minimum homeowner down payment requirement of at least 3 percent and requiring that at least 1 percent of the down payment comes from the family's resources
- Requiring that financing for purchase of a home under its section 8 homeownership will be provided, insured or guaranteed by the state or Federal government; comply with secondary mortgage market underwriting requirements; or comply with generally accepted private sector underwriting standards
- Demonstrating that it has or will acquire other relevant experience (list PHA experience, or any other organization to be involved and its experience, below):

**5. Safety and Crime Prevention: PHDEP Plan -NA: Program Eliminated**

[24CFR Part 903.7(m)]

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

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

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

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

D.  Yes  No: The PHDEP Plan is attached at Attachment \_\_\_\_\_

## **6. Other Information**

[24CFR Part 903.79(r)]

### **A. Resident Advisory Board (RAB) Recommendations and PHA Response**

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

2. If yes, the comments are attached at Attachment (Filename) \_\_\_\_\_ See Below

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

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

Yes  No: below or

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

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

Other: (list below)

#### **Resident Comments :**

Elderly/disabled Residents were very complimentary about the overall operation of the Housing Authority.

For the family units, concern was expressed regarding use of the dumpsters by non residents of the Housing Authority. Residents also requested new storm doors and gutters.

#### **Housing Authority response:**

The Housing Authority agreed to include the gutters and storm doors in the Capital Fund Program as funds permit.

The Housing Authority agreed to look into methods of providing surveillance cameras or other means of solving the problem.

### **B. Statement of Consistency with the Consolidated Plan**

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

1. Consolidated Plan jurisdiction: (State of New York)

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 specific initiatives contained in the Consolidated Plan. (List such initiatives below)
  - The Village of Tupper Lake Housing Authority will continue to maintain and renovate its public housing units.
  - The Village of Tupper Lake Housing Authority will continue to provide accessible housing in its public housing program to persons with disabilities.
  - The Village of Tupper Lake Housing Authority will continue to market its public housing program to make families and individuals aware of the availability of decent, safe, sanitary and affordable housing in the Village of Tupper Lake.
- Other: (list below)
  - The Village of Tupper Lake Housing Authority Admission and Continued Occupancy Policy (ACOP) requirements are established and designed to:
    - a. Provide improved living conditions for very low and low-income families while maintaining their rent payments at an affordable level.
    - b. To operate as a socially and financially sound agency that provides violence and drug-free housing with a suitable living environment for residents.
    - c. To deny admission of applicants, or the continued occupancy of residents, whose habits and practices adversely affect the health, safety, comfort or welfare of other residents or the physical environment of the neighborhood, or create a danger to our employees.
    - d. To facilitate the judicious management of our inventory and efficient management of our staff.
    - e. To ensure compliance with Title VI of the Civil Rights Act of 1964 and all other

applicable Federal fair housing laws and regulations so that the admission and continued occupancy policies are conducted without regard to race, color, religion, creed, sex, national origin, handicap or familial status.

3. PHA Requests for support from the Consolidated Plan Agency

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

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

The New York State Consolidated Plan establishes three strategic objectives that are of equal importance and form the basis of New York State's strategy:

**1. Preserve and increase the supply of decent, safe and affordable housing available to all low and moderate income households, and help identify and develop available resources to assist in the development of housing.**

The need analysis describes a shortage of affordable housing units in New York State. By increasing the number of decent and affordable housing units, New York State will be addressing each of the housing problems: overcrowding, substandard units, and cost burden. The State plan includes the increase of the supply of decent and affordable housing by assisting in the financing of new construction, substantial rehabilitation, and conversion of previously nonresidential properties. While not specifically targeting funds in the Consolidated Plan for such programs, New York State believes it has a vested interest in the federal government's commitment to continue to provide resources for the operations, maintenance and preservation of Section 8 and public housing. The Consolidated Plan states: "The preservation of this irreplaceable low-income housing asset should remain a federal priority. Specifically, the federal government should maintain its commitment to rental assistance, preservation of housing eligible for mortgage prepayment and funding for operations, repairs, maintenance and modernization of public housing."

**2. Improve the ability of low and moderate income New Yorkers to access rental and home ownership opportunities.**

Cost burden is identified as the most widespread of all the various housing problems by New Yorkers. Cost burden disproportionately affects New Yorkers with low and moderate incomes. Renters make up the substantial majority of households with cost burden.

