

HOUSING AUTHORITY OF THE CITY OF BALMORHEA

Small PHA Plan Update

Annual Plan for Fiscal Year: 2002

BOARD OF COMMISSIONERS

Ellen Weinacht, Chairman

Anthony Fleenor, Vice Chairman

Lori Baeza, Commissioner

Peggy Honaker, Commissioner

Reno Lewis, Resident Commissioner

Submitted by: 6/24/2003

Teresa Rodriguez, Executive Director

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

CORDANCE WITH

Manual Agency Plan

1

Small PHA Plan Update

Fiscal Year 2002
 [24CFR Part 903.7]
i. Table of Contents

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

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PHA Plan Agency Identification

PHAName: HOUSINGAUTHORITYOFTHECITYOFBALMORHEA

PHANumber: TX316—

PHAFiscalYearBeginning:(mm/yyyy) 10/2002—

PHAPlanContactInformation:

Name: TeresaRodriguez,ExecutiveDirector —

Phone: 915375- 2459—

TDD: 915375- 2459—

Email(ifavailable): balmorha@pecos.net—

PublicAccessstoInformation

Informationregardinganyactivitiesoutlinedinthisplancanbeobtainedbycontacting:

(selectallthatapply)

- MainadministrativeofficeofthePHA
- PHAdevelopmentmanagementoffices

DisplayLocationsForPHAPlansandSupportingDocuments

ThePHAPlans(includingattachments)areavailableforpublicinspectionat:(selectallthatapply)

- MainadministrativeofficeofthePHA
- PHAdevelopmentmanagementoffices
- Mainadministrativeofficeofthelocal,countyorStategovernment
- Publiclibrary
- PHAwebsite
- Other(listbelow)

PHAPlanSupportingDocumentsareavailableforinspectionat:(selectallthatapply)

- MainbusinessofficeofthePHA
- PHAdevelopmentmanagementoffices
- Other(listbelow)

PHAProgramsAdministered :

- PublicHousingandSection8 Section8Only PublicHousingOnly

(2) **iii. Executive Summary**

[24CFR Part 903.79(r)]—

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

[24CFR Part 903.79(r)]

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

The Balmorhea Housing Authority is using the Capital Fund from 2000, 2001, and 2002 for upgrading the standards of the public housing development (22 units). It is the goal of this Housing Authority to continue the renovations, which are desperately needed within its development.

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. Admissions & Occupancy Policies will be updated, and flat rents will be effective October 1, 2002.

2. Capital Improvement Needs

[24CFR Part 903.79(g)]

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

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

(2) What is the amount of the PHA's estimated or actual (if known) Capital Fund Program grant for the upcoming year? 2
\$39,363 (Estimated)

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

**AnnualStatement/Per formanceandEvaluationReport
CapitalFundProgramandCapitalFundProgramReplacementHousingFactor(CFP/CFPRHF)PartI:
Summary**

PHAName:HousingAuthorityoftheCityofBalmorhea	GrantTypeandNumber CapitalFundProgram:TX21P31650100 Capit alFundProgram ReplacementHousingFactorGrantNo:	FederalFYofGrant: 2000
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OriginalAnnualStatement ReserveforDisasters/Emergencies RevisedAnnualStatement(revisionno:)
 PerformanceandEvaluationReportforPeriodEnding: 3/31/02 FinalPerformanceandEvaluationReport

LineNo.	SummarybyDevelopmentAc count	TotalEstimatedCost		TotalActualCost	
		Original	Revised	Obligated	Expended
1	Totalnon -CFPFunds				
2	1406Operations	4,100		4,100	4,100
3	1408ManagementImprovements	3,000		1,362.50	1,362.50
4	1410Administration	4,000		-0-	-0-
5	1411Audit	1,500		-0-	
6	1415liquidatedDamages				
7	1430FeesandCosts	5,000		-0-	
8	1440SiteAcquisition				
9	1450SiteImprovement				
10	1460DwellingStructures	20,500		-0-	
11	1465.1DwellingEquipment —Nonexpendable	3,000		-0-	
12	1470Nondwelli ngStructures	512		-0-	
13	1475NondwellingEquipment				
14	1485Demolition				
15	1490ReplacementReserve				
16	1492MovingtoWorkDemonstration				
17	1495.1RelocationCosts				
18	1498ModUsedforDevelopment				
19	1502Contingency				
+20	AmountofAnnualGrant:(sumoflines2 -19)	41,612		5,462.50	5,462.50
21	Amountofline20RelatedtoLBPActivities	-0-			
22	Amountofline20RelatedtoSection504Compliance	-0-			
23	Amountofline20RelatedtoSecurity	-0-			
24	Amountofline20RelatedtoEnergyConservationMeasures	-0-			

