

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

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## Annual Plan for Fiscal Year 2004



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

## PHA Plan Agency Identification

**PHA Name:** Guam Housing and Urban Renewal Authority

**PHA Number:** GQ001

**PHA Fiscal Year Beginning: (mm/yyyy)** 10/01/2004

### Public Access to Information

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

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

### Display Locations For PHA Plans and Supporting Documents

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

- Main administrative office of the PHA
  - **Guam Housing and Urban Renewal Authority**  
**117 Bien Venida Avenue, Sinajana, Guam 96910**
- PHA development management offices
- PHA local offices
- Main administrative office of the local government
- Main administrative office of the County government
- Main administrative office of the State government
- Public library
- PHA website
- Other (list below)

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

- Main business office of the PHA
  - **Guam Housing and Urban Renewal Authority**  
**117 Bien Venida Avenue, Sinajana, Guam 96910**
- PHA development management offices
- Other (list below)

**Annual PHA Plan  
PHA Fiscal Year 2004**  
[24 CFR Part 903.7]

**i. Annual Plan Type:**

Select which type of Annual Plan the PHA will submit.

**Standard Plans: Substandard Physical**

**Streamlined Plan:**

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

**Troubled Agency Plan**

**ii. Executive Summary of the Annual PHA Plan**

[24 CFR Part 903.7 9 (r)]

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

**iii. Annual Plan Table of Contents**

[24 CFR Part 903.7 9 (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 file name in parentheses in the space to the right of the title.

Required Attachments:

- Admissions Policy for De-concentration
- FY 2004 Capital Fund Program Annual Statement
- 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
- FY 2000 Capital Fund Program 5-Year Action Plan
- 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:	5 Year and Annual Plans

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdictions to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.	
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
X	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
X	Public housing rent determination policies, including the methodology for setting public housing flat rents <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Schedule of flat rents offered at each public housing development <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Rent Determination
X	Section 8 rent determination (payment standard) policies <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
X	Public housing management and maintenance policy documents, including policies for the prevention or eradication of pest infestation (including cockroach infestation)	Annual Plan: Operations and Maintenance
X	Public housing grievance procedures <input checked="" type="checkbox"/> check here if included in the public housing A & O Policy	Annual Plan: Grievance Procedures

List of Supporting Documents Available for Review		
Applicable & On Display	Supporting Document	Applicable Plan Component
X	Section 8 informal review and hearing procedures <input checked="" type="checkbox"/> check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
X	The HUD-approved Capital Fund/Comprehensive Grant Program Annual Statement (HUD 52837) for the active grant year	Annual Plan: Capital Needs
N/A	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
N/A	Approved HOPE VI applications or, if more recent, approved or submitted HOPE VI Revitalization Plans or any other approved proposal for development of public housing	Annual Plan: Capital Needs
N/A	Approved or submitted applications for demolition and/or disposition of public housing	Annual Plan: Demolition and Disposition
N/A	Approved or submitted applications for designation of public housing (Designated Housing Plans)	Annual Plan: Designation of Public Housing
N/A	Approved or submitted assessments of reasonable revitalization of public housing and approved or submitted conversion plans prepared pursuant to section 202 of the 1996 HUD Appropriations Act	Annual Plan: Conversion of Public Housing
X	Approved or submitted public housing homeownership programs/plans	Annual Plan: Homeownership
X	Policies governing any Section 8 Homeownership program <input type="checkbox"/> 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
X	Most recent self-sufficiency (ED/SS, TOP or ROSS or other resident services grant) grant program reports	Annual Plan: Community Service & Self-Sufficiency
X	The most recent Public Housing Drug Elimination Program (PHDEP) semi-annual performance report for any open grant and most recently submitted PHDEP application (PHDEP Plan)	Annual Plan: Safety and Crime Prevention
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
N/A	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
	Other supporting documents (optional) (list individually; use as many lines as necessary)	(specify as needed)

[24 CFR Part 903.7 9 (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.

<b>Housing Needs of Families in the Jurisdiction by Family Type</b>							
Family Type	Overall	Afford-ability	Supply	Quality	Accessibility	Size	Location
Income <= 30% of AMI	See below	5	5	5	2	4	2
Income >30% but <=50% of AMI	see below	5	5	5	2	4	2
Income >50% but <80% of AMI	See Below	5	5	5	2	4	2
Elderly	See below	5	5	5	2	4	2
Families with Disabilities	See Below	5	5	5	2	4	2
Race/Ethnicity	See Below	2	2	5	2	4	2
Race/Ethnicity	See Below	2	2	5	2	4	2
Race/Ethnicity	See Below	2	2	5	2	4	2
Race/Ethnicity	See below	5	5	5	2	4	2

The Guam Consolidated Plan states, “The 1996 Housing Needs assessment for Guam estimated that the total number of households on Guam is expected to increase by 3 percent annually. Growth rates for the different age groups as follows:

<u>Age Group</u>	<u>Growth Rate</u>
62+	6.4%
45 – 61	3.7%
39 – 44 w/kids	3.4%
15 – 44 w/o kids	2.6%
15 – 29 w/kids	-.3%

The fastest growing segment is the elderly population age 62 years and over, followed by households’ age 45 to 61. The study estimated that there were 42, 864 households in 1998 on Guam. Approximately 3,272 households are experiencing overcrowding problems; 7914 households experiencing inadequacy problems and 15,251 households experiencing affordability problems. The study estimated that Guam will have to build 3, 669 units to accommodate the

increase in households, 3,302 households will have to move to more adequately sized units, and 8,615 units will have to be renovated.” (page 10, FY2000 Guam Consolidated Plan)

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: **FY2000**
- U.S. Census data: the Comprehensive Housing Affordability Strategy (“CHAS”) dataset
- American Housing Survey data  
Indicate year:
- Other housing market study  
Indicate year: **1998 GHURA Housing Needs Assessment**
- 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.

#### **PUBLIC HOUSING**

<b>Housing Needs of Families on the Waiting List</b>			
Waiting list type: (select one)			
<input type="checkbox"/>	Section 8 tenant-based assistance		
<input checked="" type="checkbox"/>	<b>Public Housing</b>		
<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	% of total families	Annual Turnover
Waiting list total	528		
Extremely low income <=30% AMI	466	88 %	
Very low income (>30% but <=50% AMI)	50	.09%	
Low income (>50% but <80% AMI)	12	.02%	
Families with children	479	90.7%	

### Housing Needs of Families on the Waiting List

Elderly families	9	1.7%	
Families with Disabilities	11	2.08%	
Race/ethnicity	White: 5	.009%	
Race/ethnicity	Blk: 1	.001%	
Race/ethnicity	Amer-Indian: 0	0	
Race/ethnicity	Asian: 16	3.03%	
Race/ethnicity	Pacific Islander: 505	95.6%	
Race/ethnicity	Multi-racial: 1	.001%	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	43	8.14%	
2 BR	147	27.8%	
3 BR	150	28.4%	
4 BR	111	21.0%	
5 BR	65	12.3%	
5+ BR	12	2.27%	
Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes If yes: How long has it been closed (# of months)? One year Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes			

## **SECTION 8**

<b>Housing Needs of Families on the Waiting List</b>			
Waiting list type: (select one)			
<input checked="" type="checkbox"/> <b>Section 8 tenant-based assistance</b>			
<input type="checkbox"/> Public Housing			
<input type="checkbox"/> Combined Section 8 and Public Housing			
<input type="checkbox"/> Public Housing Site-Based or sub-jurisdictional waiting list (optional)			
If used, identify which development/subjurisdiction:			
	# of families	% of total families	Annual Turnover
Waiting list total	486		20 – 25 per month (240 annual)
Extremely low income <=30% AMI	439	90.3%	
Very low income (>30% but <=50% AMI)	43	8.7%	
Low income (>50% but <80% AMI)	4	.08%	
Families with children	409	84.15%	
Elderly families	3	-	
Families with Disabilities	5	.006%	
Race/ethnicity	White: 0	0	
Race/ethnicity	Blk: 0	0	
Race/ethnicity	Amer-Indican: 0		
Race/ethnicity	Asian: 13	2.67%	
Race/ethnicity	Pacific Islander: 468	96.29%	
Race/ethnicity	Hispanic: 2	.004%	
Race/ethnicity	Multi-racial: 1	.002%	
Race/ethnicity	Other: 2	.002%	
Characteristics by Bedroom Size (Public Housing Only)			
1BR	121	24.7%	
2 BR	171	34.9%	
3 BR	138	28.2%	
4 BR	49	10.02%	

Housing Needs of Families on the Waiting List			
5 BR	7	1.43%	
5+ BR	0		
<p>Is the waiting list closed (select one)? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes</p> <p>If yes:</p> <p>How long has it been closed (# of months)? Two weeks</p> <p>Does the PHA expect to reopen the list in the PHA Plan year? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes</p> <p>Does the PHA permit specific categories of families onto the waiting list, even if generally closed? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes</p> <ul style="list-style-type: none"> <li>• <b>Exceptions to the closed waiting list are only permitted for families applying for assistance under the Family Unification Program (FUP) and the Section 8 Mainstream Housing Voucher Program.</b></li> </ul>			

### 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-up rates 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-up rates by marketing the program to owners, particularly those outside of areas of minority and poverty concentration
- Maintain or increase section 8 lease-up rates 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 economic hardships
- Adopt rent policies to support and encourage work
- Other: (list below)

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

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

Select all that apply

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

**Need: Specific Family Types: The Elderly**

**Strategy 1: Target available assistance to the elderly:**

Select all that apply

- Seek designation of public housing for the elderly
- Apply for special-purpose vouchers 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 vouchers targeted to families with disabilities, should they become available
- Affirmatively market to local non-profit agencies that assist families with disabilities
- Other: (list below)

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

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

Select if applicable

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

**Strategy 2: Conduct activities to affirmatively further fair housing**

Select all that apply

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

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

**(2) Reasons for Selecting Strategies**

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

- Funding constraints
- Staffing constraints
- Limited availability of sites for assisted housing
- Extent to which particular housing needs are met by other organizations in the community

- Evidence of housing needs as demonstrated in the Consolidated Plan and other information available to the PHA
- Influence of the housing market on PHA programs
- Community priorities regarding housing assistance
- Results of consultation with local or state government
- 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 903.7 9 (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 supportive services, Section 8 tenant-based assistance, Section 8 supportive services or other.

<b>Financial Resources: Planned Sources and Uses</b>		
<b>Sources</b>	<b>Planned \$</b>	<b>Planned Uses</b>
<b>1. Federal Grants (FY 2000 grants)</b>		
a) Public Housing Operating Fund	3,401,000	
b) Public Housing Capital Fund	1,202,914	
c) HOPE VI Revitalization	N/A	
d) HOPE VI Demolition	N/A	
e) Annual Contributions for Section 8 Tenant-Based Assistance	31,827,283	
f) Public Housing Drug Elimination Program (including any Technical Assistance funds)	N/A	
g) Resident Opportunity and Self-Sufficiency Grants	N/A	
h) Community Development Block Grant	2,761,000	CDBG will be used to
i) HOME	1,501,000	
Other Federal Grants (list below)		
<b>Emergency Shelter Grant</b>	118,000	
<b>2. Prior Year Federal Grants (unobligated funds only) (list below)</b>		

<b>Financial Resources: Planned Sources and Uses</b>		
<b>Sources</b>	<b>Planned \$</b>	<b>Planned Uses</b>
Public Housing Drug Elimination	184,514	PHDEP funding will expire 9/30/04. Remaining funds will be use to provide resident training and activities, promote drug abuse awareness; and youth drug prevention activities, etc.
ROSS Elderly	100,000	
ROSS (Family model)	57,739	ROSS funds will expire 9/30/04. Remaining funds will be used to complete pending self-sufficiency projects.
<b>3. Public Housing Dwelling Rental Income</b>	0.00	
<b>4. Other income</b> (list below)		
<b>4. Non-federal sources</b> (list below)		
<b>Total resources</b>	41,303,450.00	

### **3. PHA Policies Governing Eligibility, Selection, and Admissions**

[24 CFR Part 903.7 9 (c)]

#### **A. Public Housing**

Exemptions: PHAs 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):

**GHURA has a two-step verification process for eligibility. The first step, the applicant is pre-screened then placed on the waiting list. The second and final step, a verification process is conducted to ensure eligibility.**

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 plans 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 transfers 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)
  - To achieve de-concentration Goals

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
- 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 point system), place the same number next to each. That means you can use “1” more than once, “2” more than once, etc.

1 Date and Time

Former Federal preferences:

- 2 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- 3 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
- Any time 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) developments 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):  
**Flat Rent**

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: **All developments**

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: PHAs 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)

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):

### (2) Waiting List Organization

a. With which of the following program waiting lists is the section 8 tenant-based assistance waiting lists 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):

**Postal system or telephone**

**(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:

**(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**)

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 point system), place the same number next to each. That means you can use “1” more than once, “2” more than once, etc.

1 Date and Time

Former Federal preferences

- 2 Involuntary Displacement (Disaster, Government Action, Action of Housing Owner, Inaccessibility, Property Disposition)
- 3 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 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 admissions 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):

- Code of Federal Regulation (CFR)
- HUD PIH Notices

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

- Through published notices
- Other (list below):

- Referrals from non-profit organizations and government agencies
- Advertisements, flyers, posters, community bulletins, etc.
- Radio and television announcements

#### **4. PHA Rent Determination Policies**

[24 CFR Part 903.7 9 (d)]

##### **A. Public Housing**

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

##### **(1) Income Based Rent Policies**

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

a. Use of discretionary policies: (select one)

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

---or---

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

b. Minimum Rent

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

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

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

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

- **Minimum Rent (Hardship):**

**A family experiencing financial hardship must meet the HUD hardship criteria in order for the minimum rent requirement to be waived. A family may qualify for the waiver in the event:**

- **the family has lost eligibility or is awaiting an eligibility determination to receive federal local assistance, including a family with a member who is a non-citizen lawfully admitted for permanent residence under the immigration and nationality act; and who would be entitled to public benefits but for Title IV of the Personal Responsibility and Work Opportunity Act of 1996.**
- **the family would be evicted as a result of the minimum rent requirement.**
- **the income of the family has decreased because of changed circumstances such as loss of employment, death in the family, or other circumstances as determined by the PHA or HUD.**

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

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

2. If yes to above, list the amounts or percentages charged and the circumstances under which these will be used below: **\$0 to \$25 minimum rent for hardship cases (on a case-by-case basis)**

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)
- 95<sup>th</sup> 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 reexaminations, 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
- Any time the family experiences an income increase
- Any time 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):

- Fair Market Rent/Payment Standard

## **B. Section 8 Tenant-Based Assistance**

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

### **(1) Payment Standards**

Describe the voucher payment standards and policies.

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

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

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

- 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**

[24 CFR Part 903.7 9 (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.)

<b>Program Name</b>	<b>Units or Families Served at Year Beginning</b>	<b>Expected Turnover</b>
Public Housing	749	10 – 15 per month
Section 8 Vouchers	2,240 (excluding special purpose vouchers listed below)	20 – 25 per month
Section 8 Certificates	N/A	N/A
Section 8 Mod Rehab	N/A	N/A
Special Purpose Section 8 Certificates/Vouchers (list individually)	Mainstream – <b>75</b> FUP Vouchers - <b>200</b>	20-25 per month
Public Housing Drug Elimination Program (PHDEP)	749	N/A
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.

