

PHAPlans

5YearPlanforFiscalYears2000 -2004
AnnualPlanforFiscalYear2003

**HOUSINGAUTHORITYOFTHECITYOFPORTARTHUR
P.O.BOX2295
PORTARTHUR,TEXAS77643**

RAYLENETERRELL,ACTINGDIRECTORLAURAHATHAWAY,CHAIRPERSON

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

**PHA Plan
Agency Identification**

PHAName: Housing Authority of the City of Port Arthur

PHANumber: TX-034

PHAFiscalYearBeginning: 10/2003

Public Access to Information

**George W. Lacey Administration Building
920 DeQueen Boulevard
Port Arthur, Texas 77640
(409)982 -6442**

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 ePHA
- PHA development management offices
- Other (list below)

5-YEAR PLAN
PHAF ISCAL YEARS 2000 -2004
 [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)

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) **79%**
 - Improve voucher management: (SEMAP score) **92%**
 - Increase customer satisfaction:
 - Concentrate one effort 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)

X PHA Goal: Increase assisted housing choices

Objectives:

- X** Provide voucher mobility counseling:
- X** Conduct outreach effort to potential voucher landlords
- X** Increase voucher payment standards
- X** Implement voucher homeownership program:
- X** 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

X 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:
- X** 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

X PHA Goal: Promote self -sufficiency and asset development of assisted households

Objectives:

- X** Increase the number and percentage of employed persons in assisted families:
- X** Provide or attract supportive services to improve assistance recipients' employability:
- X** 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

- X** PHA Goal: Ensure equal opportunity and affirmatively further fair housing
Objectives:
 - X** Undertake affirmative measures to ensure access to assisted housing regardless of race, color, religion, national origin, sex, familial status, and disability:
 - X** 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:
 - X** 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
PHAFiscalYear2000
[24CFRPart903.7]

i. AnnualPlanType:

SelectwhichtypeofAnnualPlanthePHAwillsubmit.

StandardPlan

StreamlinedPlan:

- HighPerformingPHA**
- SmallAgency(<250PublicHousingUnits)**
- AdministeringSection8Only**

TroubledAgencyPlan

ii. ExecutiveSummaryoftheAnnualPHAPlan

[24CFRPart903.79(r)]

ProvideabriefoverviewoftheinformationintheAnnualPlan,includinghighlightsofmajorinitiatives anddiscretionarypolicies,thePHAhasincludedintheAnnualPlan.

ThePortArthurAuthority(PAHA)hasdevelopedaFive -Year/AnnualPlaninconsultationwith itsresidentstomeetlow -incomehousingneedsandtoprovideresidentprogramsandservices. Thisdocumentpresentstheseresultsofmeasuringgoalsandobjectivesforabetterqu alityoflife forpublichousingresidentsinPortArthur,Texas

ThePAHAFive -YearPlanforFiscalyear2000 -2004generalscopeofworkcanbedescribedas theoverallmissionoftheauthority:toensuretheprovisionofaffordablehousingopportunities toincludecommunitiesforlowerincomehouseholds.

TheprimarypurposeoftheAnnualPlanistoevaluateandanalyzequantitativegoalsand objectives.ThisplanaddressesthespecificinitiativesplannedbyPAHAtoachieveHUD's StrategicGoals:toi ncreasehousingavailability,quality,andchoice;toimprovecommunity qualityoflifeandeconomicvitality,topromoteselfsufficiencyandassetdevelopmentoffamilies andindividuals;andtoensureequalopportunityinhousing.

TheAnnualPlanforFiscalYear2003willbeusedastheprimarysourceforsettingbenchmarks forimprovementsthroughoutthePAHAtomaintainithousingstock.

Givenhethetype,quality,andaffordabilityofthelocalhousingstock,PAHAresidentsrelyonthe housingauthorit ytosubsidizetheirhousingcostsandprovidelowcosthousingoptions.Because ofthelimitedincome,theseresidentslooktoPAHAforadecentplaceto liveatarenttheycan afford.PAHAalsoprovidesfacilitiesandotherresourcestopublicandprivateagenciesoffering residentssupportiveservices,healthcare,education,childdevelopment;employment,public assistanceandcounseling.

Also,overthenexttwoyears,thePortArthurHousingAuthoritywillimplementanewSection8 HomeownershipVoucherProgram.

iii. Annual Plan Table of Contents

[24CFR Part 903.79(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:

- Admissions Policy for Deconcentration
- FY2003 Capital Fund Program Annual Statement **(tx034b04)**
- 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 **(tx034c04)**
- FY2000 Capital Fund Program 5 Year Action Plan **(tx034b04)**
- 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)

Supporting Documents Available for Review

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

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
X	State/Local Government Certification of Consistency with the Consolidated Plan	5 Year and Annual Plans
	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
X	Consolidated Plan for the jurisdiction/s in which the PHA is located (which includes the Analysis of Impediments to Fair Housing Choice (AI)) and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs
X	Most recent board -approved operating budget for the public housing program	Annual Plan: Financial Resources;
X	Public Housing Admissions and (Continued) Occupancy Policy (A&O), which includes the Tenant Selection and Assignment Plan [TSAP]	Annual Plan: Eligibility, Selection, and Admissions Policies
X	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
	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
	Public housing rent determination policies, including the methodology for setting public housing flat rents	Annual Plan: Rent Determination

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	X check here if included in the public housing A&O Policy	
X	Schedule of flat rents offered each public housing development X check here if included in the public housing A&O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies X check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures X check here if included in the public housing A&O Policy	Annual Plan: Grievance Procedures
X	Section 8 informal review and hearing procedures X check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD - approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
X	Most recent CIAP Budget/Progress Report (HUD 52825) for any active CIAP grant	Annual Plan: Capital Needs
X	Most recent, approved 5 Year Action Plan for the Capital Fund/Comprehensive Grant Program, if not included as an attachment (provided at PHA option)	Annual Plan: Capital Needs
	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
	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act	Annual Plan: Conversion of Public Housing
	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program X check here if included in the Section 8 Administrative Plan	Annual Plan: Homeownership
X	Any cooperative agreement between the PHA and the TANF agency	Annual Plan: Community Service & Self - Sufficiency
X	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self - Sufficiency

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
	The most recent Public Housing Drug Elimination Program (PHEDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
X	The most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

1. Statement of Housing Needs

[24CFR Part 903.79 (a)]

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

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

Housing Needs of Families in the Jurisdiction by Family Type							
Family Type	Overall	Affordability	Supply	Quality	Accessibility	Size	Location
Income ≤ 30% of AMI	3	3	5	3	3	5	3
Income > 30% but ≤ 50% of AMI	2	1	5	3	3	3	3
Income > 50% but < 80% of AMI							
Elderly	2	3	5	3	1	1	1
Families with Disabilities	2	3	5	3	3	1	3
Race/Ethnicity ^{black}	2	3	5	3	1	3	3
Race/Ethnicity ^{white}	2	4	5	3	1	3	3
Race/Ethnicity ^{other}	2	4	5	3	1	3	3
Race/Ethnicity							

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: **2001**
- U.S. Census data: the Comprehensive Housing Affordability Strategy (“CHAS”) dataset
- American Housing Survey data
Indicate year:
- Other housing market study
Indicate year:
- Other sources: (list and indicate year of information)

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

State the housing needs of the families on the PHA’s waiting list/s. **Complete one table for each type of PHA - 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 Needs of Families on the Waiting List			
Waiting list type: (select one)			
<input type="checkbox"/> Section 8 tenant-based assistance			
<input checked="" 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:			
	# of families S/8PH	% of total families	Annual Turnover
Waiting list total	1459362		
Extremely low income <=30% AMI	1453354	99% 98%	
Very low income (>30% but <=50% AMI)	58	.35% .03	
Low income (>50% but <80% AMI)	10	.07% 0	
Families with children	1418356	97% 98%	

Housing Needs of Families on the Waiting List			
Elderly families	416	3%.02%	
Families with Disabilities	4115	3%.05%	
Race/ethnicity black	1061300	73%.83%	
Race/ethnicity white	27731	19%.09%	
Race/ethnicity other	12131	8%.09%	
Race/ethnicity			
Characteristics by Bedroom Size (Public Ho using Only)			
1BR	114	32%	
2BR	146	40%	
3BR	96	27%	
4BR	5	.01%	
5BR	1	.28%	
5+BR	0		
Is the waiting list closed (select one)? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			
If yes:			
How long has it been closed (# of months)?			
Does the PHA expect to open 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			

