

AthensHousingAuthority

TN015V01

PHAPlans

5YearPlanforFiscalYears2003 -2007

AnnualPlanforFiscalYear2003

**NOTE:THISPHAPLANS TEMPLATE(HUD50075)ISTOBECOMPLETEDIN
ACCORDANCEWITHINSTRUCTIONSLOCATEDINAPPLICABLEPIHNOTICES**

**PHA Plan
Agency Identification**

PHAName: ATHENSHOUSINGAUTHORITY

PHANumber: TN015V01

PHAFiscalYearBeginning:(mm/yyyy) 10/2003

Public Access to Information

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

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

Display Locations For PHA Plans and Supporting Documents

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

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

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)

5-YEAR PLAN
PHAF ISCAL YEARS 2003 -2007
 [24CFRPart903.5]

A.Mission

State the PHA's mission for serving the needs of low -income, very low income, and extremely low -income families in the PHA's jurisdiction. (select one of the choices below)

- The mission of the PHA is the same as that of the Department of Housing and Urban Development: To promote adequate and affordable housing, economic opportunity and a suitable living environment free from discrimination.
- The PHA 's mission is: (state mission here)

The mission of the Athens Housing Authority is to provide drug free, decent, safe and sanitary housing for eligible families and to provide opportunities and promote self -sufficiency and economic independence for residents.

B.Goals

The goals and objectives listed below are derived from HUD's strategic Goals and Objectives and those emphasized in recent legislation. PHAs may select any of these goals and objectives as their own, or identify other goals and/or objectives. Whether selecting the HUD -suggested objectives or their own, **PHAS ARE STRONGLY EN COURAGED TO IDENTIFY QUANTIFIABLE MEASURES OF SUCCESS IN REACHING THEIR OBJECTIVES OVER THE COURSE OF THE 5 YEARS .** (Quantifiable measures would include targetssuch as: numbers of families served or PHAS scores achieved.) PHAs should identify these measures in the space to the right of or below the stated objectives.

HUD Strategic Goal: Increase the availability of decent, safe, and affordable housing.

- PHA Goal: Expand the supply of assisted housing
 Objectives:
 - Apply for additional rental vouchers:
 - Reduce public housing vacancies:
 - Leverage private or other public funds to create additional housing opportunities:
 - Acquire or build units or developments
 - Other (list below)
- PHA Goal: Improve the quality of assisted housing
 Objectives:
 - Improve public housing management: (PHAS score)
 - Improve voucher management: (SEMAP score)

- Increase customer satisfaction:
 - Concentrate on efforts to improve specific management functions:
(list; e.g., public housing finance; voucher unit inspections)
 - Renovate or modernize public housing units:
 - Demolish or dispose of obsolete public housing:
 - Provide replacement public housing:
 - Provide replacement vouchers:
 - Other: (list below)
- PHA Goal: Increase assisted housing choices
- Objectives:
- Provide voucher mobility counseling:
 - Conduct outreach effort to potential voucher landlords
 - Increase voucher payment standards
 - Implement voucher homeownership program:
 - Implement public housing or other homeownership programs:
 - Implement public housing site-based waiting lists:
 - Convert public housing to vouchers:
 - Other: (list below)

HUD Strategic Goal: Improve community quality of life and economic vitality

- PHA Goal: Provide an improved living environment
- Objectives:
- Implement measures to deconcentrate poverty by bringing higher income public housing households into lower income developments:
 - Implement measures to promote income mixing in public housing by assuring access for lower income families into higher income developments:
 - Implement public housing security improvements:
 - Designate developments or buildings for particular resident groups (elderly, persons with disabilities)
 - Other: (list below)

HUD Strategic Goal: Promote self-sufficiency and asset development of families and individuals

- PHA Goal: Promote self-sufficiency and asset development of assisted households
- Objectives:
- Increase the number and percentage of employed persons in assisted families:
 - Provide or attract supportive services to improve assistances recipients' employability:

- Provide or attract supportive services to increase independence for the elderly or families with disabilities.
- Other: (list below)

HUD Strategic Goal: Ensure Equal Opportunity in Housing for all Americans

- PHA Goal: Ensure equal opportunity and affirmatively further fair housing
Objectives:
 - Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion, national origin, sex, familial status, and disability:
 - Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion, national origin, sex, familial status, and disability:
 - Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required:
 - Other: (list below)

Other PHA Goals and Objectives: (list below)

AnnualPHAPlan
PHAFiscalYear2003
[24CFRPart903.7]

i. Annual Plan Type:

Select which type of Annual Plan the PHA will submit.

Standard Plan

Streamlined Plan:

- High Performing PHA**
 Small Agency (< 250 Public Housing Units)
 Administering Section 8 Only

Troubled Agency Plan

ii. Executive Summary of the Annual PHA Plan

[24CFRPart903.79(r)]

Provide a brief overview of the information in the Annual Plan, including highlights of major initiatives and discretionary policies the PHA has included in the Annual Plan.

The Athens Housing Authority has completed this Agency Plan in consultation with AHA residents and the local communities. The Plan was discussed with the Resident Advisory Board on March 25, 2003. The public was afforded an opportunity to review the plan and offer comments at a public hearing held on July 8, 2003. The Annual Agency Plan is summarized as follows:

1. Housing Needs
Although the AHA's current waiting list is not excessive, the demand for public housing (42) and Section 8 (10) assistance is evident. The greatest demand is for small bedroom units (1 and 2 bedroom units).
2. Financial Resources
The AHA expects to expend approximately \$3,947,900 in the year 2003 for operations, capital improvements and administrative costs.
3. Eligibility, Selection and Admission Policies
The AHA has revised its standard operating policies and Section 8 policies to comply with the requirements of the QHWR Act through

regulations published in the Federal Register on March 29, 2000. These policies will be updated as HUD issues further guidance.

As required under this section of the plan and by regulations published in PIH Notice 2001 -4, the AHA has reviewed its developments and the census tracts in which they are located relative to income. The AHA has determined that they do not have a problem with concentration of high or low -income families. Further, the AHA has revised their admission policies to assure that a concentration does not occur in the future.

4. Rent Determination -Discretionary Policies

The AHA's discretionary rent policies include:

- ✓ Ceiling/Flat Rents
- ✓ \$50.00 minimum rent for Public Housing and \$25.00 minimum rent for Section 8

5. Operations and Management

As a high performing PHA, the AHA is exempt from this component of the PHA Plan. However, the AHA's policies have been revised to comply with the mandated requirements of the QHWRA.

6. Grievance Procedure

The AHA has revised its Grievance Procedure to comply with the QHWRA and will continue to make revisions as additional issues are addressed by HUD regulations.

7. Capital Improvements

The AHA's projected funding under the Capital Fund Program is \$800,231. The focus for the 2003 program year is to perform landscaping, site improvements and attic door replacement in Developments TN015 -001 and TN015 -002; landscaping, site improvements and mailbox replacement in Development TN015 -003; mailbox replacement, light fixture replacement and lavatory improvements in Development TN015 -004; parking and site improvements, mailbox replacement, community room improvements, light fixture replacement and lavatory

improvements in Development TN015 -005; mailbox replacement, washer and dryer connections, closet door replacement, electrical upgrades, light fixture replacement and lavatory improvements in Development TN015 -006; parking and site improvements, mailbox replacement, closet door replacement, light fixture replacement and dryer hook -ups in Development TN015 -007; landscaping and site improvements, mailbox replacement, light fixture replacement and dryer hook -ups in Development TN015 -009 and mailbox replacement and light fixture replacement in Development TN015 -010.

8. Demolition and/or Disposition

The AHA has no current plans for demolition or disposition.

9. Designation

The AHA plans to maintain the current elderly/disabled designation that applies to a portion of its units. The AHA has no plans to designate additional units in the future.

10. Conversion of Public Housing

The AHA conducted an initial conversion assessment for each development as mandated by the QHWRA through regulations published in the Federal Register on June 22, 2001. This assessment determined that conversion would not be cost effective as identified in Attachment B: "Component 10 (B) Voluntary Conversion Initial Assessments". Therefore, the AHA has no current plans to designate any developments or buildings to tenant based assistance.

11. Homeownership

As a high performing PHA, the AHA is exempt from this component of the PHA Plan. However, the AHA has no current plans to develop a Homeownership Program.

12. Community Services and Self-Sufficiency Programs

As a high performing PHA, the AHA is exempt from this component of the PHA Plan. However, the AHA offers and provides a variety of services and programs to their residents to

achieve self-sufficiency. These services and programs include an Evenstart Program, an After School Program, the Families First Program, Adult Basic Education and various services offered through United Way. Additionally, the AHA has adopted a policy relative to the community service requirement mandated by the QHWRRA through regulations published in the Federal Register on March 29, 2000. A description of the AHA's community service requirement is shown in Attachment C: "Implementation of Public Housing Resident Community Service Requirement".

13. Safety and Crime Prevention

As a high performing PHA not participating in the previously funded Public Housing Drug Elimination Program (PHDEP), the AHA is exempt from this component of the PHA Plan. However, the AHA, in cooperation with the Athens Police Department, has implemented a Community Oriented Policing Program. This program provides supplemental police and security services for the Authority in addition to educational and community service activities.

14. Ownership of Pets

The AHA has a policy related to tenant-owned pets. This policy permits all AHA residents to own pets as mandated by the QHWRRA through regulations published in the Federal Register on July 10, 2000 and subject to compliance with specific requirements of our pet policy, which is included as Attachment D: "Pet Policy".

15. Civil Rights Certification

The AHA has included the required certification regarding Fair Housing and Civil Rights in this plan.

16. Annual Audit

The AHA's most recent annual audit is on file at the local HUD office in Knoxville, Tennessee and is available for review at the AHA's main office during normal business hours.

17. Asset Management

As a high performing PHA, the AHA is exempt from this component of the PHA Plan. However, it is the goal of the AHA to manage their assets as efficiently as possible to meet the intent of the Mission Statement.

iii. Annual Plan Table of Contents

[24CFR Part 90.3.79(r)]

Provide a table of contents for the Annual Plan, including attachments, and a list of supporting documents available for public inspection.

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Attachments

Indicate which attachments are provided by selecting all that apply. Provide the attachment's name (A, B, etc.) in the space to the left of the name of the attachment. Note: If the attachment is provided as a **SEPARATE** file submission from the PHA Plans file, provide the filename in parentheses in the space to the right of the title.

Required Attachments:

- A** Admissions Policy for Deconcentration (**See Attachment A**)
- FY2003 Capital Fund Program Annual Statement (**See Table Library**)

- Most recent board -approved operating budget (Required Attachment for PHAs that are troubled or at risk of being designated troubled ONLY)

Optional Attachments:

- PHA Management Organizational Chart
- FY2003 Capital Fund Program 5 Year Action Plan (See Table Library)
- Public Housing Drug Elimination Program (PHDEP) Plan
- Comments of Resident Advisory Board or Boards (must be attached if not included in PHA Plan text)
- Other (List below, providing each attachment name)

Attachment B: "Component 10(B) Voluntary Conversion Initial Assessments"

Attachment C: "Implementation of Public Housing Resident Community Service Requirements"

Attachment D: "Pet Policy"

Attachment E: "Statement of Progress in Meeting the 5 -Year Plan Mission and Goals"

Attachment F: "Resident Membership on Governing Board"

Attachment G: "Membership of the Resident Advisory Board"

Attachment H: "Resident Survey Action Plan"

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
Y	PHA Plan Certification of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
Y	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
Y	Fair Housing Documentation: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdiction to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.	5 Year and Annual Plans
Y	Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
Y	Most recent board -approved operating budget for the public housing program	Annual Plan: Financial Resources;
Y	Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
Y	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
Y	Public Housing Deconcentration and Income Mixing Documentation: 1. PHA board certifications of compliance with deconcentration requirements (section 16(a) of the US Housing Act of 1937, as implemented in the 2/18/ 99 <i>Quality Housing and Work Responsibility Act Initial Guidance; Notice</i> and any further HUD guidance) and 2. Documentation of the required deconcentration and income mixing analysis	Annual Plan: Eligibility, Selection, and Admissions Policies
Y	Public housing rent determination policies, including the methodology for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Rent Determination
Y	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
Y	Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
Y	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
Y	Public housing grievance procedures <input type="checkbox"/> check here if included in the public housing A&O Policy	Annual Plan: Grievance Procedures
Y	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
Y	The HUD -approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
NA	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant	Annual Plan: Capital Needs
Y	Most recent, approved 5 Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option)	Annual Plan: Capital Needs

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
NA	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
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
Y	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	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 <input type="checkbox"/> check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
NA	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self-Sufficiency
NA	FSS Action Plan/s for public housing and/or Section 8	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 (PHDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
Y	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
NA	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
NA	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

1. Statement of Housing Needs

[24 CFR Part 903.79(a)]

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

Based upon the information contained in the Consolidated Plan/s applicable to the jurisdiction, and/or other data available to the PHA, provide a statement of the housing needs in the jurisdiction by completing the following table. In the "Overall" Needs column, provide the estimated number of renter families that have housing needs. For the remaining characteristics, rate the impact of that factor on the housing needs for each family type, from 1 to 5, with 1 being "no impact" and 5 being "severe impact." Use N/A to indicate that no information is available upon which the PHA can make this assessment.