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

PHA Name: Housing Authority of the City of Balmorhea		Grant Type and Number Capital Fund Program TX21P31650100 Capital Fund Program Replacement Housing Factor#:			Federal FY of Grant: 2000			
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	
TX316	OPERATIONS	1406		4,100		4,100	4,100	
	Management Improvements: PHA Staff Training Computer Maintenance/Update/Software	1408		3,000		1,362.50	1,362.50	
	Administration: Advertising, Construction drawings, specifications, clerk	1410		2,000		-0-	-0-	
	Audit	1411		1,500		-0-	-0-	
	Fees and Costs Architect/Engineer PHA Inspector Abatement Consultant	1430		5,000		-0-	-0-	
	Site Improvement: Replace/Repair Fencing	1450		3,000		-0-	-0-	
	Dwelling Structures: Total Unit Rehab	1460		12,863		-0-	-0-	
	Dwelling Equipment: Purchase Range/Refrigerators	1465.1		2,000		-0-	-0-	
	Non-dwelling Structures: Maintenance Storage Unit	1470		3,000		-0-	-0-	
	Non-dwelling Equipment: Office equipment/supplies. Maintenance equipment/supplies.	1475		2,000		-0-	-0-	
	TOTAL			39,363		5,462.50	5,462.50	

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) 2000
Part III: Implementation Schedule

PHAName: Housing Authority of the City of Balmorhea		Grant Type and Number Capital Fund Program #: TX21P31650100 Capital Fund Program Replacement Housing Factor #:					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	
TX316	09/30/2002			09/30/2003			

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

PHAName:HousingAuthorityoftheCityofBalmorhea	GrantTypeandNumber CapitalFund Program:TX21P31650101 ReplacementHousingFactorGrantNo:	FederalFYofGrant: 2001
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OriginalAnnualStatement ReserveforDisasters/Emergencies RevisedAnnualStatement(revisionno:)
 PerformanceandEvaluationReportforPeriodEnding: 3/31/02 FinalPerformanceandEvaluationReport

LineNo.	SummarybyDevelo pmentAccount	TotalEstimatedCost		TotalActualCost	
		Original	Revised	Obligated	Expended
1	Totalnon -CFPFunds				
2	1406Operations		4,200	-0-	-0-
3	1408ManagementImprovements		3,000	-0-	-0-
4	1410Administration		4,000	-0-	-0-
5	1411Audit		1,500	-0-	-0-
6	1415liquidatedDamages				
7	1430FeesandCosts		10,000	-0-	-0-
8	1440SiteAcquisition				
9	1450SiteImprovement		0		
10	1460DwellingStructures		17,753	-0-	-0-
11	1465.1DwellingEquipment —Nonexpendable				
12	1470Nondwelling Structures				
13	1475NondwellingEquipment		2,000	-0-	-0-
14	1485Demolition				
15	1490ReplacementReserve				
16	1492MovingtoWorkDemonstration				
17	1495.1RelocationCosts				
18	1498ModUsedforDevelopment				
19	1502Contingency				
20	AmountofAnnualGrant:(sumoflines2 -19)		42,453	-0-	-0-
21	Amountoffline20RelatedtoLBPActivities				
22	Amountoffline20RelatedtoSection504Compliance				
23	Amountoffline20RelatedtoSecurity				
24	Amountoffline20Relatedto EnergyConservationMeasures				