C. Strategy for Addressing Needs

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

(1) Strategies

Need: Shortage of affordable housing for all eligible populations

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

Select all that apply

- Employ effective maintenance and management policies to minimize the number of public housing units off-line
- Reduce turnover time for vacated public housing units

- Reduce time to renovate public housing units
- Seek replacement of public housing units lost to the inventory through mixed finance development
- Seek replacement of public housing units lost to the inventory through section 8 replacement housing resources
- Maintain or increase section 8 lease -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 process 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 the economic hardship
 - Adopt rent policies to support and encourage work
 - Other: (list below)
- Adopt Class -Member Preference.**

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

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

(2) Reasons for Selecting Strategies

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

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

2. Statement of Financial Resources

[24 CFR Part 903.79(b)]

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

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
1. Federal Grants (FY 2003 grants)		
a) Public Housing Operating Fund	\$993,044.00	
b) Public Housing Capital Fund	619,634.00	
c) HOPE VI Revitalization		
d) HOPE VI Demolition		

Financial Resources: Planned Sources and Uses		
Sources	Planned \$	Planned Uses
e) Annual Contributions for Section 8 Tenant -Based Assistance	\$9,461,320.00	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)		
g) Resident Opportunity and Self - Sufficiency Grants		
h) Community Development Block Grant		
i) HOME		
Other Federal Grants (list below)		
Resident Services Coord. Grant	\$46,200.00	
2. Prior Year Federal Grants (unobligated funds only) (list below)		
3. Public Housing Dwelling Rental Income	\$348,692.00	
4. Other income (list below)		
4. Non -federal sources (list below)		
Investment Income	\$30,716.00	
Contract Admin Fee -Heatherbrook, Stonegate Ret. & Stonegate Elderly	\$84,090.00	
Total resources	\$11,583,696.00	

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 name is near the top of the waiting list.

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

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

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

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

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

(2) Waiting List Organization

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

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

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

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

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

1. How many site -based waiting lists will the PHA operate in the coming year?
2. Yes No: Are any or all of the PHA's site -based waiting lists new for the upcoming year (that is, they are not part of a previously -HUD- approved site based waiting list plan)?
If yes, how many lists?
3. Yes No: May families be on more than one list simultaneously?
If yes, how many lists?
4. Where can interested persons obtain more information about and sign up to be on the site -based waiting lists (select all that apply)?
 - PHA main administrative office
 - All PHA development management offices
 - Management offices at developments with site -based waiting lists
 - At the development to which they would like to apply
 - Other (list below)

(3) Assignment

- a. How many vacant unit choices are applicants ordinarily given before they fall to the bottom of or are removed from the waiting list? (select one)
 - One
 - Two
 - Three or More
- b. Yes No: Is this policy consistent across all waiting list types?
- c. If answer to b is no, list variations for any other than the primary public housing waiting list/s for the PHA:

(4) Admissions Preferences

- a. Income targeting:
 - Yes No: Does the PHA plan to exceed the federal targeting requirements by targeting more than 40% of all new admissions to public housing to families at or below 30% of median area income?
- b. Transfer policies:
 - In what circumstances will transfer take precedence over new admissions? (list below)
 - Emergencies

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

c. Preferences

1. Yes No: Has the PHA established preferences for admission to public housing (other than date and time of application)? (If "no" is selected, skip to subsection **(5) Occupancy**)
2. Which of the following admission preferences does the PHA plan to employ in the coming year? (select all that apply from either former Federal preferences or other preferences)

Former Federal preferences:

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

Other preferences: (select below)

- Working families and those unable to work because of age or disability
- Veterans and veterans' families
- Residents who live and/or work in the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- 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)

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.

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 the jurisdiction
- Those enrolled currently in educational, training, or upward mobility programs
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)
- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

4. Relationship of preferences to income targeting requirements:

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

(5) Occupancy

a. What reference materials can applicants and residents use to obtain information about the rules of occupancy of public housing (select all that apply)

- The PHA - resident lease
- The PHA's Admissions and (Continued) Occupancy policy
- PHA briefing seminars or written materials
- Other source (list)

b. How often must residents notify the PHA of changes in family composition? (select all that apply)

- At an annual reexamination and lease renewal

- Anytime family composition changes
- At family request for revision
- Other (list)

(6) Deconcentration and Income Mixing

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

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

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

Adoption of site-based waiting lists
If selected, list targeted developments below:

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

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

Other (list policies and developments targeted below)

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

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

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

Other(list below)

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

Not applicable: results of analysis did not indicate a need for such efforts

List (any applicable) developments below:

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

Not applicable: results of analysis did not indicate a need for such efforts

List (any applicable) developments below:

B. Section 8

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

(1) Eligibility

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

Criminal or drug -related activity only to the extent required by law or regulation

Criminal and drug -related activity, more extensively than required by law or regulation

More general screening than criminal and drug -related activity (list factors below)

Other (list below)

Tenant Tracker

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)
Past rental history.

(2) Waiting List Organization

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

- None
 Federal public housing
 Federal moderate rehabilitation
 Federal project -based certificate program
 Other federal or local program (list below)

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

- PHA main administrative office
 Other (list below)

(3) Search Time

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

If yes, state circumstances below:

We allow the full 120 days at the time the voucher is issued.

(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 to 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**)
Class Member preference.

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

Former Federal preferences

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

Other preferences (select all that apply)

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

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
- Households that contribute to meeting income goals (broad range of incomes)
- Households that contribute to meeting income requirements (targeting)

- Those previously enrolled in educational, training, or upward mobility programs
- Victims of reprisals or hate crimes
- Other preference(s) (list below)

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

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

5. If the PHA plans to employ preferences for "residents who live and/or work in the jurisdiction" (select one)

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

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

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

(5) Special Purpose Section 8 Assistance Programs

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

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

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

- Through published notices
- Other (list below)
 - 1. Word of mouth**
 - 2. Through local, State, County and City Agencies**

4.PHARentDeterminationPolicies

[24CFRPart903.79(d)]

A.PublicHousing

Exemptions:PHAsthatdonotadministerpublichousingarenotrequiredto completesub -component
4A.

(1)IncomeBasedRentPolicies

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

a. Use of discretionary policies: (select one)

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

---or---

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

b. Minimum Rent

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

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

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

2. If yes to question 2, list these policies below :
Admissions and Occupancy Policy

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

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

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

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

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

e. Ceiling rents

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

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

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

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

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

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

f. Rent 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 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, certificate s).**

(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)
Demonstration Project Protocol for East Texas

b. If the payment standard is lower than FMR, why has the PHA selected this standard? (select all that apply)

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

c. If the payment standard is higher than FMR, why has the PHA chosen this level? (select all that apply)

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

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

- Annually
- Other (list below)

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
- \$26-\$50

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

5. Operations and Management

[24CFR Part 903.79(e)]

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

A. PHA Management Structure

Describe the PHA's management structure and organization.

(select one)

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

B. HUD Programs Under PHA Management

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

Program Name	Units or Families Served at Year Beginning	Expected Turnover
Public Housing	292	
Section 8 Vouchers	1,517	
Section 8 Certificates	N/A	
Section 8 Mod Rehab	N/A	
Special Purpose Section 8 Certificates/Vouchers (list individually)	285 DHO Vouchers	

Public Housing Drug Elimination Program (PHDEP)		
Other Federal Programs (list individually)		

C. Management and Maintenance Policies

List the PHA's public housing management and maintenance policy documents, manuals and handbooks that contain the Agency's rules, standards, and policies that govern maintenance and management of public housing, including a description of any measures necessary for the prevention or eradication of pest infestation (which includes cockroach infestation) and the policies governing Section 8 management.

1. Public Housing Maintenance and Management: (list below)

Admissions & Occupancy Policy Pet Policy
Collection Policy Tenant Charges
Personnel Policy Disposition Policy
Investment Policy Capitalization Policy
Pest Infestation Policy Procurement Policy
Accident, Prevention & Safety Plan

2. Section 8 Management: (list below)

Section 8 Administrative Plan

6. PHA Grievance Procedures

[24CFR Part 903.79(f)]

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

A. Public Housing

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

If yes, list additions to federal requirements below:

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

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

B. Section 8 Tenant -Based Assistance

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

If yes, list additions to federal requirements below:

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

- PHA main administrative office
 Other (list below)

7. Capital Improvement Needs

[24 CFR Part 903.79(g)]

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

A. Capital Fund Activities

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

(1) Capital Fund Program Annual Statement

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

Select one:

The Capital Fund Program Annual Statement is provided as an attachment to the PHA Plan at Attachment (tx034b04)

-or-

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

(2) Optional 5 -Year Action Plan

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

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

b. If 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 (tx034b04)

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

Applicability of sub -component 7B: All PHAs administering public housing. Identify any approved HOPEVI and/or public housing development or replacement activities not described in the Capital Fund Program Annual Statement.