- Public Housing Maintenance and Management: (list below):
  - Most recent board-approved budget for Public Housing
  - Public Housing and Continued Occupancy Policy
  - Public Housing De-concentration and Income mixing documentation;
  - Public Housing income and rent determination policies, including methodology for setting public housing flat rents
  - Schedule of flat rents offered at each public housing development
  - GHURA policies and procedures for maintenance operations
- Section 8 Management: (list below):
  - Section 8 Administrative Plan

## 6. PHA Grievance Procedures

[24 CFR Part 903.7 9 (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 24 CFR Part 966, Subpart B, for residents of public housing?

If yes, list additions to federal requirements below:

2. Which PHA office 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 office 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 903.7 9 (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 (state name)

-or-

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

#### **(2) Optional 5-Year Action Plan**

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

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

b. If yes to question a, select one:

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

-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. HOPE VI and Public Housing Development and Replacement Activities (Non-Capital Fund)**

Applicability of sub-component 7B: All PHAs administering public housing. Identify any approved HOPE VI 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 HOPE VI revitalization grant? (if no, skip to question c; if yes, provide responses to question b for each grant, copying and completing as many times as necessary)
- b) Status of HOPE VI 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 Plan 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-finance 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**

[24 CFR Part 903.7 9 (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.)

<b>Demolition/Disposition Activity Description</b>	
1a. Development name:	
1b. Development (project) number:	
2. Activity type: Demolition <input type="checkbox"/> Disposition <input type="checkbox"/>	
3. Application status (select one) Approved <input type="checkbox"/> Submitted, pending approval <input type="checkbox"/> Planned application <input type="checkbox"/>	
4. Date application approved, submitted, or planned for submission: (DD/MM/YY)	
5. Number of units affected:	
6. Coverage of action (select one) <input type="checkbox"/> Part of the development <input type="checkbox"/> Total development	
7. Timeline for activity: a. Actual or projected start date of activity: b. Projected end date of activity:	

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

[24 CFR Part 903.7 9 (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.

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

**10. Conversion of Public Housing to Tenant-Based Assistance**

[24 CFR Part 903.7 9 (j)]

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

**A. Assessments of Reasonable Revitalization Pursuant to section 202 of the HUD FY 1996 HUD Appropriations Act**

1.  Yes  No: Have any of the PHA’s developments or portions of developments been identified by HUD or the PHA as covered under section 202 of the HUD FY 1996 HUD Appropriations Act? (If “No”, skip to component 11; if “yes”, complete one activity description for each identified development, unless eligible to complete a streamlined submission. PHAs completing streamlined submissions may skip to component 11.)

2. Activity Description

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

**Conversion of Public Housing Activity Description**

1a. Development name:

1b. Development (project) number:

2. What is the status of the required assessment?

- Assessment underway
- Assessment results submitted to HUD
- Assessment results approved by HUD (if marked, proceed to next question)
- Other (explain below)

3.  Yes  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)

- Conversion Plan in development
- Conversion Plan submitted to HUD on: (DD/MM/YYYY)
- Conversion Plan approved by HUD on: (DD/MM/YYYY)
- 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)

- Units addressed in a pending or approved demolition application (date submitted or approved: \_\_\_\_\_)
- Units addressed in a pending or approved HOPE VI demolition application (date submitted or approved: \_\_\_\_\_)
- Units addressed in a pending or approved HOPE VI Revitalization Plan (date submitted or approved: \_\_\_\_\_)
- Requirements no longer applicable: vacancy rates are less than 10 percent
- Requirements no longer applicable: site now has less than 300 units
- Other: (describe below)

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

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

## **11. Homeownership Programs Administered by the PHA**

[24 CFR Part 903.7 9 (k)]

### **SECTION 8 HOMEOWNERSHIP**

The purpose of the Section 8 Homeownership program is to promote Homeownership to qualifying families. The intent of the program is to provide homeownership possibilities through a system grounded in self-sufficiency, training, counseling and support. The program is designed to empower people as homeowners and foster community pride and create economic growth and minimizing mortgage defaults.

The implementation of GHURA's Section 8 Homeownership program is being kicked –off by with various marketing and outreach programs scheduled for the entire summer. This includes meeting with various local lending institutions with families under the Section 8 Family Self-sufficiency Program to promote the program.

The Section 8 Homeownership Program Administrative Plan illustrates pertinent requirements and conditions of the program. Key points of the program include:

- **Qualifications:** All families seeking mortgage assistance under the Section 8 Homeownership program must satisfy all eligibility requirements including minimum income, employment; and credit history.
- **Search and Purchase:** Once a family is deemed eligible, the family must be able to meet the maximum dateline specified in the Administrative Plan to find and purchase a home.
- **Homeownership Counseling:** Prior to commencing assistance, the family is mandated to attend and satisfactorily complete the pre-assistance homeownership-counseling program.
- **Home Inspection and Contract Sale:** The mortgage assistance shall not commence until GHURA has inspected the unit and has been determined to meet Housing Quality Standards (HQS). As an additional condition for the mortgage assistance, the family is required to enter into a contract sale with the seller and the family must provide a copy of the Authority with a copy of the contract of sale.
- **Financing:** Prior to approval of participation in the program, the family must secure financing for the home. The Authority will conduct a preliminary prequalification of the family for initial mortgage loan application screening.
- **Continued Assistance requirements:** The administrative plan details conditions for continued assistance. Mortgage assistance under the program will continue to be paid as long as the family continues to reside in the home. When a family moves out or family obligations are not met, assistance will cease.
- **The maximum term of assistance:** Except in the case of an elderly or disabled family, the Section 8 Homeownership assistance may only be paid for a maximum of 15 years if the initial mortgage incurred to finance purchase of the home has a term of 20 years or longer. In all other cases, the maximum term of homeownership is 10 years.

Other terms of conditions of the program are illustrated in the Section 8 Homeownership Administrative Plan.

## A. Public Housing

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

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

2. Activity Description

- Yes  No: Has the PHA provided all required activity description information for this component in the **optional** Public Housing Asset Management Table? (If “yes”, skip to component 12. If “No”, complete the Activity Description table below.)

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

## B. Section 8 Tenant Based Assistance

1.  Yes  No: Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 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

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

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

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

b. PHA established eligibility criteria

- Yes  No: Will the PHA’s program have eligibility criteria for participation in its Section 8 Homeownership Option program in addition to HUD criteria?  
If yes, list criteria below:

## **12. PHA Community Service and Self-sufficiency Programs**

[24 CFR Part 903.7 9 (1)]

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

### **A. PHA Coordination with the Welfare (TANF) Agency**

1. Cooperative agreements:

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

If yes, what was the date that agreement was signed? **06/15/2000**

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

- Client referrals  
 Information sharing regarding mutual clients (for rent determinations and otherwise)  
 Coordinate the provision of specific social and self-sufficiency services and programs to eligible families

- Jointly administer programs
- Partner to administer a HUD Welfare-to-Work voucher program
- Joint administration of other demonstration 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 homeownership option participation
- Preference/eligibility for section 8 homeownership option participation
- Other policies (list below)

b. Economic and Social self-sufficiency programs

- Yes  No: Does the PHA coordinate, promote or provide any programs 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. )

<b>Services and Programs</b>				
<b>Program Name &amp; Description (including location, if appropriate)</b>	<b>Estimated Size</b>	<b>Allocation Method (waiting list/random selection/specific criteria/other)</b>	<b>Access (development office / PHA main office / other provider name)</b>	<b>Eligibility (public housing or section 8 participants or both)</b>
Resident Opportunities and Supportive Services Program	137	Specific Criteria (Must be enrolled under Public Housing FSS program)	Public Housing main office and site-based offices/ WIA One-Stop Career Center	Public Housing FSS Program participant
On-the-job Training (O-J-T)	50	FSS waiting list	Public Housing main office and site-based offices	Public Housing and Section 8 FSS program participant
Section 3 Program	33	Open to all residents (referral)	Public Housing main office/site-based offices/WIA One-stop Career Center	Public Housing and Section 8 residents
Workforce Investment Act	76	W-T-W referral	One-stop Career Center	Open to all

**(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	N/A	137 (as of June 30, 2004)
Section 8	167 (FY2000)/ 144 (FY2004)	151 (as of June 30, 2004)

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

**C. Welfare Benefit Reductions**

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

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

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

**13. PHA Safety and Crime Prevention Measures**

[24 CFR Part 903.7 9 (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 areas 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 levels 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 anticrime/anti drug programs
- Other (describe below)

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

- Toto Gardens (GHURA 250)
- Pagachao, Agat (GHURA 99)
- Yona (GHURA 100)

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

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

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

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

- All developments

### 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
- Other activities (list below)

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

- All developments

### D. Additional information as required by PHDEP/PHDEP Plan

PHAs eligible for FY 2000 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 FY 2000 in this PHA Plan?
- Yes  No: This PHDEP Plan is an Attachment. (Attachment Filename: \_\_\_\_)

## **14. RESERVED FOR PET POLICY**

[24 CFR Part 903.7 9 (n)]

### GHURA's Pet Policy

GHURA implemented its policy on March 31, 2000. Both elderly and non-elderly families are permitted to keep common household pets in their dwelling units, provided families meet the following terms and conditions:

- The tenant has met the terms of their dwelling lease and applicable local laws governing common pets;
- The type and size of pet meet the specified definition of a common pet (cat, dog, bird, small fish or turtle);
- Pets must be registered with GHURA prior to bringing the pet into the premises and updated annually;
- Pets are properly inoculated, spayed and neutered;

- Residents who keep dogs and cats must pay a refundable security deposit of \$250.00 prior to bringing the pet into the premises;
- Only one pet is permitted per dwelling unit (for fish and turtles, only one aquarium is permitted);
- Cats and dogs must be leashed and appropriately and effectively restrained at all times when outside the unit;
- Tenants who owned pets are responsible for providing adequate care and nutrition required for their pets.

## **15. Civil Rights Certifications**

[24 CFR Part 903.7 9 (o)]

Civil rights certifications are included as a separate PHA Plan attachment.

## **16. Fiscal Audit**

[24 CFR Part 903.7 9 (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? 8
5.  Yes  No: Have responses to any unresolved findings been submitted to HUD?  
If not, when are they due (state below)? **Yes. However, progress reports on those remaining unresolved findings will be forwarded to HUD on a quarterly basis beginning the ending of June 30, 2004.**

## **17. PHA Asset Management**

[24 CFR Part 903.7 9 (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?

## **18. Other Information**

[24 CFR Part 903.7 9 (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 (File name)
- Provided below:

### **Resident Annual Plan Recommendation for 2004-2005**

We, the Resident Advisory Council are submitting inputs and recommendations, acquired from residents concerns within their communities for this year's annual planning. The Associations whom have submitted recommendations are as follows:

#### **Dededo 82**

- Recommends that lighting be install at the rear of housing units (safety)
- Clotheslines be install
- Non-skid paint on pathway and laundry room (safety)
- Fence (needs repair)
- Recommends to install either ceiling or wall mounted fan in each unit
- Water catchment (3,000/5000 gallon capacity)
- Water blasting on roof (roof turning black)
- Roof insulation
- Generator (in the event of a typhoon, we need the generator to operate washer and dryers)
- Recaulking all window sills (water sipping through cracks)
- Screen doors (replace previous ones for those with easier access to lock from the interior and exterior)

#### **Umatac**

- Street light install by the playground (safety)
- Speed bumps (safety)

- Water heater (requests to have water heaters in all units covered)
- Bigger playground for all residents to use
- Fence around the community (safety)
- Signs (slow down, children at play, etc)
- Water catchment (3,000 to 5,000 gallon capacity)
- Drainage by the playground (install a grille protection for safety factor)
- Recaulking all window sills (rain sipping through cracks)
- Non-skid on steps leading to tenant resident

### **Asan**

- Black lights install on all units
- Floor tiles renew
- Rails install along a steep hill
- Exterior of the house repainted
- Recaulking all window sills
- Interior ceiling needs to be scrape and renew insulation
- Water blasting of roof
- Bathtub replace (rust and corroded)

### **Agat 99**

- Bigger playground with a pavillion
- Lights install at the basketball court

### **Mongmong**

- Floor tiles renew
- Pest Control
- Upgrade kitchen cabinet
- Fence needs repairing

### **Agana Heights**

- Repaint interior of homes
- Vent (falling apart/needs to replace or fixed)
- Roof insulation (interior gets hot and humid)
- Water blasting

### **Merizo**

- Community needs a playground
- Redo Shutters (too short)
- Replace floor tiles.

We are looking forward to making next years plans more informative by stressing the importance and the significant impact these Annual Plans are to the communities.

Thank you,  
John Santos  
Vice-President, RAC

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):

Recommendations are being considered for Modernization's Physical Needs Assessment for March 2005 (see memorandum):

**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**  
**Aturidat Ginima' Yan Rinueban Siudat Guahan**

**TO:** John Santos  
Vice President  
Resident Advisory Council (RAC)

**FROM:** Philly San Nicolas  
Public Housing Manager (Acting)

**SUBJECT: Annual Plan Responses**

I greatly appreciate the input you provided. My staff and I look forward in working with you and the Resident Advisory Council in addressing your requests within the rules and regulations, notwithstanding budget constraints. Listed below are responses to your input and recommendations you provided Ms. Norma San Nicolas, Management Analyst IV, for the 2004-2005 Annual Plan.

Your recommendations would also be considered as part of the Physical Needs Assessment in which the Modernization Division would be updating and completing by March 2005. Some of the items listed were not part of the previous Physical Needs Assessment, and, therefore, could not be considered as a project unless assessed.

- Most of the items you requested would be addressed as part of the Physical Needs Assessment. Your requests would be taken into consideration in future Modernization projects.

#### Dededo 82

- Clothesline posts
- Non-skid paint on pathway and laundry room
- Ceiling or wall-mounted fan in each unit
- Water catchment (3,000-5,000 gallon capacity)
- Waterblasting
- Roof insulation
- Generator for washers and dryers (in the event of lack of power due to typhoon)

#### Umatac

- Waterheater (to be enclosed)
- Water catchment (3,000 – 5,000 gallon capacity)
- Non-skid paint on steps leading to resident units
- Drainage by the playground – there is a current Modernization project regarding the drainage correction.

#### GHURA concerns: There are concerns regarding the following requests:

- Speed bumps – DPW has informed us that speed bumps are not allowed within the public housing developments since it slows down the emergency vehicles. The GFD Fire Chief has mandated that all street bumps be removed.
- Bigger playground – GHURA would need to identify any excess property within the development that would be feasible for a bigger playground.
- Fence (around the community) – It is not GHURA's intent to install fences to exclude our public housing developments away from the community but to ensure safety from steep hills.

#### Asan

- Floor tile replacement
- Waterblasting
- Exterior Painting
- Interior ceiling – need new insulation
- Bathtub replacement to shower
- Rails – install along steep hill

#### Agat

- Bigger playground with a pavilion
- New lights at basketball court

#### Mongmong

- Floor tile replacement
- Kitchen cabinet replacement
- Fence Repair
- Pest Control

#### Agana Heights

- Interior painting

- Vents – repair/replace
- Roof insulation
- Waterblasting

Merizo

- Floor tile replacement
- Redo shutters – GHURA would look into this matter to address the concern the Association may have.

GHURA concerns: There is a concern regarding the following request:

- Playground - GHURA would need to identify any excess property within the development that would be feasible for a playground.

Other items were considered in the disaster grant application. However, the grant has yet to be approved by HUD.