Housing Need of Families in the Jurisdiction by Family Type							
Family Type	Overall	Afford-ability	Supply	Quality	Access-ibility	Size	Loca-tion
Income ≤ 30% of AMI	668	3	3	2	1	NA	NA
Income > 30% but ≤ 50% of AMI	350	2	2	2	1	NA	NA
Income > 50% but < 80% of AMI	304	1	2	2	1	NA	NA
Elderly	445	1	2	2	1	NA	NA
Families with Disabilities	NA	NA	NA	2	1	NA	NA
Race/Ethnicity (w)	1174	NA	NA	2	1	NA	NA
Race/Ethnicity (b)	142	NA	NA	2	1	NA	NA
Race/Ethnicity (h)	0	NA	NA	2	1	NA	NA
Race/Ethnicity	NA	NA	NA	NA	NA	NA	NA

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

- Consolidated Plan of the Jurisdiction/s
Indicate year: 2000
- U.S. Census data: the Comprehensive Housing Affordability Strategy (“CHAS”) dataset (City of Athens Jurisdictional Area)
- American Housing Survey data
Indicate year:
- Other housing market study
Indicate year:
- Other sources: (list and indicate year of information)

B. Housing Need of Families on the Public Housing and Section 8 Tenant -Based Assistance Waiting Lists

State the housing needs of the families on the PHA’s waiting list/s. **Complete one table for each type of PHA -wide waiting list administered by the PHA.** PHAs may provide separate tables for site -based or sub -jurisdictional public housing waiting lists at their option.

Housing Need of Families on the Waiting List
Waiting list type: (select one) <input checked="" type="checkbox"/> Section 8 tenant -based assistance <input type="checkbox"/> Public Housing <input type="checkbox"/> Combined Section 8 and Public Housing <input type="checkbox"/> Public Housing Site -Based or sub -jurisdictional waiting list (optional) If used, identify which development/subjurisdiction:

Housing Needs of Families on the Waiting List			
	# of families	% of total families	Annual Turnover 01/01/02-12/31/02
Waiting list total	10		20
Extremely low income <=30% AMI	9	90%	
Very low income (>30% but <=50% AMI)	1	10%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	8	80%	
Elderly families	1	10%	
Families with Disabilities	0	0%	
Race/ethnicity(w)	9	9%	
Race/ethnicity(b)	1	10%	
Race/ethnicity(h)	0	0%	
Race/ethnicity			
Characteristics by Bedroom Size (Public Housing Only)			
0BR	NA	NA	NA
1BR	NA	NA	NA
2BR	NA	NA	NA
3BR	NA	NA	NA
4BR	NA	NA	NA
5BR	NA	NA	NA
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes If yes: How long has it been closed (# of months) ? NA Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input type="checkbox"/> Yes Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input type="checkbox"/> Yes			

Housing Needs of Families on the Waiting List

Waiting list type: (select one)

Section 8 tenant -based assistance

Public Housing

Combined Section 8 and Public Housing

Public Housing Site -Based or sub-jurisdictional waiting list (optional)

If used, identify which development/subjurisdiction:

	# of families	% of total families	Annual Turnover 10/01/01-09/30/02
Waiting list total	42		238
Extremely low income <= 30% AMI	36	86%	
Very low income (>30% but <=50% AMI)	6	14%	
Low income (>50% but <80% AMI)	0	0%	
Families with children	12	29%	
Elderly families	2	5%	
Families with Disabilities	8	19%	
Race/ethnicity (w)	37	88%	
Race/ethnicity (b)	5	12%	
Race/ethnicity (h)	0	0%	
Race/ethnicity (i)	0	0%	
Characteristics by Bedroom Size (Public Housing Only)			
0BR	0	0%	27
1BR	29	69%	56
2BR	9	21%	69
3BR	3	7%	67
4BR	1	2%	16
5BR	0	0%	3

Housing Needs of Families on the Waiting List

Isthe waiting list closed (select one)? No Yes

If yes:

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

Doesthe PHA expect to reopen the list in the PHA Plan year? No Yes

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

C. Strategy for Addressing Needs

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

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

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

Select all that apply

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

Strategy 2: Increase the number of affordable housing units by:

Select all that apply

- Apply for additional section 8 units should they become available
- Leverage affordable housing resources in the community through the creation of mixed -finance housing
- Pursue housing resources other than public housing or Section 8 tenant -based assistance.
- Other: (list below)

Need: Specific Family Types: Families at or below 30% of median

Strategy 1: Target available assistance to families at or below 30% of AMI

Select all that apply

- Exceed HUD federal targeting requirements for families at or below 30% of AMI in public housing
- Exceed HUD federal targeting requirements for families at or below 30% of AMI in tenant -based section 8 assistance
- Employ admissions preferences aimed at families with economic hardships
- Adopt rent policies to support and encourage work
- Other: (list below)

Need: Specific Family Types: Families at or below 50% of median

Strategy 1: Target available assistance to families at or below 50% of AMI

Select all that apply

- Employ admissions preferences aimed at families who are working
- Adopt rent policies to support and encourage work
- Other: (list below)

Need: Specific Family Types: The Elderly

Strategy 1: Target available assistance to the elderly:

Select all that apply

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

Need: Specific Family Types: Families with Disabilities

Strategy 1: Target available assistance to Families with Disabilities:

Select all that apply

- Seek designation of public housing for families with disabilities
- Carry out the modifications needed in public housing based on the section 504 Needs Assessment for Public Housing
- Apply for special -purpose voucher targeted to families with disabilities, should they become available
- Affirmatively market to local non -profit agencies that assist families with disabilities
- Other: (list below)

Need: Specific Family Types: Races or ethnicities with disproportionate housing needs

Strategy 1: Increase awareness of PHA resources among families of races and ethnicities with disproportionate needs:

Select if applicable

- Affirmatively market to races/ethnicities shown to have disproportionate housing needs
- Other: (list below)

Strategy 2: Conduct activities to affirmatively further fair housing

Select all that apply

- Counsel section 8 tenants as to location of units outside of areas of poverty or minority concentration and assist them to locate those units
- Market the section 8 program to owners outside of areas of poverty/minority concentrations
- Other: (list below)

Other Housing Needs & Strategies: (list needs and strategies below)

(2) Reasons for Selecting Strategies

Of the factors listed below, select all that influenced the PHA's selection of the strategies it will pursue:

- Funding constraints
- Staffing constraints
- Limited availability of sites for assisted housing
- Extent to which particular housing needs are met by other organizations in the community
- Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the PHA
- Influence of the housing market on PHA programs
- Community priorities regarding housing assistance
- Results of consultation with local or state government

- ResultsofconsultationwithresidentsandtheResidentAdvisoryBoard
- Resultsofconsultationwithadvocacygroups
- Other:(listbelow)

2.StatementofFinancialResources

[24CFRPart903.79(b)]

Listthefinancialresources thatareanticipatedtobeavailabletothePHAforthesupportofFederal publichousingandtenant -basedSection8assistanceprogramsadministeredbythePHAduringthePlan year.Note:thetableassumes thatFederalpublichousingortenantbased Section8assistancegrant fundsareexpendedoneligiblepurposes;therefore,usesofthesefundsneednotbestated.Forother funds,indicatetheuseforthosefundsasoneofthefollowingcategories:publichousingoperations, publichousingcapitalimprovements,publihousingafety/security,publihousingupportiveservices, Section8tenant -basedassistance,Section8supportiveservicesorother.

FinancialResources: PlannedSourcesandUses		
Sources	Planned\$	PlannedUses
1. Federal Grants(FY2003grants)		
a) PublicHousingOperatingFund	\$643,820	
b) PublicHousingCapitalFund	\$800,231	
c) HOPEVIR revitalization	\$0	
d) HOPEVIDemolition	\$0	
e) AnnualContributionsforSection 8Tenant -BasedAssistance	\$168,877	
f) PublicHousingDrugElimination Program(includinganyTechnical Assistancefunds)	\$0	
g) ResidentOpportunityandSelf - SufficiencyGrants	\$0	
h) CommunityDevelopmentBlock Grant	\$0	
i) HOME	\$0	
OtherFederalGrants(listbelow)	\$0	
RuralDevelopment	\$69,980	Operations
2.PriorYearFederalGrants (unobligatedfundsonly)(list below)		
FY2002CFP	\$738,598	CapitalImprovements
3.PublicHousingDwellingRental Income		
	\$842,270	Operations
4.Otherincome (listbelow)		
ExcessUtilities	\$52,340	Operations

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
Nondwelling Rental	\$6,600	Operations
Interest Income	\$26,150	Operations
Late Fees/Interfund	\$28,740	Operations
5. Non-federal sources (list below)		
Section 8 New Construction (THDA)	\$570,300	Operations
Total resources	\$3,947,906	

3. PHA Policies Governing Eligibility, Selection, and Admissions

[24CFR Part 903.79(c)]

A. Public Housing

Exemptions: PHA that do not administer public housing are not required to complete subcomponent 3A.

(1) Eligibility

a. When does the PHA verify eligibility for admission to public housing? (select all that apply)

- When families are within a certain number of being offered a unit: (state number)
- When families are within a certain time of being offered a unit: (state time)
- Other: (describe) **When they apply**

b. Which non-income (screening) factors does the PHA use to establish eligibility for admission to public housing (select all that apply)?

- Criminal or Drug-related activity
- Rental history
- Housekeeping
- Other (describe)

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

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

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

(2)WaitingListOrganization

a. Which methods does the PHA plant use to organize its public housing waiting list (select all that apply)

- Community-wide list
- Sub-jurisdictional lists
- Site-based waiting lists
- Other (describe)

b. Where may interested persons apply for admission to public housing?

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

c. If the PHA plan to operate one or more site-based waiting lists in the coming year, answer each of the following questions; if not, skip to subsection **(3) Assignment**

Not Applicable

1. How many site-based waiting lists will the PHA operate in the coming year?

2. Yes No: Are any or all of the PHA's site-based waiting lists new for the upcoming year (that is, they are not part of a previously HUD-approved site-based waiting list plan)?
If yes, how many lists? **NA**

3. Yes No: May families be on more than one list simultaneously?
If yes, how many lists? **NA**

4. Where can interested persons obtain more information about and sign up to be on the site-based waiting lists (select all that apply)? **NA**

- PHA main administrative office
- All PHA development management offices
- Management offices at developments with site-based waiting lists
- At the development to which they would like to apply
- Other (list below)

(3) Assignment

a. How many vacant unit choices are applicants ordinarily given before they fall to the bottom of or are removed from the waiting list? (select one)

- One
- Two
- Three or More

b. Yes No: Is this policy consistent across all waiting list types?