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

PHAName: Housing Authority of the City of Balmorhea		Grant Type and Number Capital Fund Program TX21P31650101 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	
TX316	OPERATIONS	1406		3,000				
	Management Improvements: PHA Staff Training Computer Maintenance/Update/Software	1408		5,000		-0-	-0-	
	Administration: Advertising, Construction drawings, specifications, clerk	1410		2,000		-0-	-0-	
	Audit	1411		1,500		-0-	-0-	
	Fees and Costs Architect/Engineer PHA Inspector Abatement Consultant	1430		5,000		-0-	-0-	
	Site Improvement: Replace/Repair Fencing	1450		3,000		-0-	-0-	
	Dwelling Structures: Total Unit Rehab	1460		12,863		-0-	-0-	
	Dwelling Equipment: Purchase Range/Refrigerators	1465.1		2,000		-0-	-0-	
	Nondwelling Structures: Maintenance Storage Unit	1470		3,000		-0-	-0-	
	Nondwelling Equipment: Office equipment/supplies. Maintenance equipment/supplies.	1475		2,000		-0-	-0-	
	TOTAL			39,363		-0-	-0-	

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) 2001
Part III: Implementation Schedule

PHAName: Housing Authority of the City of Baltmorhea		Grant Type and Number Capital Fund Program#: TX21P31650101 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	
TX316	09/30/2003			09/30/2004			

AnnualStatement/PerformanceandEvaluationReport					
CapitalFundProgramandCapitalFundProgram ReplacementHousingFactor(CFP/CFPRHF)Part1:					
Summary					
PHAName: HousingAuthorityoftheCityofBalmorhea			GrantTypeandNumber CapitalFundProgram:TX21P31650102 CapitalFundProgram ReplacementHousingFactorGrantNo:		FederalFYofGrant: 2002
<input checked="" type="checkbox"/> OriginalAnnualStatement <input type="checkbox"/> ReserveforDisasters/Emergencies <input type="checkbox"/> RevisedAnnualStatement(revisionno:) <input type="checkbox"/> PerformanceandEvaluationReportforPeriodEnding: <input type="checkbox"/> FinalPerformanceandEvaluationReport					
LineNo.	SummarybyDevelopmentAccount	TotalEstimatedCost		TotalActualCost	
		Original	Revised	Obligated	Expended
1	Totalnon -CFPFunds				
2	1406Operations	3,000			
3	1408ManagementImprovements	5,000			
4	1410Administration	2,000			
5	1411Audit	1,500			
6	1415liquidatedDamages				
7	1430FeesandCosts	5,000			
8	1440SiteAcqui sition				
9	1450SiteImprovement	3,000			
10	1460DwellingStructures	12,863			
11	1465.1DwellingEquipment —Nonexpendable	2,000			
12	1470NondwellingStructures	3,000			
13	1475NondwellingEquipment	2,000			
14	1485Demolition				
15	1490Repla cementReserve				
16	1492MovingtoWorkDemonstration				
17	1495.1RelocationCosts				
18	1498ModUsedforDevelopment				
19	1502Contingency				
20	AmountofAnnualGrant:(sumoflines2 -19)	39,363			
21	Amountofline20RelatedtoLBPActi vities	-0-			
22	Amountofline20RelatedtoSection504Compliance	-0-			
23	Amountofline20RelatedtoSecurity	-0-			
24	Amountofline20RelatedtoEnergyConservationMeasures	-0-			

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

PHA Name: Housing Authority of the City of Balmorhea		Grant Type and Number Capital Fund Program TX21P31650102 Capital Fund Program Replacement Housing Factor#:			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 Proposed Work
				Original	Revised	Funds Obligated	Funds Expended	
TX316	OPERATIONS	1406		3,000				
	Management Improvements: PHA Staff Training Computer Maintenance/Update/Software	1408		5,000				
	Administration: Advertising, Construction drawings, specifications, clerk	1410		2,000				
	Audit	1411		1,500				
	Fees and Costs Architect/Engineer PHA Inspector Abatement Consultant	1430		5,000				
	Site Improvement: Replace/Repair Fencing	1450		3,000				
	Dwelling Structures: Total Unit Rehab	1460		12,863				
	Dwelling Equipment: Purchase Range/Refrigerators	1465.1		2,000				
	Nondwelling Structures: Maintenance Storage Unit	1470		3,000				
	Nondwelling Equipment: Office equipment/supplies. Maintenance equipment/supplies.	1475		2,000				
	TOTAL			39,363				