Dededo 82

- Fence to be repaired
- Recaulk all window sills
- Screen door replacement (with lock)

Umatac

- Recaulk all window sills

Asan

- Recaulk all window sills

Other items are being considered in the Public Housing Drug Elimination Program (PHDEP). The current project is the installation of streetlights at various sites to include playgrounds. Also part of this grant is to purchase signs for installation at the various public housing developments. We anticipate completion of all projects by September 2004.

Dededo 82

- Lighting to be installed at rear of housing units

Umatac

- Playground lighting
- Signs (Slow Down, Children at Play, etc.)

Asan

- Lighting to be installed at rear of housing units

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

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

2. Description of Resident Election Process:

**An election for a new resident board member is currently being addressed to fill the position, recently vacated by Ms. MaryAnn Reyes. Ms. Reyes is no longer a Public Housing resident and has cut all ties and contact to the Authority and the Board of Commissioners. Notice to all residents under the Section 8 and Public Housing Programs are being generated to inform all residents and to solicit nomination. Thirty days after nominations have been received, an election will be held to determine a new resident Board member. Within the next few months, the Authority will conduct the following activities in an effort to fill the vacancy:**

- (1). Notify residents regarding vacancy and solicit nominations.**
- (2). Hold an election within 45 to 60 days of the deadline to nominee submission;**
- (3). Certify elected individual and submit to the name to the Governor’s office for the official appointment to the Board of Commissioners;**
- (4). The governor’s office will forward appointment to the Guam legislature for confirmation.**

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):
- Any adult recipient of Public Housing & Section 8 HCV Programs and must be in compliance with their Lease obligations.

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: **Guam**

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)

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

**The Authority administers both housing services programs consisting of Section 8 HCV and Public Housing Program and the Community Planning and development programs. As such, internal divisions work closely together to meet the needs stated in the housing plan as far as resources and island-wide needs permit.**

## **D. Other Information Required by HUD**

### **Attachments**

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

#### **ATTACHMENT#1: Statement of Progress in Meeting the Five-Year Plan Mission and Goals**

Efforts to increase the availability of decent, safe, and affordable housing

- GHURA's efforts to increase the availability of decent, safe and affordable housing are reflected in the total number of additional Housing Choice Vouchers GHURA it has received since FY2002. The total number of vouchers increased from 1,979 to 2,515 (a increase of more than 27 %); and
- GHURA has improved its Section 8 Housing Choice Voucher Program lease-up is at 99% as of May 2004; and
- Public Housing lease-up rate is currently at 92%.
- GHURA has improved its SEMAP scores for two consecutive years with a rating of 96%.
- GHURA has invested modernization funding into GHURA 35 and 48 to upgrade the drainage system.

Improving community quality of life and economic vitality

- Measures to ensure de-concentration efforts are written into GHURA's program policy. Families with 50% of the median income are assisted under the Section 8 Housing Choice Voucher Program and families with income levels of 50% to 80% are provided assistance under the Public Housing Program.
- Security improvements are being addressed under the existing Public Housing Drug Elimination Program. Program funds are being used to provide drug prevention programs, awareness campaigns and by adding more lighting in areas where drug and other criminal activities are most likely to occur.

Promoting Self-sufficiency and asset development of families and individuals.

- Campaigns aimed at eliminating housing discriminations and promoting fair housing awareness is on going. Various outreach activities including running television and radio advertisements, placing posters in public places, providing briefings during initial housing orientations, and meetings conducted during homeless coalition meetings are just part of the activities currently being implemented.

## **ATTACHMENT#2: Description of Implementation of Community Services:**

Since the re-instatement of the Community Service Program as ordered by notice PIH 2003-17, GHURA has begun enforcing the program requirements in October 1, 2003. The implementation included notifying families of the requirements and working with the Resident Advisory Council (RAC) to ensure proper implementation of the program. Key points to GHURA's Community Service Program are listed below:

- The program applies to all able-bodied adult public housing residents who are considered "non-exempt."
- Participants are required to contribute a minimum of eight hours of community service each month.
- RAC officers and President of each resident association have the role and responsibilities of certifying Community Service participants.
- Types of community service contributions considered acceptable include: making improvements to the individuals' community (i.e., cutting grass, assisting with resident association activities, developing and implementing activities that would directly benefit youth or elderly members in the community, on-the-job training, etc.)
- The implementation of the Community Service Program is in coordination with GHURA's Family Self-sufficiency Program and the state's TANF Program.
- Those considered exempted from performing community service requirements include those:
  - 62 years or older;
  - those certified as having a disability (as defined under 216(i) or 1614 of the Social Security Act (42 U.S.C. 416(i)(1));
  - those currently engaged in a work activities defined in Section 407 of the Social Security Act (42 U.S.C. 607 (d)):
    - Unsubsidized employment
    - Subsidized private-sector employment
    - Subsidized public-sector employment
    - Work experience
    - On-the-job training
    - Job search and job readiness assistance
    - Other community service programs
    - Vocational education training (not to exceed 12 months with respect to any individuals)
    - Job skills training directly related to employment
    - Education directly related to employment in case of a recipient who has not received a high school diploma or a certificate of high school equivalency
    - Satisfactory attendance at secondary school or in a course study leading to a certificate of general equivalence in the case of a recipient who has not completed high school.
    - The provision of childcare services to an individual who is participating in a community service program.

**ATTACHMENT #3: MEMBERSHIP RESIDENT ADVISORY COUNCIL (RAC)**

<b>OFFICE</b>	<b>NAME</b>	<b>ADDRESS/ CONTACT NUMBER</b>	<b>METHOD OF SELECTION</b>
Acting President/Vice President	Juan C. Santos	D29 West Santa Barbara, Dededo 96912  Tel. (671) 632-2521	Election
*Secretary (interim)	Lila S. Guzman	68 Mao Drive Agat, Guam 96928  Tel. (671) 565-5157	Appointment by RAC President upon resignation of the former elected Secretary Evelyn Taimanglo
*Treasurer (interim)	Irene S.N. Cruz	P.O. Box 27382, GMF, Guam 96921  Tel. (671) 472-2870	Appointment by RAC President upon resignation of former elected Treasurer Dorlinda Arriola
*Liaison Officer (interim)	Jackie Espinosa	3 Pale Duenas, Talofofo, Guam 96930  Tel. (671) 789-4740	Appointment by RAC President upon resignation of the former elected Liaison Officer Angelina Concepcion
Section 8 RAC Rep.	Flora Jane Charfarous	P.O. Box 8282, Agat, Guam 96928  Tel. 671) 475-1336	Appointed by GHURA's Executive Director 5/2002

\*\*Note: Due to the lack of interest among Section tenants to elect a representative for the Resident Advisory Council, Taling Taitano, GHURA's former Executive Director, appointed Ms. Flora Jane Charfarous to represent Section 8 families on May 2002. Ms. Charfarous's term is for three years (May 2005) or until she is deemed no longer eligible to serve.

\* Most RAC officer positions have recently been vacated and several officers are currently serving on an interim basis until new officers have been elected. The election will be held following a thirty-day notification of the vacancy and nomination of candidates have been received.

#### **ATTACHMENT #4: Resident Membership of the PHA Governing Board:**

The position of Resident Membership of GHURA's Board of Commissioners is currently vacant. Maryann Reyes, the former resident board member is no longer a resident of Public Housing and has abandoned her position. The Housing Authority is working toward filling the position following the notification and election of nominees from residents of Section 8 and Public Housing programs. An advertisement will be used to notify Public Housing and Section 8 HCV families about the vacancy and to solicit nominations. The advertisement is scheduled for publication in Guam's wide publication news circulation during the week of May 24, 2004. If more than one nomination is received, an election will be held to determine a winning nominee.

Interested individuals wishing to self nominate or to nominate a particular candidate is required to submit a nomination form to the Authority and their reasons why they should their nomination should be considered. Nominees must meet eligibility requirements in accordance with 24 CFR 964 and must be in good standing with their lease obligations.

## **ATTACHMENT #5: SIGNIFICANT AMENDMENTS OR MODIFICATIONS TO THE AGENCY ANNUAL PLAN (FY2004)**

GHURA is in the midst of streamlining the Public Housing Program operation for the purpose of improving delivery of services to residents, increasing program effectiveness and increasing accountability. Efforts to improve site-base operations are being implemented, including reducing maintenance response time by streamlining procedures, and relocating necessary supplies and equipment on-site. To accommodate the changes the following amendments are being implemented:

AMENDMENT #1: This amendment will apply to Section Five (B) under Operation and Management of GHURA's Five-Year Plan. Section 5(B) list HUD Programs under PHA Management. Under the 5-Year Plan this particular section listed 750 Public Housing Units in operation. GHURA will decrease the number of units in operations by take one unit off-line to utilize as the new Site-based Office. Unit #52 Kalchucha Street, Agat is the unit proposed for the new site-based office. The current Site-based office will be used to expand the maintenance space for warehousing necessary supplies and equipment.

AMENDMENT #2: This amendment will apply changes to the Organization Chart and operations descriptions reported in the Authority's Five-Year Plan. To streamline operations, divisions and staff are being re-aligned to improve the operations effectiveness. In FY2000 the Public Housing and Section 8 Programs were merged into a single division. However, the merging of the two programs proved ineffective and problematic. Management and the Board of Commissioners recognized the ineffectiveness of the current operations and are currently working towards a full re-alignment. PHAS scores, maintenance response time, unit turnaround, and marginal physical inspection results are the driving forces behind the re-alignment. Once the current re-alignment model (see attached Organization Chart) is complete and proven effective, it will be made permanent in six months, which will involve going through the public comment/public hearing processes. The complete realignment will be included in GHURA's 2005 Five-Year and Annual Plan.

## **ATTACHMENT # 6: FY2003-2004 RASS FOLLOW-UP PLAN**

GHURA's Resident Service and Satisfaction survey conducted by HUD for fiscal year 2003 yield scores below the national standards in areas that include: communications (68%), safety (66.5%) and neighborhood appearance (70.1%). GHURA's Follow Plan identifies the following funding to improve resident services and satisfaction.

Communications – funding from the operating budget has been identified to improve communication efforts regarding up-coming and on-going maintenance and repairs, providing information about rules and regulations pertaining to the tenant lease; upcoming meetings and events; and generally responding to tenant questions and concerns.

Safety – remaining funding under the PHDEP Grant is being used toward addressing safety concerns in the various scattered-sites of the Public Housing developments and to help improve residents' confidence. PHDEP funding will be used to provide for drug prevention activities, including promoting drug abuse education trainings, youth leadership training, RAC leadership training and other drug alternative activities, door-to-door awareness campaign and outreach; and providing for additional street lamps in bad lighted areas. Proposals from vendors for these programs are currently under review.

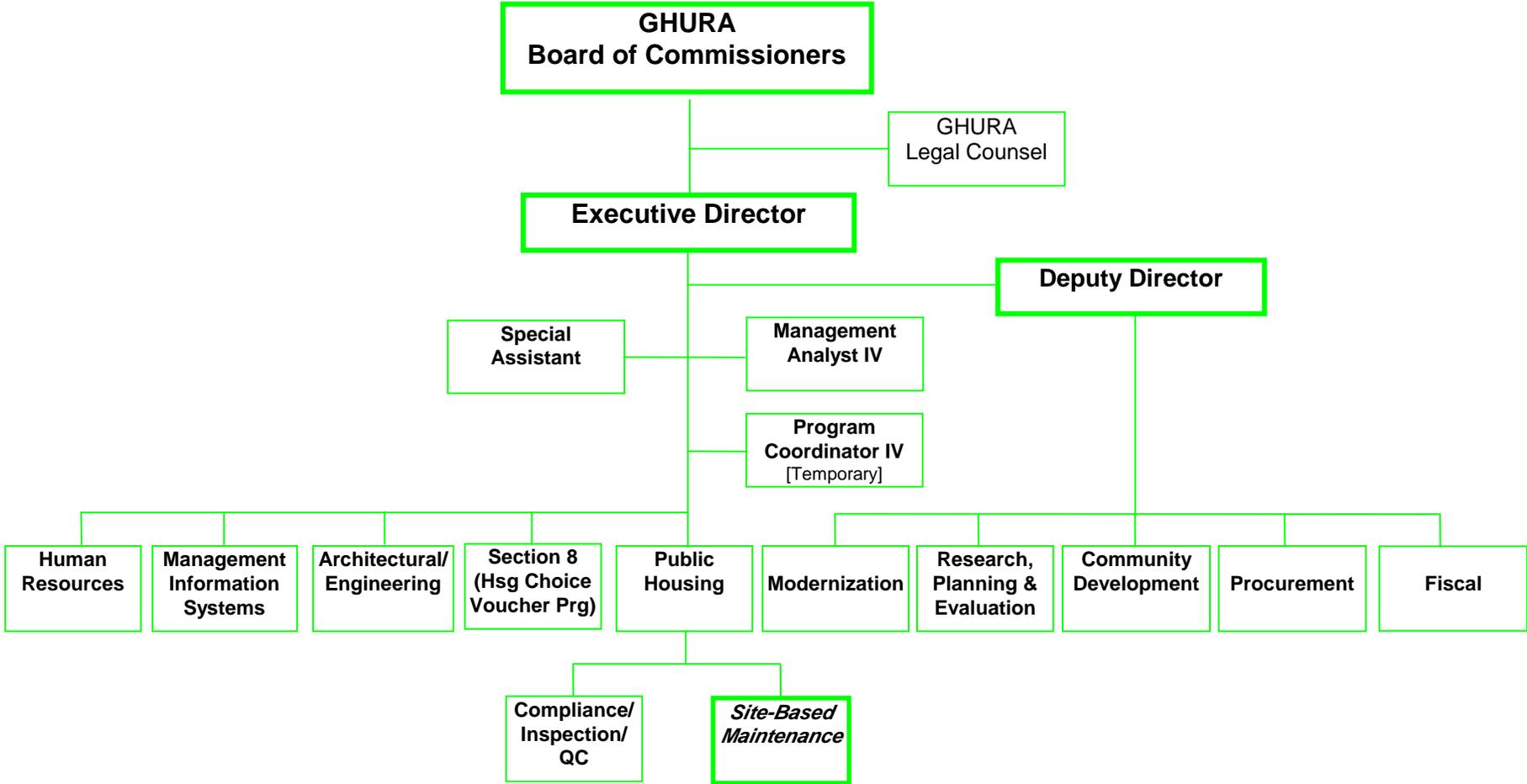
Neighborhood Appearance – Capital funding and funding under the operating budget have been identified for the continued improvement of all Public Housing Developments. A needs assessment was conducted and modernization priorities have been slated for the next improvement projects. The needs assessment also included input provided by residents from the various public housing developments. In addition, GHURA's maintenance Plan is being revised to improve maintenance and repair response time.

## **ATTACHMENT #7: GHURA'S FY2004 ORGANIZATIONAL CHART**

The Guam Housing and Urban Renewal Authority is currently undergoing a streamlining process for the purpose of improving program delivery, increasing program effectiveness and accountability. The Organizational Chart reflects the current re-alignment of certain divisions in order to meet improvement goals. Major re-alignment efforts are focused under the Public Housing Program. The driving force behind the streamlining process is meeting PHAS compliance requirements, improving program services, and promoting accountability.

Under the current streamline process, the site-based concept is being improved by installing the necessary manpower, improving systems connectivity, improving site management of developments; streamlining maintenance procedures and response time, etc. The Authority is working closely with its Board of Commissioners to ensure the success of the streamlining. A target date to adopt a working model and making the realignment of division permanent is scheduled for December 2004 and will be illustrated in the FY2005 Five-Year Plan.