Yes No: a) Has the PHA received a HOPEVI revitalization grant? (if no, skip to question c; if yes, provide response to question b for each grant, copying and completing as many times as necessary)
b) Status of HOPEVI revitalization grant (complete one set of questions for each grant)

- 1. Development name:
- 2. Development (project) number:

3. Status of grant: (select the statement that best describes the current status)

- Revitalization Plan under development
- Revitalization Plans submitted, pending approval
- Revitalization Plan approved
- Activities pursuant to an approved Revitalization Plan underway

Yes No: c) Does the PHA plan to apply for a HOPE VI Revitalization grant in the Plan year?

If yes, list development name/s below:

Yes No: d) Will the PHA be engaging in any mixed -financed development activities for public housing in the Plan year?

If yes, list developments or activities below:

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

If yes, list developments or activities below:

8. Demolition and Disposition

[24CFR Part 903.79(h)]

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

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

2. Activity Description

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

Demolition/Disposition Activity Description
1a. Development name:
1b. Development (project) number:
2. Activity type: Demolition <input type="checkbox"/> Disposition <input 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: <u>(DD/MM/YY)</u>	
5. Number of units affected:	
6. Coverage of action (select one)	
<input type="checkbox"/> Part of the development	
<input type="checkbox"/> Total development	
7. Timeline for activity:	
a. Actual or projected start date of activity:	
b. Projected end date of activity:	

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

[24CFR Part 903.79(i)]

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

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

2. Activity Description

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

Designation of Public Housing Activity Description
1a. Development name:
1b. Development (project) number:
2. Designation type:

Occupancybyonlytheelderly <input type="checkbox"/>
Occupancybyfamilieswithdisabilities <input type="checkbox"/>
Occupancybyonlyelderlyfamiliesandfamilieswithdisabilities <input type="checkbox"/>
3.Applicationstatus(selectone) Approved;includedinthePHA'sDesignationPlan <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication <input type="checkbox"/>
4.Datethisdesignationapproved,submitted,orplannedforsubmission: (DD/MM/YY)
5.Ifapproved,willthisdesign nationconstitutea(selectone) <input type="checkbox"/> NewDesignationPlan <input type="checkbox"/> Revisionofapreviously -approvedDesignationPlan?
6. Numberofunitsaffected: 7.Coverageofaction(selectone) <input type="checkbox"/> Partofthedevelopment <input type="checkbox"/> Totaldevelopment

10. ConversionofPublicHousingtoTenant -BasedAssistance

[24CFRPart903.79(j)]

ExemptionsfromComponent10;Section8onlyPHAsarenotrequiredto completethissection.

A.Assessments of ReasonableRevitalizationPursuantto section202oftheHUD FY1996HUDAppropriationsAct

1. Yes No: HaveanyofthePHA'sdevelopmentsorportionsof developmentsbeenidentifiedbyHUDorthethePHAascovers undersection202oftheHUDFY1996HUDAppropriations Act?(If"no",skiptocomponent11;if"yes",completeone activitydescriptionforeachidentifieddevelopment,unless eligible to complete streamlined submission. PHAs completingstreamlinedsubmissionsmayskipto component 11.)

2.ActivityDescription

Yes No: HasthePHAprovidedallrequiredactivitydescription informationforthiscomponentinthe **optional**PublicHousing AssetManagementTable?If"yes",skiptocomponent11.If "No",completetheActivityDescriptiontablebelow.

ConversionofPublicHousingActivityDescription
1a.Developmentname:
1b.Development(project)number:
2.Whatisthestatusoftherequiredassessment?

<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 HOPEVI demolition application (date submitted or approved:) <input type="checkbox"/> Units addressed in a pending or approved HOPEVI 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. VOLUNTARY CONVERSION OF DEVELOPMENTS FROM PUBLIC HOUSING STOCK; INITIAL ASSESSMENT

The Port Arthur Housing Authority has completed its initial assessment of converting its public housing units to tenant-based assistance. This assessment was done on each of its three public housing developments.

Based on this review the Port Arthur Housing Authority has concluded, and certifies that it would be appropriate to convert its public housing developments at this time.

Developments Included are as follows:

Carver Terrace Apartments (Phase 1)	148 units
Gulf Breeze Place Apartments	152 units
Carver Terrace Apartments (Phase 2)	32 units

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

11.HomeownershipProgramsAdministeredbythePHA

[24CFRPart903.79(k)]

A.PublicHousing

ExemptionsfromComponent11A:Section8onlyPHAsarenotrequiredtocomplete11A.

1. Yes No: DoesthePHAadministeranyhomeownershipprograms administeredbythePHAunderanapprovedsection5(h) homeownershipprogram(42U.S.C.1437c(h)),oranap proved HOPE Iprogram(42U.S.C.1437aaa)orhasthePHAappliedor plantoapplytoadministeranyhomeownershipprogramsunder section5(h),theHOPEIprogram,orsection32oftheU.S. HousingActof1937(42U.S.C.1437z -4).(If“No”,skipto component11B;if“yes”,completeoneactivitydescriptionfor eachapplicableprogram/plan,unlesselectibletocompletea streamlinedsubmissiondueto **smallPHA** or **highperforming PHA**status.PHAscompletingstreamlinedsubmissionsmay skiptocomponent11B.)

2.ActivityDescription

Yes No: HasthePHAprovidedallrequiredactivitydescription informationforthiscomponentinthe **optional**PublicHousing AssetManagementTable?(If“yes”,skiptocomponent12.If “No”,completetheActivityDescriptiontablebelow.)

PublicHousingHomeownershipActivityDescription (Completeoneforeachdevelopmentaffected)
1a.Developmentname: 1b.Development(project)number:
2.FederalProgramauthority: <input type="checkbox"/> HOPEI <input type="checkbox"/> 5(h) <input type="checkbox"/> TurnkeyIII <input type="checkbox"/> Section32oftheUSHAof1937(effective10/1/99)
3.Applicationstatus:(selectone) <input type="checkbox"/> Approved;includedinthePHA’sHomeownershipPlan/Program <input type="checkbox"/> Submitted,pendingapproval <input type="checkbox"/> Plannedapplication
4.DateHomeownershipPlan/Programapproved,submitted,orplannedforsubmission: (DD/MM/YYYY)
5. Numberofunitsaffected:
6.Coverageofaction:(s electone)

<input type="checkbox"/> Part of the development
<input type="checkbox"/> Total development

B. Section 8 Tenant Based Assistance

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

2. Program Description:

a. Size of Program

X 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

X 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:

Targeted first to FSS participants, then to other Section 8 recipients.

12. PHA Community Service and Self -sufficiency Programs

13.

[24 CFR Part 903.79(l)]

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.
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A.PHACoordinationwiththeWelfare(TANF)Agency

1.Cooperativeagreements:

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

If yes, what was the date that agreement was assigned? **04/23/2001**

2.Othercoordinationeffortsbetweenthe PHAandTANFagency(selectallthat apply)

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

B. Services and programs offered to residents and participants

(1) General

a. Self -Sufficiency Policies

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

- Public housing rent determination policies
- Public housing admissions policies
- Section 8 admissions policies
- Preference in admission to section 8 for certain public housing families
- Preferences for families working or engaging in training or education programs for non -housing programs operated or coordinated by the PHA
- Preference/eligibility for public housing home ownership option participation
- Preference/eligibility for section 8 home ownership 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)
Self Improvement Workshops	10-12	Random	Development Office	PH
TOOLS (Taking over our Lives)	10-15	Specific Criteria	Development Office	PH
Family Self -Sufficiency Prog.	50	Random	Section 8	PH/Section 8
GED Studies	7-8	Random	Development Office	PH
Computer Labs	15-20	Random	Development Office	PH

(2) Family Self Sufficiency program/s

a. Participation Description

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	0	106/25/03
Section 8	50	4906/25/03

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 plan 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

[24CFR Part 903.79(m)]

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

A. Need for measures to ensure the safety of public housing residents

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

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

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

- Safety and security survey of residents

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

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

1. **Gulf Breeze Place, Port Arthur, Texas**
2. **Carver Terrace, Port Arthur, Texas**

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

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

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

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

1. **Gulf Breeze Place**
2. **Carver Terrace**

C. Coordination between PHA and the police

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

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

X Other activities (list below)
Undercover operations and stings.

