

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

Small PHA Plan Update
Annual Plan for Fiscal Year: 2003

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

PHA Plan Agency Identification

PHA Name: Housing Authority of the City of Searcy

PHA Number: AR035

PHA Fiscal Year Beginning: (mm/yyyy) 01/2003

PHA Plan Contact Information:

Name: Linda Wiseman

Phone: 501-268-8547

TDD:

Email (if available): searcyha@sbcglobal.net

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

Annual PHA Plan Fiscal Year 2003

[24 CFR 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 file name in parentheses in the space to the right of the title.

	<u>Contents</u>	<u>Page #</u>
Annual Plan		
i. Executive Summary (optional)		
ii. Annual Plan Information		1
iii. Table of Contents		2
1. Description of Policy and Program Changes for the Upcoming Fiscal Year		3
2. Capital Improvement Needs		3
3. Demolition and Disposition		3
4. Homeownership: Voucher Homeownership Program		4
5. Crime and Safety: PHDEP Plan		5
6. Other Information:		
A. Resident Advisory Board Consultation Process		5
B. Statement of Consistency with Consolidated Plan		6
C. Criteria for Substantial Deviations and Significant Amendments		7
Attachments		
	Attachment A : Supporting Documents Available for Review	
X	Attachment B: Performance and Evaluation Report – 2000	
X	Attachment C: Performance and Evaluation Report – 2001	
X	Attachment D: Performance and Evaluation Report – 2002	
	Attachment E: Capital Fund Program Annual Statement	
	Attachment F: Capital Fund Program 5 Year Action Plan	
	Attachment __: Capital Fund Program Replacement Housing Factor Annual Statement	
	Attachment __: Public Housing Drug Elimination Program (PHDEP) Plan	
	Attachment G: Resident Membership on PHA Board or Governing Body	
	Attachment H: Membership of Resident Advisory Board or Boards	
	Attachment I: Comments of Resident Advisory Board or Boards & Explanation of PHA Response (must be attached if not included in PHA Plan text)	
X	Attachment J: Statement of Progress	
	Other (List below, providing each attachment name)	

ii. Executive Summary

[24 CFR Part 903.7 9 (r)]

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

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.

Summary of Policy Changes for the Upcoming Year

- A. Reviewed Utility Allowances, no change
- B. Reviewed current tenant charges for damages/cleaning/other services.
Charges remain as currently posted.
- A. Revised Income Exclusions per Federal Register 4/20/01.
- B. Revised ACOP in accordance with PIH 2001-15
Improving Income Integrity in Public and Assisted Housing

2. Capital Improvement Needs

[24 CFR Part 903.7 9 (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?
- B. What is the amount of the PHA's **estimated** or actual (if known) Capital Fund Program grant for the upcoming year? **\$ 261,891**
- C. Yes No Does the PHA plan to participate in the Capital Fund Program in the upcoming year? If yes, complete the rest of Component 7. If no, skip to next component.
- D. Capital Fund Program Grant Submissions
 - (1) Capital Fund Program 5-Year Action Plan**
The Capital Fund Program 5-Year Action Plan is provided as Attachment F
 - (2) Capital Fund Program Annual Statement**
The Capital Fund Program Annual Statement is provided as Attachment E

3. Demolition and Disposition

[24 CFR Part 903.7 9 (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 Disposition
3. Application status (select one) Approved Submitted, pending approval Planned application
4. Date application approved, submitted, or planned for submission: (DD/MM/YY)
5. Number of units affected: 6. Coverage of action (select one) Part of the development Total development
7. Relocation resources (select all that apply) Section 8 for units Public housing for units Preference for admission to other public housing or section 8 Other housing for units (describe below)
8. Timeline for activity: a. Actual or projected start date of activity: b. Actual or projected start date of relocation activities: c. Projected end date of activity:

4. Voucher Homeownership Program

[24 CFR Part 903.7 9 (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

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

- Establishing a minimum homeowner downpayment requirement of at least 3 percent and requiring that at least 1 percent of the downpayment 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

[24 CFR Part 903.7 (m)]

Exemptions Section 8 Only PHAs may skip to the next component PHAs 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

[24 CFR Part 903.7 9 (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 (File name) I
- 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 at the end of the RAB Comments in Attachment I.
 - Other: (list below)

B. Statement of Consistency with the Consolidated Plan

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

- 1. Consolidated Plan jurisdiction: (provide name here) State of Arkansas
- 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:
TEA Coalition, White County Extension Services

4. The Consolidated Plan of the jurisdiction supports the PHA Plan with the following actions and commitments: (describe below)
Providing safe, sanitary affordable housing to low income families.

C. Criteria for Substantial Deviation and Significant Amendments

2. 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:

and

B. Significant Amendment or Modification to the Annual Plan:

The Housing Authority will consider the following to be changes in its Agency Plan necessary and sufficient to require a full review by the Resident Advisory Board before a corresponding change in the Agency Plan can be adopted:

- 19. Any alteration of the PHA's Mission Statement**
- 20. Any change or amendment to a stated Strategic Goal**
- 21. Any change or amendment to a stated Strategic Objective except in a case where the change results from the objective having been met**
- 22. Any introduction of a new Strategic Goal or a new Strategic Objective**
- 23. Any alteration in the Capital Fund Program that affects an expenditure greater than twenty percent of the CFP Annual Budget for that year**

In defining the above, the Housing Authority intends by "Strategic Goal" and "Strategic Objective" specifically those items in its Five Year Plan and any change in the above items will be considered a "substantial deviation" from the plan.

Furthermore, the PHA considers the following changes to require a public process before amending said changes and that these items are "significant amendments or modification" to the Agency Plan:

- 1) Changes to rent or admissions policies or organization of the waiting list**
- 2) Additions of non-emergency work-items (items not included in the current Annual Statement or 5-Year Action Plan) or change in use of replacement reserve funds under the Capital Fund**
- 3) Additions of new activities not included in any PHDEP Plan**
- 4) Any change with regard to demolition or disposition, designation,**

homeownership programs or conversion activities

An exception to this definition will be made for any of the above that are adopted to reflect changes in HUD regulatory requirements, such changes will not be considered significant amendments by HUD

Attachment A

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Related Plan Component
X	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
	State/Local Government Certification of Consistency with the Consolidated Plan (not required for this update)	5 Year and Annual Plans
X	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions’ initiatives to affirmatively further fair housing that require the PHA’s involvement.	5 Year and Annual Plans
X	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
	Any policy governing occupancy of Police Officers in Public Housing check here if included in the public housing A&O Policy	Annual Plan: Eligibility, Selection, and Admissions Policies
X	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 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 check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies 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
	Results of latest binding Public Housing Assessment System (PHAS) Assessment	Annual Plan: Management and Operations
	Follow-up Plan to Results of the PHAS Resident Satisfaction Survey (if necessary)	Annual Plan: Operations and Maintenance and Community Service & Self-Sufficiency
	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
	Any required policies governing any Section 8 special housing types check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
	Public housing grievance procedures check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures
	Section 8 informal review and hearing procedures check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for any active grant year	Annual Plan: Capital Needs
	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grants	Annual Plan: Capital Needs
	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans, or any other approved proposal for development of public housing	Annual Plan: Capital Needs
	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

	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act, Section 22 of the US Housing Act of 1937, or Section 33 of the US Housing Act of 1937	Annual Plan: Conversion of Public Housing
	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
	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
	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
	Section 3 documentation required by 24 CFR Part 135, Subpart E	Annual Plan: Community Service & Self-Sufficiency
	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
	The most recent Public Housing Drug Elimination Program (PHEDEP) semi-annual performance report	Annual Plan: Safety and Crime Prevention