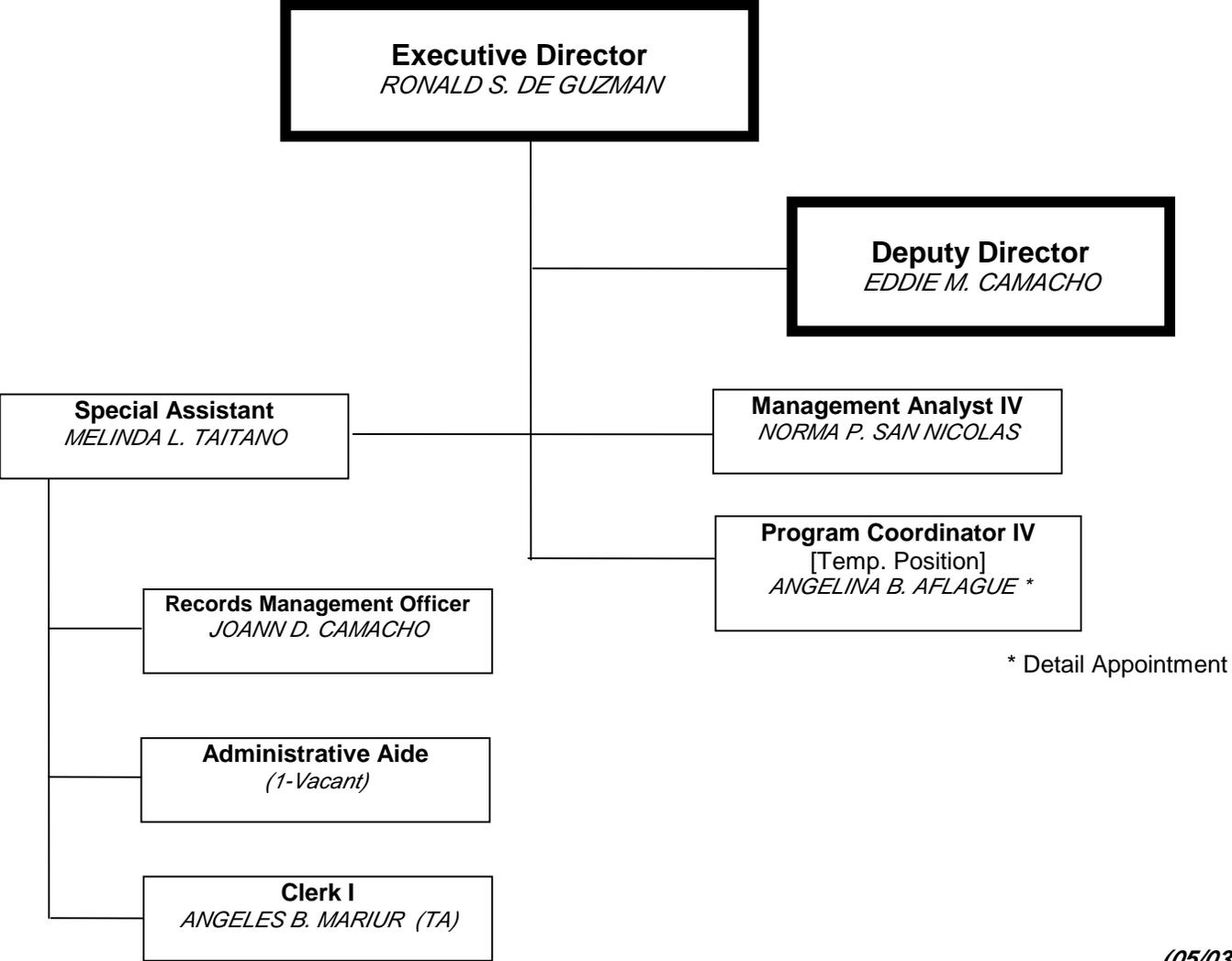
**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**  
 FY2004  
 ORGANIZATIONAL CHART



(05/03/04)

**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**

FY2004 Organizational Chart  
*ADMINISTRATION / EXECUTIVE*



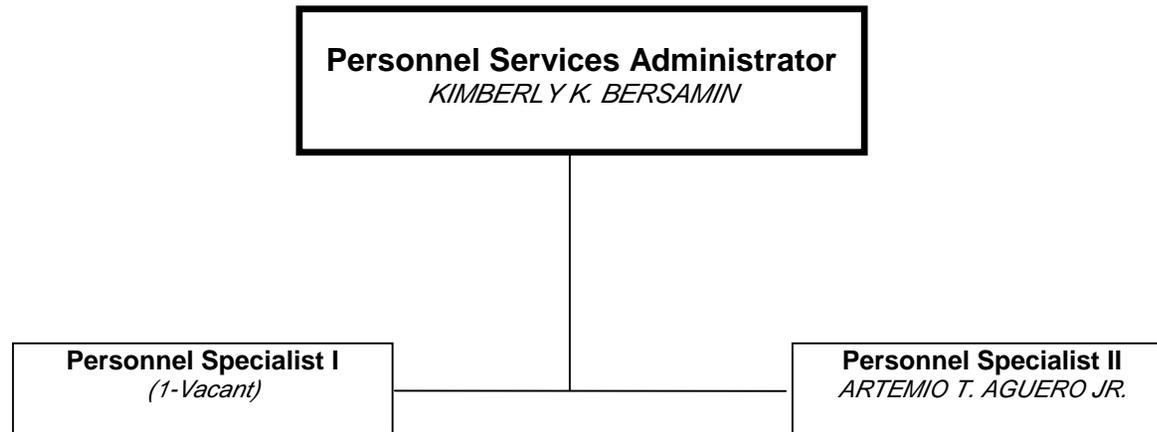
\* Detail Appointment

(05/03/04)

**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**

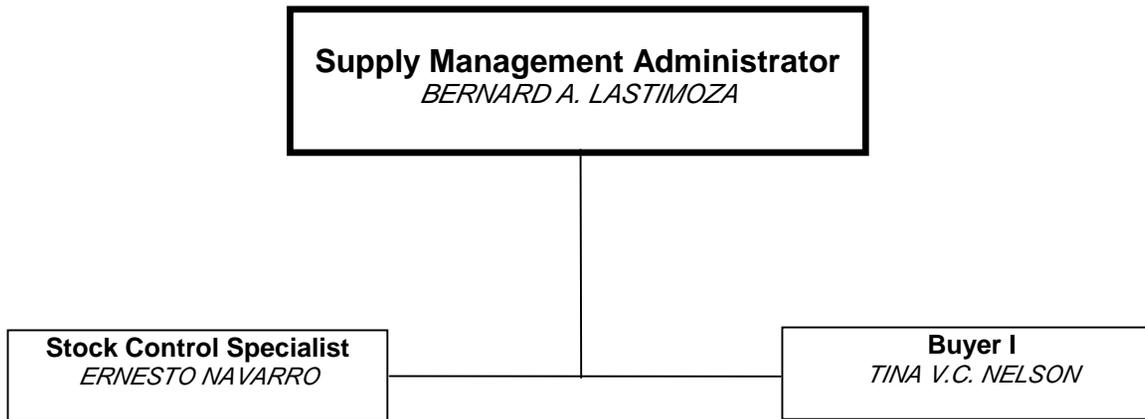
FY2004 Organizational Chart

***HUMAN RESOURCES***



*(0/03/04)*

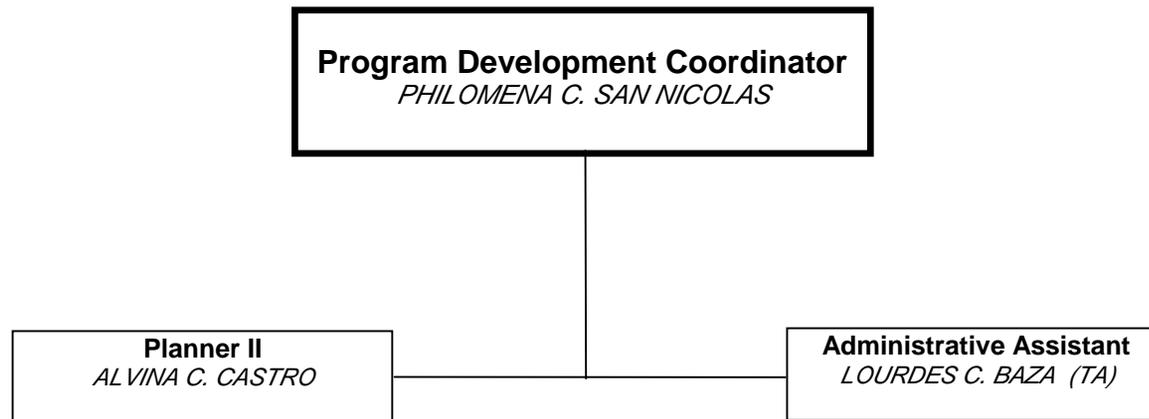
**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**  
FY2004 Organizational  
*PROCUREMENT*