- c. If answer to b is no, list variations for any other than the primary public housing waiting list/s for the PHA: **Not Applicable**

(4) Admissions Preferences

a. Income targeting:

- Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 40% of all new admission to public housing to families at or below 30% of median area income?

b. Transfer policies:

In what circumstances will transfer take precedence over new admissions? (list below)

- Emergencies
- Overhoused
- Underhoused
- Medical justification
- Administrative reasons determined by the PHA (e.g., to permit modernization work)
- Resident choice: (state circumstances below)
- Other: (list below)

c. Preferences

1. Yes No: Has the PHA established preferences for admission to public housing (other than date and time of application)? (If "no" is selected, skip to subsection **(5) Occupancy**)

2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences:

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences: (select below)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Household that contribute to meeting income goals (broad range of incomes)

- Householdsthatcontributetomeetingincomerequirements(targeting)
- Thosepreviouslyenrolledineducational,training,orupwardmobility programs
- Victimsofreprisalsorhatecrimes
- Otherpreference(s)(listbelow)

3.IfthePHAwillemployadmissionspreferences,pleaseprioritizebyplacinga“1”in thespace thatrepresentsyourfirstpriority,a“2”intheboxrepresentingyour secondpriority,andsoon.Ifyougiveequalweighttooneormoreofthese choices(eitherthroughanabsolutehierarchyorthroughapointsystem),placethe samenumbertoeach.Thatmeansyoucanuse“1”morethanonce,“2”more thanonce,etc.

2 DateandTime

FormerFederalpreferences:

- 1 InvoluntaryDisplacement(Disaster,GovernmentAction,ActionofHousing Owner,Inaccessibility,PropertyDisposition)
- 1 Victimsofdomesticviolence
- 1 Substandardhousing
- 1 Homelessness
- 1 Highrentburden

Otherpreferences(selectallthatapply)

- (1) Workingfamiliesandthoseunabletoworkbecauseofageordisability
- Veteransand veterans’families
- Residentstholiveand/orworkinthejurisdiction
- Thoseenrolledcurrentlyineducational,training,orupwardmobilityprograms
- Householdsthatcontributetomeetingincomegoals(broadrangeofincomes)
- (1) Householdsthatcontributetomeetingincomerequirements(targeting)
- Thosepreviouslyenrolledineducational,training,orupwardmobility programs
- Victimsofreprisals orhatecrimes
- Otherpreference(s)(listbelow)

4.Relationshipofpreferencetoincometargetingrequirements:

- ThePHAappliespreferenceswithinincometiers
- Notapplicable:thepoolofapplicant familiesensuresthatthePHAwillmeet incometargetingrequirements

(5)Occupancy

a. Whatreferencematerialscanapplicantsandresidentsusetoobtaininformation abouttherulesofoccupancyofpublichousing(selectallthatapply)

- ThePHA -residentlease

- ThePHA'sAdmissionsand(Continued)Occupancypolicy
- PHAbriefingseminarsorwrittenmaterials
- Othersource(list)

ResidentHandbook

b. Howoftenmustresidentsnoti fythePHAofchangesinfamilycomposition?
(selectallthatapply)

- Atanannualreexaminationandleaserenewal
- Anytimefamilycompositionchanges
- Atfamilyrequestforrevision
- Oher(list)

(6)DeconcentrationandIncomeMixing

a. Yes No: DoesthePHAhaveanygeneraloccupancy(family)public housingdevelopmentscoveredbythedeconcentrationrule?If no,thissectioniscomplete.Ifyes, continuetotheneftquestion.

b. Yes No: Doanyofthesecovereddevelopmentshaveaverageincomes aboveorbelow85%to115%oftheaverageincomesofallsuch developments?Ifno,thissectioniscomplete.

Ifyes ,listthesedevelopmentsasfollows: **NotApplicable**

DeconcentrationPolicyforCoveredDevelopments			
DevelopmentName:	Numberof Units	Explanation (ifany) [seestep4at §903.2(c)(1)(iv)]	Deconcentrationpolicy (ifno explanation)[seestep5at §903.2(c)(1)(v)]

B.Section8

Exemptions:PHAsthatdonotadministersection8arenotrequiredto completesub -component3B.
Unlessotherwise specified,allquestionsinthissectionapplyonlytothetenant -basedsection8 assistance program(vouchers,anduntilcompletelymergedintothevoucherprogram, certificates).

(1)Eligibility

a. WhatistheextentofscreeningconductedbythePHA?(selectallthatapply)

- Criminalordrug -relatedactivityonlytothee xtentrequiredbylawor regulation

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

- b. Yes No: Does the PHA request criminal records from local law enforcement agencies for screening purposes?
- c. Yes No: Does the PHA request criminal records from State law enforcement agencies for screening purposes?
- d. Yes No: Does the PHA access FBI criminal records from the FBI for screening purposes? (either directly or through an NCIC - authorized source)
- e. Indicate what kinds of information you share with prospective landlords? (select all that apply)
- Criminal or drug -related activity
 - Other (describe below)

If requested, the information in AHA's files relative to the suitability of the tenant per the Release of Information policy.

(2) Waiting List Organization

- a. With which of the following program waiting lists is the section 8 tenant -based assistance waiting list merged? (select all that apply)
- None
 - Federal public housing
 - Federal moderate rehabilitation
 - Federal project -based certificate program
 - Other federal or local program (list below)
- b. Where may interested persons apply for admission to section 8 tenant -based assistance? (select all that apply)
- PHA main administrative office
 - Other (list below)

(3) Search Time

- a. Yes No: Does the PHA give exceptions on standard 60 -day period to search for a unit?

If yes, state circumstances below:

Extensions granted based on special needs and handicap as well as additional time to find a suitable unit.

(4) Admissions Preferences

a. Income targeting

Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 75% of all new admissions to the section 8 program of families at or below 30% of median area income?

b. Preferences

1. Yes No: Has the PHA established preferences for admission to section 8 tenant-based assistance? (other than date and time of application) (if no, skip to subcomponent **(5) Special purpose section 8 assistance programs**)

2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences) **Not Applicable**

Former Federal preferences

- Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- Victims of domestic violence
- Substandard housing
- Homelessness
- High rent burden (rent is > 50 percent of income)

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in your jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

3. If the PHA will employ admissions preferences, please prioritize by placing a "1" in the space that represents your first priority, a "2" in the box representing your second priority, and so on. If you give equal weight to one or more of these choices (either through an absolute hierarchy or through a points system), place the same number next to each. That means you can use "1" more than once, "2" more than once, etc.

1 Date and Time

Former Federal preferences

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

Other preferences (select all that apply)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in your jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Household that contribute to meeting income goals (broad range of incomes)
- Household that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

4. Among applicants on the waiting list with the equal preference status, how are applicants selected? (select one)

- Date and time of application
- Drawing (lottery) or other random choice technique

5. If the PHA plan to employ preferences for "residents who live and/or work in the jurisdiction" (select one) **Not Applicable**

- This preference has previously been reviewed and approved by HUD
- The PHA requests approval for this preference through this PHA Plan

6. Relationship of preferences to income targeting requirements: (select one)

- The PHA applies preferences within income tiers
- Not applicable: the pool of applicant families ensure that the PHA will meet income targeting requirements

(5) Special Purpose Section 8 Assistance Programs

Not Applicable

a. In which documents or other reference materials are the policies governing eligibility, selection, and admission to any special -purpose section 8 program administered by the PHA contained? (select all that apply)

- The Section 8 Administrative Plan
- Briefing sessions and written materials
- Other (list below)

b. How does the PHA announce the availability of any special -purpose section 8 programs to the public?

- Through published notices
- Other (list below)

4. PHA Rent Determination Policies

[24CFR Part 903.79(d)]

A. Public Housing

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

(1) Income Based Rent Policies

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

a. Use of discretionary policies: (select one)

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

---or---

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

b. Minimum Rent

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

- \$0
- \$1-\$25
- \$26-\$50 (\$50.00)

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

The AHA uses HUD's required minimum rent hardship exemptions.

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

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

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

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

The AHA utilizes ceiling rents and flat rents as identified in other sections of this component.

d. Which of the discretionary (optional) deductions and/or exclusion policies does the PHA plan to employ (select all that apply) **Not Applicable**

- For the earned income of a previously unemployed household member
 For increases in earned income
 Fixed amount (other than general rent -setting policy)
If yes, state amount/s and circumstances below:

- Fixed percentage (other than general rent -setting policy)
If yes, state percentage/s and circumstances below:

- For household heads
 For other family members
 For transportation expenses
 For the non-reimbursed medical expenses of non-disabled or non-elderly families
 Other (describe below)

e. Ceiling rents

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

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

The AHA will eliminate ceiling rents as of October 1, 2002 and offer income based or flat rents to the residents as required by QHWA.

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

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

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

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

f. Rent re-determinations:

1. Between income re-examinations, how often must tenants report changes in income or family composition to the PHA such that the changes result in an adjustment to rent? (select all that apply)

- Never
- At family option
- Anytime the family experiences an income increase
- Anytime a family experiences an income increase above a threshold amount or percentage: (if selected, specify threshold)
- Other (list below)

g. Yes No: Does the PHA plan to implement individual savings accounts for residents (ISAs) as an alternative to the currently required 12-month disallowance of earned income and phasing in of rent increases in the next year?

(2) Flat Rents

1. In setting the market-based flat rents, what sources of information did the PHA use to establish comparability? (select all that apply)

- The section 8 rent reasonableness study of comparable housing
- Survey of rents listed in local newspaper
- Survey of similar unassisted units in the neighborhood
- Other (list/describe below)

B. Section 8 Tenant -Based Assistance

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

(1) Payment Standards

Describe the voucher payment standards and policies .

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

- At or above 90% but below 100% of FMR
- 100% of FMR
- Above 100% but at or below 110% of FMR
- Above 110% of FMR (if HUD approved; describe circumstances below)

b. If the payment standard is lower than FMR, why has the PHA selected this standard? (select all that apply) **Not Applicable**

- FMRs are adequate to ensure success among assisted families in the PHA's segment of the FMR area
- The PHA has chosen to serve additional families by lowering the payment standard
- Reflects market or submarket
- Other (list below)

c. If the payment standard is higher than FMR, why has the PHA chosen this level? (select all that apply) **Not Applicable**

- FMRs are not adequate to ensure success among assisted families in the PHA's segment of the FMR area
- Reflects market or submarket
- To increase housing options for families
- Other (list below)

d. How often are payment standards reevaluated for adequacy? (select one)

- Annually
- Other (list below)

e. What factors will the PHA consider in its assessment of the adequacy of its payment standard? (select all that apply)

- Success rates of assisted families
- Rent burdens of assisted families
- Other (list below)

(2) Minimum Rent

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

- \$0
 \$1-\$25 (\$25.00)
 \$26-\$50

b. Yes No: Has the PHA adopted any discretionary minimum rent hardship exemption policies? (if yes, list below)

The PHA uses HUD's required minimum rent hardship exemptions.

5. Operations and Management

[24CFR Part 903.79(e)]

Component Not Applicable

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

A. PHA Management Structure

Not Applicable

Describe the PHA's management structure and organization.

(select one)

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

B. HUD Programs Under PHA Management

Not Applicable

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

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

individually)		
THDA –Section8 NewConstruction		

C.ManagementandMaintenancePolicies NotApplicable

ListthePHA’spublichousingmanagementandmaintenancepolicydocuments,manualsandhandbooks thatcontaintheAgency’srules,standards,andpoliciesthatgovernma intenanceandmanagementof publichousing,inclodingadescriptionofanymeasuresnecessaryfortheventionoreradicationof pestinfestation(whichincludescockroachinfestation)andthepoliciesgoverningSection8 management.

(1)PublicHousing MaintenanceandManagement:(listbelow)

(2)Section8Management:(listbelow)

6.PHAGrievanceProcedures

[24CFRPart903.79(f)]

Exemptionsfromcomponent6:HighperformingPHAsarenotrequiredtocompletecomponent6. Section8 -OnlyPHAsareex emptfromsub -component6A.