The Consolidated Plan includes the provision of rental assistance where possible

and also to providing home ownership opportunities to low income and minority households. State housing agencies are encouraged to apply for Section 8 program funding.

The Consolidated Plan notes that there are insufficient Federal and State capital subsidies to increase the supply of affordable housing to address the problems of all those with cost burdens.

Additional strategies include making mortgages available with below market interest rates to first time home buyers and providing rehabilitation assistance to low income homeowners.

### **3. Address the shelter, housing, and service needs of the homeless poor and others with special needs.**

The Consolidated Plan reflects that the demand for housing and supportive assistance for the homeless far exceeds the supply; particularly, the frail elderly, disabled, and other segments of the Population requiring supportive living arrangements or services.

Among the programs to be utilized, are the various Section 8 programs.

The Consolidated Plan addresses Public Housing Resident Initiatives. The Plan states that “the State of New York does not directly own or administer Federal public housing. Therefore the requirements of this section of the Consolidated Plan do not apply to the State of New York.”

“The State does have a State public housing program as noted in the Needs Assessment. Tenant participation in the management of housing authorities is not only encouraged in this State, but mandated in New York’s Public Housing Law, which provides that authorities having a population under one million be composed of up to seven members, including two tenants elected by public housing residents. The underlying philosophy has been to ensure that tenants’ needs and concerns are effectively communicated to the governing body of the authority and, when necessary, to DHCR, as the supervising State agency.”

The use of the term “low and moderate income households” includes all households at or below 80 percent of median income. Extremely low income households are included in this category which has been identified in the needs analysis as having the highest magnitude of housing problems.

The New York State Objectives respond to the purposes of the National Affordable Housing Act that are:

1. to help families not owning a home to save for a down payment for the purchase of a home;
2. to retain wherever feasible as housing affordable to low income families those

3. dwelling units produced for such purposes with Federal assistance; to extend and strengthen partnerships among all levels of government and the private sector, including for -profit and non -profit organizations, in the production and operation of housing affordable to low -income and moderate -income families;
4. to expand and improve Federal rental assistance for very low -income families; and
5. to increase the supply of supportive housing, which combines structural features and services needed to enable persons with special needs to live with dignity and independence.

In summary, the New York State Consolidated Plan strategies are consistent with and support the goals and objectives of the Village of Tupper Lake Housing Authority.

### **C. Criteria for Substantial Deviation and Significant Amendments**

#### **1. Amendment and Deviation Definitions**

24 CFR Part 903.7(r)

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

#### **A. Substantial Deviation from the 5 -year Plan:**

A substantial deviation from the 5 -year Plan occurs when the Board of Commissioners decides that it wants to change the mission statement, goals or objectives of the 5 -year plan.

#### **B. Significant Amendment or Modification to the Annual Plan:**

Significant amendments or modifications to the Annual Plan are defined as discretionary changes in the plans or policies of the housing authority that fundamentally change the plans of the agency and which require formal approval of the Board of Commissioners.

## Attachment E

### Village of Tupper Lake Housing Authority

#### Fiscal Year 2002 Agency Plan

#### **Required Attachment: Membership of the Resident Advisory Board or Boards**

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

Theresa Austin

David White

Milton Beale

Armonia Morris

Margaret Morin

Irvie Cole

Margaret Salamy

Liz Lavigne

Veronica Barrett

Vernetta Griffiths

Madeline Cote

Glenford Foley

**AttachmentB**

**AnnualStatement/PerformanceandEvaluationReport  
CapitalFundProgramandCapitalFundProgramReplacementHousingFactor(CFP/CFPRHF)PartI:Summary**

<b>PHAName: VillageofTupperLakeHousing Authority</b>	<b>GrantTypeandNumber</b> CapitalFund ProgramGrantNo: NY06P08150102 ReplacementHousingFactorGrantNo:	<b>FederalFYofGrant:</b> <b>2002</b>
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**OriginalAnnualStatement**     **ReserveforDisasters/Emergencies**     **RevisedAnnualS tatement(revisionno:    )**  
 **PerformanceandEvaluationReportforPeriodEnding:**     **FinalPerformanceandEvaluationReport**