*(05/03/04)*

**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**

FY2004 Organizational Chart  
*MODERNIZATION*

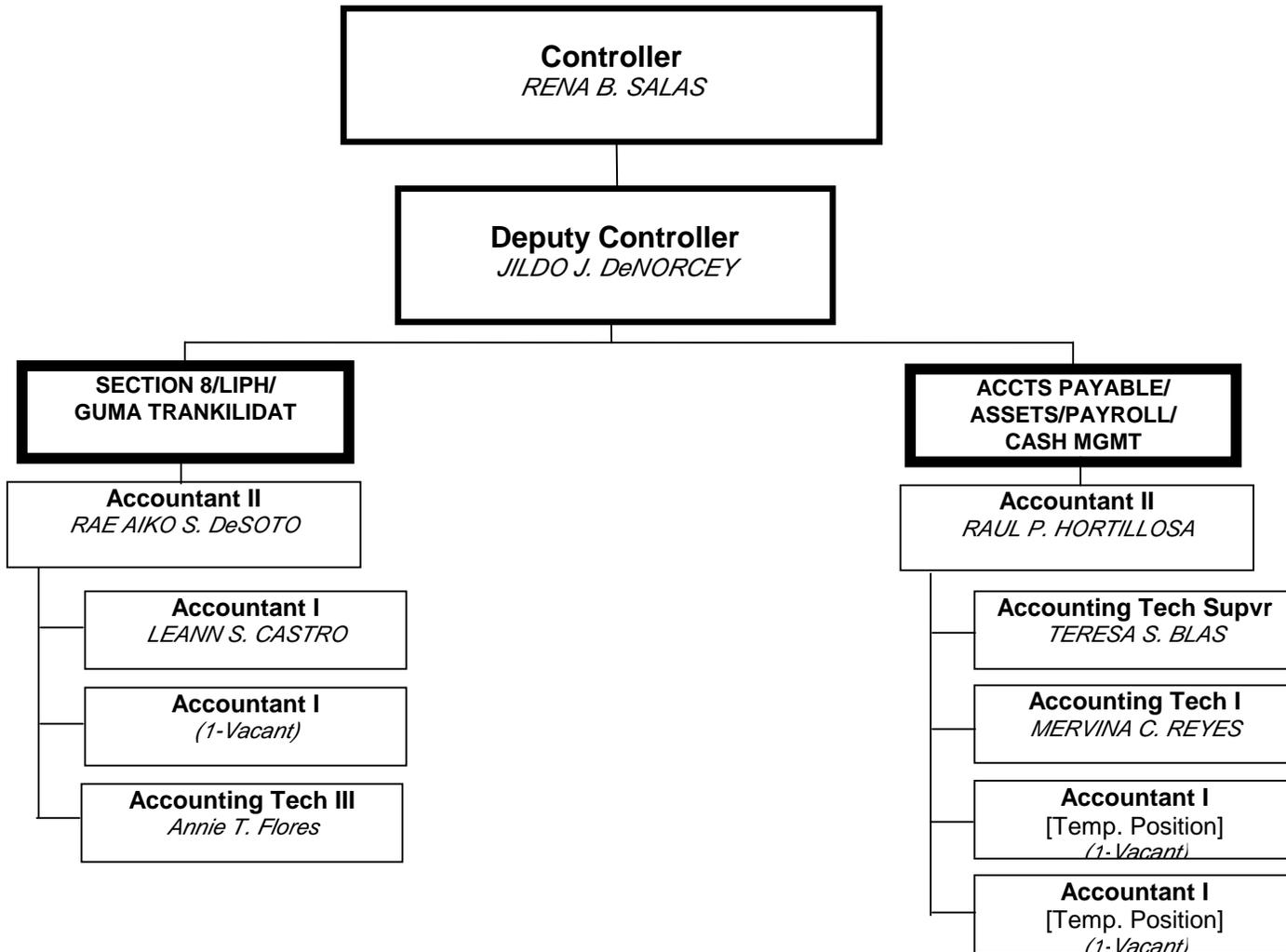


*(05/03/04)*

**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**

FY2004 Organizational Chart

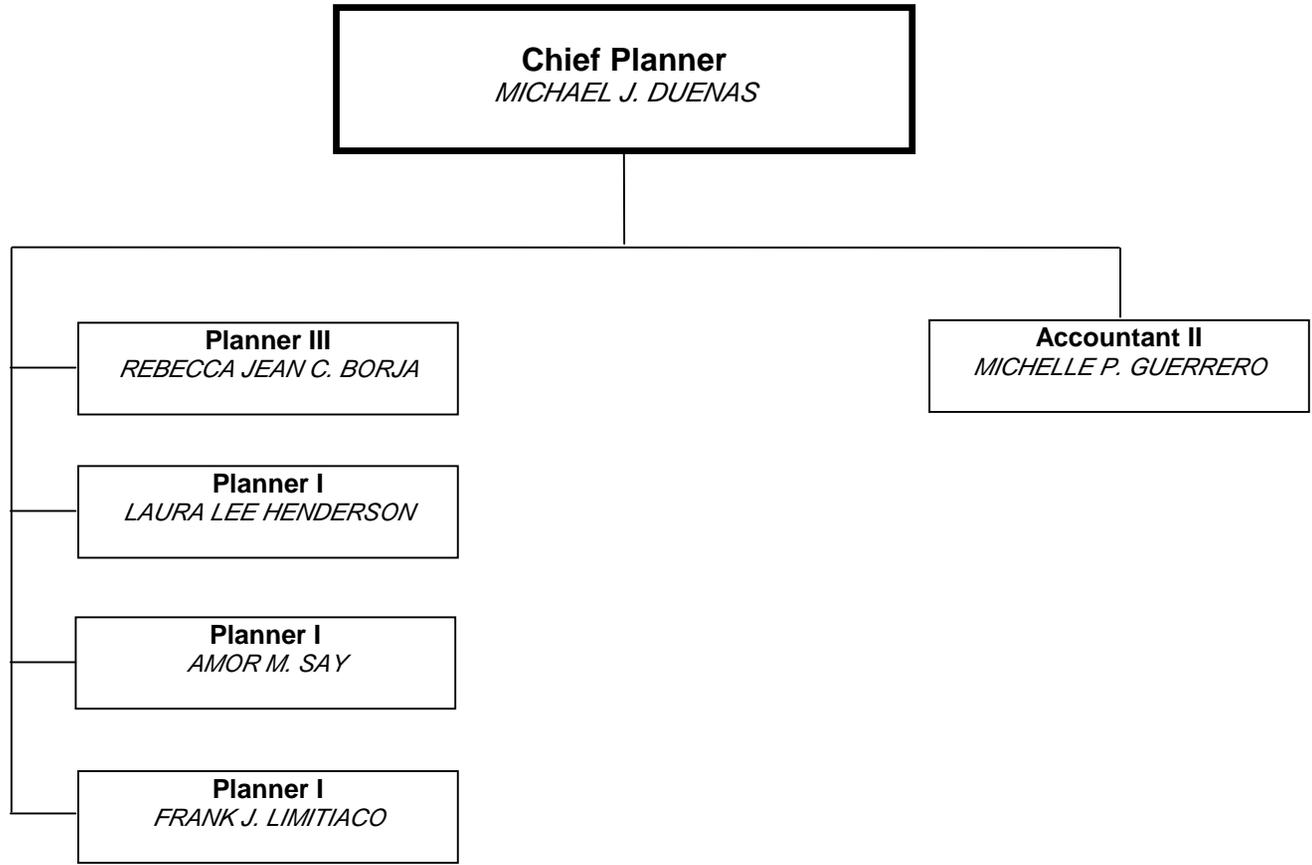
*FISCAL*



*(05/03/04)*

**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**

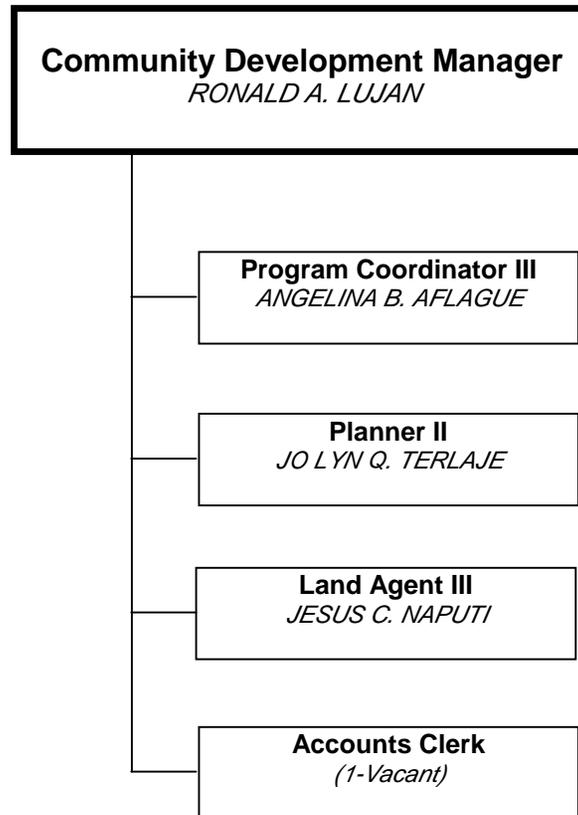
FY2004 Organizational Chart  
*RESEARCH, PLANNING & EVALUATION*