A. PublicHousing

1. Yes No: HasthePHAestablishedanywrittengrievanceproceduresin additiontofederalrequirementsfoundat24CFRPart966, SubpartB,forresidentsofpublichousing?

Ifyes,listadditionstofederalrequirementsbelow:

NotApplicable

2. WhichPHAofficeshouldresidentSORapplicantstopublichousingcontactto initiate the PHA grievance process?(selectallthatapply)

- PHAmainadministrati veoffice
- PHAdevelopmentmanagementoffices
- Other(listbelow)

B.Section8Tenant -BasedAssistance

1. Yes No: HasthePHAestablishedinformalreviewproceduresfor applicantsto theSection8tenant -basedassistanceprogramand informalhearingproceduresforfamiliesassistedbytheSection 8tenant -basedassistanceprograminadditiontofederal requirementsfoundat24CFR982?

Ifyes,listadditionstofederalrequirements below:

NotApplicable

2. Which PHA offices should applicants or assisted families contact to initiate the informal review and informal hearing processes? (select all that apply)

- PHA main administrative office
 Other (list below)

7. Capital Improvement Needs

[24CFR Part 903.79(g)]

Exemptions from Component 7: Section 8 only PHAs are not required to complete this component and may skip to Component 8.

A. Capital Fund Activities

Exemptions from sub-component 7A: PHA that will not participate in the Capital Fund Program may skip to component 7B. All other PHAs must complete 7A as instructed.

(1) Capital Fund Program Annual Statement

Using parts I, II, and III of the Annual Statement for the Capital Fund Program (CFP), identify capital activities the PHA is proposing for the upcoming year to ensure long-term physical and social viability of its public housing developments. This statement can be completed by using the CFP Annual Statement tables provided in the table library at the end of the PHA Plan template **OR**, at the PHA's option, by completing and attaching a properly updated HUD-52837.

Select one:

- The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (state name) **(See Table Library)**

-or-

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

(2) Optional 5 -Year Action Plan

Agencies are encouraged to include a 5 -Year Action Plan covering capital work items. This statement can be completed by using the 5 Year Action Plan table provided in the table library at the end of the PHA Plan template **OR** by completing and attaching a properly updated HUD-52834.

- a. Yes No: Is the PHA providing an optional 5 -Year Action Plan for the Capital Fund? (if no, skip to sub-component 7B)

b. If yes to question a, select one:

- The Capital Fund Program 5 -Year Action Plan is provided as an attachment to the PHA Plan at Attachment (state name) **(See Table Library)**

-or-

- The Capital Fund Program 5 -Year Action Plan is provided below: (if selected, copy the CFP Optional 5 Year Action Plan from the Table Library and insert here)

B.HOPEVIandPublicHousingDevelopmentandReplacementActivities(Non CapitalFund)

Applicabilityofsub -component7B:AllPHAsadministeringpublichousing.Identify anyapproved HOPEVIand/orpublichousingdevelopmentorreplacementactivitiesnotdescribedintheCapitalFund ProgramAnnualStatement.

Yes No:a)HasthePHAreceivedaHOPEVIrevitalizationgrant?(ifno, skiptoquestionc;ifyes,provideresponsestoquestionbfor eachgrant,copyingandcompletingasmanytimesasnecessary)

b)StatusofHOPEVIrevitalizationgrant(completeonesetof questionsforeachgrant)

1.Developmentname:

2.Development(p roject)number:

3.Statusofgrant:(selectthestatementthatbestdescribesthecurrent status)

- RevitalizationPlanunderdevelopment
- RevitalizationPlansubmitted,pendingapproval
- RevitalizationP lanapproved
- ActivitiespursuanttoanapprovedRevitalizationPlan underway

Yes No:c)DoesthePHAplantoapplyforaHOPEVIRevitalizationgrant inthePlanyear? Ifyes,listdevelopmentn ame/sbelow:

Yes No:d)WillthePHAbeengaginginanymixed -financedevelopment activitiesforpublichousinginthePlanyear? Ifyes,listdevelopmentsoractivitiesbelow:

Yes No:e)WillthePHAbeconductinganyotherpublichousing developmentorreplacementactivitiesnotdiscussedinthe CapitalFundProgramAnnualStatement? Ifyes,listdevelopmentsoractivitiesbelow:

8.D emolitionandDisposition

[24CFR Part903.79(h)]

Applicabilityofcomponent8:Section8onlyPHAsarenorequiredtocompletethissection.

1. Yes No: DoesthePHAplantoconductanydemolitionordisposition activities(pursuanttosection 18oftheU.S.HousingActof 1937(42U.S.C.1437p))intheplanFiscalYear?(If“No”, skiptocomponent9;if“yes”,completeoneactivitydescription foreachdevelopment.)

2. Activity Description

Not Applicable

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

Demolition/Disposition Activity Description	
1a. Development name:	
1b. Development (project) number:	
2. Activity type: Demolition <input type="checkbox"/> Disposition <input 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. Timeline for activity: a. Actual or projected start date of activity: b. Projected end date of activity:	

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

[24 CFR Part 903.79(i)]

Component Not Applicable

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

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

2. Activity Description

Not Applicable

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

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

10. Conversion of Public Housing to Tenant -Based Assistance

[24 CFR Part 903.79(j)]

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

A. Assessment of Reasonable Revitalization Pursuant to Section 202 of the HUD FY1996 HUD Appropriations Act

1. Yes No: Have any of the PHA's developments or portions of developments been identified by HUD or the PHA as covered under section 202 of the HUD FY1996 HUD Appropriations Act? (If “No”, skip to component 11; if “yes”, complete one activity description for each identified development, unless eligible to complete a streamlined submission. PHAs completing streamlined submissions may skip to component 11.)

2. Activity Description

Not Applicable

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

Conversion of Public Housing Activity Description	
1a. Development name:	
1b. Development (project) number:	
2. What is the status of the required assessment?	
<input type="checkbox"/> Assessment underway <input type="checkbox"/> Assessment results submitted to HUD <input type="checkbox"/> Assessment results approved by HUD (if marked, proceed to next question) <input type="checkbox"/> Other (explain below)	
3. <input type="checkbox"/> Yes <input type="checkbox"/> No: Is a Conversion Plan required? (If yes, go to block 4; if no, go to block 5.)	
4. Status of Conversion Plan (select the statement that best describes the current status)	
<input type="checkbox"/> Conversion Plan in development <input type="checkbox"/> Conversion Plan submitted to HUD on: (DD/MM/YYYY) <input type="checkbox"/> Conversion Plan approved by HUD on: (DD/MM/YYYY) <input type="checkbox"/> Activities pursuant to HUD - approved Conversion Plan underway	
5. Description of how requirements of Section 202 are being satisfied by means other than conversion (select one)	
<input type="checkbox"/> Units addressed in a pending or approved demolition application (date submitted or approved: _____) <input type="checkbox"/> Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved: _____) <input type="checkbox"/> Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved: _____) <input type="checkbox"/> Requirements no longer applicable: vacancy rates are less than 10 percent <input type="checkbox"/> Requirements no longer applicable: site now has less than 300 units <input type="checkbox"/> Other: (describe below)	

B. Reserved for Conversions pursuant to Section 22 of the U.S. Housing Act of 1937

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

11. Homeownership Programs Administered by the PHA

[24CFR Part 903.79(k)]

Component Not Applicable

A. Public Housing

Exemptions from Component 11A: Section 8 only PHAs are not required to complete 11A.

1. Yes No: Does the PHA administer any homeownership programs administered by the PHA under an approved section 5(h) homeownership program (42 U.S.C. 1437c(h)), or an approved HOPE I program (42 U.S.C. 1437aaa) or has the PHA applied or plan to apply to administer any homeownership programs under section 5(h), the HOPE I program, or section 32 of the U.S. Housing Act of 1937 (42 U.S.C. 1437z -4). (If “No”, skip to component 11B; if “yes”, complete one activity description for each applicable program/plan, unless eligible to complete a streamlined submission due to **small PHA** or **high performing PHA** status. PHAs completing streamlined submissions may skip to component 11B.)

2. Activity Description **Not Applicable**
 Yes No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? (If “yes”, skip to component 12. If “No”, complete the Activity Description table below.)

Public Housing Homeownership Activity Description (Complete one for each development affected)
1a. Development name: 1b. Development (project) number:
2. Federal Program authority: <input type="checkbox"/> HOPEI <input type="checkbox"/> 5(h) <input type="checkbox"/> Turnkey III <input type="checkbox"/> Section 32 of the UAHAA of 1937 (effective 10/1/99)
3. Application status: (select one) <input type="checkbox"/> Approved; included in the PHA’s Homeownership Plan/Program <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application
4. Date Homeownership Plan/Program approved, submitted, or planned for submission: (DD/MM/YYYY)
5. Number of units affected: 6. Coverage of action: (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development

B. Section 8 Tenant Based Assistance

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

2. Program Description: **Not Applicable**

a. Size of Program

Yes No: Will the PHA limit the number of families participating in the section 8 homeownership option?

If the answer to the question above was yes, which statement best describes the number of participants? (select one)

- 25 or fewer participants
- 26- 50 participants
- 51 to 100 participants
- more than 100 participants

b. PHA -established eligibility criteria

Yes No: Will the PHA's program have eligibility criteria for participation in its Section 8 Homeownership Option program in addition to HUD criteria?

If yes, list criteria below:

12. PHA Community Service and Self -sufficiency Programs

[24CFR Part 903.79(1)]

Component Not Applicable

Exemptions from Component 12: High performing and small PHAs are not required to complete this component. Section 8 -Only PHAs are not required to complete sub -component C.

A. PHA Coordination with the Welfare (TANF) Agency

Not Applicable

1. Cooperative agreements:

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

If yes, what was the date that agreement was signed? DD/MM/YY

2. Other coordination efforts between the PHA and TANF agency (select all that apply)

- Client referrals
- Information sharing regarding mutual clients (for rent determination and otherwise)
- Coordinate the provision of specific social and self-sufficiency services and programs to eligible families
- Jointly administer programs
- Partner to administer a HUD Welfare-to-Work voucher program
- Joint administration of other demonstration programs
- Other (describe)

B. Services and programs offered to residents and participants
Not Applicable

(1) General

a. Self-Sufficiency Policies

Which, if any of the following discretionary policies will the PHA employ to enhance the economic and social self-sufficiency of assisted families in the following areas? (select all that apply)

- Public housing rent determination policies
- Public housing admissions policies
- Section 8 admissions policies
- Preference in admission to section 8 for certain public housing families
- Preferences for families working or engaging in training or education programs for non-housing programs operated or coordinated by the PHA
- Preference/eligibility for public housing homeownership option participation
- Preference/eligibility for section 8 homeownership option participation
- Other policies (list below)

b. Economic and Social self-sufficiency programs

Yes No: Does the PHA coordinate, promote or provide any program to enhance the economic and social self-sufficiency of residents? (If "yes", complete the following table; if "no" skip to sub-component 2, Family Self-Sufficiency Programs. The position of the table may be altered to facilitate its use.)