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

Gulf Breeze Apartments
Carver Terrace Apartments

D. Additional information as required by PHDEP/PHDEP Plan

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

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

Yes No: Has the PHA included the PHDEP Plan for FY2000 in this PHA Plan?

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

14. PET POLICY

[24 CFR Part 903.79(n)]

PET POLICY

**ADOPTED BY THE BOARD OF COMMISSIONERS
ON JANUARY 31, 2000, AND AMENDED JUNE 29, 2001**

1. Residents shall not be denied housing in public housing because they own pets if they meet the regulations of the housing authority concerning pet ownership.
2. Residents must pay a pet deposit of **\$200.00 per pet that may be refunded** if the apartment is left in good condition and no damage to carpet, walls, floor, etc.
3. When walked on grounds, residents must clean up after their pets.
4. A litter box must be provided for cats. Box must be cleaned daily and litter granules wrapped and disposed of in a **plastic bag** and placed in dumpster.
5. Pets should be of small stature, weighing no more than 15 pounds.
6. Certificates from veterinarian **each year**, certifying pets are in good health and have had all necessary shots and/or vaccinations, must be presented to the Housing Authority office.
7. Certificates that show pets are licensed for the city of Port Arthur must be brought to the office to be put on file.

8. Pets shall be kept on leash at all times when not in own apartment.
9. If pets disturb other residents by barking, scratching, whining or other unusual noises or threatening behavior, the tenant owning the pets will be asked to get rid of the pets or vacate the apartment.
10. Pets will be kept free from fleas, ticks or other vermin.
11. Pets will not be allowed in the front lobby area, recreation rooms or laundry rooms, and must be in owner's arms going to and from the building.
12. Only two pets per family, either dogs or cats.
13. Residents must be physically able to take care of pets.
- 14. Pets must be neutered or spayed.**
15. Visitor's pets will not be allowed.
16. Residents with pets must maintain sanitary conditions in their apartment.

15. Civil Rights Certifications

[24CFR Part 903.79(o)]

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

16. Fiscal Audit

[24CFR Part 903.79(p)]

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

17.PHA Asset Management

[24CFRPart903.79(q)]

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

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

2. What types of asset management activities will the PHA undertake? (select all that apply)
 Not applicable
 Private management
 Development-based accounting
 Comprehensive stock assessment
 Other: (list below)

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

1. Other Information

RESIDENT ADVISORY BOARD

Tonya Gray, Gulf Breeze Place
Wilona Tatmon, Carver Terrace
Roselyn Brown, Carver Terrace
Isiah Starks, Carver Terrace
Ronald Dugas, Gulf Breeze Place
Stephana Green, Gulf Breeze Place
Xuan Chau, Gulf Breeze Place
Melba Watson, Director of Family Services
Tisha Armstead, Resident Services Coordinator

Angela Arrendono, Gulf Breeze Place
Joanie Hendrix, Gulf Breeze Place
Asia Washington, Gulf Breeze Place
Dornett Jackson, Gulf Breeze Place
Wanda Peters, Gulf Breeze Place
LaQuana Peters, Gulf Breeze Place
Dana Hill, Gulf Breeze Place
Vera Bush, Gulf Breeze Place

[24CFRPart903.79(r)]

A. Resident Advisory Board Recommendations

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

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

Attached at Attachment (Filename)

Provided below:

1. **Concerned about people "hanging out" that are not residents of the complexes.**
2. **Concerned about lack of police visibility. Residents want more patrol through the Complexes by the Police Department.**

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)

Concerns of residents did not warrant changing of annual plan; however, the Housing Authority has purchases software to take pictures of individual that are not residents and are on the ban list.

Effective, June 18, 2003, Security Guards are now stationed in both the front and the back of Gulf Breeze. Also, in the Capital Funds we have applied for additional fencing.

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 there a resident who serves on the PHA Board elected by the residents? (If yes, continue to question 3; if no, skip to sub-component C.)

3. Description of Resident Election Process

a. Nomination of candidates for place on the ballot: (select all that apply)

Candidates were nominated by resident and assisted family organizations

- Candidates could be nominated by any adult recipient of PHA assistance
- Self-nomination: Candidates registered with the PHA and requested a place on ballot
- Other: (describe)

b. Eligible candidates: (select one)

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

c. Eligible voters: (select all that apply)

- All adult recipients of PHA assistance (public housing and section 8 tenant-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: **City of Port Arthur**

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

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

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

D. Other Information Required by HUD

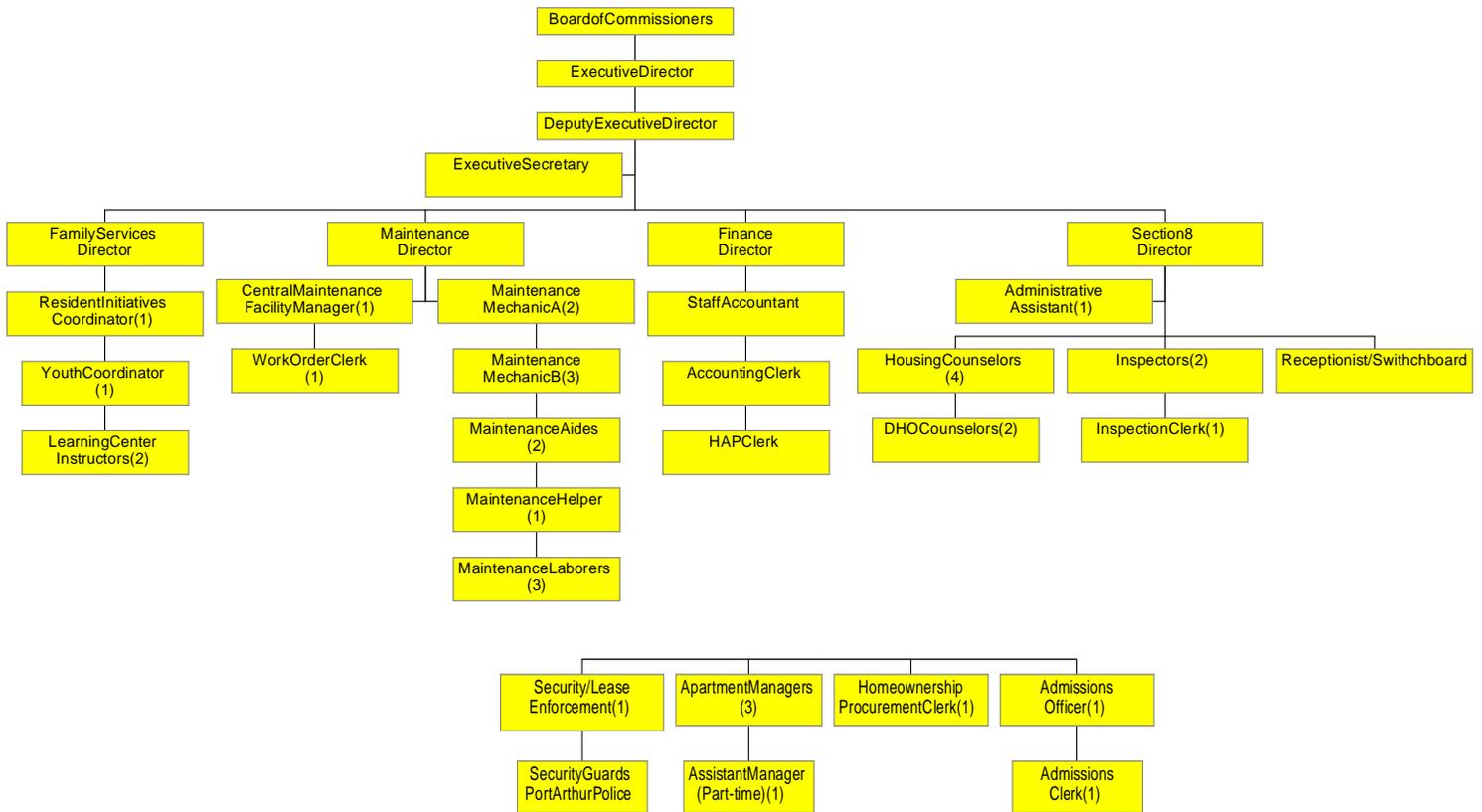
Use this section to provide any additional information requested by HUD.