	<p>PHDEP-related documentation:</p> <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	<p>Policy on Ownership of Pets in Public Housing Family Developments (as required by regulation at 24 CFR Part 960, Subpart G) check here if included in the public housing A & O Policy</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
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

Annual Statement/Performance and Evaluation Report						
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary						
PHA Name: Housing Authority of the City of Searcy		Grant Type and Number Capital Fund Program Grant No: AR37P03550100 Replacement Housing Factor Grant No:			Federal FY of Grant: 2000	
Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no:) Performance and Evaluation Report for Period Ending: 6/30/02 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	5000	0			
4	1410 Administration					
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs	35000	25000	25000	25000	
8	1440 Site Acquisition					
9	1450 Site Improvement	130891	31945	31945	28750	
10	1460 Dwelling Structures	90000	187361	187361	67594.21	
11	1465.1 Dwelling Equipment—Nonexpendable					
12	1470 Nondwelling Structures	1000	0			
13	1475 Nondwelling Equipment		17585	17585	17585	
14	1485 Demolition					
15	1490 Replacement Reserve					
16	1492 Moving to Work Demonstration					

17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	261891	261891	261891	138929.21
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: Housing Auth of the City of Searcy		Grant Type and Number Capital Fund Program Grant No: AR37P03550100 Replacement Housing Factor Grant No:			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 Work
				Original	Revised	Funds Obligated	Funds Expended	

PHA Wide Staff Training 1408 5000 0 Architect/Consultant 1430 35000 25000 25000 25000 Compl Repair Hazardous Sidewalk 1450 40000 24000 24000 21600 In Progr Alleviate Erosion & Ponding 1450 90891 7945 7945 7150 In Progr Replace BR Exhaust Fans 1460 30000 26250 26250 7245 In Progr Replace Water Heaters/Lines 1460 30000 29876 29876 27463.21 In Progr AR035001A&1B Replace Doors 1460 30000 36735 36735 0 PHA Wide Replace CommRm Ceiling 1470 1000 0 0 0 Replace Maint Truck 175 0 17585 17585 17585 Compl Electric Meters 1460 0 94500 94500 32886 In Progr

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

PHA Name: Housing Auth of the City of Searcy	Grant Type and Number Capital Fund Program No: AR37P03550100 Replacement Housing Factor No:	Federal FY of Grant: 2000
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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	
PHA Wide	12/31/01			06/30/03			

Annual Statement/Performance and Evaluation Report						
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part I: Summary						
PHA Name: Housing Authority of the City of Searcy		Grant Type and Number Capital Fund Program Grant No: AR37P03550101 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: 6/30/02 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	4960	4960	4960	4960	
3	1408 Management Improvements					
4	1410 Administration	6500	6500	283.70	283.70	
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs	25000	30341	10300	5660	
8	1440 Site Acquisition					
9	1450 Site Improvement	30000	30000	0	0	
10	1460 Dwelling Structures	183040	177040	159992.75	32189.31	
11	1465.1 Dwelling Equipment—Nonexpendable	5891	5891	3210	3210	
12	1470 Nondwelling Structures	1000	0	0	0	
13	1475 Nondwelling Equipment	5500	12500	10356.55	10356.55	
14	1485 Demolition					
15	1490 Replacement Reserve					
16	1492 Moving to Work Demonstration					

17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	261891	267232	189103	56659.56
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	88640	69720		
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: H A of the City of Searcy		Grant Type and Number Capital Fund Program Grant No: AR37P03550101 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
				Original	Revised	Funds Obligated	Funds Expended	

PHA Wide After School & Adult Tutoring	Resident Activities 1406							
						1406	2300	
						2660	2300	
						2660	2300	
						2660	2300	
2660 Complete								
Complete Staff Training	Architect & Coordinator 1410							
						1430	6500	
						25000	6500	
						30341	283.70	
						10300	283.70	
5660 In Progr								
In Progr Sidewalk/Parking Lot Repair	Alleviate Erosion & Ponding 1450							
						1450	15000	