Lin e No.	SummarybyDevelopmentAccount	TotalEstimatedCos t		TotalActualCost	
		Original	Revised	Obligated	Expended
1	Totalnon -CFPFunds				
2	1406Operations	28,000			
3	1408ManagementImprovements				
4	1410Administration	8,000			
5	1411Audit				
6	1415LiquidatedDamages				
7	1430FeesandCos ts	9,000			
8	1440SiteAcquisition				
9	1450SiteImprovement	23,500			
10	1460DwellingStructures	77,947			
11	1465.1DwellingEquipment — Nonexpendable				
12	1470NondwellingStructures	30,000			
13	1475NondwellingEquipment				
14	1485Demolit ion				
15	1490ReplacementReserve				
16	1492MovingtoWorkDemonstration				

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

<b>PHAName: Village of Tupper Lake Housing Authority</b>	<b>Grant Type and Number</b> Capital Fund Program Grant No: NY06P08150102 Replacement Housing Factor Grant No:	<b>Federal FY of Grant:</b> <b>2002</b>
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**Original Annual Statement**  
  **Reserve for Disasters/Emergencies**  
  **Revised Annual Statement (revision no: )**  
 **Performance and Evaluation Report for Period Ending:**  
  **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 20 - 20)	176,447			
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**

PHA Name: Village of Tupper Lake Housing Authority		Grant Type and Number Capital Fund Program Grant No: NY06P08150102 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	
	<b>Operations</b>	1406						
<b>HA Wide</b>	Resident Services Coordinator		28,000					
	<b>Subtotal Acct 1406</b>		<b>28,000</b>					
	<b>Administration</b>	1410						
<b>HA Wide</b>	CFP Administration		8,000					
	<b>Subtotal Acct 1410</b>		<b>8,000</b>					
	<b>Fees and Costs</b>	1430						
<b>HA Wide</b>	A&E Fees/Costs		9,000					
	<b>Subtotal Ac ct 1430</b>		<b>9,000</b>					
	<b>Site Improvements</b>	1450						
<b>NY081-2</b>	Replace Light Poles		3,500					
	Renovate Playground and basketball facilities		20,000					

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

PHA Name: Village of Tupper Lake Housing Authority		Grant Type and Number Capital Fund Program Grant No: NY06P08150102 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	
	<b>Subtotal Acct 1450</b>		<b>23,500</b>					
	<b><u>Dwelling Structures</u></b>	1460						
<b>NY081-1</b>	Renovate Storage Areas		20,000					
<b>NY081-1</b>	Foundation Brick Pointing		10,000					
<b>NY081-1</b>	Replace Water Heaters		5,000					
<b>NY081-1</b>	Replace % of unit floors		37,947					
<b>NY081-2</b>	Foundation Brick Pointing		5,000					
	<b>Subtotal Acct 1460</b>		<b>77,947</b>					
	<b><u>Non-Dwelling Structures</u></b>	1470						
<b>NY081-2</b>	Build Resident Storage Sheds		30,000					
	<b>Subtotal Acct 1470</b>		<b>30,000</b>					
	<b>Grand Total</b>		<b>176,447</b>					



**AttachmentC  
CapitalFundProgramFive -YearActionPlan  
PartI:Summary**

PHAName:Villageof TupperLakeHousing Authority						<input checked="" type="checkbox"/> <b>Original5 -YearPlan</b> <input type="checkbox"/> <b>RevisionN o:</b>
Development Number/Name/H A-Wide	Year1	WorkStatementforYear2 FFYGrant:2003 PHAFY:07/01/03	WorkStatementforYear3 FFYGrant:2004 PHAFY:07/01/04	WorkStatementforYear4 FFYGrant:2005 PHAFY:07/01/05	WorkStatement forYear5 FFYGrant:2006 PHAFY:07/01/06	
	Annual Statement					
<b>HAWide</b>		61,000	122,200	76,000	72,447	
<b>NY081-1</b>		90,247	53,047	29,900	67,000	
<b>NY081-2</b>		25,200	1,200	70,547	37,000	
<b>CFPFun ds Listedfor5 -year planning</b>		<b>176,447</b>	<b>176,447</b>	<b>176,447</b>	<b>176,447</b>	
<b>Replacement HousingFactor Funds</b>						