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) 2001
Part III: Implementation Schedule

PHAName: Housing Authority of the City of Balmorhea		Grant Type and Number Capital Fund Program #: TX21P31650102 Capital Fund Program Replacement Housing Factor #:					Federal FY of Grant: 2002
Development Number Name/HA-Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
TX316	09/30/2004			09/30/2005			

D.CapitalFundProgramGrantSub missions

(1)CapitalFundProgram5 -YearActionPlan

TheCapitalFundProgram5 -YearActionPlanisprovidedasAttachment -TX316"D"

CapitalFundProgramFive -YearActionPlan

PartI:Summary

PHANameHousing AuthorityoftheCityof Balmorhea		<input type="checkbox"/> Original5 -YearPlan <input checked="" type="checkbox"/> RevisionNo: 2			
Development Number/Name/HA-Wide	Year1	WorkStatementfor Year2 FFYGrant: 2003 PHAFY:10/2002	WorkStatementfor Year3 FFYGrant: 2004 PHAFY:10/ 2003	WorkStatementfor Year4 FFYGrant: 2005 PHAFY:10/ 2004	WorkStatementfor Year5 FFYGrant: 2006 PHAFY:10/ 2005
TX316	<i>Annual Statement</i>	1406\$4,200	1406\$4,200	1406 \$4,200	1406\$4,200
		14083,000	14083,000	14083,000	14083,000
		14104,000	14104,000	14104,000	14104,000
		1411 1,500	14111,500	14111,500	14111,500
		143010,000	143010,000	143010,000	143010,000
		146017,753	146017 ,753	146017,753	146017,753
		14752,000	14752,000	14752,000	14752,000
CFPFunds Listedfor5 - yearplanning		\$42,453	\$42,453	\$42,453	\$42,453
Replacement Housing FactorFunds					

CapitalFundProgramFive -YearActionPlan

PartII:SupportingPages —WorkActivities Attachment -TX316"E"

Activitiesfor Year1	ActivitiesforYear: <u> 2 </u> FFYGrant:TX21P31650103 PHAFY:10/ 2002			ActivitiesforYear: <u> 3 </u> FFYGrant:TX21P31650104 PHAFY:10/2003		
	Development Number	MajorWorkCategories	Estimated Cost	Development Number	MajorWorkCategories	Estimated Cost
See	TX316	1406OPERATIONS	<i>\$4,200</i>	TX316	1460OPERATIONS	<i>\$4,200</i>
		1408ManagementImprovement PHASTaffTraining, ComputerSystemUpdatesand contractservice	<i>3,000</i>		1408ManagementImprovement ComputerSystemUpdatesand servicecontract,PHASTaff Training	<i>3,000</i>
		1410Administration Advertising,Clerkoftheworks	<i>4,000</i>		1410Administration Advertising,Clerkoftheworks	<i>4,000</i>
		1411Audit	<i>1,500</i>		1411Audit	<i>1,500</i>
		1430FeesandCosts Architect,Engineer,PHA Inspector	<i>10,000</i>		1430FeesandCosts Architect,Engineer,PHAInspector	<i>10,000</i>
ANNUAL						

	TX316	1460 Dwelling Structures Replace VCT Floors, Renovate bathrooms. Replace interior and exterior doors, mini blinds, windows/screens, exterior screen doors, wood trim. Renovate kitchen. Install ceiling fans. Abate asbestos. Paint exterior and interior units. Modify kitchen for dryer, install dryer vent and plug.	17,753	TX316	1460 Dwelling Structures Replace VCT Floors, Renovate bathrooms. Replace interior and exterior doors, mini blinds, windows/screens, exterior screen doors, wood trim. Renovate kitchen. Install ceiling fans. Abate asbestos. Paint exterior and interior units. Modify kitchen for dryer, install dryer vent and plug.	17,753
Statement		1475 Non Dwelling Equipment Office equipment, maintenance supplies and materials	2,000		1475 Non Dwelling Equipment Office equipment, maintenance supplies and materials	2,000
Total CFPEstimatedCost			\$42,453			\$42,453