		15000 15000
		15000 0
0 Interior Painting		0 0
	Security Screens 1460	
		1460 5000
		88640 2720
		69720 2720
		69720 2720
0 Complete		
In Progr Carbon Monoxide Detectors		
	Repair Fire Walls 1460	
		1460 15000
		7000 4110.75
		0 4110.75
		0 4110.75
0 Complete Wire Units for Dryer Plugs		
	Disconnect Attic Fans & Repair 1460	
		1460 5000
		10000 45000
		5647.25 45000
		0 0
0 In Progr Air Conditioners		
	Replace Ranges/Refrigerators 1460	
	1465	
		.1 7000
		5891 0
		5891 0
		3210 0
		3210

In Progr Replace Maint Shop Heater

Replace Key Machine 1470

1475 1000
1000 0
1000 0
0 0

0 Replace Radios & Base

Air Compressor 1475

1475 3000
1000 3631.55
643.45 3631.55
0 3631.55

0 Complete

AR035002 Gas Leak Detectors

Ceiling Fans 1475

1460 500
17400 500
17042 0
17042 0
13478.56

In Progr AR035002
AR035002

AR035003 Revent Water Heaters

Replace Kitchen Exhaust Fans

Replace Kitchen Exhaust Fans 1460
1460

1460 13000
10000
5000 11400
12000

7800 0
 12000
 7800 0
 11880
 0

In Progr
 Replace Office Windows

In Progr PHA Wide
 Replace Lawn Mower 1460

1475 0
 0 1600
 6725 1600
 6725 0

6725

Annual Statement/Performance and Evaluation Report							
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)							
Part III: Implementation Schedule							
PHA Name: HA of the City of Searcy		Grant Type and Number Capital Fund Program No: AR37P03550101 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	
PHA Wide	12/31/02			6/30/04			

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

PHA Name: Searcy Housing Authority	Grant Type and Number Capital Fund Program Grant No: AR37P03550102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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**Original Annual Statement Reserve for Disasters/ Emergencies Revised Annual Statement (revision no: 1)
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
1	Total non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration	9300	9300		
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	30000	30000		
8	1440 Site Acquisition				
9	1450 Site Improvement	55000	55000		
10	1460 Dwelling Structures	179000	156444		
11	1465.1 Dwelling Equipment—Nonexpendable	5000	2000		
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment	1200	1200		
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				

21	Amount of Annual Grant: (sum of lines 2 – 20)	279500	253944		
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: Searcy Housing Authority		Grant Type and Number Capital Fund Program Grant No: AR37P03550102 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	

PHA Wide Staff Training 1410 5000 5000 Architect/Consultant/Clerk 1430 30000 30000 Repair sidewalks 1450 25000 25000 Correct water drainage/erosion 1450 25000 25000 Replace ranges/refrigerators 1465 .1 5000 2000 Tutoring/after school or adult 1410 2300 2300 Resident activities – all ages 1410 2000 2000 Interior painting 1460 5000 2515 Power blower 1475 400 400 Window shade cutter 1475 600 600 Ceramic tile cutter 1475 200 200 Outdoor lighting/signs 1450 5000 5000 Replace door locks and handsets 1460 82000 82000 Install nd door, 36 units 1460 72000 0 Stabilization of units 1460 20000 20000 Ceiling Fans – 1BR 1460 0 36129 Screen Doors – 1A & 1B 1460 0 15800

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

PHA Name: Searcy Housing Authority		Grant Type and Number Capital Fund Program No: AR37P03550102 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	
	6/30/2003	6/30/2004		12/31/2004	6/30/2006		Revised for 24 and 48 months