**CapitalFundProgramFive -YearActionPlan**  
**PartII:SupportingPages ó WorkActivities**

Activities for Year1	ActivitiesforYear: <u> 2 </u> FFYGrant:2003 PHAFY:07/01/03			ActivitiesforYear: <u> 3 </u> FFYGrant:2004 PHAFY:07/01/04		
	Development Name/Number	MajorWork Categories	EstimatedCost	Development Name/Number	MajorWork Categories	EstimatedCost
See		<u>Operations</u>			<u>Operations</u>	
Annual	HAWide	ResidentServices Coordinator/benefits	30,000	HAWide	ResidentServices Coordinator/benefits	31,000
Statement		<u>FeesandCosts</u>			PHOperations	61,800
	HAWide	A&EFees;reimbursable costs	5,800		<u>FeesandCosts</u>	
		<u>Administration</u>		HAWide	A&EFees;reimbursable costs	4,200
	HAWide	Salaries/benefitsfor CFPAdministration	25,200		<u>Administration</u>	
		<b>SubtotalHAWide</b>	<b>61,000</b>	HAWide	Salaries/benefitsfor CFPAdministration	25,200
					<b>SubtotalHAWide</b>	<b>122,200</b>
		<u>DwellingStructures</u>				
	NY081-1	Tubs&Surrounds@44 units	34,047			
	NY081-1	Replace%ofunitfloors	38,000		<u>DwellingStructures</u>	
		<u>DwellingEquipment</u>		NY081-1	WaterHeaters(7)	1,400
	NY081-1	Replace28Ranges	7,700	NY081-1	Replace%ofunitfloors	51,647
	NY081-1	Replace28 Refrigerators	10,500		<b>SubtotalNY081 -1</b>	<b>53,047</b>
		<b>SubtotalNY081 -1</b>	<b>90,247</b>		<u>DwellingStructures</u>	
				NY081-2	WaterHeaters(6)	1,200
		<u>DwellingStructures</u>			<b>SubtotalNY081 -2</b>	<b>1,200</b>
	NY081-2	InstallGuttersonBldg	12,200			
		<u>DwellingEquipmen t</u>				
	NY081-2	Replace20Ranges	5,500			
	NY081-2	Replace20 Refrigerators	7,500			
		<b>SubtotalNY081 -2</b>	<b>25,200</b>			
		<b>TotalCFPEstimatedCost</b>	<b>176,447</b>			<b>176,447</b>



## Attachment D

### Village of Tupper Lake Housing Authority

#### Fiscal Year 2002 Agency Plan

#### Required Attachment : Resident Member on the PHA Governing Board

1.  Yes  No: Does the PHA governing board include at least one member who is directly assisted by the PHA this year? (if no, skip to #2)

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

Nancy Allen

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

- Elected  
 Appointed

C. The term of appointment is (include the date term expires): She is filling the unexpired term of another commissioner which expires 08/08/04

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

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

B. Date of next term expiration of governing board member: August, 2002

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

Mayor Sandra Strader

## Attachment A

### Village of Tupper Lake Housing Authority

#### Fiscal Year 2002 Agency Plan

#### Supporting Documents Available for Review

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

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
X	PHAP lan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
NA	State/Local Government Certification of Consistency with the Consolidated Plan (not required for this update)	5 Year and Annual Plans
X	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdiction to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.	5 Year and Annual Plans
X	Housing Needs Statement of the Consolidated Plan for the jurisdiction/s in which the PHA is located 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/ACOP), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Any policy governing occupancy of Police Officers in Public Housing <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Eligibility, Selection, and Admissions Policies

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
NA	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Public housing rent determination policies, including the method 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 each public housing development <input type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Rent Determination
NA	Section 8 rent determination (payment standard) policies <input 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	Results of latest binding Public Housing Assessment System (PHAS) Assessment	Annual Plan: Management and Operations
X	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-Sufficiency
NA	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
NA	Any required policies governing any Section 8 special housing types <input type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Grievance Procedures
NA	Section 8 informal review and hearing procedures <input 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 any active grant year	Annual Plan: Capital Needs

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
NA	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants	Annual Plan: Capital Needs
X	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
X	Self-evaluation, Needs Assessment and Transition Plan required by regulations implementing §504 of the Rehabilitation Act and the Americans with Disabilities Act. See, PIH 99 -52 (HA).	Annual Plan: Capital Needs
NA	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
NA	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
NA	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937	Annual Plan: Conversion of Public Housing
NA	Approved or submitted public housing home ownership programs/plans	Annual Plan: Homeownership
NA	Policies governing any Section 8 Homeownership program (section _____ of the Section 8 Administrative Plan)	Annual Plan: Homeownership
X	Cooperation agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies	Annual Plan: Community Service & Self-Sufficiency
NA	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
X	Section 3 documentation required by 24 CFR Part 135, Subpart E	Annual Plan: Community Service & Self-Sufficiency
NA	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
NA	The most recent Public Housing Drug Elimination Program (PHEDEP) semi-annual performance report	Annual Plan: Safety and Crime Prevention