Services and Programs				
Program Name & Description (including location, if appropriate)	Estimated Size	Allocation Method (waiting list/random selection/specific criteria/other)	Access (development office/ PHA main office/ other provider name)	Eligibility (public housing or section 8 participants or both)

(2) Family Self Sufficiency program/s

a. Participation Description **Not Applicable**

Family Self Sufficiency (FSS) Participation		
Program	Required Number of Participants (start of FY 2000 Estimate)	Actual Number of Participants (As of: DD/MM/YY)
Public Housing		
Section 8		

b. Yes No: If the PHA is not maintaining the minimum program size required by HUD, does the most recent FSS Action Plan address the steps the PHA plans to take to achieve at least the minimum program size?
If no, list steps the PHA will take below:

C. Welfare Benefit Reductions

1. The PHA is complying with the statutory requirements of section 12(d) of the U.S. Housing Act of 1937 (relating to the treatment of income changes resulting from welfare program requirements) by: (select all that apply)

- Adopting appropriate changes to the PHA's public housing rent determination policies and train staff to carry out those policies
- Informing residents of new policy on admission and reexamination
- Actively notifying residents of new policy at times in addition to admission and reexamination.
- Establishing or pursuing a cooperative agreement with all appropriate TANF agencies regarding the exchange of information and coordination of services
- Establishing a protocol for exchange of information with all appropriate TANF agencies
- Other: (list below)

D. Reserved for Community Service Requirement pursuant to section 12(c) of the U.S. Housing Act of 1937

13. PHA Safety and Crime Prevention Measures

[24 CFR Part 903.79(m)]

Component Not Applicable

Exemptions from Component 13: High performing and small PHAs not participating in PHDEP and Section 8 Only PHAs may skip to component 15. High performing and small PHAs that are participating in PHDEP and are submitting a PHDEP Plan with this PHA Plan may skip to sub component D.

A. Need for measures to ensure the safety of public housing residents
Not Applicable

1. Describe the need for measures to ensure the safety of public housing residents (select all that apply)

- High incidence of violent and/or drug -related crime in some or all of the PHA's developments
- High incidence of violent and/or drug -related crime in the area surrounding or adjacent to the PHA's developments
- Residents fearful for their safety and/or the safety of their children
- Observed lower -level crime, vandalism and/or graffiti
- People on waiting list unwilling to move into one or more developments due to perceived and/or actual level of violent and/or drug -related crime
- Other (describe below)

2. What information or data did the PHA use to determine the need for PHA actions to improve safety of residents (select all that apply).

- Safety and security survey of residents
- Analysis of crime statistics over time for crimes committed "in and around" public housing authority
- Analysis of cost trends over time for repair of vandalism and removal of graffiti
- Resident reports
- PHA employee reports
- Police reports
- Demonstrable, quantifiable success with previous or ongoing anti crime/anti drug programs
- Other (describe below)

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

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

Not Applicable

1. List the crime prevention activities the PHA has undertaken or plan to undertake: (select all that apply)

- Contracting with outside and/or resident organizations for the provision of crime-and/or drug -prevention activities
- Crime Prevention Through Environmental Design
- Activities targeted to at -risk youth, adults, or seniors
- Volunteer Resident Patrol/Block Watchers Program
- Other (describe below)

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

C. Coordination between PHA and the police

Not Applicable

1. Describe the coordination between the PHA and the appropriate police precincts for carrying out crime prevention measures and activities: (select all that apply)

- Police involvement in development, implementation, and/or ongoing evaluation of drug -elimination plan
- Police provide crime data to housing authority staff for analysis and action
- Police have established a physical presence on housing authority property (e.g., community policing office, officer in residence)
- Police regularly testify in and otherwise support eviction cases
- Police regularly meet with the PHA management and residents
- Agreement between PHA and local law enforcement agency for provision of above-baseline law enforcement services
- Other activities (list below)

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

D. Additional information as required by PHDEP/PHDEP Plan

PHA eligible for FY2002 PHDEP funds must provide a PHDEP Plan meeting specified requirements prior to receipt of PHDEP funds.

Not Applicable

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

Yes No: Has the PHA included the PHDEP Plan for FY2003 in this PHA Plan?

Yes No: This PHDEP Plan is an Attachment. (Attachment Filename:)

14. RESERVED FOR PET POLICY

[24CFR Part 903.79(n)]

15. Civil Rights Certifications

[24CFR Part 903.79(o)]

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

16. Fiscal Audit

[24CFR Part 903.79(p)]

1. Yes No: Is the PHA required to have an audit conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h))? (If no, skip to component 17.)
2. Yes No: Was the most recent fiscal audit submitted to HUD?
3. Yes No: Were there any findings as the result of that audit?
4. Yes No: If there were any findings, do any remain unresolved? If yes, how many unresolved findings remain? **NA**
5. Yes No: Have responses to any unresolved findings been submitted to HUD? **NA**
If not, when are they due (state below)?

17. PHA Asset Management

[24 CFR Part 903.79(q)]

Component Not Applicable

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

1. Yes No: Is the PHA engaging in any activities that will contribute to the long-term asset management of its public housing stock, including how the Agency will plan for long-term operating, capital investment, rehabilitation, modernization, disposition, and other needs that have **not** been addressed elsewhere in this PHA Plan?
2. What types of asset management activities will the PHA undertake? (select all that apply)
 - Not applicable
 - Private management
 - Development-based accounting
 - Comprehensive stock assessment
 - Other: (list below)
3. Yes No: Has the PHA included descriptions of asset management activities in the **optional** Public Housing Asset Management Table?

18. Other Information

[24 CFR Part 903.79(r)]

A. Resident Advisory Board Recommendations

1. Yes No: Did the PHA receive any comments on the PHA Plan from the Resident Advisory Board/s?
2. If yes, the comments are: (if comments were received, the PHA **MUST** select one)
 Attached as Attachment (Filename)
 Provided below:

Comments received from the Resident Advisory Board mainly pertained to the physical improvements the AHA plan should undertake. All comments received showed favorable consideration to the proposed improvements as well as the overall PHA Plans.

3. In what manner did the PHA address those comments? (select all that apply)
- Considered comments, but determined that no changes to the PHA Plan were necessary.
- The PHA changed portions of the PHA Plan in response to comments
List changes below:
- Other: (list below)

B. Description of Election process for Residents on the PHA Board

1. Yes No: Does the PHA meet the exemption criteria provided section 2(b)(2) of the U.S. Housing Act of 1937? (If no, continue to question 2; if yes, skip to sub-component C.)
2. Yes No: Was the resident who serves on the PHA Board elected by the residents? (If yes, continue to question 3; if no, skip to sub-component C.)

The resident which currently serves on the Board of Commissioners of the AHA was appointed by the Mayor of Athens, Tennessee.

3. Description of Resident Election Process **Not Applicable**

- a. Nomination of candidates for place on the ballot: (select all that apply)
- Candidates were nominated by resident and assisted family organizations
- Candidates could be nominated by any adult recipient of PHA assistance
- Self-nomination: Candidates registered with the PHA and requested a place on ballot
- Other: (describe)

- b. Eligible candidates: (select one)
- Any recipient of PHA assistance
- Any head of household receiving PHA assistance

- Any adult recipient of PHA assistance
- Any adult member of a resident or assisted family organization
- Other (list)

c. Eligible voters: (select all that apply)

- All adult recipients of PHA assistance (public housing and section 8 tenant based assistance)
- Representatives of all PHA resident and assisted family organizations
- Other (list)

C. Statement of Consistency with the Consolidated Plan

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

1. Consolidated Plan jurisdiction: (provide name here)

State of Tennessee, Tennessee Housing Development Agency

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

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

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

Please refer to the executive summary of the consolidated plan for the State of Tennessee.

D. Other Information Required by HUD

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

"19. Definition of Substantial Deviation" and "Significant Amendment or Modification" [903.7(r)]:

The AHA and HUD will consider the following actions to be significant amendments or modifications:

- T changes to rent or admission policies or organization of waiting list;
- T additions of non -emergency work items (items not included in the current Annual Statement or Five Year Plan) or change in use of replacement reserve funds under the Capital Fund; and
- T any change with regard to demolition or disposition, designation, homeownership programs or conveyance 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.

Attachments

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

Attachment A

“Deconcentration Policy”

1. **Objective:** The objective of the Deconcentration Rule for public housing units is to ensure that families are housed in a manner that will prevent a concentration of poverty families and/or a concentration of higher income families in any one development. The specific objective of the housing authority is to house no less than 40 percent of its public housing inventory with families that have income at or below 30% of the area median income by public housing development. Also, the housing authority will take actions to insure that no individual development has a concentration of higher income families in one or more of the developments. To insure that the housing authority does not concentrate families with higher income levels, it is the goal of the housing authority not to house more than 60% of its units in any one development with families whose income exceeds 30% of the area median income. The housing authority will track the status of family income, by development.

2. **Actions:** To accomplish the deconcentration goals, the housing authority will take the following actions:
 - A. At the beginning of each housing authority fiscal year, the housing authority will establish a goal for housing 40% of its new admissions with families whose incomes are at or below the area median income. The annual goal will be calculated by taking 40% of the total number of move-ins from the previous housing authority fiscal year.

 - B. To accomplish the goals of:
 - 1) Housing not less than 40% of its public housing inventory on an annual basis with families that have incomes at or below 30% of area median income, and
 - 2) No housing families with incomes that exceed 30% of the area median income in developments that have 60% or more of the total household living in the development with incomes that exceed 30% of the area median income. The housing authority’s Tenant Selection and Assignment Plan, which is a part of this policy, provides for skipping families on the waiting list to accomplish these goals. These guidelines may be waived when necessary to achieve or maintain full occupancy.

AttachmentB

“Component10(B)VoluntaryConversionInitialAssessments”

- a. How many of the PHA’s developments are subject to the Required Initial Assessment? **Nine(9)**
- 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)? **One(1)andportionofThree(3)**
- c. How many Assessments were conducted for the PHA’s covered developments? **Eight(8)**
- d. Identify PHA developments that may be appropriate for conversion based on the Required Initial Assessments:

Development Name	Number of Units
None	

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

Attachment C
“Implementation of Public Housing Resident Community Service Requirements”

A. GENERAL

The Quality Housing and Work Responsibility Act of 1998 states “each adult resident of public housing must contribute 8 hours of community service per month to the community in which the family resides.” The Housing Authority must monitor the family’s compliance annually and if the family fails to comply the Housing Authority must not renew the lease unless the family and the Housing Authority enter into an agreement to bring the resident(s) current with owed hours.

B. EX EMPTIONS

The following adult members are exempt from this requirement

1. Family members who are 62 or older.
2. Family members who are blind or disabled.
3. Family members who are the primary care giver for someone who is blind or disabled.
4. Family members engaged in work activity.
5. Family members who are exempt from work activity under Part A title IV of the Social Security Act or under other State Welfare program including the welfare to work program.
6. Family members receiving assistance under a state program funded under Part A title IV of the Social Security Act or under any other State Welfare program including welfare to work and who are in compliance with that program.

C. NOTIFICATION OF THE REQUIREMENT

The Housing Authority shall identify all adult members who are apparently not exempt from the community service requirement.

The Housing Authority shall notify all such family members of the community service requirement and of the categories of individuals who are exempt from the requirement. The notification will provide the opportunity for family members to claim and explain an exempt status. The Housing Authority shall verify such claims.

The notification will advise families that their community service obligation will begin upon the effective date of their first annual reexamination on or after 10/01/00. For families paying a flat rent, the obligation begins on the date their annual reexamination would have been effective had an annual reexamination taken place. It will also advise them that failure to comply with the community service requirement will result in ineligibility for continued occupancy at the time of any subsequent annual reexamination.

D. VOLUNTEER OPPORTUNITIES

Community service includes performing work or duties in the public benefit that serve to improve the quality of life and/or enhance resident self-sufficiency, and/or increase the self-responsibility of the resident within the community.

An economic self-sufficiency program is one that is designed to encourage, assist, train, or facilitate the economic independence of participants and their families or to provide work for participants. These programs may include programs for job training, work placement, basic skills training, and education. English proficiency, work fare, financial or household management, apprenticeship, and any program necessary to ready a participant to work (such as substance abuse or mental health treatment).

Political activities are not eligible service.

E. THE PROCESS

At the first annual reexamination on or after October 1, 2000 and each annual reexamination thereafter, the Housing Authority will do the following:

1. Provide a volunteer time sheet to the family member. Instructions for the time sheet require the individual to complete the form and have a supervisor date and sign for each period of work.
2. Assign family members to a volunteer coordinator if requested who will assist the family members in identifying appropriate volunteer positions and in meeting their responsibilities. The volunteer coordinator will track the family member's progress monthly and will meet with the family members as needed to best encourage compliance.
3. Thirty (30) days before the family's next lease anniversary date, the volunteer coordinator will advise the Housing Authority whether each applicable adult family member is in compliance with the community service requirement.