Attachments

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

Port Arthur Housing Authority Organizational Chart

(Revised 6/4/02)



PHA Plan Table Library

Component 7 Capital Fund Program Annual Statement Parts I, II, and III

Annual Statement Capital Fund Program (CFP) Part I: Summary

Capital Fund Grant Number FFY of Grant Approval: (MM/YYYY)

Original Annual Statement

Line No.	Summary by Development Account	Total Estimated Cost
1	Total Non -CGP Funds	
2	1406 Operations	
3	1408 Management Improvements	
4	1410 Administration	
5	1411 Audit	
6	1415 Liquidated Damages	
7	1430 Fees and Costs	
8	1440 Site Acquisition	
9	1450 Site Improvement	
10	1460 Dwelling Structures	
11	1465.1 Dwelling Equipment -Nonexpendable	
12	1470 Nondwelling Structures	
13	1475 Nondwelling Equipment	
14	1485 Demolition	
15	1490 Replacement Reserve	
16	1492 Moving to Work Demonstration	
17	1495.1 Relocation Costs	
18	1498 Mod Used for Development	
19	1502 Contingency	
20	Amount of Annual Grant (Sum of lines 2 -19)	
21	Amount of line 20 Related to LBP Activities	
22	Amount of line 20 Related to Section 504 Compliance	
23	Amount of line 20 Related to Security	
24	Amount of line 20 Related to Energy Conservation Measures	

AnnualStatement
CapitalFundProgram(CFP)PartII:SupportingTable

Development Number/Name HA-WideActivities	GeneralDescriptionofMajorWork Categories	Development Account Number	Total Estimated Cost

**Annual Statement
Capital Fund Program (CFP) Part III: Implementation Schedule**

Development Number/Name HA-Wide Activities	All Funds Obligated (Quarter Ending Date)	All Funds Expended (Quarter Ending Date)

Optional Table for 5 -Year Action Plan for Capital Fund (Component 7)

Complete one table for each development in which work is planned in the next 5 PHA fiscal years. Complete a table for any PHA-wide physical or management improvements planned in the next 5 PHA fiscal year. Copy this table as many times as necessary. Note: PHAs need not include information from Year One of the 5 -Year cycle, because this information is included in the Capital Fund Program Annual Statement.

Optional 5 -Year Action Plan Tables				
Development Number	Development Name (or indicate PHA wide)	Number Vacant Units	% Vacancies in Development	
Description of Needed Physical Improvements or Management Improvements			Estimated Cost	Planned Start Date (HA Fiscal Year)
Total estimated cost over next 5 years				

STATUS OF PORT ARTHUR HOUSING AUTHORITY GOALS FOR FISCAL YEAR 2002

HUD STRATEGIC GOAL: Increase the availability of decent, safe, and affordable housing.

PAHA'S GOAL: Expand the supply of assisted housing

We have expanded our supply of assisted housing units by continuing to participate with the East Texas Fair Housing Service Center and HUD's Inclusive Housing Opportunity Program that provides desegregative housing opportunities in non-impacted areas.

Port Arthur Housing Authority continues to partner with South East Texas Community Development Corporation in providing tenants for the 19 newly constructed low-income resident rental units in the core area of Port Arthur.

Objectives: Apply for additional rental vouchers:

We recently accepted transfer of 172 Housing Choice Vouchers from the Orange County Housing Authority, 20 from the Pittsburg Housing Authority, 25 from Tyler Housing Authority and 17 from Carriage House in Port Arthur.

Should any additional rental vouchers become available, the Port Arthur Housing Authority will apply for them.

Reduce public housing vacancies:

We continue to attempt to reduce public housing vacancies; however, we are losing residents from public housing to the regular Section 8 program and the DHO program. Our occupancy rate in both Gulf Breeze Place Apartments and Carver Terrace Apartments is 85%.

PAHA'S GOAL: Improve the quality of assisted housing

Objectives: Improve public housing management: (PHAS score)

We improved our PHAS score from 78% to 79%.

Improve voucher management: (SEMAP score)

Efforts have been made to improve our SEMAP and we are pleased to announce that our score has improved from an 85% to a 92%, designating us as a high performer.

Increase customer satisfaction:

We continue to increase customer satisfaction by being more customer-oriented and by having more Resident group meetings as well as one-on-one meetings. We continue to work on establishing strong Resident Councils.

Concentrate on efforts to improve specific management functions:

The Housing Authority has tried to provide more staff training in management areas to improve our services to our clients.

Renovate or modernize public housing units:

The Housing Authority has just completed painting the exterior and hallways of four public housing. We are currently replacing and upgrading our exterior stairways in the Carver Terracesite.

PAHA'S GOAL: Increase assisted housing choices

Objectives: Provide voucher mobility counseling:

We currently have two staff members that are dedicated to provide mobility counseling in addition to working with the East Texas Fair Housing Services Center that also provides this service.

Conduct outreach efforts to potential voucher landlords

We have hosted or co-hosted five landlord meetings in the Golden Triangle (Beaumont, Port Arthur and Orange area). We have staff drive through neighborhoods looking for vacant and available houses, place newspaper advertisements in the local papers, read local papers for available houses or apartments listed, and have meetings with Real Estate firms to inform them of our program.

Increase voucher payment standards

The Housing Authority continues to participate in an increased voucher payment standard as initiated by HUD. This payment standard provides rents up to 142% of the area Fair Market Rents (FMR's) for non-impacted areas. Also a 12% exception rent for other residents.

Implement voucher homeownership program:

The Housing Authority is continuing to work on establishing a homeownership program utilizing Section 8 Vouchers for mortgage payment assistance. We are to have further training in this area within the next two months.

Implement public housing or other homeownership programs:

Our current public housing homeownership programs are ongoing and remain quite successful.

HUD STRATEGIC GOAL: Improve community quality of life and economic vitality.

PAHA'S GOAL: Provide an improved living environment

Objective: Implement public housing security improvements:

Goals to improve community quality of life by providing security for residents are being met. We have contracted with a private security company to provide security guards at both the front and rear of Gulf Breeze Place in addition to police protection. We have allotted monies for additional fencing in the area.

HUD STRATEGIC GOAL: Promote self-sufficiency and asset development of families and individuals.

PAHA'S GOAL: Promote self-sufficiency and asset development of assisted households

Objectives: Increase the number and percentage of employed persons in assisted families:

It continues to be a goal of the Housing Authority to promote self-sufficiency among its residents and programs are being considered to facilitate this effort. We use self-sufficiency as an incentive to encourage persons to apply for housing. We also advise and encourage applicants to apply for the self-sufficiency program as soon as they become residents. We currently have 50 active FSS participants. We have had 34 participants complete the FSS program and have distributed over \$95,000.00 in escrow payments to date.

Provide or attract supportive services to improve assistance recipients' employability:

We have partnered with the Texas Workforce Commission to avail our residents of the services they provide.

We have also partnered with Lamar State College to assist our clients with continuing education courses. Because of this partnership, we have had graduates in the nursing, business and education fields.

Provide or attract support services to increase independence for the elderly or families with disabilities.

We are working in conjunction with other area Housing Authorities to provide additional on-site services under the direction of a Resident Service Coordinator funded through a grant. This is in addition to a full-time staff person employed by the Port Arthur Housing Authority.

HUD STRATEGIC GOAL: Ensure Equal Opportunity in Housing for all Americans

PAHA'S 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.

Port Arthur Housing Authority continues to promote equal opportunity and the promotion of fair housing regardless of race, color, religion, national origin, sex, familial status, and disability by providing training to staff, and by adhering to all rules and regulations pertaining to these efforts.