CapitalFundProgramFive -YearActionPlan

PartII:SupportingPages —WorkActivities

Activitiesfor Year1	ActivitiesforYear: <u> 4 </u> FFYGrant:TX21P3165010 5 PHAFY:10/2004			ActivitiesforYear: <u> 5 </u> FFYGrant:TX21P31650106 PHAFY:10/2005		
	Development Number	MajorWorkCategories	Estimated Cost	Development Number	MajorWorkCategories	Estimated Cost
See	TX316	1406OPERATIONS	<i>\$4,200</i>	TX316	1406OPERATI ONS	<i>\$4,200</i>
		1408ManagementImprovement PHASTaffTraining, ComputerSystemUpdatesand contractservice	<i>3,000</i>		1408ManagementImprovement PHASTaffTraining, ComputerSystemUpdatesand contractservice	<i>3,000</i>
		1410Administration Advertising,Clerkoftheworks	<i>4,000</i>		1410Administration Advertising,Clerkoftheworks	<i>4,000</i>
		1411Audit	<i>1,500</i>		1411Audit	<i>1,500</i>
		1430FeesandCosts Architect,Engineer,PHA Inspector	<i>10,000</i>		1430FeesandCosts Architect,Engineer,PHAInspector	<i>10, 000</i>

Annual	TX316	1460 Dwelling Structures Replace VCT Floors, Renovate bathrooms. Replace interior and exterior doors, mini blinds, windows/screens, exterior screen doors, wood trim. Renovate kitchen. Install ceiling fans. Abate asbestos. Paint exterior and interior units. Modify kitchen for dryer, install dryer vent and plug.	17,753	TX316	1460 Dwelling Structures Replace VCT Floors, Renovate bathrooms. Replace interior and exterior doors, mini blinds, windows/screens, exterior screen doors, wood trim. Renovate kitchen. Install ceiling fans. Abate asbestos. Paint exterior and interior units. Modify kitchen for dryer, install dryer vent and plug.	17,753
		1475 Nondwelling Equipment Office equipment, maintenance supplies and materials	2,000		1475 Nondwelling Equipment Office equipment, maintenance supplies and materials	2,000
Statement						
Total CFPEstimatedCost			\$42,453			\$42,453

3. Demolition and Disposition

[24CFR Part 903.79(h)]

Applicability: 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 next component; if "yes", complete one activity description for each development.)

2. Activity Description

Demolition/Disposition Activity Description (Not including Activities Associated with HOPE VI or Conversion Activities)	
1a. Development name:	
1b. Development (project) number:	
2. Activity type: Demolition <input type="checkbox"/> Disposition <input type="checkbox"/>	
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: (DD/MM/YY)	
5. Number of units affected:	
6. Coverage of action (select one) <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

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

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

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

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

5. Safety and Crime Prevention: PHDEP Plan

[24CFR Part 903.7(m)]

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

A. 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)

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
 - Yes No: at the end of the RAB Comments in Attachment ____.
- Considered comments, but determined that no changes to the PHA Plan were necessary. An explanation of the PHA's consideration is included at the end of the RAB Comments in Attachment ____.
- Other: (list below)

B. Statement of Consistency with the Consolidated Plan

For each applicable Consolidated Plan, make the following statement (copy questions as many times as necessary). INCLUDED IN 5 YEAR AGENCY PLAN

1. Consolidated Plan jurisdiction: (REEVE COUNTY)

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)
- Other: (list below)

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)

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: Each capital item shall be entered into an approved budget line item. Upon implementation, should the item fall over budgeted amounts,

fungibility will be exercised upon approval from HUD. Emergency work items affecting health and safety of tenants or staff will take precedence over non-emergency work items and long-term functional items will take precedence over aesthetic amenities.

B. Significant Amendment or Modification to the Annual Plan: Should the need arise to amend or add policies, the Balmorhea Housing Authority shall notify tenants, publish its intention as required by local, state and federal law, open it for public comment, and present it to the Board of Commissioners for review and approval. Should the need arise to amend capital items, Balmorhea Housing Authority will contact HUD to request fungibility among line items.