F. NOTIFICATION OF NON-COMPLIANCE WITH COMMUNITY SERVICE REQUIREMENT

The Housing Authority will notify any family found to be in non-compliance of the following:

1. The family member(s) has been determined to be in non-compliance;
2. That the determination is subject to the grievance procedure; and
3. That, unless the family member(s) enter into an agreement to comply, the lease will not be renewed or will be terminated;

G.OPPORTUNITYFORCURE

The Housing Authority will offer the family member(s) the opportunity to enter into an agreement prior to the anniversary of the lease. The agreement shall state that the family member(s) agrees to enter into an economic self-sufficiency program or agrees to contribute to community service for as many hours as needed to comply with the requirement over the past 12-month period. The cure shall occur over the 12-month period beginning with the date of the agreement and the resident shall at the time stay current with that year's community service requirement. The first hours a resident earns goes toward the current commitment until the current year's commitment is made.

If any applicable family member does not accept the terms of the agreement, does not fulfill their obligation to participate in an economic self-sufficiency program, or falls behind in their obligation under the agreement to perform community service by more than three (3) hours after three (3) months, the Housing Authority shall take action to terminate the lease.

AttachmentD "PetPolicy"

1. Purpose

In compliance with Section 526 of the Quality Housing and Work Responsibility Act of 1998, the Athens Housing Authority will permit residents to own and keep common household pets in their apartment. This policy sets forth the conditions and guidelines under which pets will be permitted. This policy is to be adhered to at all times.

The purpose of the policy is to ensure that pet ownership will not be injurious to persons or property, or violate the rights of all residents to clean, quiet and safe surroundings.

Household Pets are restricted to :

Birds: Including canary, parakeet, finch, and other species that are normally kept caged; birds of prey are not permitted.

Fish: Tanks or aquariums are not to exceed 20 gallons in capacity. Poisonous or dangerous fish are not permitted. Only one (1) tank or aquarium is permitted per apartment.

Dogs: Not to exceed twenty (20) pounds at time of maturity. All dogs must be neutered or spayed. Dog breeds including Rottweilers, Pinschers and Pit Bulls are not permitted.

Cats: All cats must be neutered or spayed.

Exotic/unconventional pets such as snakes, reptiles, monkeys, rodents, etc. are not allowed.

2. Registration

Every pet must be registered with the Athens Housing Authority's management prior to moving the pet into the unit and updated annually thereafter.

Registration requires the following:

- a. A certificate signed by a licensed veterinarian, or a state or local authority empowered to inoculate animals (or designated agent of such authority), stating that the animal has received all inoculations required by the state and local law, if applicable (dogs, cats).
- b. Proof of current license, if applicable (dogs, cats).
- c. Identification tag bearing the owner's name, address and phone number (dogs, cats).
- d. Proof of neutering/spaying, if applicable (dogs, cats).
- e. Photograph (no smaller than 3x5) of pet or aquarium.

- f. The name, address and phone number of a responsible party that will care for the pet if the owner becomes temporarily incapacitated.
- g. Fish – size of tank or aquarium must be registered.

3. Licenses and Tags

Every dog and cat must wear the appropriate local animal license, a valid rabies tag and a tag bearing the owner's name, address and phone number. All licenses and tags must be current.

4. Density of Pets

Only one (1) pet per household will be allowed per apartment. Only two (2) birds will be allowed per apartment. The Athens Housing Authority only will give final approval on type and density of pets.

5. Visitors and Guests

No visitor or guest will be allowed to bring pets on the premises at any time. Residents will not be allowed to pet, sit, harbor or house a pet without fully complying with this policy. Feeding or caring for stray animals is prohibited and will be considered keeping a pet without permission.

6. Pet Restraints

- a. All dogs must be on a leash when not in the owner's apartment. The leash must be not longer than three (3) feet.
- b. Cats must be in a caged container or on a leash when taken out of the owner's apartment.
- c. Birds must be in a cage when inside of the resident's apartment or entering or leaving the building.

7. Liability

Residents owning pets shall be liable for the entire amount of all damages to the Athens Housing Authority premises caused by their pet and all cleaning, defleaing and deodorizing required because of such pet. Pet owners shall be strictly liable for the entire amount of any injury to the person or property of other residents, staff or visitors of the Athens Housing Authority caused by their pet, and shall indemnify the Athens Housing Authority for all costs of litigation and attorney's fees resulting from such damage. Pet liability insurance can be obtained through most insurance agents and companies.

8. Sanitary Standards and Waste Disposal

- a. Litter boxes must provide for cats with use of odor-reducing chemicals.
- b. Fur-bearing pets must be flea free. Should flea extermination become necessary, cost of such extermination will be charged to pet owner.
- c. In accordance with city law, pet owners are responsible for immediate removal of the feces of their pet and shall be charged in instances of

removal of pet feces by staff and where damages occur to Authority property due to pet. More than three (3) such charges during a twelve month period may be cause for pet removal.

- (i). All pet waste must be placed in a plastic bag and tied securely to reduce odor and placed in designated garbage container and/or trash compactor.
 - (ii). Residents with litter boxes must clean them regularly. Noncompliance may result in removal of the pet. The Athens Housing Authority reserves the right to impose a mandatory twice a week litter box cleaning, depending on need. Litter box garbage shall be placed in a plastic bag and deposited outside the building in the garbage and/or trash compactor.
- d. All apartments with pets must be kept free of pet odors and maintained in a clean and sanitary manner. A housekeeping inspection shall be conducted after 30 days of pet moving into the household. If the household fails the housekeeping inspection, which constitutes a failure to care for the pet in an appropriate manner; a notice of violation will be issued and the household will have 7 days to correct the deficiencies. Pet owner's apartments may be subject to additional inspections.

9. General Rules

The resident agrees to comply with the following rules imposed by the Athens Housing Authority:

- a. No pet shall be tied up anywhere on Authority property and left unattended for any amount of time.
- b. Pet owners will be required to make arrangements for their pets in the event of vacation or hospitalization.
- c. Doghouses are not allowed on Authority property.
- d. It shall be unlawful for any person to own, keep or harbor any dog/cat more than three (3) months old which has not been vaccinated against rabies as set forth in Tennessee Code Annotated, 68 -8-107 and 68 -8-108 and as required in this section. Only a vaccine that meets the standards prescribed by the U.S. Department of Agriculture for interstate sale shall be used. It shall be the duty of every owner to have his dog or cat vaccinated against rabies after the dog reaches three months of age, the cat six months of age. Regardless of the type of licensed vaccine used or the age of the animal at the time of the first (primary) vaccination, the animal shall be vaccinated one year later. Following the first two vaccinations, booster vaccinations will be due at either one or three years intervals in accordance with the approved duration of immunity of the specific vaccine used and the species vaccinated.

The veterinarian making the vaccination shall collect his fees for the same owner of the dog/cat, shall issue a vaccination tag, and shall sign

and issue certification bearing the owner's name and address, number of vaccination tag issued, date of vaccination, date the dog/cat should be vaccinated, description and sex of the dog/cat vaccinated, the type and lot of vaccine administered. The certificate shall be prepared in triplicate, the original shall be given to the owner, first copy filed in the office of the local health department, and the second copy retained by the person administering the vaccine. The certificate form shall be the same as prepared and distributed by the department of public health.

- e. All persons must report bite cases. It shall be the duty of all citizens, including doctors and veterinarians, to report to the animal control officer the names and addresses of persons treated for bites inflicted by animals, together with all information helpful in locating animal, which inflicted said bite.
- f. Female animals in heat are to be confined. Every owner of a female animal, which has not been sterilized, is required to confine the animal for a period of twenty-one (21) days during the period she is in heat.

10. Pet Areas

- a. Restrictions: At no time will pets be allowed in any public areas such as community space, laundry rooms, sitting rooms, etc.
- b. Approved Areas: Pets shall only be allowed to be exercised in areas clearly marked by the Athens Housing Authority for pet use.

11. Pet Rule Violation and Pet Removal

- a. If it is determined on the basis of objective facts, supported by written statement, that a pet owner has neglected to appropriately care for a pet and has violated a rule governing the pet policy, the Athens Housing Authority shall serve a notice of pet rule violation on the pet owner. Serious or repeated violations may result in pet removal or termination of the pet owner's tenancy, or both.
- b. If a pet poses a nuisance such as excessive noise, barking, odor, or whining, which disrupts the peace or quality of life of other residents, owner will permanently remove the pet from premises upon request of management within forty-eight (48) hours. Nuisance complaints regarding pets are subject to immediate inspections.
- c. If a pet owner becomes unable either through absence, hospitalization or illness to care for the pet and the person so designated to care for the pet in the pet owner's absence refuses or is unable physically to care for the pet. Animal control will be called to remove the pet. The Authority accepts no responsibility for pets so removed.

12. Rule Enforcement

Violation of these pet rules will prompt a written notice of violation. The pet owner will have seven (7) days to correct the violation.

13. Damage Deposit

A “Pet Damage Deposit” will be required for all pets. The “Pet Damage Deposit” must be paid in advance and is to be used to pay reasonable expenses directly attributable to the presence of the pet in the development including (but not limited to) the cost of repairs and replacements to, and fumigation of, the resident’s dwelling unit. The amount of the “Pet Damage Deposit” will be \$100.00. ge

14. Exceptions

- a. **Service Animals:** This policy does not apply to service animals that are used to assist persons with disabilities. This exclusion applies to service animals that reside in the development, as well as service animals used to assist persons with disabilities that visit the development. Pets used for the purpose of aiding residents with disabilities must have appropriate certification. The Athens Housing Authority shall maintain a list of agencies that provide and/or train animals to give assistance to individuals with disabilities.
- b. **K-9 Service Animals:** Police officers, under the public housing police officer program, who move in with K-9 service animals are exempt from the policy. Only the K-9 animal is exempt; family pets shall not be exempt.

Attachment E

“Statement of Progress in Meeting the 5 -Year Plan Mission and Goals”

Goal – Increase customer satisfaction: The Athens Housing Authority (AHA) is attempting to keep residents better informed of AHA policies and programs as well as overall Authority information through their newsletters and through quarterly meetings with the Resident Advisory Board members.

Goal – Renovate or modernize public housing units: The AHA has continually upgraded its public housing through the Comprehensive Grant Program and will continue to do so through the Capital Funds Program. All modernization activities are addressed in accordance with needs as well as residents’ requests in all developments.

Goal – Implement public housing security improvements: The Athens Housing Authority in cooperation with the City of Athens Police Department has a Community Oriented Policing Services Program. This program provides supplemental police and security services for all Authority developments in addition to educational and community service activities.

Goal – Provide or attract supportive services to improve assistance recipients’ employability: The AHA offers and provides a variety of services and programs to their residents to achieve self-sufficiency and improve assistance recipients’ employability. These services and programs include Evenstart, an After School Program, the Families First Program, Adult Basic Education, and various services offered through United Way.

Goal – Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion, national origin, sex, familial status, and disability: The AHA continues to operate its public housing program to ensure equal access to all regardless of race, color, religion, national origin, sex, familial status, and disability.

Goal – Undertake affirmative measures to provide a suitable living environment for families living in assisted housing, regardless of race, color, religion, national origin, sex, familial status, and disability: The AHA’s operations and management, inspections, maintenance, and modernization programs are spread equally among all developments.

Goal – Undertake affirmative measures to ensure accessible housing to persons with all varieties of disabilities regardless of unit size required: The AHA provides accessible units where needed by our residents. To date, the AHA has more resources than necessary to meet the current needs.

Attachment F
“Resident Membership on Governing Board”

As required by the QHWRA through regulations published in the October 21, 1999 Federal Register, the AHA currently has a resident serving on the Board of Commissioners. The resident was appointed by the Mayor of Athens, Tennessee and is identified as Mr. Jim McCue, 179 Westwood Heights, Athens, Tennessee 37303. Mr. McCue was appointed to the Board of Commissioners in March, 2000 to complete a five year term.