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
NA	<p>PHDEP-related documentation:</p> <ul style="list-style-type: none"> <li>· Baseline law enforcement services for public housing developments assisted under the PHDEP plan;</li> <li>· Consortium agreement/s between the PHAs participating in the consortium and a copy of the payment agreement between the consortium and HUD (applicable only to PHAs participating in a consortium as specified under 24 CFR 761.15);</li> <li>· Partnership agreements (indicating specific leveraged support) with agencies/organizations providing funding, services or other in-kind resources for PHDEP-funded activities;</li> <li>· Coordination with other law enforcement efforts;</li> <li>· Written agreement(s) with local law enforcement agencies (receiving any PHDEP funds); and</li> <li>· All crime statistics and other relevant data (including Part I and specified Part II crimes) that establish need for the public housing sites assisted under the PHDEP Plan.</li> </ul>	Annual Plan: Safety and Crime Prevention
X	<p>Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G)</p> <p><input checked="" type="checkbox"/> check here if included in the public housing A&amp;O Policy (incorporated by reference)</p>	Pet Policy
X	<p>The results of the most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings</p>	Annual Plan: Annual Audit
NA	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
X	<p>Other supporting documents (optional) (list individually; use as many lines as necessary)</p> <p>Implementation of Community Service Requirements</p> <p>Substantial Deviation Definition</p> <p>Deconcentration/Income Mixing Documentation</p> <p>Voluntary Conversions Documentation</p>	<p>(specify as needed)</p> <p>ACOP Annual Plan ACOP/Annual Plan Annual Plan</p>

**AttachmentF**

**VillageofTupperLakeHousingAuthority**

**FiscalYear2002AgencyPlan**

**Component3,(6)DeconcentrationandIncomeMixing**

- a. Yes No: DoesthePHAhaveanygeneraloccupancy(family)publichousing developments covered by the deconcentration rule? If no, this sectioniscomplete.Ifyes,continuetothenextquestion.
- b. Yes No: Do any of these covered developments have average incomes above or below 85% to 115% of the average incomes of all such developments?Ifno,thissectioniscomplete.

Ifyes,listthesedevelopmentsasfollows:

<b>DeconcentrationPolicyforCoveredDevelopments</b>			
<b>DevelopmentName :</b>	<b>Number ofUnits</b>	<b>Explanation(ifany)[seestep4 at §903.2(c)(1)(iv)]</b>	<b>Deconcentrationpolicy(if noexplanation)[seestep5 at §903.2(c)(1)(v)]</b>

**AttachmentG**

**VillageofTupperLake HousingAuthority**

**FiscalYear2002AgencyPlan**

**VoluntaryConversionofDevelopmentsfromPublicHousingStock;  
RequiredInitialAssessments**

AsstatedinNoticePIH2001 -26,beginningwithFiscalYear2002,allPHA must address the following questions about their Required Initial Assessments and include the following information as are required attachment to the PHA Plan:

- a. **How many of the PHA's developments are subject to the Required Initial Assessments?**

Two development s

- b. **How many of the PHA's developments are not subject to the Required Initial Assessments based on exemptions (e.g., elderly and/or disabled developments not general occupancy projects)?**

None

- c. **How many assessments were conducted for the PHA's covered developments?**

Two assessment s

- d. **Identify PHA developments that may be appropriate for conversion based on the Required Initial Assessments:**

<b>DevelopmentName</b>	<b>NumberofUnits</b>
None	None

- e. **If the PHA has not completed the Required Initial Assessments, describe the status of these assessments:**