CAPITAL FUND PROGRAM TABLES — 2000

Annual Statement/Performance and Evaluation Report Capital Fund Program (CFP/CFPRHF) Part 1: Summary					
PHAName: Port Arthur Housing Authority		Grant Type and Number Capital Fund Program Grant No: TX24P03470900 Replacement Housing Factor Grant No:			Federal FY of Grant: 2000
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3/31/03 <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non-CFP Funds				
2	1406 Operations	63,762	63,762	63,762.00	0.00
3	1408 Management Improvements Soft Costs	47,426	24,939	24,939.45	24,044.45
	Management Improvements Hard Costs				
4	1410 Administration	56,344	56,344	56,344.00	56,344.00
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	72,226	43,115	43,114.60	43,114.60
8	1440 Site Acquisition				
9	1450 Site Improvement	211,225	144,553	144,552.76	93,345.26
10	1460 Dwelling Structures	55,627	230,504	230,504.00	166,727.56
11	1465.1 Dwelling Equipment — Nonexpendable	25,000	25,000	24,999.70	23,574.38
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment	55,000	49,403	49,403.49	49,403.49
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				

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

PHAName: Port Arthur Housing Authority	Grant Type and Number Capital Fund Program Grant No: TX24P03470900 Replacement Housing Factor Grant No:	Federal FY of Grant: 2000
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Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no:)
 Performance and Evaluation Report for Period Ending: 3/31/03 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
19	1502 Contingency	51,010	0	0.00	0.00
	Amount of Annual Grant: (sum of lines...)	637,620	637,620	637,620.00	456,553.74
	Amount of line XX Related to LBP Activities				
		Original	Revised	Obligated	Expended
	Amount of line XX Related to Section 504 compliance				
	Amount of line XX Related to Security --Soft Costs	17,451	17,451	17,450.94	17,450.94
	Amount of Line XX related to Security --Hard Costs				
	Amount of line XX Related to Energy Conservation Measures				
	Collateralization Expenses or Debt Service				

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

PHA Name: Port Arthur Housing Authority		Grant Type and Number Capital Fund Program Grant No: TX24P03470900 Replacement Housing Factor Grant No:				Federal FY of Grant: 2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					ORIGINAL	REVISED	OBLIG	EXPENDED	
PHA-WIDE	OPERATIONS								
	OPERATING SUBSIDY		1406	L/S	63,762	63,762	63,762.00	0.00	
	TOTAL FOR ACCOUNT 1406				63,762	63,762	63,762.00	0.00	
PHA-WIDE	MANAGEMENT IMPROVEMENT								
	SALARY FOR SECURITY COORDINATOR		1408	L/S	17,451	17,451	17,450.94	17,450.94	Complete
	STAFF/RESIDENT TRAINING IN HUD REGULATIONS		1408	L/S	8,475	1,383	1,382.90	487.90	
	MAINTENANCE TRAINING		1408	L/S	5,000	0	0.00	0.00	
	COMPUTER SOFTWARE UPGRADES/LICENSING FEES		1408	L/S	16,500	6,105	6,105.61	6,105.61	Complete
	TOTAL FOR ACCOUNT 1408				47,426	24,939	24,939.45	24,044.45	

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

PHA Name: Port Arthur Housing Authority		Grant Type and Number Capital Fund Program Grant No: TX24P03470900 Replacement Housing Factor Grant No:				Federal FY of Grant: 2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					ORIGINAL	REVISED	OBLIG	EXPENDED	
PHA-WIDE	ADMINISTRATION								
	ADMINISTRATIVE SALARIES		1410	L/S	56,344	56,344	56,344.00	56,344.00	Complete
	TOTAL FOR ACCOUNT 1410				56,344	56,344	56,344.00	56,344.00	Complete
PHA-WIDE	FEES AND COSTS								
	A&E FEES		1430	10%	28,726	17,115	17,114.60	17,114.60	Complete
	ASSISTANCE WITH AGENCY PLAN		1430	7%	30,000	18,000	18,000.00	18,000.00	Complete
	CAPITAL IMPROVEMENT GRANT UPDATE		1430	2%	5,000	5,500	5,500.00	5,500.00	Complete
	UTILITY ALLOWANCE STUD Y/ ENERGY AUDIT		1430	3%	8,500	2,500	2,500.00	2,500.00	Complete
	TOTAL FOR ACCOUNT 1430				72,226	43,115	43,114.60	43,114.60	Complete

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

PHAName: PortArthurHousingAuthority		GrantTypeandNumber CapitalFundProgramGrantNo: TX24P03470900 ReplacementHousingFactorGrantNo:				FederalFYofGrant: 2000			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories	Dev. Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work	
				ORIGINAL	REVISED	OBLIG	EXPENDED		
PHA-WIDE	SITEIMPROVEMENTS								
	INSTALLFIREPLUG	1450	L/S	10,000	8,920	8,919.90	8,919.90	Complete	
	GENERALLANDSCAPING (PHASE1)	1450	76DU	57,000	0	0.00	0.00		
	INSTALLRUBBERMATTING AT PLAYGROUNDAREA(PHASE1)	1450	52S/F	6,300	0	0.00	0.00		
	REMOVEBULKGARBAGE COLLECTIONAREA/SOD(PHS. 1)	1450	L/S	2,500	0	0.00	0.00		
	INCREASEPARKINGAREAS (PHASE1)	1450	L/S	103,425	84,425	84,425.36	84,425.36	Complete	
	SEALFOUNDATION/REGRADE REMOVE PLANTER @ GULF BREEZEOFFICE&BACKFILL	1450 1450	L/S	32,000 0	0 2,284	0.00 2,283.75	0.00 0.00		

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

PHAName: PortArthurHousingAuthority		GrantTypeandNumber CapitalFundProgramGrantNo: TX24P03470900 ReplacementHousingFactorGrantNo:				FederalFYofGrant: 2000			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories		Dev. Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work
	REMOVE PLANTER @ CARVER TERRACE&BACKFILL		1450		0	2,284	2,283.75	0.00	
	REMOVE DUMPSTER PADS @ GULF BREEZE AND CARVER TERRACE		1450		0	46,640	46,640.00	0.00	
	LANDSCAPING AT MANAGEMENT								
	OFFICE FOR RUN -OFF (PHASE1)								

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

PHA Name: Port Arthur Housing Authority		Grant Type and Number Capital Fund Program Grant No: TX24P03470900 Replacement Housing Factor Grant No:				Federal FY of Grant: 2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
					ORIGINAL	REVISED	OBLIG	EXPENDED	
	TOTAL FOR ACCOUNT 1450				211,225	144,553	144,552.76	93,345.26	
TX34-001	DWELLING STRUCTURE								
CARVER TERRACE	REPLACE ROOFING		1460	484 S/L	55,627	57,508	57,507.95	57,507.95	Complete
GULFBREEZE	REPLACE ROOFING		1460		0	44,033	44,032.98	44,032.98	Complete
PHA-WIDE	PAINT EXTERIOR BUILDINGS AT GULFBREEZE AND CARVER TERRACE		1460		0	116,871	116,871.07	65,186.63	
PHA-WIDE	STAIRS AND PORCHES		1460		0	12,092	12,092.00	0.00	
	TOTAL FOR ACCOUNT 1460				55,627	230,504	230,504.00	166,727.56	
PHA-WIDE	NON-DWELLING EQUIPMENT								
	UPGRADE COMPUTER HARDWARE/OFFICE EQUIPMENT		1475	L/S	55,000	49,403	49,403.49	49,403.49	Complete
	TOTAL FOR ACCOUNT 1475				55,000	49,403	49,403.49	49,403.49	Complete

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

PHA Name: Port Arthur Housing Authority		Grant Type and Number Capital Fund Program Grant No: TX24P03470900 Replacement Housing Factor Grant No:				Federal FY of Grant: 2000			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories		Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
PHA-WIDE	CONTINGENCY				ORIGINAL	REVISED	OBLIG	EXPENDED	
	CONTINGENCY CONSTRUCTION		1502	L/S	51,010	0	0.00	0.00	
	TOTAL FOR ACCOUNT 1502				51,010	0	0.00	0.00	
PHA-WIDE	DWELLING EQUIPMENT								
	REPLACERANGES AND REFRIGERATORS (PHASE 1)		1465	36 SETS	25,000	25,000	24,999.70	23,574.38	
	TOTAL FOR ACCOUNT 1465				25,000	25,000	24,999.70	23,574.38	

CAPITAL FUND PROGRAM TABLES START HERE

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

PHAName: Housing Authority of the City of Port Arthur	Grant Type and Number Capital Fund Program Grant No: TX24P03450101 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: 3/31/03 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				
2	1406 Operations	65,065	65,065	65,065.00	0.00
3	1408 Management Improvements Soft Costs	44,391	31,316	31,315.94	30,915.94
	Management Improvements Hard Costs				
4	1410 Administration	60,000	60,000	60,000.00	50,045.97
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	20,000	15,000	15,000.00	15,000.00
8	1440 Site Acquisition				
9	1450 Site Improvement	101,764	18,900	18,900.00	18,900.00
10	1460 Dwelling Structures	125,636	390,816	390,815.61	0.00
11	1465.1 Dwelling Equipment — Nonexpendable	25,000	0	0.00	0.00
12	1470 Nondwelling Structures	80,000	18,506	18,506.30	18,506.30
13	1475 Nondwelling Equipment	83,726	51,054	51,054.15	48,034.15
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities				