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

PHA Name: Housing Auth of the City of Searcy	Grant Type and Number Capital Fund Program Grant No: AR37P03550103 Replacement Housing Factor Grant No:	Federal FY of Grant: 2003
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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
1	Total non-CFP Funds				
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration	9300			
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	25000			
8	1440 Site Acquisition				
9	1450 Site Improvement	50000			
10	1460 Dwelling Structures	171700			
11	1465.1 Dwelling Equipment—Nonexpendable	5891			
12	1470 Nondwelling Structures				
13	1475 Nondwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				

17	1495.1 Relocation Costs				
18	1499 Development Activities				
19	1501 Collateralization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 – 20)	261891			
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: Housing Auth of the City of Searcy		Grant Type and Number Capital Fund Program Grant No: AR37P03550103 Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
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	

PHA Wide Staff Training 1410 5000 Architect/Consutant/Clerk 1430 25000 Repair Sidewalks 1450 25000 Correct Water Drainage/Erosion 1450 25000 35001B Replace Ranges/Refrigerators 1465 .1 5891 PHA Wide Tutoring/after school or adult 1410 2300 Resident Activities – all ages 1410 2000 35001A, B, 003 Interior Painting 1460 3000 PHA Wide Window Shades 1460 14400 35001A, B, 002 Level Floors 1460 4500 PHA Wide Storm Doors 1460 45000 35001A, B, 002 Ceiling Repairs 1460 15000 Garbage Disposals 1460 15000 35001A Re-roofing 1460 62800 35002 Vent Stoves out roof 1460 12000

Annual Statement/Performance and Evaluation Report Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part III: Implementation Schedule							
PHA Name: Housing Auth of the City of Searcy		Grant Type and Number Capital Fund Program No: AR37P03550103 Replacement Housing Factor No:				Federal FY of Grant: 2003	
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	
PHA Wide	06/30/05			06/30/07			

Capital Fund Program Five-Year Action Plan

Part I: Summary

PHA Name : HA of City of Searcy		Original 5-Year Plan			
		Revision No:			
Development Number/Name/H A-Wide	Year 1	Work Statement for Year 2 FFY Grant: 2004 PHA FY: 2004	Work Statement for Year 3 FFY Grant: 2005 PHA FY: 2005	Work Statement for Year 4 FFY Grant: 2006 PHA FY: 2006	Work Statement for Year 5 FFY Grant: 2007 PHA FY: 2007
	Annual Statement				
AR035-001A		23380	47420	13400	
AR035-001B		17950	43490	9550	
AR035002		82326	71181	28600	
AR035003		83935	18500	26400	
PHA Wide		54300	81300	183300	266800
CFP Funds Listed for 5-year planning		261891	261891	261891	266800
Replacement Housing Factor Funds					

Capital Fund Program Five-Year Action Plan

Part II: Supporting Pages—Work Activities

Activities for Year 1	Activities for Year :2 FFY Grant: 2004 PHA FY: 2004			Activities for Year: 3 FFY Grant: 2005 PHA FY: 2005		
	Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
See	AR035001A	Site Improvements	12500	AR035001A	Site Improvements	12500
Annual		Unit Repairs/Improvements	10880		Unit Repairs/Improvements	9920
Statement	Sub-total		23380		Kitchen Cabinets	25000
	AR035001B	Site Improvements	12500	Sub-total		47420
		Unit Repairs/Impr	5450	001B	Site Improvements	12500
	Sub-total		17950		Unit Repairs	5990
	AR035002	Site Improvements	12500		Kitchen Cabinets	25000
		Roofing	57435	Sub-total		43490
		Replace Appliances	5891	002	Site Improvements	12500
		Unit Repairs/Impr	6500		Unit Repairs	6000
	Sub-total		82326		Kitchen Cabinets	52681
	AR035003	Site Improvements	12500	Sub-total		71181
		Roofing	57435	003	Site Improvements	12500
		Unit Repairs/Impr	14000		Unit Repairs	6000
	Sub-total		83935	Sub-total		18500
	PHA Wide	Resident Svc	4300	PHA Wide	Replace M/M Equip	47000
		Training/Architect	30000		Resident Svc	4300
		Office Computers	20000		Training/Architect	30000
	Sub-total		54300	Sub-total		81300