AttachmentG
“MembershipoftheResidentAdvisoryBoard”

LeeO.Robinson	508Puett	Athens,Tennessee37303
RosaMosier	512Puett	Athens,Tennessee37303
JimMcCue	179Westwood	Athens,Tennessee37303
DiannaJohnson	224RossArrants	Athens,Tennessee37303
EverettNeal	212RossArrants	Athens,Tennessee37303
IrenePilkey	508Puett	Athens,Tennessee37303
MildredRobertson	221RossArrants	Athens,Tennessee37303
DeloresValvick	213RossArrants	Athens,Tennessee37303
AnneHaney	528LayVillage	Athens,Tennessee37303
LulaHenderson	534LayVillage	Athens,Tennessee37303
ElizabethFrye	533LayVillage	Athens,Tennessee37303
HazelWatson	501Puett	Athens,Tennessee37303
KathrineHardy	502Puett	Athens,Tennessee37303
ClaudeDusseault	518Puett	Athens,Tennessee37303
BillyVines	123Hillcrest	Athens,Tennessee37303
HowardThum	118Hillcrest	Athens,Tennessee37303

AttachmentH “ResidentSurveyActionPlan”

Communications(70%)

The Athens Housing Authority currently has a newsletter which is distributed to all AHA residents. The newsletter informs the residents of upcoming programs and events as well as overall Authority information. Additionally, the AHA holds quarterly meetings with Resident Advisory Board members to further the communication efforts with the residents.

Safety(80%)

In February 2001, the Athens Housing Authority in cooperation with the City of Athens Police Department initiated the Community Oriented Policing Services Program. This program provides supplemental police and security service for the Authority's development in addition to educational and community service activities.

NeighborhoodAppearance(80%)

The Athens Housing Authority has appropriated previous CGP and CFP funds and will utilize future CFP funds for performing various improvements to enhance the neighborhood appearance of their developments. Such improvements have included or will include: landscaping, cleaning building exteriors, replacing roofs, repairing porches and various site improvements.

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program Grant No: TN37P01550103 Replacement Housing Factor Grant No:	Federal FY of Grant: 2003
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<input checked="" type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve for Disasters/Emergencies	<input type="checkbox"/> Revised Annual Statement (revision no:)
<input type="checkbox"/> Performance and Evaluation Report for Period Ending:	<input type="checkbox"/> Final Performance and Evaluation Report	

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non -CFP Funds	0			
2	1406 Operations	0			
3	1408 Management Improvements	34,500			
4	1410 Administration	30,500			
5	1411 Audit	0			
6	1415 Liquidated Damages	0			
7	1430 Fees and Costs	45,000			
8	1440 Site Acquisition	0			
9	1450 Site Improvement	99,231			
10	1460 Dwelling Structures	519,000			
11	1465.1 Dwelling Equipment — Nonexpendable	0			
12	1470 Non Dwelling Structures	72,000			
13	1475 Non Dwelling Equipment	0			
14	1485 Demolition	0			
15	1490 Replacement Reserve	0			
16	1492 Moving to Work Demonstration	0			
17	1495.1 Relocation Costs	0			
18	1499 Development Activities	0			
19	1501 Collateralization or Debt Service	0			
20	1502 Contingency	0			
21	Amount of Annual Grant: (sum of lines 2 – 20)	800,231			
22	Amount of line 21 Related to LBP Activities	0			

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program Grant No: TN37P01550103 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
23	Amount of line 21 Related to Section 504 compliance	0			
24	Amount of line 21 Related to Security – Soft Costs	32,000			
25	Amount of Line 21 Related to Security – Hard Costs	0			
26	Amount of line 21 Related to Energy Conservation Measures	0			

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

PHAName: Athens Housing Authority		Grant Type and Number Capital Fund Program Grant No: TN37P01550103 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	
TN015-001	Landscaping/Site Improvements	1450	Dev-wide	23,000				
Clem Jones	Attic Doors	1460	70 units	14,000				
TN015-002	Landscaping/Site Improvements	1450	Dev-wide	3,400				
W.E. Nash	Attic Doors	1460	12 units	2,400				
TN015-003	Replace Mailboxes	1450	18 units	2,500				
Esther Bloom	Landscaping/Site Improvements	1450	Dev-wide	8,750				
TN015-004	Replace Mailboxes	1450	45 units	5,500				
Hillcrest	Light Fixtures	1460	45 units	13,500				
	Lavatories	1460	45 units	15,750				
TN015-005	Replace Mailboxes	1450	55 units	6,500				
Westwood	Parking/Site Improvements	1450	55 units	6,181				
Heights	Light Fixtures	1460	55 units	16,500				
	Lavatories	1460	55 units	19,250				
	Community Room Renovations	1470	1 unit	72,000				

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

PHAName: Athens Housing Authority		Grant Type and Number Capital Fund Program Grant No: TN37P01550103 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	
TN015-006	Replace Mailboxes	1450	50 units	5,500				
Ross Arrants	Washer/Dryers	1460	50 units	17,500				
	Closet Doors	1460	50 units	60,000				
	Electrical Upgrades	1460	50 units	75,000				
	Light Fixtures	1460	50 units	15,000				
	Lavatories	1460	50 units	17,500				
TN015-007	Replace Mailboxes	1450	75 units	6,500				
Forrest Hills	Parking/Site Improvements	1450	Dev-wide	18,600				
	Closet Doors	1460	75 units	164,400				
	Light Fixtures	1460	75 units	41,100				
	Dryer Hook -ups	1460	75 units	21,700				
TN015-009	Replace Mailboxes	1450	20 units	2,500				
Ridgeview	Landscaping/Site Improvements	1450	Dev-wide	6,800				
	Light Fixtures	1460	20 units	7,000				
	Dryer Hook -ups	1460	20 units	6,500				
TN015-010	Replace Mailboxes	1450	26 units	3,500				
Puett	Light Fixtures	1460	26 units	11,900				

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program No: TN37P01550103 Replacement Housing Factor No:	Federal FY of Grant: 2003
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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	
TN015-001 Clem Jones	09/30/05			09/30/06			
TN015-002 W.E. Nash	09/30/05			09/30/06			
TN015-003 Ester Bloom	09/30/05			09/30/06			
TN015-004 Hillcrest	09/30/05			09/30/06			
TN015-005 Westwood Heights	09/30/05			09/30/06			
TN015-006 Ross Arrants	09/30/05			09/30/06			
TN015-007 Forrest Hills	09/30/05			09/30/06			
TN015-009 Ridgeview	09/30/05			09/30/06			

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program No: TN37P01550103 Replacement Housing Factor No:	Federal FY of Grant: 2003
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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	
TN015-010	09/30/05			09/30/06			
Puett							
PHA-WIDE	09/30/05			09/30/06			
Management							
Improvements							
PHA-WIDE	09/30/05			09/30/06			
Administration							
PHA-WIDE	09/30/05			09/30/06			
Fees and Costs							

CapitalFundProgramFive -YearActionPlan
PartI:Summary

PHAName AthensHousingAuthority		<input checked="" type="checkbox"/> Original5 -YearPlan <input type="checkbox"/> RevisionNo:			
Development Number/Name/HA- Wide	Year1	WorkStatementforYear2 FFYGrant:2004 PHAFY:10/2004	WorkStatementforYear3 FFYGrant:2005 PHAFY:10/2005	WorkStatementforYear4 FFYGrant:2006 PHAFY:10/2006	WorkStatementforYear5 FFYGrant:2007 PHAFY:10/2007
	Annual Statement				
TN015-001		300,000	0	63,000	156,136
TN015-002		57,600	0	10,800	29,400
TN015-003		45,000	0	61,200	30,600
TN015-004		64,290	0	83,181	0
TN015-005		9,500	242,941	30,250	0
TN015-006		4,700	225,200	75,350	0
TN015-007		154,141	183,500	322,250	308,795
TN015-009		0	11,000	11,000	89,800
TN015-010		34,000	24,090	18,700	68,000
PHA-WIDE		131,000	113,500	124,500	117,500
TotalCFPFunds		800,231	800,231	800,231	800,231
TotalReplacement HousingFactorFunds		0	0	0	0

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

Activitiesfor Year1	ActivitiesforYear: <u> 2 </u> FFYGrant:2004 PHAFY:10/2004			ActivitiesforYear: <u> 3 </u> FFYGrant:2005 PHAFY:10/2005		
	Development Name/Number	MajorWork Categories	EstimatedCost	Development Name/Number	MajorWork Categories	EstimatedCost
See	TN015-001	Foundation&Porch	68,000	TN015-005	Electrical	18,250
Annual	ClemJones	Roofs	232,000	WestwoodHeights	KitchenRenovations	138,500
Statement					ClosetDoors	86,191
	TN015-002	Foundation&Porch	18,000			
	W.E.Nash	Roofs	39,600	TN015-006	FloorTile	99,550
				RossArrants	AtticFans	19,250
	TN015-003	Roofs	36,000		Electrical	8,000
	EsterBloom	AtticFans	9,000		KitchenRenovations	35,000
					HeatSystem	63,400
	TN015-004	Landscaping	8,800			
	Hillcrest	AtticFans	55,490	TN015-007	Landscaping	27,300
				ForrestHills	AtticFans	52,745
	TN015-005	Landscaping	9,500		FloorTile(F)	103,455
	WestwoodHeights					
				TN015-009	AtticFans	7,700
	TN015-006	Landscaping	4,700	Ridgeview	Electrical	3,300
	RossArrants					
				TN015-010	Landscaping	11,000
	TN015-007	ElectricalUpgrades	154,141	Puett	AtticFans	13,090
	ForrestHills					
				PHA-WIDE	Police&Security	35,000
	TN015-010	ClosetDoors	34,000	Management		
	Puett			Improvements		

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

ActivitiesforYear: <u>4</u> FFYGrant:2006 PHAFY:10/2006			ActivitiesforYear: <u>5</u> FFYGrant:2007 PHAFY:10/2007		
Development Name/Number	MajorWork Categories	EstimatedCost	Development Name/Number	MajorWork Categories	EstimatedCost
TN015-001	TermiteTreatment	38,500	TN015-001	Ranges	21,000
ClemJones	Lavatories	24,500	ClemJones	Refrigerators	31,500
				BathroomRenovations	103,636
TN015-002	TermiteTreatment	6,600			
W.E.Nash	Lavatories	4,200	TN015-002	Ranges	3,600
			W.E.Nash	Refrigerators	5,400
TN015-003	TermiteTreatment	9,900		BathroomRenovations	20,400
EsterBloom	Lavatories	6,300			
	HeatSystem	45,000	TN015-003	BathroomRenovations	30,600
			EsterBloom		
TN015-004	TermiteTreatment	24,750			
Hillcrest	KitchenRenovations	58,431	TN015-007	FloorTile	160,295
			ForrestHills	ScreenDoors	45,000
TN015-005	TermiteTreatment	30,250		Refrigerators	62,500
WestwoodHeights				Ranges	41,000
TN015-006	TermiteTreatment	75,350	TN015-009	Flooring	44,000
RossArrants			Ridgeview	WaterHeaters	8,300
				HeatSystem	37,500
TN015-007	KitchenRenovations(F)	248,750			
ForrestHills	TermiteTreatment	73,500	TN015-010	BathroomRenovations	68,000
			Puett		
TN015-009	TermiteTreatment	11,000			
Ridgeview			PHA-WIDE	Police&Security	36,000
			Management		
TN015-010	TermiteTreatment	18,700	Improvements		
Puett					