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHAName: Housing Authority of the City of Port Arthur	Grant Type and Number Capital Fund Program Grant No: TX24P03450101 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: 3/31/03
 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
19	1502 Contingency	45,075	0	0.00	0.00
	Amount of Annual Grant: (sum of lines 2 -19)	650,657	650,657	650,657.00	181,402.36
	Amount of line XX Related to LBP Activities				
	Amount of line XX Related to Section 504 compliance				
	Amount of line XX Related to Security --Soft Costs	23,416	23,416	23,415.94	23,415.94
	Amount of Line XX related to Security --Hard Costs				
	Amount of line XX Related to Energy Conservation Measures				
	Collateralization Expenses or Debt Service				

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

PHAName: Housing Authority of the City of Port Arthur		Grant Type and Number Capital Fund Program Grant No: TX24P03450101 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	Obligated	Expended	
PHA-WIDE	Operations		1406		65,065	65,065	65,065.00	0.00	
	Subtotal 1406				65,065	65,065	65,065.00	0.00	
PHA-WIDE	Salary for Security Coordinator		1408		23,416	23,416	23,415.94	23,415.94	Complete
	Staff/Resident Training in HUD								
	Regulations		1408		8,475	0	0.00	0.00	
	Maintenance Training		1408		5,000	400	400.00	0.00	
	Computer Software Upgrades		1408		7,500	7,500	7,500.00	7,500.00	Complete
	Subtotal 1408				44,391	31,316	31,315.94	30,915.94	
PHA-WIDE	Administrative Salaries		1410		60,000	60,000	60,000.00	50,045.97	
	Subtotal 1410				60,000	60,000	60,000.00	50,045.97	
PHA-WIDE	A&E Fee		1430		15,000	15,000	15,000.00	15,000.00	Complete
	Capital Improvement Grant Update		1430		5,000	0	0.00	0.00	
	Subtotal 1430				20,000	15,000	15,000.00	15,000.00	Complete

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

PHA Name: Housing Authority of the City of Port Arthur		Grant Type and Number Capital Fund Program Grant No: TX24P03450101 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	Obligated	Expended		
PHA-WIDE	Paint Fascia, Eaves, Soffit, Trim, and Exterior/Interior Stairwells, Replace Gutters	1460		32,000	25,682	25,682.18	0.00		
	Replace Stairs and 2 nd Floor Porches	1460		23,486	365,134	365,133.43	0.00		
	Replace Stairs and 2 nd Floor Porches (TX34 -02)	1460		48,300	0	0.00	0.00		
	Replace Stairs and 2 nd Floor Porches (TX34 -03)	1460		21,850	0	0.00	0.00		
	Subtotal 1460			125,636	390,816	390,815.61	0.00		
PHA-WIDE	Replace Ranges and Refrigerators	1465		25,000	0	0.00	0.00		
	Subtotal 1465			25,000	0	0.00	0.00		
PHA-WIDE	Upgrade Elevators at Admin. Bldg. Comprehensive Modernization of the Admin. Bldg.	1470		40,000	15,831	15,830.80	15,830.80	Complete	
	Admin. Bldg.	1470		40,000	2,675	2,675.50	2,675.50	Complete	
	Subtotal 1470			80,000	18,506	18,506.30	18,506.30	Complete	

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

PHA Name: Housing Authority of the City of Port Arthur		Grant Type and Number Capital Fund Program Grant No: TX24P03450101 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	Obligated	Expended		
PHA-WIDE	Computer Hardware/Office Equipment								
	Upgrades	1475		20,000	754	754.00	754.00	Complete	
	Purchase Modernization/Maintenance								
	Vehicles/Mod. Coordinator	1475		50,000	41,125	41,124.65	41,124.65	Complete	
	Purchase Two Golf Carts for On -Site								
	Maintenance Transportation	1475		0	9,175	9,175.50	6,155.50		
	Replace Office Furniture	1475		13,726	0	0.00	0.00		
	Subtotal 1475			83,726	51,054	51,054.15	48,034.15		
PHA-WIDE	Contingency	1502		45,075	0	0.00	0.00		
	Subtotal 1502			45,075	0	0.00	0.00		
	Grand Total			650,657	650,657	650,657.00	181,402.36		

CAPITAL FUND PROGRAM TABLES START HERE

Annual Statement/Performance and Evaluation Report					
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary					
PHAName: Housing Authority of the City of Port Arthur		Grant Type and Number Capital Fund Program Grant No: TX72P03450102 Replacement Housing Factor Grant No:			Federal FY of Grant: 2002
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 1) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 3/31/03 <input type="checkbox"/> Final Performance and Evaluation Report					
Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total Non - CFP Funds				
2	1406 Operations	57,873	57,873	57,873.00	0.00
3	1408 Management Improvements Soft Costs	115,745	115,745	39,200.90	39,200.90
	Management Improvements Hard Costs				
4	1410 Administration	57,873	5,000	0.00	0.00
5	1411 Audit	1,500	0	0.00	0.00
6	1415 Liquidated Damages				
7	1430 Fees and Costs	41,000	64,651	39,950.72	39,950.72
8	1440 Site Acquisition				
9	1450 Site Improvement	25,065	17,142	17,142.00	17,142.00
10	1460 Dwelling Structures	94,200	243,314	243,314.00	23,629.50
11	1465.1 Dwelling Equipment — Nonexpendable	25,000	25,000	0.00	0.00
12	1470 Nondwelling Structures	99,171	0	0.00	0.00
13	1475 Nondwelling Equipment	15,000	34,000	0.00	0.00
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs	0	16,000	0.00	0.00
18	1499 Development Activities				

Annual Statement/Performance and Evaluation Report

Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF) Part 1: Summary

PHAName: Housing Authority of the City of Port Arthur	Grant Type and Number Capital Fund Program Grant No: TX72P03450102 Replacement Housing Factor Grant No:	Federal FY of Grant: 2002
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Original Annual Statement Reserve for Disasters/Emergencies Revised Annual Statement (revision no: 1)
 x Performance and Evaluation Report for Period Ending: 3/31/03 Final Performance and Evaluation Report

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
19	1502 Contingency	46,298	0	0.00	0.00
	Amount of Annual Grant: (sum of lines 2 - 19)	578,725	578,725	397,480.62	119,923.12
	Amount of line XX Related to LBP Activities				
	Amount of line XX Related to Section 504 compliance				
	Amount of line XX Related to Security --Soft Costs	97,800	97,800	39,200.90	39,200.90
	Amount of Line XX related to Security --Hard Costs				
	Amount of line XX Related to Energy Conservation Measures				
	Collateralization Expenses or Debt Service				

Annual Statement/Performance and Evaluation Report

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

Part II: Supporting Pages

PHAName:HousingAuthorityoftheCityofPortArthur		GrantTypeandNumber CapitalFundProgramGrantNo:TX72P03450102 ReplacementHousingFactorGrantNo:				FederalFYofGrant:2002			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories		Dev. Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work
					Original	Revised	Obligated	Expended	
PHA-WIDE	Operations		1406		57,873	57,873	57,873.00	0.00	
	Subtotal1406				57,873	57,873	57,873.00	0.00	
PHA-WIDE	ComputerSoftware		1408		10,000	10,000	0.00	0.00	
	SecurityGuards		1408		72,800	72,800	27,704.17	27,704.17	
	SecurityCoordinator		1408		25,000	25,000	11,496.73	11,496.73	
	StaffTraining		1408		7,945	7,945	0.00	0.00	
	Subtotal1408				115,745	115,745	39,200.90	39,200.90	
PHA-WIDE	AdministrativeSalaries		1410		57,873	5,000	0.00	0.00	
	Subtotal1410				57,873	5,000	0.00	0.00	
PHA-WIDE	FinancialAudit		1411		1,500	0	0.00	0.00	
	Subtotal1411				1,500	0	0.00	0.00	