Attachment TX316“F”
Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
X	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
N/A	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
N/A	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 at each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Rent Determination
N/A	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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
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
N/A	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
N/A	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 checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Grievance Procedures
N/A	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
X	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants	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
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
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
N/A	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
N/A	Approved or submitted public housing home ownership programs/plans	Annual Plan: Homeownership
N/A	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
N/A	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
X	Section 3 documentation required by 24 CFR Part 135, Subpart E	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
N/A	The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report	Annual Plan: Safety and Crime Prevention
N/A	PHDEP-related documentation: <ul style="list-style-type: none"> · Baseline law enforcement services for public housing developments assisted under the PHDEP plan; · Consortium agreement/s between the PHAs participating in the consortium and a copy of the payment agreement between the consortium and HUD (applicable only to PHAs participating in a consortium as specified under 24 CFR 761.15); · Partnership agreements (indicating specific leveraged support) with agencies/organizations providing funding, services or other in-kind resources for PHDEP-funded activities; · Coordination with other law enforcement efforts; · Written agreement(s) with local law enforcement agencies (receiving any PHDEP funds); and · All crime statistics and other relevant data (including Part I and specified Part II crimes) that establish need for the public housing sites assisted under the PHDEP plan. 	Annual Plan: Safety and Crime Prevention
X	Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G) <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Pet Policy
X	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	Annual Plan: Annual Audit
X	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
N/A	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

PHA Public Housing Drug Elimination Program Plan

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

Section 1: General Information/History

A. Amount of PHDEP Grant \$ _____

B. Eligibility type (Indicate with an "x") N1 _____ N2 _____ R _____

C. FFY in which funding is requested _____

D. Executive Summary of Annual PHDEP Plan

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

E. Target Areas

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

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

F. Duration of Program

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

12 Months _____ 18 Months _____ 24 Months _____

G. PHDEP Program History

Indicate each FY that funding has been received under the PHDEP Program (place an "x" by each applicable Year) and provide amount of funding received. If previously funded programs have not been closed out at the time of this submission, indicate the fund balance and anticipated completion date. The Fund Balance should reflect the balance as of Date of Submission of the PHDEP Plan. The Grant Term End Dates should include any HUD-approved extensions or waivers. For grant extensions received, place "GE" in column or "W" for waivers.

Fiscal Year of Funding	PHDEP Funding Received	Grant#	Fund Balance as of Date of this Submission	Grant Extensions or Waivers	Grant Start Date	Grant Term End Date
FY1995						
FY1996						
FY1997						
FY1998						
FY1999						

Section 2: PHDEP Plan Goals and Budget

A. PHDEP Plan Summary

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

B. PHDEP Budget Summary

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

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

C. PHDEP Plan Goals and Activities

In the tables below, provide information on the PHDEP strategy summarized above by budget line item. Each goal and objective should be numbered sequentially for each budget line item (where applicable). Use as many rows as necessary to list proposed activities (additional rows may be inserted in the tables). PHAs are not required to provide information in shaded boxes. Information provided must be concise — not to exceed two sentences in any column. Tables for line items in which the PHA has no planned goals or activities may be deleted.

9110 – Reimbursement of Law Enforcement					Total PHDEP Funding: \$		
Goal(s)							
Objectives							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDE P Funding	Other Funding (Amount/ Source)	Performance Indicators
1.							
2.							
3.							

9115 - Special Initiative					Total PHDEP Funding: \$		
Goal(s)							
Objectives							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	Other Funding (Amount/ Source)	Performance Indicators
1.							
2.							
3.							

9116 -GunBuybackTAMatch					TotalPHDEPFunding:\$		
Goal(s)							
Objectives							
ProposedActivities	#of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	OtherFunding (Amount/Source)	PerformanceIndicators
1.							
2.							
3.							

9120 -SecurityPersonnel					TotalPHDEPFunding:\$		
Goal(s)							
Objectives							
ProposedActivities	#of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	OtherFunding (Amount/Source)	PerformanceIndicators
1.							
2.							
3.							