*(05/03/04)*

# GUAM HOUSING AND URBAN RENEWAL AUTHORITY

## FY2004 Organizational Chart *COMMUNITY DEVELOPMENT*

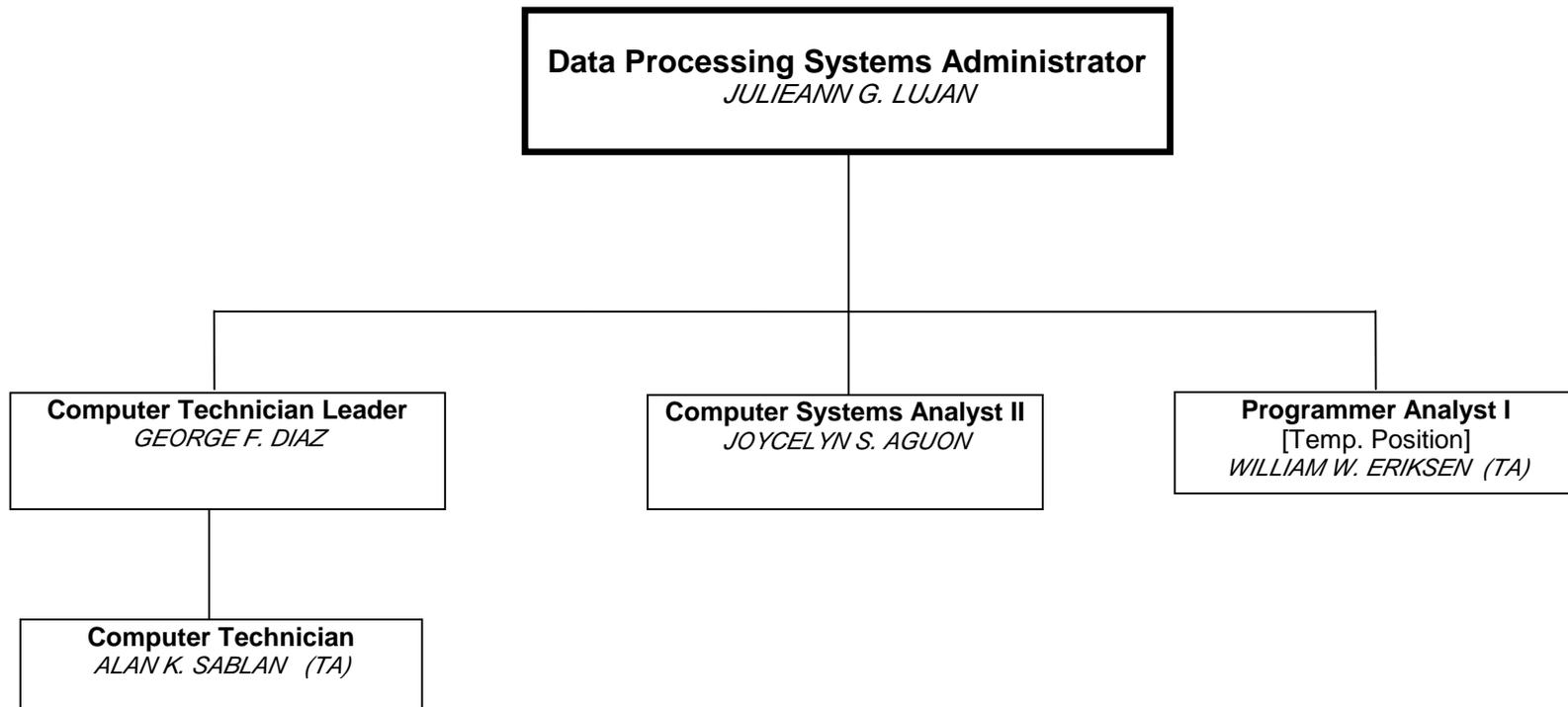


*(05/03/04)*

**\GUAM HOUSING AND URBAN RENEWAL AUTHORITY**

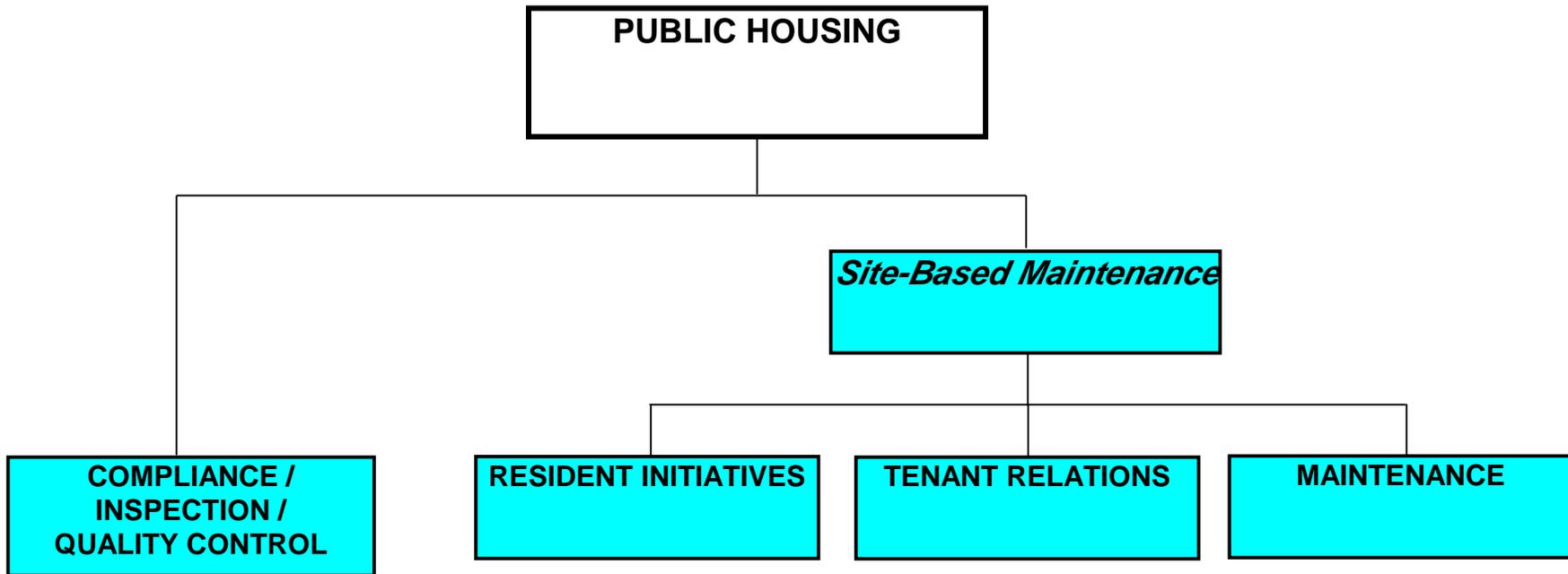
FY2004 Organizational Chart

**MANAGEMENT INFORMATION SYSTEMS**



*(05/03/04)*

FY2004  
Management Streamlining Initiative  
**"Site-Based Maintenance"**

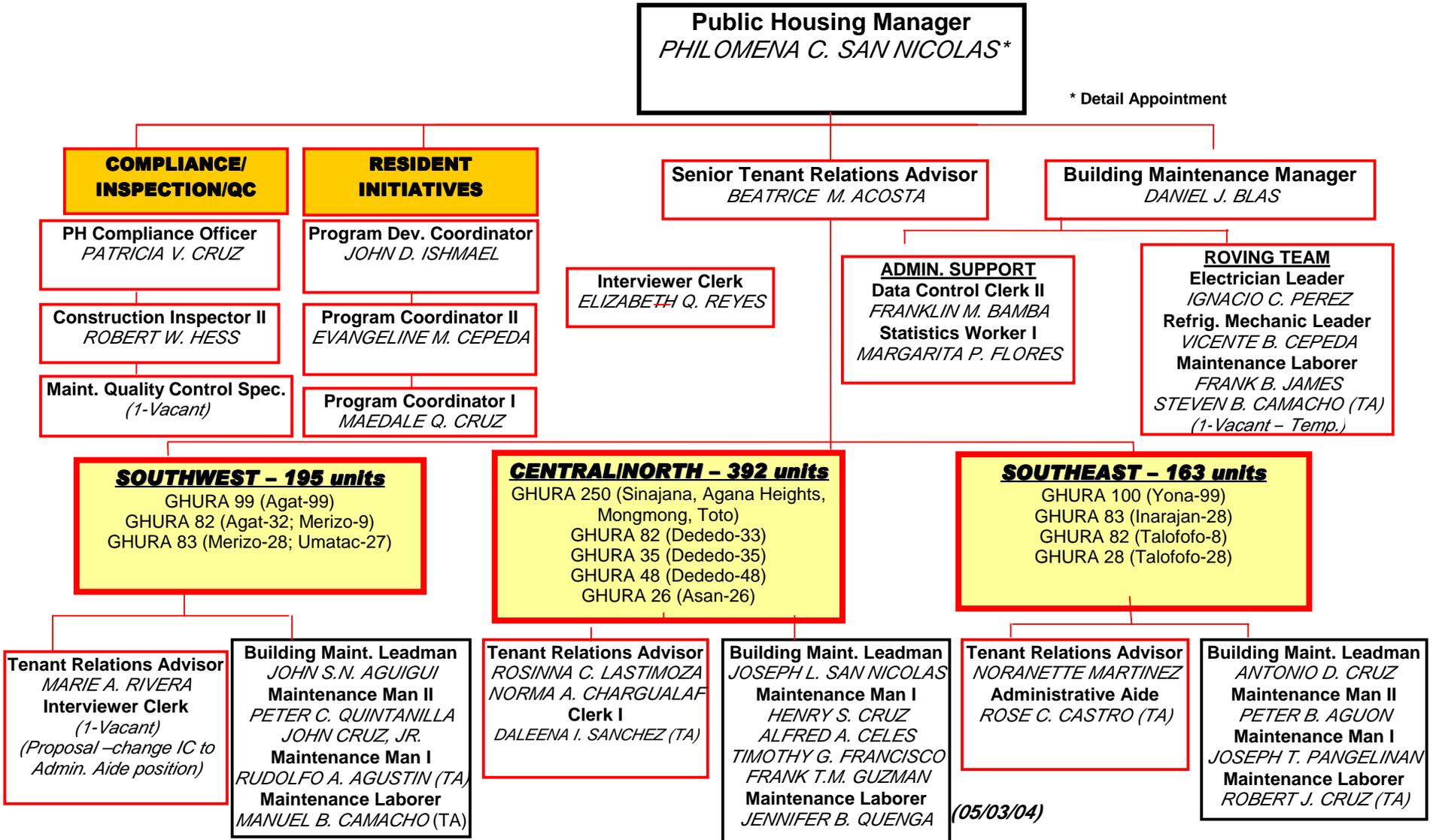


*(05/03/04)*

# GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2004 Organizational Chart

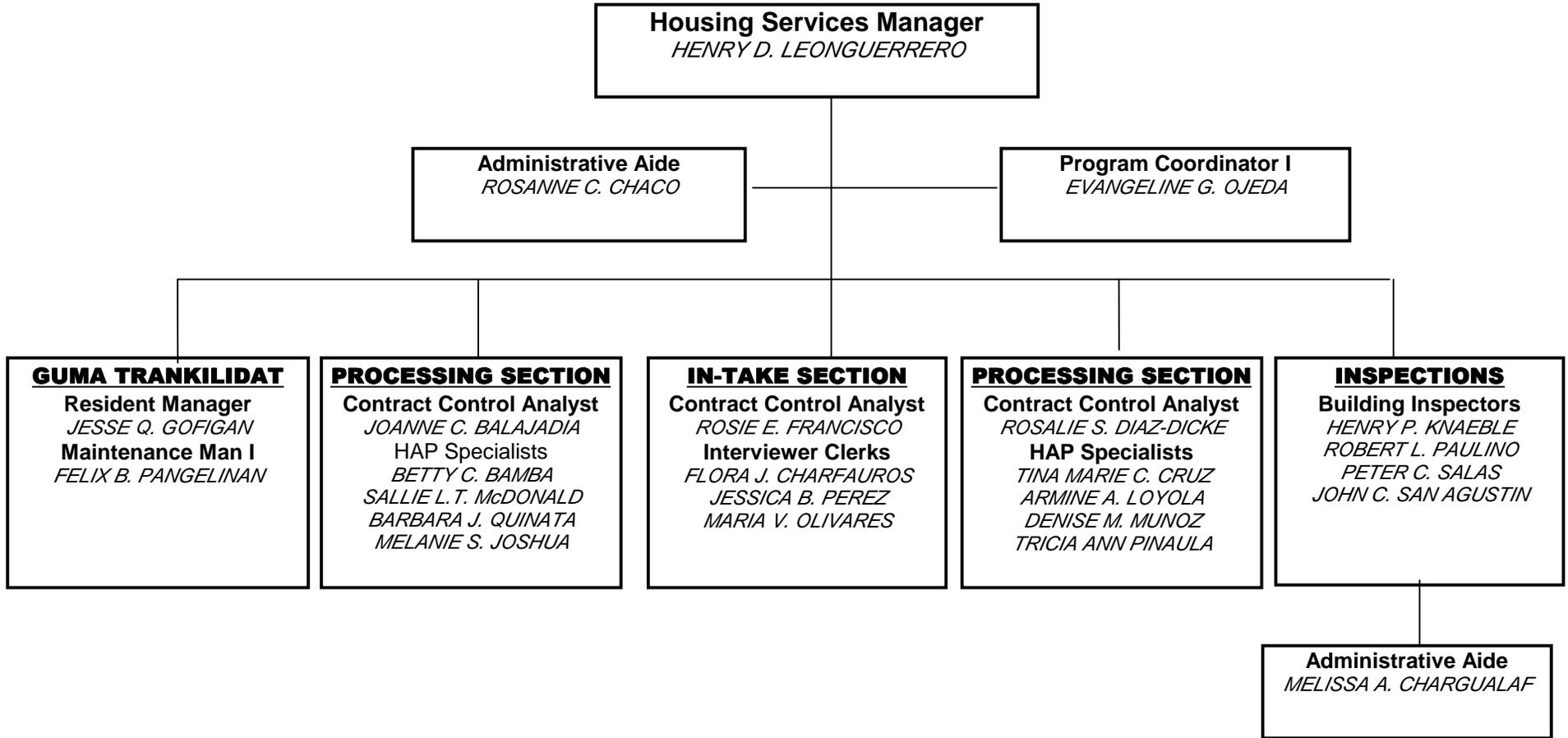
## PUBLIC HOUSING



**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**

FY2004 Organizational Chart

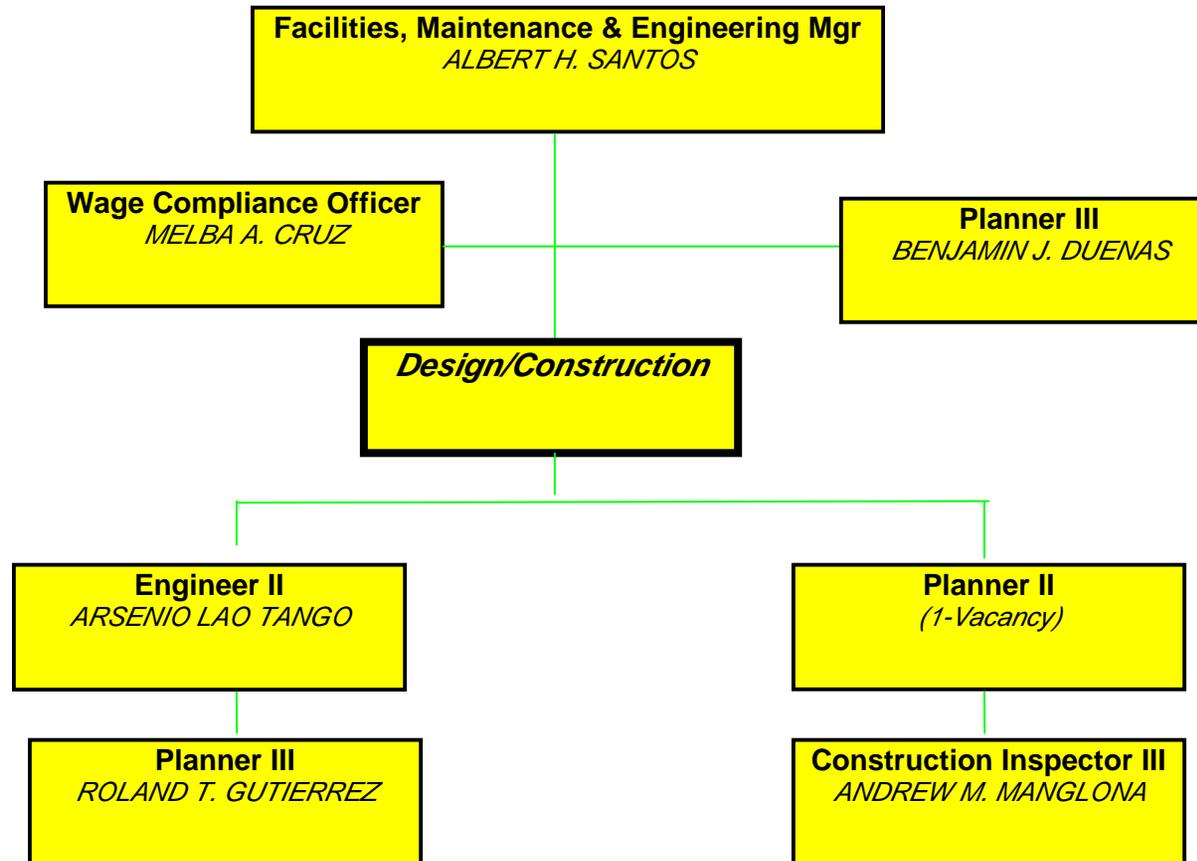
**SECTION 8 (Housing Choice Voucher Program)**



(05/03/04)

# GUAM HOUSING AND URBAN RENEWAL AUTHORITY

## FY2004 Organizational Chart *ARCHITECTURAL / ENGINEERING*



*(05/03/04)*

**ATTACHMENT #8: FY2004 CAPITAL FUND ANNUAL STATEMENT**

**Annual Statement / Performance and Evaluation Report**

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

**Part I: Summary**

<b>HA Name</b>  GUAM HOUSING AND URBAN RENEWAL AUTHORITY	<b>Grant Type and Number</b>		<b>Federal FY of Grant</b>  FFY 2004
	CFP Grant No.	GQ08P00150104	
	RHF Grant No.	N/A	

/ X / Original Annual Statement / / Reserve for Disasters/Emergencies / / Revised Annual Statement/Revision No. \_\_

/ / Performance and Evaluation Report for Period Ending \_\_ / / Final Performance and Evaluation Report

LINE NO.	SUMMARY BY DEVELOPMENT ACCOUNT	TOTAL ESTIMATED COST		TOTAL ACTUAL COST	
		ORIGINAL	REVISED	OBLIGATED	EXPENDED
1	Total Non-CFP Funds	\$0	\$0	\$0.00	\$0.00
2	1406 Operations	\$120,000	\$0	\$0.00	\$0.00
3	1408 Management Improvements (Soft Costs)	\$20,000	\$0	\$0.00	\$0.00
	Management Improvements (Hard Costs)	\$0	\$0	\$0.00	\$0.00
4	1410 Administration	\$120,291	\$0	\$0.00	\$0.00
5	1411 Audit	\$750	\$0	\$0.00	\$0.00
6	1415 Liquidated Damages	\$0	\$0	\$0.00	\$0.00
7	1430 Fees and Costs	\$52,000	\$0	\$0.00	\$0.00
8	1440 Site Acquisition	\$0	\$0	\$0.00	\$0.00
9	1450 Site Improvement	\$0	\$0	\$0.00	\$0.00
10	1460 Dwelling Structures	\$889,869	\$0	\$0.00	\$0.00
11	1465.1 Dwelling Equipment -- Nonexpendable	\$3	\$0	\$0.00	\$0.00
12	1470 Nondwelling Structures	\$0	\$0	\$0.00	\$0.00
13	1475 Nondwelling Equipment	\$0	\$0	\$0.00	\$0.00
14	1485 Demolition	\$0	\$0	\$0.00	\$0.00
15	1490 Replacement Reserve	\$0	\$0	\$0.00	\$0.00
16	1492 Moving to Work Demonstration	\$0	\$0	\$0.00	\$0.00
17	1495.1 Relocation Costs	\$1	\$0	\$0.00	\$0.00
18	1499 Development Activities	\$0	\$0	\$0.00	\$0.00
19	1502 Contingency	\$0	\$0	\$0.00	\$0.00
<b>20</b>	<b>AMOUNT OF ANNUAL GRANT (sum of lines 2-19)</b>	<b>\$1,202,914</b>	<b>\$0</b>	<b>\$0.00</b>	<b>\$0.00</b>
21	Amount of line 20 Related to LBP Activities	\$0.00	\$0	\$0.00	\$0.00
22	Amount of line 20 Related to Section 504 Compliance	\$0.00	\$0	\$0.00	\$0.00
23	Amount of line 20 Related to Security-Soft Costs	\$0.00	\$0	\$0.00	\$0.00
24	Amount of line 20 Related to Security-Hard Costs	\$0.00	\$0	\$0.00	\$0.00
25	Amount of line 20 Related to Energy Conservation Measures	\$0.00	\$0	\$0.00	\$0.00
26	Collateralization Expenses or Debt Service	\$0.00	\$0	\$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

HA Name				Grant Type and Number				Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY				CFP Grant No. GQ08P00150104		RHF Grant No. N/A		FFY 2004	
Development No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Work	
PHA-WIDE	Operations	1406		\$	120,000				
PHA-WIDE	Management Improvements	1408							
	Research & Planning		1	\$	19,999				
	Homeownership		1	\$	1				
				\$	<b>20,000</b>				
PHA-WIDE	1. Salaries (non-technical)	1410.1							
	MOD Coordinator		1	\$	12,000				
	Planner II (100%)		1	\$	38,465				
	Administrative Assistant (100%)			\$	23,000				
	2. Benefits (25%)	1410.9	3	\$	24,000				
	3. Administrative/Fiscal Staff (sal/ben)			\$	10,526				
	4. Travel/Perdiem/RegFees	1410.10	1	\$	7,500				
	6. Phone	1410.16		\$	1,200				
	5. Printing/Advertising	1410.19		\$	2,000				
	7. Sundry/Supplies	1410.19		\$	1,500				
	8. Legal	1410.4		\$	100				
	<b>CFP ACCOUNT NO. 1410:</b>			\$	<b>120,291</b>	\$	-	\$	-
PHA-WIDE	Audit Costs	1411	1	\$	750				



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

HA Name				Grant Type and Number				Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY				CFP Grant No. GQ08P00150104		RHF Grant No. N/A		FFY 2004	
Development No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Work	
FEES AND COSTS	FME Manager	1430.1		\$	15,000				
	Wage Compliance Officer	1430.1		\$	10,000				
	Inspector	1430.1		\$	25,000				
	Sundry (Direct Costs)	1430		\$	2,000				
	<b>CFP ACCOUNT NO. 1430:</b>			<b>\$</b>	<b>52,000</b>	<b>\$</b>	<b>-</b>	<b>\$</b>	<b>-</b>
GHURA 250	Typhoon Shutters @ 1BR units	1460	20	\$	1				
GHURA 83/82	Interior Painting	1460	91	\$	109,200				
GHURA 83/82	Dehumidifier	1460	83	\$	1				
GHURA 83/82	Electrical/Lighting/Fixtures (energy eff)	1460	91	\$	31,850				
GHURA 83/82	Kitchen	1460	91	\$	227,500				
GHURA 83/82	Bathroom	1460	91	\$	291,200				
GHURA 82	Windows/Frames	1460	8	\$	22,400				
GHURA 83/82	Doors/Frames	1460	91	\$	195,717				
GHURA 82	Waterblasting/Roof Coating	1460	8	\$	12,000				
	<b>CFP ACCOUNT NO. 1460:</b>			<b>\$</b>	<b>889,869</b>	<b>\$</b>	<b>-</b>	<b>\$</b>	<b>-</b>
GHURA 83/82	Refrigerator	1465.1	91	\$	1				
GHURA 83/82	Range	1465.1	91	\$	1				
GHURA 83/82	Range Hood	1465.1	91	\$	1				
	<b>CFP ACCOUNT NO. 1460:</b>			<b>\$</b>	<b>3</b>	<b>\$</b>	<b>-</b>	<b>\$</b>	<b>-</b>
GHURA 83/82	Relocation Cost	1495.1		\$	1				



Annual Statement / Performance and Evaluation Report

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

Part III: Implementation Schedule

HA Name				Grant Type and Number			Federal FY of Grant
GUAM HOUSING AND URBAN RENEWAL AUTHORITY				CFP Grant No.: GQ01P00150104 RHF Grant No. N/A			FFY 2004
Development Number/Name HA Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
Operations	30-Sep-06			30-Sep-08			
Mgmt Improvements	30-Sep-06			30-Sep-08			
Administration	30-Sep-06			30-Sep-08			
Audit	30-Sep-06			30-Sep-08			
Fees and Costs	30-Sep-06			30-Sep-08			
GHURA 83 & GHURA 82	30-Sep-06			30-Sep-08			
Dwelling Equipment Nonexpendable	30-Sep-06			30-Sep-08			
Relocation Costs	30-Sep-06			30-Sep-08			



**Capital Fund Program Five-Year Action Plan**

**Part I: Summary**

HA Name GUAM HOUSING AND URBAN RENEWAL AUTHORITY				/ X / Original 5-Year Plan / / Revision No.	
Development Number/Name HA-Wide	Year 1	Work Statement for Year 2 FFY Grant: 2005 PHA FY: 2005	Work Statement for Year 3 FFY Grant: 2006 PHA FY: 2006	Work Statement for Year 4 FFY Grant: 2007 PHA FY: 2007	Work Statement for Year 5 FFY Grant: 2008 PHA FY: 2008
	See Annual Statement				
Lighting & Fixtures		\$45,850	\$34,650	\$87,500	\$23,450
Kitchen		\$262,500	\$268,112	\$227,500	\$212,500
Bathroom		\$336,000	\$316,800	\$291,200	\$265,710
Interior Painting		\$157,200	\$118,800	\$280,661	\$100,402
Waterblasting/Roof		\$48,000	\$148,500	\$1	\$170,000
Window/Frames		\$25,262			\$114,800
Doors & Frames		\$1	\$1	\$1	\$1
Floor Tiles		\$1	\$1	\$1	\$1
A/C Brackets		\$1	\$1	\$1	\$1
Exhaust Fans		\$1	\$1	\$1	\$1
Dehumidifier		\$1	\$1	\$1	\$1
Operations		\$120,000	\$120,000	\$120,000.00	\$120,000
Mgmt Improvements		\$32,056	\$20,006	\$20,006	\$20,006
Administration		\$120,291	\$120,291	\$120,291	\$120,291
Fees and Costs		\$55,000	\$55,000	\$55,000	\$55,000
Audit Costs		\$750	\$750	\$750	\$750
Total CFP Funds (Est.)		\$1,202,914	\$1,202,914	\$1,202,914	\$1,202,914
Total Replacement Housing Factor Funds					