AnnualStatement/PerformanceandEvaluationReport CapitalFundProgramandCapitalFundProgramReplacementHousingFactor(CFP/CFPRHF) PartII:SupportingPages		
PHAName:HousingAuthorityoftheCityofPortArthur	GrantTypeandNumber CapitalFundProgramGrantNo:TX72P03450102 ReplacementHousingFactorGrantNo:	FederalFYofGrant: 2002

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

PHA Name: Housing Authority of the City of Port Arthur		Grant Type and Number Capital Fund Program Grant No: TX72P03450102 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	Obligated	Expended	
PHA-WIDE	Install Rubber Matting at Playground Area		1450		10,332	17,142	17,142.00	17,142.00	Complete
	Install 3' Wrought Iron Fence Around Playground Area		1450		3,067	0	0.00	0.00	
	Install Rubber Matting at Playground Area (TX34 -02)		1450		6,800	0	0.00	0.00	
	Install 3' Wrought Iron Fence Around Playground Area (TX34 -02)		1450		1,925	0	0.00	0.00	
	Install Rubber Matting at Playground Area (TX34 -03)		1450		2,268	0	0.00	0.00	
	Install 3' Wrought Iron Fence Around Playground Area (TX34 -03)		1450		673	0	0.00	0.00	
	Subtotal 1450				25,065	17,142	17,142.00	17,142.00	Complete

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

PHAName:HousingAuthorityoftheCityofPortArthur		GrantTypeandNumber CapitalFundProgramGrantNo:TX72P03450102 ReplacementHousingFactorGrantNo:				FederalFYofGrant:2002			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories		Dev. Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work
					Original	Revised	Obligated	Expended	
PHA-WIDE	ReplaceStairsand2 nd FloorPorches		1460		94,200	163,314	163,314.00	0.00	
	MiscellaneousModProject(stairtreads)		1460		0	80,000	80,000.00	23,630.00	
	Subtotal1460				94,200	243,314	243,314.00	23,629.50	
PHA-WIDE	ReplaceRangesandRefrigerators		1465.1		25,000	25,000	0.00	0.00	
	Subtotal1465				25,000	25,000	0.00	0.00	
PHA-WIDE	ComprehensiveModernizationof AdministrationBuilding		1470		57,466	0	0.00	0.00	
TX34 -01	RenovateOffice -LaundryBuilding		1470		16,400	0	0.00	0.00	
TX34 -02	RenovateOffice -LaundryBuilding		1470		21,705	0	0.00	0.00	
TX34 -03	RenovateOffice -LaundryBuilding		1470		3,600	0	0.00	0.00	
	Subtotal1470				99,171	0	0.00	0.00	

AnnualStatement/PerformanceandEvaluationReport CapitalFundProgramandCapitalFundProgramReplacementHousingFactor(CFP/CFPRHF) PartII:SupportingPages		
PHAName:HousingAuthor ityoftheCityofPortArthur	GrantTypeandNumber CapitalFundProgramGrantNo:TX72P03450102 ReplacementHousingFactorGrantNo:	FederalFYofGrant:2002

Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories		Dev. Acct No.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work
					Original	Revised	Obligated	Expended	
PHA-WIDE	ComputerHardwareandOffice EquipmentUpgrade		1475		15,000	34,000	0.00	0.00	
	Subtotal1475				15,000	34,000	0.00	0.00	
PHA-WIDE	RelocationCosts		1495.1		0	16,000	0.00	0.00	
	Subtotal1495.1				0	16,000	0.00	0.00	
PHA-WIDE	Contingency		1502		46,298	0	0.00	0.00	
	Subtotal1502				46,298	0	0.00	0.00	
	GrandTotal				578,725	578,725	397,480.62	119,923.12	

CAPITALFUNDPROGRAMTABLESSTARHERE

<p>AnnualStatement/PerformanceandEvaluationReport CapitalFundProgramandCapitalFundProgramReplacementHousingFactor(CFP/CFPRHF)PartI:Summary</p>

PHAName:HousingAuthorityoftheCityofPortArthur	GrantTypeandNumber CapitalFundProgramGrantNo: ReplacementHousingFactorGrantNo:	FederalFYofGrant: 2003
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OriginalAnnualStatement ReserveforDisasters/Emergencies RevisedAnnualStatement(revisionno:)
 Performance andEvaluationReportforPeriodEnding: FinalPerformanceandEvaluationReport

Line No.	SummarybyDevelopmentAccount	TotalEstimatedCost		TotalActualCost	
		Original	Revised	Obligated	Expended
1	Totalnon -CFPFunds				
2	1406Operations	57,873			
3	1408ManagementImprovements	115,745			
4	1410Administration	57,873			
5	1411Audit				
6	1415LiquidatedDamages				
7	1430FeesandCosts	7,000			
8	1440SiteAcquisition				
9	1450SiteImprovement	20,000			
10	1460DwellingStructures	203,480			
11	1465.1DwellingEquipment —Nonexpendable	25,000			
12	1470NondwellingStructures	6,000			
13	1475NondwellingEquipment	20,000			
14	1485Demolition				
15	1490ReplacementReserve				
16	1492MovingtoWorkDemonstration				
17	1495.1RelocationCosts	14,000			
18	1499DevelopmentActivities				
19	1501CollaterizationorDebtService				

AnnualStatement/PerformanceandEvaluationReport		
CapitalFundProgramandCapitalFundProgramRepl acementHousingFactor(CFP/CFPRHF)PartI:Summary		
PHAName:HousingAuthorityoftheCityofPortArthur	GrantTypeandNumber CapitalFundProgramGrantNo: ReplacementHousingFactorGrantNo:	FederalFYofGrant: 2003

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
20	1502 Contingency	51,754			
21	Amount of Annual Grant: (sum of lines 20-26)	578,725			
22	Amount of line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security – Soft Costs	97,800			
25	Amount of Line 21 Related to Security – Hard Costs	45,000			
26	Amount of line 21 Related to Energy Conservation Measures				

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

PHAName: Housing Authority of the City of Port Arthur		Grant Type and Number Capital Fund Program Grant No: 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	

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

PHA Name: Housing Authority of the City of Port Arthur		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No:			Federal FY of Grant: 2003			
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Acct No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA-WIDE	Operations	1406		57,873				
	Subtotal 1406			57,873				
PHA-WIDE	Computer Software	1408		10,000				
	Security Guards	1408		72,800				
	Security Coordinator	1408		25,000				
	Staff Training	1408		7,945				
	Subtotal 1408			115,745				
PHA-WIDE	Administrative Salaries	1410		57,873				
	Subtotal 1410			57,873				
PHA-WIDE	Energy Audit	1430		7,000				
	Subtotal 1430			7,000				
PHA-WIDE	Fence	1450		20,000				
	Subtotal 1450			20,000				

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

PHAName:HousingAuthorityoftheCityofPortArthur		GrantTypeandNumber CapitalFundProgramGrantNo: ReplacementHousingFactorGrantNo:			FederalFYofGrant: 2003			
Development Number Name/HA-Wide Activities	GeneralDescriptionofMajorWork Categories	Dev.AcctNo.	Quantity	TotalEstimatedCost		TotalActualCost		Statusof Work
				Original	Revised	Funds Obligated	Funds Expended	
PHA-WIDE	ReplaceStairsand2 nd FloorPorches	1460		143,480				
	Heaters	1460		15,000				
	Commodes	1460		45,000				
	Subtotal1460			203,480				
PHA-WIDE	Paint/CarpetManager'sOffice	1470		6,000				
	Subtotal1470			6,000				
PHA-WIDE	Computers/Copiers/OfficeEquipment	1475		20,000				
	Subtotal1475			20,000				
PHA-WIDE	RelocationCosts	1495		14,000				
	Subtotal1495			14,000				
PHA-WIDE	Contingency	1502		51,754				
	Subtotal1502			51,754				

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

PHAName: Housing Authority of the City of Port Arthur		Grant Type and Number Capital Fund Program No: Replacement Housing Factor No:					Federal FY of Grant: 2003
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
1406	09/30/2005			09/30/2006			
1408	09/30/2005			09/30/2006			
1410	09/30/2005			09/30/2006			
1430	09/30/2005			09/30/2006			
1450	09/30/2005			09/30/2006			
1460	09/30/2005			09/30/2006			
1465.1	09/30/2005			09/30/2006			
1470	09/30/2005			09/30/2006			
1475	09/30/2005			09/30/2006			
1495.1	09/30/2005			09/30/2006			
1502	09/30/2005			09/30/2006			