9130 -EmploymentofInvestigators					TotalPHDEPFunding:\$		
Goal(s)							
Objectives							
ProposedActivities	#of Persons Served	Target Population	Start Date	Expected Complete Date	PHEDEP Funding	OtherFunding (Amount/Source)	PerformanceIndicators
1.							
2.							
3.							

9140 – Voluntary Tenant Patrol					Total PHDEP Funding: \$		
Goal(s)							
Objectives							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount/Source)	Performance Indicators
1.							
2.							
3.							

9150 - Physical Improvements					Total PHDEP Funding: \$		
Goal(s)							
Objectives							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount/Source)	Performance Indicators
1.							
2.							
3.							

9160 - Drug Prevention					Total PHDEP Funding: \$		
Goal(s)							
Objectives							
Proposed Activities	# of Persons Served	Target Population	Start Date	Expected Complete Date	PHDEP Funding	Other Funding (Amount/Source)	Performance Indicators
1.							
2.							
3.							

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

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

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

Required Attachment "G" 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:
Reno Lewis
- B. How was the resident board member selected: (select one)?
 Elected
 Appointed
- C. The term of appointment is (include the date term expires): 12/11/2002
Term expires 9/30/2004
2. A. If the PHA governing board does not have at least one member who is directly assisted by the PHA, why not?
- the PHA is located in a State that requires the members of a governing board to be salaried and serve on a full-time basis
 - the PHA has less than 300 public housing units, has provided reasonable notice to the resident advisory board of the opportunity to serve on the governing board, and has not been notified by any resident of their interest to participate in the Board.
 - Other (explain):
- B. Date of next term expiration of a governing board member: 05/25/2003
- C. Name and title of appointing official(s) for governing board (indicate appointing official for the next position): Mr. Ruben Fuentez - Mayor

Required Attachment TX316 "H" Membership of the Resident Advisory Board or Boards

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

Marisa Rodriguez

Sammy Iniguez

Required Attachment TX316 "I" Follow -Up Plan

Issues addressed by the Housing Authority as a result of the 2001 Resident Survey.

Communication

1. Met individually with each tenant and expressed my interest in knowing and hearing any problems or concerns they may have in regard to the Management of the facility. They were encouraged to come to the office or call when they felt it was needed. They were also assured that all their concerns or needs would be addressed promptly and accordingly. Although no concerns are addressed at times, they are asked occasionally if there are any problems or concerns. Residents are reminded that this Housing Authority has an open door policy for anything they may want to address to the Executive Director.

2.. Tenants were encouraged to take part in the policy making and updating. They were informed of the policies and what that means for them as tenants, since the majority of residents were not informed or aware of the structures of the Housing Authority.

3. All residents are addressed to in their spoken language.

4. All residents are encouraged to take part in improving the community.

5.. All residents are informed of any and all upcoming or future events for improving the development.

Safety

1. Residents are encouraged to report any activity within the development that is inappropriate or threatening.

2. Residents were encouraged to take part in a neighborhood watch within the development and keep a vigilant eye over any activity and report it immediately to this office, if within office hours and/or to an after-hour emergency phone number belonging to the Executive Director. In the event of such calls being placed after hours, the Executive Director responds to the scene that has caused the complaint, escorted by a Sheriff's Deputy.
3. Housing Authority has partnered with the police in that it has deprogrammed one unit for the occupancy of a Deputy.
4. Resident Deputy conducts policing of the site.
5. Policies have been implemented for tracking crime.
6. A resident screening process is being used to deny admission to individuals who do not meet the legal criteria of the PHA adopted policies.
7. Policies that define the conduct and behavior of residents and their guests have been adopted and are discussed with the residents at time of admission.

Neighborhood Appearance

1. Maintenance staff performs daily cleaning activities at the site as well as attends promptly to any reports.
2. Tenants have been informed of keeping the area around their units clean of any trash, those who do not are subject to fees imposed for any cleaning that is conducted by the maintenance staff.
3. Extermination is performed on a monthly basis.
4. Residents are encouraged to report problems that they may have with neighbors.