Total CFP Estimated Cost	\$ 261891			\$ 261891
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Capital Fund Program Five-Year Action Plan
Part II: Supporting Pages—Work Activities

Activities for Year :4 FFY Grant: 2006 PHA FY: 2006			Activities for Year: 5 FFY Grant: 2007 PHA FY: 2007		
Development Name/Number	Major Work Categories	Estimated Cost	Development Name/Number	Major Work Categories	Estimated Cost
AR035001A	Screen Doors	10900	PHA Wide	Resident Services	4300
	Replace Equipment	2500		Clerk/Coordinator	15000
Sub-total		13400		Training/Architect	35000
AR035001B	Screen Doors	7050		Replace Appliances	5000
	Replace Equipment	2500		Replace Air Conditioners	10000
Sub-total		9550		Unit Repairs/Impr	42500
002	Screen Doors	18600		Insulation	25000
	Asphalt Drive	10000		Roofing	30000
Sub-total		28600		Kitchen Cabinets	30000
003	Screen Doors	21400		Sidewalks/Drainage	50000
	Replace Equipment	5000		Unit Stabilization	20000
Sub-total		26400			
PHA Wide	Resident Services	4300			
	Training/Architect	30000			
	Replace Appliances	5000			
	Unit Repairs/Impr	59000			
	Insulation	65000			
	Stabilization	20000			
Sub-total		183300			
Total CFP Estimated Cost		\$ 261250			\$ 266800

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: William Bradley

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

Elected

Appointed

C. The term of appointment is (include the date term expires): 01/09/1996-01/30/02

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:

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

Required Attachment 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.)

Bobby Long – Spokesman	226 S. Elm Terrace, Searcy, AR 72143
Amos Johnson	119 S. Elm Terrace, Searcy, AR 72143
Waymon Taylor	221 S. Elm Terrace, Searcy, AR 72143
Ophelia Johnson	710 W Park St., Searcy, AR 72143
Paula Cleveland	1003 W Park St., Searcy, AR 72143

Searcy Housing Authority

Resident Comments

All residents were sent a letter June 14, 2002, explaining the need for their input on items for the Annual Plan. A form was included with the letter and they were to fill out the form with their suggestions of needs. They were invited to a Resident Dinner June 25th to return the forms or they could be returned anytime before July 8, 2002. Information was also shared about the need for a Resident Advisory Board to compile the data on returned forms.

The Resident Advisory Board met July 23, 2002 at a closed meeting in the housing authority community room. The board was made up of five volunteers. The results of the survey were compiled into a list of resident's needs/suggestions. The RAB spokesman gave survey results to the housing office. Most of the suggestions had already been addressed in the Annual/Five Year Plan.

The Resident Advisory Board spokesman will be notified when HUD approves the plan, and provided a copy of the plan.

Searcy Housing Authority

Statement of Progress

The Searcy Housing Authority has been able to maintain its mission to promote adequate and affordable housing, economic opportunity and a suitable living environment from discrimination through the utilization of FY 00/01/02 Capital Funds and the proper application of our public housing policies.

We are continuing to address public housing vacancies very aggressively.

Capital Funds have been utilized to provide modernization of our property and all future grants will continue that effort.

The Community Service Requirement has been suspended by HUD. It may be reinstated in federal year 2003. If so our ACOP and leases will be modified to reflect that change.

We are continuing to update our policies as required by new regulations. We have recently revised our ACOP and Section 8 Administrative Plans to meet the requirements of HUD PIH 2001-15.

We are confident that the SHA will be able to continue to meet and accommodate all our goals and objectives in FY 2002.