Assessments completed

**AttachmentH**

<b>AnnualStatement/PerformanceandEvaluationReport</b>					
<b>CapitalFundProgramandCapitalFundProgramReplacementHousingFactor(CFP/CFPRHF)Part1:Summary</b>					
PHAName: VillageofTupperLakeHousingAuthority		GrantTypeandNumber CapitalFu ndProgram: NY06P08150101 CapitalFundProgram ReplacementHousingFactorGrantNo:			FederalFYofGrant:  <b>2001</b>
<input type="checkbox"/> OriginalAnnualStatement		<input type="checkbox"/> ReserveforD isasters/Emergencies		<input checked="" type="checkbox"/> RevisedAnnualStatement(revisio nno: 1)	
<input checked="" type="checkbox"/> PerformanceandEvaluationReportforPeriodEnding: 12/31/01		<input type="checkbox"/> FinalPerformanceandEvaluationReport			
Lin e No.	SummarybyDevelopmentAccount	TotalEstimatedCost		TotalActualCost	
		Original	Revised	Obligated	Expended
1	Totalnon -CFPFunds				
2	1406Operations	28,000	28,000	-0-	-0-
3	1408ManagementImprovements				
4	1410Administration	25,200	25,200	-0-	-0-
5	1411Audit				
6	1415liquidatedDamages				
7	1430FeesandCosts	17,000	8,500	-0-	-0-
8	1440SiteAcquisition				
9	1450SiteImprovement	20,000	20,000	-0-	-0-
10	1460DwellingStructures	86,247	94,747	-0-	-0-
11	1465.1DwellingEquipmen t— Nonexpendable				
12	1470NondwellingStructures				
13	1475NondwellingEquipment				
14	1485Demolition				
15	1490ReplacementReserve				
16	1492MovingtoWorkDemonstration				

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

<b>PHAName:</b> Village of Tupper Lake Housing Authority	<b>Grant Type and Number</b> Capital Fund Program: NY06P08150101 Capital Fund Program Replacement Housing Factor Grant No:	<b>Federal FY of Grant:</b>  <b>2001</b>
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Original Annual Statement     
 Reserve for Disasters/Emergencies     
 Revised Annual Statement (revision no: 1)  
 Performance and Evaluation Report for Period Ending: 12/31/01     
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
17	1495.1 Relocation Costs				
18	1498 Mod Used for Development				
19	1502 Contingency				
20	Amount of Annual Grant: (sum of lines 17-19)	176,447	176,447	-0-	-0-
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Compliance				
23	Amount of line 20 Related to Security	20,000	20,000	-0-	-0-
24	Amount of line 20 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**

PHA Name: Village of Tupper Lake Housing Authority		Grant Type and Number Capital Fund Program#: NY06P08150101 Capital Fund Program Replacement Housing Factor#:			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 Proposed Work
				Original	Revised	Funds Obligated	Funds Expended	
<b>HA Wide</b>	<b><u>Operations</u></b>	1406						
	Resident Services Coordinator			28,000	28,000	-0-	-0-	In Progress
	<b>Subtotal Acct 1406</b>			<b>28,000</b>	<b>28,000</b>	-0-	-0-	
<b>HA Wide</b>	<b><u>Administration</u></b>	1410						
	Salaries & Expenses related to CFP			25,200	25,200	-0-	-0-	In Progress
	<b>Subtotal Acct 1410</b>			<b>25,200</b>	<b>25,200</b>	-0-	-0-	
<b>HA Wide</b>	<b><u>Fees and Costs</u></b>	1430						
	A & E Fees			17,000	8,500	-0-	-0-	In Progress
	<b>Subtotal Acct 1430</b>			<b>17,000</b>	<b>8,500</b>	-0-	-0-	
<b>NY081-1</b>	<b><u>Site Improvements</u></b>	1450						
	Fencing, Landscaping and sidewalks			20,000	20,000	-0-	-0-	In Progress
	<b>Subtotal Acct 1450</b>			<b>20,000</b>	<b>20,000</b>	-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: Village of Tupper Lake Housing Authority		Grant Type and Number Capital Fund Program#: NY06P08150101 Capital Fund Program Replacement Housing Factor#:				Federal FY of Grant: <b>2001</b>		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work
				Original	Revised	Funds Obligated	Funds Expended	
<b>NY081-1</b>	<b><u>Dwelling Structures:</u></b>	1460						
	Replacing Floors			86,247	86,247	-0-	-0-	In Progress
	Install Gutter on Bldg Exteriors			-0-	8,500	-0-	-0-	In Progress
	<b>Subtotal Acct 1460</b>			<b>86,247</b>	<b>94,747</b>	-0-	-0-	
	<b>Grand Total</b>			<b>176,447</b>	<b>176,447</b>	-0-	-0-	

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

PHAName: Village of Tupper Lake Housing Authority		Grant Type and Number Capital Fund Program#: NY06P08150101 Capital Fund Program Replacement Housing Factor#:					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	
HA Wide	6/30/03	12/31/02		6/30/04			Per benchmark set establish in Notice PIH 2001-26
NY081-1	6/30/03	12/31/02		6/30/04			