**Annual Statement / Performance and Evaluation Report**

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

**Part I: Summary**

HA Name		Grant Type and Number		Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY		CFP Grant No.	GQ08P00150103	FFY 2003	
		RHF Grant No.	N/A		
/ / Original Annual Statement		/ / Reserve for Disasters/Emergencies		/ X / Revised Annual Statement/Revision No. _2_	
/ / Performance and Evaluation Report for Period Ending __		/ / Final Performance and Evaluation Report			
LINE NO.	SUMMARY BY DEVELOPMENT ACCOUNT	TOTAL ESTIMATED COST		TOTAL ACTUAL COST	
		ORIGINAL	REVISED	OBLIGATED	EXPENDED
1	Total Non-CFP Funds	\$0	\$0.00	\$0.00	\$0.00
2	1406 Operations	\$120,000.00	\$ 120,000.00	\$0.00	\$0.00
3	1408 Management Improvements	\$36,000.00	\$23,000.00	\$13,000.00	\$0.00
4	1410 Administration	\$120,291.00	\$133,291.00	\$122,121.00	\$0.00
5	1411 Audit	\$750.00	\$750.00	\$0.00	\$0.00
6	1415 Liquidated Damages	\$0.00	\$0.00	\$0.00	\$0.00
7	1430 Fees and Costs	\$62,500.00	\$62,500.00	\$52,500.00	\$0.00
8	1440 Site Acquisition	\$0.00	\$0.00	\$0.00	\$0.00
9	1450 Site Improvement	\$25,371.00	\$246,950.06	\$246,950.06	\$0.00
10	1460 Dwelling Structures	\$838,002.00	\$616,422.94	\$39,930.12	\$0.00
11	1465.1 Dwelling Equipment -- Nonexpendable	\$0	\$0.00	\$0.00	\$0.00
12	1470 Nondwelling Structures	\$0	\$0.00	\$0.00	\$0.00
13	1475 Nondwelling Equipment	\$0	\$0.00	\$0.00	\$0.00
14	1485 Demolition	\$0	\$0.00	\$0.00	\$0.00
15	1490 Replacement Reserve	\$0	\$0.00	\$0.00	\$0.00
16	1492 Moving to Work Demonstration	\$0	\$0.00	\$0.00	\$0.00
17	1495.1 Relocation Costs	\$0	\$0.00	\$0.00	\$0.00
18	1499 Development Activities	\$0	\$0.00	\$0.00	\$0.00
19	1502 Contingency	\$0	\$0.00	\$0.00	\$0.00
<b>20</b>	<b>AMOUNT OF ANNUAL GRANT (sum of lines 2-19)</b>	<b>\$1,202,914</b>	<b>\$1,202,914.00</b>	<b>\$474,501.18</b>	<b>\$0.00</b>
21	Amount of line 20 Related to LBP Activities	\$0.00	\$0.00	\$0.00	\$0.00
22	Amount of line 20 Related to Section 504 Compliance	\$0.00	\$0.00	\$0.00	\$0.00
23	Amount of line 20 Related to Security-Soft Costs	\$0.00	\$0.00	\$0.00	\$0.00
24	Amount of line 20 Related to Security-Hard Costs	\$0.00	\$0.00	\$0.00	\$0.00
25	Amount of line 20 Related to Energy Conservation Measures	\$0.00	\$0.00	\$0.00	\$0.00
26	Collateralization Expenses or Debt Service	\$0.00	\$0.00	\$0.00	\$0.00

Annual Statement / Performance and Evaluation Report

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

Revision #2

Part II: Supporting Pages

HA Name				Grant Type and Number				Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY				GQ08P00150103 Revision #2 RHF Grant No. NA				FFY 2003	
Development No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Obligated	Expended		
PHA-WIDE	<b>OPERATIONS</b> Maintenance Modernization	1406		\$ 120,000					
					\$ 100,000.00			increase Maintenance operations	
					\$ 20,000.00				
				<b>\$ 120,000</b>	<b>\$ 120,000.00</b>				
PHA-WIDE	<b>MANAGEMENT IMPROVEMENTS</b> Research & Planning	1408	1	\$ 36,000	\$ 23,000.00	13,000.00		decrease by \$13,000 to #1410	
				<b>\$ 36,000.00</b>	<b>\$ 23,000.00</b>	<b>\$ 13,000.00</b>			
PHA-WIDE	<b>ADMINISTRATION</b> 1. Salaries (non-technical) MOD Coordinator (100%) Planner II (100%) Administrative Assistant (100%)	1410.1	1	\$ 12,000	\$ 25,000.00	25,000.00	0.00	increase by \$13,000 from #1408	
			1	\$ 38,465	\$ 38,465.00	38,465.00	0.00		
			1	\$28,000.00	\$ 28,000.00	28,000.00	0.00	add staff	
	2. Benefits (25%)	1410.9	3	\$ 23,700	\$ 23,700.00	23,700.00	0.00		
	3. Administrative/Fiscal Staff (sal/ben)			\$ 6,956	\$ 6,956.00	6,956.00	0.00		
	4. Travel/Perdiem/RegFees	1410.10	1	\$ 7,500	\$ 7,500.00		0.00		
	6. Phone/Fax/Beeper	1410.16		\$ 1,500	\$ 1,500.00		0.00		
	5. Printing/Advertising	1410.19		\$ 1,170	\$ 1,170.00		0.00		
	7. Sundry/Supplies	1410.19		\$ 500	\$ 500.00		0.00		
	8. Legal	1410.4		\$ 500	\$ 500.00		0.00		
	<b>CFP ACCOUNT NO. 1410:</b>			<b>\$ 120,291</b>	<b>\$ 133,291.00</b>	<b>122,121.00</b>	<b>0.00</b>		
PHA-WIDE	<b>AUDIT COSTS</b>	1411	1	\$ 750	\$ 750.00				
	<b>CFP ACCOUNT NO. 1411:</b>			<b>\$ 750</b>	<b>\$ 750.00</b>	<b>0.00</b>	<b>0.00</b>		

Annual Statement / Performance and Evaluation Report

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

Revision #2

Part II: Supporting Pages

HA Name				Grant Type and Number				Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY				CFP Grant No. GQ08P00150103 Revision #3 RHF Grant No. NA				FFY 2003	
Development No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Obligated	Expended		
PHA-WIDE	<b>FEES AND COSTS</b>								
	FME Manager	1430.1		\$ 13,500	\$ 13,500.00	13,500.00			
	Planner II	1430.1		\$ 5,000	\$ 5,000.00	5,000.00			
	Wage Compliance Officer	1430.1		\$ 10,000	\$ 10,000.00	10,000.00			
	Inspector	1430.1		\$ 24,000	\$ 24,000.00	24,000.00			
	In-house A/E sundry expenses	1430		\$ 10,000	\$ 10,000.00				
	<b>CFP ACCOUNT NO. 1430:</b>			<b>\$ 62,500</b>	<b>\$ 62,500.00</b>	<b>52,500.00</b>	<b>0.00</b>		
	<b>SITE IMPROVEMENTS</b>								
SITE IMPROVE	Streetlights (new) GHURA 28	1450		\$ 25,371.00	\$ 0.00			change work item to drainage correction; add \$246,950.06 from #1460 account.	
	Drainage Correction	1450			\$ 246,950.06	246,950.06			
	<b>CFP ACCOUNT NO. 1450:</b>			<b>25,371.00</b>	<b>\$ 246,950.06</b>	<b>\$246,950.06</b>	<b>\$0.00</b>		
	<b>DWELLING STRUCTURES</b>								
PHA-WIDE	Vacancy Reduction	1460		\$ 1	\$ 60,069.88			1) move funds to address vacancy reduction + drainage correction projects. 2) add \$200,000 from 2nd increment of set-aside distribution funding to cover Kitch/Bathroom projects	
GHURA 83/28	Dehumidifier	1460	111	\$ 1	\$ 1.00				
GHURA 83/28/82	Lighting & Fixtures	1460	128	\$ 8,000	\$ 8,000.00				
GHURA 83/28/82	Kitchen	1460	128	\$ 200,000	\$ 200,000.00				
GHURA 83/28/82	Bathroom	1460	128	\$ 330,000	\$ 308,421.94				
GHURA 83/28/82	Disaster-Related Damages	1460	128	\$ 300,000	\$ 0.00				
GHURA 34/48	Complete Renovation	1460			\$39,930.12				
	Orion Construction (39,930.12 CO#1)	1460				39,930.12			
	<b>CFP ACCOUNT NO. 1460:</b>			<b>\$ 838,002</b>	<b>\$ 616,422.94</b>	<b>39,930.12</b>	<b>0.00</b>		
PHA-WIDE	<b>CONTINGENCY</b>	1502		\$0.00	\$0.00				



Annual Statement / Performance and Evaluation Report

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

Revision #2

Part III: Implementation Schedule

HA Name			Grant Type and Number			Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY			CFP Grant No.: GQ01P00150103 RHF Grant No. N/A			FFY 2003	
Development Number/Name HA Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
Mgmt Improvements	16-Sep-05	16-Sep-05		16-Sep-07	16-Sep-07		
Administration	16-Sep-05	16-Sep-05		16-Sep-07	16-Sep-07		
Audit	16-Sep-05	16-Sep-05		16-Sep-07	16-Sep-07		
Fees and Costs	16-Sep-05	16-Sep-05		16-Sep-07	16-Sep-07		
Site Improvements	16-Sep-05	16-Sep-05		16-Sep-07	16-Sep-07		
Dwelling Structures	16-Sep-05	16-Sep-05		16-Sep-07	16-Sep-07		

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

**Part I: Summary**

<b>HA Name</b>  GUAM HOUSING AND URBAN RENEWAL AUTHORITY	<b>Grant Type and Number</b>		<b>Federal FY of Grant</b>  FFY2002
	CFP Grant No.	GQ08P00150102	
	RHF Grant No.	N/A	

// Original Annual Statement    // Reserve for Disasters/Emergencies    // Revised Annual Statement/Revision No. \_2\_    Obligation End: 6/30/04  
// Performance and Evaluation Report for Period Ending \_September 30, 2003\_    // Final Performance and Evaluation Report    Expended End: 6/30/06

LINE NO.	SUMMARY BY DEVELOPMENT ACCOUNT	TOTAL ESTIMATED COST		TOTAL ACTUAL COST	
		ORIGINAL	REVISED	OBLIGATED	EXPENDED
1	Total Non-CFP Funds	\$0	\$0	\$0.00	\$0.00
2	1406 Operations	\$25,000	\$25,000	25,000.00	24,094.04
3	1408 Management Improvements	\$22,000	\$22,000	22,000.00	0.00
4	1410 Administration	\$150,800	\$150,800	\$150,800.00	\$1,579.03
5	1411 Audit	\$750	\$750	\$750.00	\$0.00
6	1415 Liquidated Damages	\$0	\$0	\$0.00	\$0.00
7	1430 Fees and Costs	\$75,000	\$75,000	\$75,000.00	\$57,837.00
8	1440 Site Acquisition	\$0	\$0	\$0.00	\$0.00
9	1450 Site Improvement	\$300,000	\$280,250	\$280,249.94	\$0.00
10	1460 Dwelling Structures	\$941,949	\$961,699	\$961,699.06	\$578,932.54
11	1465.1 Dwelling Equipment -- Nonexpendable	\$0	\$0	\$0.00	\$0.00
12	1470 Nondwelling Structures	\$0	\$0	\$0.00	\$0.00
13	1475 Nondwelling Equipment	\$0	\$0	\$0.00	\$0.00
14	1485 Demolition	\$0	\$0	\$0.00	\$0.00
15	1490 Replacement Reserve	\$0	\$0	\$0.00	\$0.00
16	1492 Moving to Work Demonstration	\$0	\$0	\$0.00	\$0.00
17	1495.1 Relocation Costs	\$0	\$0	\$0.00	\$0.00
18	1499 Development Activities	\$0	\$0	\$0.00	\$0.00
19	1502 Contingency	\$0	\$0	\$0.00	\$0.00
<b>20</b>	<b>AMOUNT OF ANNUAL GRANT (sum of lines 2-19)</b>	<b>\$1,515,499</b>	<b>\$1,515,499</b>	<b>\$1,515,499.00</b>	<b>\$662,442.61</b>
21	Amount of line 20 Related to LBP Activities	\$0.00	\$0	\$0.00	\$0.00
22	Amount of line 20 Related to Section 504 Compliance	\$0.00	\$0	\$0.00	\$0.00
23	Amount of line 20 Related to Security-Soft Costs	\$0.00	\$0	\$0.00	\$0.00
24	Amount of line 20 Related to Security-Hard Costs	\$0.00	\$0	\$0.00	\$0.00
25	Amount of line 20 Related to Energy Conservation Measures	\$0.00	\$0	\$0.00	\$0.00
26	Collateralization Expenses or Debt Service	\$0.00	\$0	\$0.00	\$0.00

Signature of Executive Director and Date	Signature of Public Housing Director/Office of Native American Programs Administrator and Date
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Annual Statement / Performance and Evaluation Report  
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

Revision #2

Part II: Supporting Pages

HA Name				Grant Type and Number				Federal FY of Grant
GUAM HOUSING AND URBAN RENEWAL AUTHORITY				CFP Grant No. GQ08P00150102		Revision #2		FFY 2002
RHF Grant No. NA								
Development No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Obligated	Expended	
PHA-WIDE	<b>OPERATIONS</b>	1406		\$ 25,000	\$ 25,000	<b>804.83</b>		add \$15,000 to cover costs of MOD Division's move to another location. ck#023551 ck#023618/023690 \$950 moved to rent ck#023430/023540/023668/023770/023873/024066 \$106.28 moved to rent \$714.28 moved to rent \$42.00 moved to rent \$1000 moved to rent ck#023641/023663 ck#023986/024050/024159/024434/024593 ck#023881/023966/023980/023980/023981/023981/024013/024159/024194/024332/024383/024593
	Mega United - Conf Room construction					2,654.00	2,654.00	
	Hanssem - cubicle					10,062.32	10,062.32	
	Hanssem - chair/conference room					2,810.72	2,810.72	
	GTA - Installation/Instrument/Jack					949.88	949.88	
	GTA - Overtime							
	GCIC - rent+utilities					6,745.59	6,745.59	
	Startec (DSL Line)							
	Computer Support Services							
	MIS Support Service							
	Maintenance Overtime							
	Office Windows					77.03	77.03	
	Xerox (Copier/Fax Machine)					395.63	395.63	
	Sundry/Supplies					500.00	398.87	
						25,000.00	24,094.04	
PHA-WIDE	<b>MANAGEMENT IMPROVEMENTS</b>	1408						move \$15,000 to Operations
	Research & Planning		1	\$ 22,000	\$ 22,000	22,000.00		
PHA-WIDE	<b>ADMINISTRATION</b>							ck#023935/024188/024194 move \$250 to Audit Costs;ck#023796/023851/024293/024521/024522
	1. Salaries (non-technical)	1410.1						
	MOD Coordinator (56%)		1	\$ 27,058	\$ 27,058	27,058.00	0.00	
	Planner II (100%)		1	\$ 38,500	\$ 38,500	38,500.00	0.00	
	Admin Asst (100%)		1	\$ 22,942	\$ 22,942	22,942.00	0.00	
	2. Benefits (25%)	1410.9	3	\$ 30,000	\$ 30,000	30,000.00	0.00	
	3. Administrative/Fiscal Staff (sal/ben)			\$ 15,000	\$ 15,000	15,000.00	0.00	
	4. Travel/Perdiem/RegFees	1410.10	1	\$ 10,000	\$ 10,000	10,000.00	0.00	
	6. Phone/Fax/Beeper	1410.16		\$ 2,800	\$ 2,800	2,800.00	0.00	
	5. Printing/Advertising	1410.19		\$ 2,500	\$ 2,500	2,500.00	1,276.28	
	7. Sundry/Supplies	1410.19		\$ 1,500	\$ 1,500	1,500.00	302.75	
	8. Legal	1410.4		\$ 500	\$ 500	500.00	0.00	

	<b>CFP ACCOUNT NO. 1410:</b>		<b>\$ 150,800</b>	<b>\$ 150,800</b>	<b>150,800.00</b>	<b>1,579.03</b>	
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Annual Statement / Performance and Evaluation Report  
 Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)