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program Grant No: TN37P01550102 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:)
 Performance and Evaluation Report for Period Ending: 03/31 /03
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non -CFP Funds	0		0	0
2	1406 Operations	0		0	0
3	1408 Management Improvements	30,000		28,683	0
4	1410 Administration	30,500		0	0
5	1411 Audit	0		0	0
6	1415 Liquidated Damages	0		0	0
7	1430 Fees and Costs	37,500	45,450	32,950	0
8	1440 Site Acquisition	0		0	0
9	1450 Site Improvement	30,506		0	0
10	1460 Dwelling Structures	671,725	663,775	0	0
11	1465.1 Dwelling Equipment — Nonexpendable	0		0	0
12	1470 Non dwelling Structures	0		0	0
13	1475 Non dwelling Equipment	0		0	0
14	1485 Demolition	0		0	0
15	1490 Replacement Reserve	0		0	0
16	1492 Moving to Work Demonstration	0		0	0
17	1495.1 Relocation Costs	0		0	0
18	1499 Development Activities	0		0	0
19	1501 Collateralization or Debt Service	0		0	0
20	1502 Contingency	0		0	0
21	Amount of Annual Grant: (sum of lines 2 -20)	800,231		61,633	0

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program Grant No: TN37P01550102 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:)
 Performance and Evaluation Report for Period Ending: 03/31 /03
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
22	Amount of line 21 Related to LBP Activities	0		0	0
23	Amount of line 21 Related to Section 504 compliance	0		0	0
24	Amount of line 21 Related to Security –Soft Costs	30,000		28,623	0
25	Amount of Line 21 Related to Security –Hard Costs	0		0	0
26	Amount of line 21 Related to Energy Conservation Measures	0		0	0

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

PHAN ame: Athens Housing Authority		Grant Type and Number Capital Fund Program Grant No: TN37P01550102 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	
TN015-001	Kitchen Renovations	1460	70 units	203,407		0	0	09/03
Clem Jones	Flooring	1460	70 units	152,979		0	0	09/03
	Interior Painting	1460	70 units	35,000		0	0	09/03
	Window Sills	1460	70 units	28,000		0	0	09/03
	Washer/Dryer Hook -ups	1460	70 units	35,000		0	0	09/03
	Attic Fans	1460	70 units	23,100	15,150	0	0	09/03
	Electrical	1460	70 units	10,500		0	0	09/03
TN015-002	Clotheslines and Posts	1450	12 units	2,000		0	0	09/03
W.E. Nash	Kitchen Renovations	1460	12 units	31,800		0	0	09/03
	Flooring	1460	12 units	28,600		0	0	09/03
	Interior Painting	1460	12 units	6,000		0	0	09/03
	Window Sills	1460	12 units	4,800		0	0	09/03
	Washer/Dryer Hook -ups	1460	12 units	6,000		0	0	09/03
	Attic Fans	1460	12 units	3,960		0	0	09/03
	Electrical	1460	12 units	1,800		0	0	09/03

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

PHAN ame: Athens Housing Authority		Grant Type and Number Capital Fund Program Grant No: TN37P01550102 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	
TN015-003	Replace Mailbox	1450	18 units	1,400		0	0	09/03
Esther Bloom	Kitchen Renovations	1460	18 units	56,700		0	0	09/03
	Washer/Dryer Hook -ups	1460	18 units	9,000		0	0	09/03
	Electrical	1460	18 units	2,700		0	0	09/03
TN015-006	Repair Sewer Lines	1450	50 units	16,000		0	0	09/03
Ross Arrants	Washer Boxes/Plumbing	1460	50 units	27,675		0	0	09/03
TN015-009	Replace Mailbox	1450	20 units	9,500		0	0	09/03
Ridgeview	Parking Curb/Gutter	1450	Dev-wide	1,606		0	0	09/03
TN015-010	Bathroom/Kitchen/Pantry Lights	1460	26 units	4,704		0	0	09/03
Puett								
PHA-WIDE	Police and Security	1408	1	30,000		28,683	0	In Progress
Management								
Improvements								
PHA-WIDE	Advertising	1410	1	500		0	0	09/03
Administration	Mod Coordinator	1410	1	20,000		0	0	09/03
	Employee Benefits	1410	1	10,000		0	0	09/03

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program No: TN37P01550102 Replacement Housing Factor No:	Federal FY of Grant: 2002
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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	
TN015-001 Clem Jones	09/30/04			09/30/05			
TN015-002 W.E.Nash	09/30/04			09/30/05			
TN015-003 Ester Bloom	09/30/04			09/30/05			
TN015-006 Ross Arrants	09/30/04			09/30/05			
TN015-009 Ridgeview	09/30/04			09/30/05			
TN015-010 Puett	09/30/04			09/30/05			
PHA-WIDE Management Improvements	09/30/04			09/30/05			

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program Grant No: TN37P01550101 Replacement Housing Factor Grant No:	Federal FY of Grant: 2001
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Original Annual Statement
 Reserve for Disasters/Emergencies
 Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 03/31/03
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non -CFP Funds	0		0	0
2	1406 Operations	0		0	0
3	1408 Management Improvements	35,000		29,219	29,219
4	1410 Administration	33,625		26,688	21,179
5	1411 Audit	0		0	0
6	1415 Liquidated Damage s	0		0	0
7	1430 Fees and Costs	40,215		31,634	28,599
8	1440 Site Acquisition	0		0	0
9	1450 Site Improvement	98,802	55,918	13,474	0
10	1460 Dwelling Structures	596,725	639,609	538,469	469,364
11	1465.1 Dwelling Equipment — Nonexpendable	12,285		12,285	12,285
12	1470 Nondwelling Structures	0		0	0
13	1475 Nondwelling Equipment	0		0	0
14	1485 Demolition	0		0	0
15	1490 Replacement Reserve	0		0	0
16	1492 Moving to Work Demonstration	0		0	0
17	1495.1 Relocation Costs	0		0	0
18	1499 Development Activities	0		0	0
19	1501 Collateralization or Debt Service	0		0	0
20	1502 Contingency	0		0	0
21	Amount of Annual Grant: (sum of lines 2 -20)	816,652		651,769	560,646
22	Amount of line 21 Related to LBP Activities	0		0	0

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program Grant No: TN37P01550101 Replacement Housing Factor Grant No:	Federal FY of Grant: 2001
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<input type="checkbox"/> Original Annual Statement	<input type="checkbox"/> Reserve for Disasters/Emergencies	<input type="checkbox"/> Revised Annual Statement (revision no:)
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 03/31/03		<input type="checkbox"/> Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
23	Amount of line 21 Related to Section 504 compliance	0		0	0
24	Amount of line 21 Related to Security –Soft Costs	30,000		28,369	28,369
25	Amount of Line 21 Related to Security –Hard Costs	0		0	0
26	Amount of line 21 Related to Energy Conservation Measures	34,650	56,474	56,474	50,827

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

PHAName: Athens Housing Authority		Grant Type and Number Capital Fund Program Grant No: TN37P01550101 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	
TN015-001	Handrails	1450	1 site	8,452	0	0	0	Deleted
Clem Jones	Landscaping	1450	1 site	19,304		3,950	0	In Progress
	Add Parking and Steps	1450	1 site	28,600	0	0	0	Deleted
	Water heaters	1460	70 units	0	29,713	29,713	26,742	In Progress
	Heat Systems	1460	70 units	0	50,674	50,674	45,607	In Progress
	Attic Fans	1460	70 units	0	36,360	36,360	32,724	In Progress
TN015-002	Handrails	1450	1 site	2,686	0	0	0	Deleted
W.E.Nash	Landscape and Site	1450	1 site	3,832		0	0	09/03
	Clotheslines and Posts	1450	12 units	2,200		0	0	09/03
	Water Heaters	1460	12 units	0	6,612	6,612	5,951	In Progress
	Heat Systems	1460	12 units	0	8,686	8,686	7,817	In Progress
	Attic Fans	1460	12 units	0	6,324	6,324	5,692	In Progress
TN015-003	Mailboxes and Posts	1450	18 units	1,540	0	0	0	Deleted
Esther Bloom	Tub Faucets	1460	18 units	3,960	0	0	0	Deleted
	Kitchen Renovations	1460	18 units	59,400	0	0	0	Deleted
	Ranges	1465.1	18 units	3,510		3,510	3,510	Completed

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

PHAName: Athens Housing Authority		Grant Type and Number Capital Fund Program Grant No: TN37P01550101 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	
TN015-004	Attic Fans	1460	45 units	30,442	0	0	0	Deleted
Hillcrest	Closet Doors	1460	45 units	0	25,214	25,214	22,693	In Progress
	Ranges	1465.1	45 units	8,775		8,775	8,775	Completed
TN015-005	Floor Insulation	1460	55 units	34,650	56,474	56,474	50,827	In Progress
Westwood Heights	Exterior Cleaning	1460	55 units	13,200	0	0	0	Deleted
	Pan Steps	1460	55 units	10,470		0	0	09/03
	Attic Fans	1460	55 units	0	28,985	28,985	19,817	In Progress
	Lavatory Faucets	1460	55 units	0	16,507	16,507	14,856	In Progress
	Bifold Doors	1460	55 units	0	735	735	0	In Progress
TN015-006	Water Heaters	1460	50 units	0	21,366	21,366	19,229	In Progress
Ross Aarrant	Lavatory Faucets	1460	50 units	0	15,000	15,000	13,500	In Progress
TN015-007	Landscape and Site	1450	1 units	26,178		7,950	0	In Progress
Forrest Hills	Kitchen and Lavatory Faucets	1460	75 units	22,688	33,283	33,283	29,954	In Progress
	Tub Faucets	1460	62 faucets	13,640	0	0	0	Deleted
	Bathroom Heat and Exhaust	1460	137 heaters	25,630	29,585	29,585	26,627	In Progress
	Pan Steps	1460	75 units	14,278	0	0	0	Deleted
	Heat System	1460	75 units	225,000	106,064	62,867	56,581	In Progress
	Water Heaters	1460	137 heaters	70,765	59,169	59,169	53,252	In Progress

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

PHA Name: Athens Housing Authority		Grant Type and Number Capital Fund Program Grant No: TN37P01550101 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	
TN015-007 Forrest Hills	Kitchen Cabinets	1460	75 units	0	10,788	10,788	9,709	In Progress
TN015-009 Ridgeview	Replace Mailbox	1450	20 units	1,606	0	0	0	Deleted
TN015-010 Puett	Landscape and Site Pantry Lights	1450 1460	1 site 34 units	4,404 2,102	 0	1,574 0	0 0	In Progress Deleted
	Kitchen Renovations	1460	34 units	70,500		23,027	12,398	In Progress
	Lavatory Faucets	1460	34 units	0	17,100	17,100	15,388	In Progress
PHA-WIDE Management Improvements	Training Police and Security	1408 1408	1 1	5,000 30,000		850 28,369	850 28,369	Completed Completed
PHA-WIDE Administration	Advertising Mod Coordinator Employee Benefits	1410 1410 1410	1 1 1	500 22,500 10,625		66 19,234 7,388	66 15,387 5,726	Completed In Progress In Progress

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

PHAName: Athens Housing Authority		Grant Type and Number Capital Fund Program No: TN37P01550101 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		
TN015-001 Clem Jones	09/30/03			09/30/04				
TN015-002 W.E. Nash	09/30/03			09/30/04				
TN015-003 Ester Bloom	09/30/03			09/30/04				
TN015-004 Hillcrest	09/30/03			09/30/04				
TN015-005 Westwood Heights	09/30/03			09/30/04				
TN015-006 Ross Arrant	09/30/03			09/30/04				
TN015-007 Forrest Hills	09/30/03			09/30/04				
TN015-009 Ridgeview	09/30/03			09/30/04				

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

PHAName: Athens Housing Authority	Grant Type and Number Capital Fund Program No: TN37P01550101 Replacement Housing Factor No:	Federal FY of Grant: 2001
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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	
TN015-010	09/30/03			09/30/04			
Puett							
PHA-WIDE	09/30/03			09/30/04			
Management							
Improvements							
PHA-WIDE	09/30/03			09/30/04			
Administration							
PHA-WIDE	09/30/03			09/30/04			
Fees & Costs							