Revision #2

Part II: Supporting Pages

HA Name				Grant Type and Number				Federal FY of Grant
GUAM HOUSING AND URBAN RENEWAL AUTHORITY				CFP Grant No.	GQ08P00150102	Revision #2	FFY 2002	
				RHF Grant No.	NA			
Development No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Obligated	Expended	
PHA-WIDE	<b>AUDIT COSTS</b>	1411	1	\$ 750	\$ 750	750.00	0.00	
	<b>CFP ACCOUNT NO. 1411:</b>			<b>\$ 750</b>	<b>\$ 750</b>	<b>750.00</b>	<b>0.00</b>	
PHA-WIDE	<b>FEES AND COSTS</b>							
	In-house A/E Services	1430.1		\$ 9,644	\$ 8,799	8,799.00		
	In-house A/E sundry expenses			\$ -	\$ 845	845.00	845.00	ck#ACH
	A/E Design Services (disaster-related)	1430.19		\$ -	\$ 65,356			
	Duenas & Assoc.			\$ 65,356		65,356.00	56,992.00	ck#023762/024038
	<b>CFP ACCOUNT NO. 1430:</b>			<b>\$ 75,000</b>	<b>\$ 75,000</b>	<b>75,000.00</b>	<b>57,837.00</b>	part of disaster grant application.
PHA-WIDE	<b>SITE IMPROVEMENTS</b>							
	Drainage Correction	1450		\$ 300,000	280,249.94	280,249.94	0.00	Moved \$19,750 to cover cost in GHURA 35/48 reno project.
	<b>CFP ACCOUNT NO. 1450:</b>			<b>\$ 300,000</b>	<b>280,249.94</b>	<b>280,249.94</b>	<b>0.00</b>	
GHURA 250	<b>DWELLING STRUCTURES</b>							
	Interior Painting, Dehumidifiers, Electrical,	1460	245		\$ -			
	Lighting/Fixtures (energy eff), Kitchen,	1460			\$ -			
	Bathroom	1460			\$ -			
GHURA 35/48	Complete Renovation	1460		\$ 941,948	\$ 961,699	961,699.06	578,932.54	ck#024294/024422/024555
	Orion Construction (\$961,699)							
PHA-WIDE	Disaster-Related Damages	1460		\$ 1	\$ -			
	<b>CFP ACCOUNT NO. 1460:</b>			<b>\$ 941,949</b>	<b>\$ 961,699</b>	<b>961,699.06</b>	<b>578,932.54</b>	

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

Revision #2

HA Name			Grant Type and Number			Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY			CFP Grant No.: GQ01P00150102 Revision #2 RHF Grant No. N/A			FFY 2002	
Development Number/Name HA Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
Mgmt Improvements	30-Jun-04			30-Jun-06			
Administration	30-Jun-04			30-Jun-06			
Audit	30-Jun-04			30-Jun-06			
Fees and Costs	30-Jun-04			30-Jun-06			
GHURA 250	30-Jun-04			30-Jun-06			

Annual Statement / Performance and Evaluation Report

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

Part I: Summary

<b>HA Name</b>  GUAM HOUSING AND URBAN RENEWAL AUTHORITY	<b>Grant Type and Number</b>		<b>Federal FY of Grant</b>
	CFP Grant No. GQ08P00150101	Revision #2	FFY2001
	RHF Grant No. N/A		

/ / Original Annual Statement / / Reserve for Disasters/Emergencies / / Revised Annual Statement/Revision No. \_2\_  
 / / Performance and Evaluation Report for Period Ending \_September 30, 2003\_ / / Final Performance and Evaluation Report

Full Obligation: 9/2003  
 Full Expenditure: 9/2005

LINE NO.	SUMMARY BY DEVELOPMENT ACCOUNT	TOTAL ESTIMATED COST (2)		TOTAL ACTUAL COST (2)	
		ORIGINAL	REVISED	OBLIGATED	EXPENDED
1	Total Non-CFP Funds	\$0	\$0	\$0.00	\$0.00
2	1406 Operations	\$10,000	\$10,000	\$10,000.00	\$6,745.95
3	1408 Management Improvements	\$0	\$0	\$0.00	\$0.00
4	1410 Administration	\$163,002	\$163,002	\$163,002.00	\$105,970.03
5	1411 Audit	\$1,500	\$1,500	\$1,500.00	\$0.00
6	1415 Liquidated Damages	\$0	\$0	\$0.00	\$0.00
7	1430 Fees and Costs	\$68,729	\$68,729	\$68,729.00	\$58,842.22
8	1440 Site Acquisition	\$0	\$0	\$0.00	\$0.00
9	1450 Site Improvement	\$0	\$0	\$0.00	\$0.00
10	1460 Dwelling Structures	\$1,306,468	\$1,310,097	\$1,310,097.00	\$1,310,097.00
11	1465.1 Dwelling Equipment -- Nonexpendable	\$0	\$0	\$0.00	\$0.00
12	1470 Nondwelling Structures	\$0	\$0	\$0.00	\$0.00
13	1475 Nondwelling Equipment	\$86,303	\$82,674	\$82,674.00	\$81,024.00
14	1485 Demolition	\$0	\$0	\$0.00	\$0.00
15	1490 Replacement Reserve	\$0	\$0	\$0.00	\$0.00
16	1492 Moving to Work Demonstration	\$0	\$0	\$0.00	\$0.00
17	1495.1 Relocation Costs	\$0	\$0	\$0.00	\$0.00
18	1499 Development Activities	\$0	\$0	\$0.00	\$0.00
19	1502 Contingency	\$0	\$0	\$0.00	\$0.00
<b>20</b>	<b>AMOUNT OF ANNUAL GRANT (sum of lines 2-19)</b>	<b>\$1,636,002</b>	<b>\$1,636,002</b>	<b>\$1,636,002.00</b>	<b>\$1,562,679.20</b>
21	Amount of line 20 Related to LBP Activities	\$0.00	\$0	\$0.00	\$0.00
22	Amount of line 20 Related to Section 504 Compliance	\$0.00	\$0	\$0.00	\$0.00
23	Amount of line 20 Related to Security-Soft Costs	\$0.00	\$0	\$0.00	\$0.00
24	Amount of line 20 Related to Security-Hard Costs	\$0.00	\$0	\$0.00	\$0.00
25	Amount of line 20 Related to Energy Conservation Measures	\$0.00	\$0	\$0.00	\$0.00
26	Collateralization Expenses or Debt Service	\$0.00	\$0	\$0.00	\$0.00

Signature of Executive Director and Date	Signature of Public Housing Director/Office of Native American Programs Administrator and Date
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Annual Statement / Performance and Evaluation Report

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

Revision #2

Part II: Supporting Pages

HA Name				Grant Type and Number				Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY				CFP Grant No. GQ08P00150101		Revision #2		FFY 2001	
				RHF Grant No. N/A					
Development No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Obligated	Expended		
PHA-WIDE	Operations GISI Corp.	1406		\$ 10,000	\$ 10,000.00	\$10,000.00	\$ 6,745.95	\$3,254.05	100015/100022/024364/024249
PHA-WIDE	1. Salaries (non-technical)	1410.1							
	MOD Coordinator (100%)		1	\$ 59,919	\$ 52,781.38	\$52,781.38	\$ 37,839.61	\$14,941.77	ppe 3/31/03;5/03/03;09/20/03;11/29/03;1/24/04
	Planner II (100%)		1	\$ 48,626	\$ 48,382.99	\$48,382.99	\$ 33,746.93	\$14,636.06	ppe 3/31/03;5/03/03;09/20/03;11/29/03;1/24/04
	Administrative/Fiscal Staff			\$ 5,000	\$ 5,000.00	\$5,000.00	\$ 379.81	\$4,620.19	
	Administrative Assistant				\$ 4,119.62	\$4,119.62	\$ 4,119.62	\$0.00	ppe 2/20/04
	2. Benefits (20%)	1410.90	3	\$ 39,000	\$ 39,000.00	\$39,000.00	\$ 18,870.20	\$20,129.80	ppe 3/31/03;5/03/03;09/20/03;11/29/03;1/24/04
	3. Travel/Mileage/RegFees	1410.10	1	\$ 6,982	\$ 9,343.75	\$9,343.75	\$ 7,018.20	\$2,325.55	ck#023655;(ach BOG credit card)
	4. Printing/Advertising	1410.19		\$ 1,700	\$ 1,741.60	\$1,741.60	\$ 1,741.60	\$0.00	ck#023630/023635/023719
	5. Phone/Fax/Beeper	1410.16		\$ 1,000	\$ 1,000.00	\$1,000.00	\$ 911.59	\$88.41	ck#023693/023797/023800/023886/023913/024004/024099/024178;024250/024301/02411
	6. Supplies	1410.19		\$ 500	\$ 1,357.66	\$1,357.66	\$ 1,342.47	\$15.19	ck#023545/023760/023764/023796/023806/023811/023815/023774/023849/024029/024048/024120/024145/024182/024427/024483/024562
	7. Legal	1410.40		\$ 275	\$ 275.00	\$275.00	\$ -	\$275.00	
	<b>CFP ACCOUNT NO. 1410:</b>			<b>\$ 163,002</b>	<b>\$ 163,002.00</b>	<b>\$163,002.00</b>	<b>\$105,970.03</b>	<b>\$57,031.97</b>	
AUDIT COSTS	Audit Costs J. Scott Magliari & Company	1411	1	\$ 1,500	\$ 1,500.00	\$1,500.00	\$ -	\$1,500.00	FY2002 audit for CGP 710 & CFP 711.
									ck#23146/023670/023800/023886/023933/024004/024018/024099/024120/024180/024178/024182;024250/024301/024318/024339/024413/ACH
FEES AND COSTS	Sundry Costs	1430	1	\$ 3,099	\$ 3,521.49	\$3,521.49	\$ 1,752.58	\$1,768.91	
	FME Manager	1430.1		\$ 5,100	\$ 4,100.00	\$ 4,100.00	\$ 2,915.95	\$1,184.05	ppe 3/31/03;9/6/03;9/20/03;11/29/03;03/22/03;
	Engineer II	1430.1		\$ 10,000	\$ 10,000.00	\$10,000.00	\$ 9,659.51	\$340.49	ppe 3/31/03;9/6/03;11/29/03;03/22/03;
	Wage Compliance Officer	1430.1		\$ 10,000	\$ 11,000.00	\$ 11,000.00	\$ 10,290.29	\$709.71	ppe 3/31/03;9/6/03;9/20/03;11/29/03;03/22/03;

Inspector	1430.1	\$ 40,530	\$ 40,107.51	\$40,107.51	\$ 34,223.89	\$5,883.62	pppe 3/31/03;9/6/03;9/20/03;11/29/03;03/22/03;
<b>CFP ACCOUNT NO. 1430:</b>		<b>\$ 68,729</b>	<b>\$ 68,729.00</b>	<b>\$68,729.00</b>	<b>\$58,842.22</b>	<b>\$ 9,886.78</b>	

Annual Statement / Performance and Evaluation Report

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

Revision #2

Part II: Supporting Pages

HA Name				Grant Type and Number				Federal FY of Grant		
GUAM HOUSING AND URBAN RENEWAL AUTHORITY				CFP Grant No. GQ08P00150101		Revision #2		FFY 2001		
				RHF Grant No. N/A						
Development No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Work		
				Original	Revised	Obligated	Expended			
GHURA 250	DWELLING STRUCTURES Plumbing/Floor Drains Keum Yang Corp. (\$887,767.88) - partial Keum Yang Corp. (CO#1-\$10,162.18)	1460	250	\$ 203,834	\$ 203,834.06	\$203,834.06	\$ 203,834.06	\$0.00	ck# 23479/023612/024420	
							\$ -			
							\$ -			
GHURA 100	Plumbing	1460	100	\$ -	\$ -		\$ -			
GHURA 48/35	Plumbing/Renovation Orion Construction (\$987,900.94) - partial	1460	83	\$ 984,272	\$ 987,900.94	\$987,900.94	\$ 987,900.94	\$0.00	ck#023927/024030/024108/024209/024294	
							\$ -			
				<b>\$ 1,188,106</b>	<b>\$ 1,191,735.00</b>	<b>\$1,191,735.00</b>	<b>\$1,191,735.00</b>	<b>\$ -</b>		
PHA-WIDE	Disaster Related - Renovation Mega United Corp. (PO#03-845:\$14,560.00) Baz Const. (PO#03-979:\$24,500.00) Mega United Corp. (PO#03-980:\$4,288) DEMD Const (PO#03-981:\$13,150.00) QL International (PO#03-982:\$28,350.00) RYK Corp. (PO#03-983:\$14,500.00) CY Development (PO#03-1004:\$8,800.00) Mega United Corp. (PO#03-1003:\$12,344.00) QL International (PO#03-1032:\$2,750.00))	1460	60	\$118,362.00	\$ 118,362.00				ck# 22962 ck# 23073 ck# 23016 ck# 23015 ck# 23054 ck# 23042 ck# 23089 ck# 23078 ck#023488	
						\$9,680.00	\$9,680.00	\$0.00		
						\$24,500.00	\$24,500.00	\$0.00		
						\$4,288.00	\$4,288.00	\$0.00		
						\$13,150.00	\$13,150.00	\$0.00		
						\$28,350.00	\$28,350.00	\$0.00		
						\$14,500.00	\$14,500.00	\$0.00		
						\$8,800.00	\$8,800.00	\$0.00		
						\$12,344.00	\$12,344.00	\$0.00		
						\$2,750.00	\$2,750.00	\$0.00		
	<b>CFP ACCOUNT NO. 1460:</b>			<b>\$118,362.00</b>	<b>\$ 118,362.00</b>	<b>\$118,362.00</b>	<b>\$118,362.00</b>	<b>\$0.00</b>		
PHA-WIDE	NON-DWELLING EQUIPMENT	1475	1	\$70,406.00	\$ 70,406.00					

Generator (Disaster-Related)							
Morrizzo Equipment (PO#03-1006:\$36,539)				\$36,539.00	\$ 36,539.00	\$0.00	ck# 23134
svc agreement (PO #04-1691:\$1,356)				\$1,870.00	\$ 220.00	\$1,650.00	ck#024183/024526
Orion Const (PO#03-1042/1122/1143:\$31,997)				\$31,997.00	\$ 31,997.00	\$0.00	ck# 23231/023651
Vehicle for MOD-related projects/programs	\$ 15,897	\$ 12,268.00			\$ -		Move difference of \$3,629 to #1460
Nissan Motor Corp. PO#03-1345; 5/8/03				\$12,268.00	\$ 12,268.00	\$0.00	Dwelling Structures. ED requested for
<b>CFP ACCOUNT NO. 1475:</b>							mid-size vehicle ordered by MOD in
	<b>\$86,303.00</b>	<b>\$ 82,674.00</b>		<b>\$82,674.00</b>	<b>\$81,024.00</b>	<b>\$1,650.00</b>	exchange for compact. Ck#023672

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

Revision #2

HA Name			Grant Type and Number			Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY			CFP Grant No.: GQ01P00150101 Revision #2 RHF Grant No. N/A			FFY 2001	
Development Number/Name HA Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
Operations	30-Sep-03	30-Sep-03		30-Sep-05	30-Sep-05		Funds would be used to immediately renovate vacant units in order to house families that were left homeless due to typhoons that hit the island in July and December, 2002. This was discussed with Ms. Shirley A. Thomas of HUD S.F.
Administration	30-Sep-03	30-Sep-03		30-Sep-05	30-Sep-05		
Audit	30-Sep-03	30-Sep-03		30-Sep-05	30-Sep-05		
Fees and Costs	30-Sep-03	30-Sep-03		30-Sep-05	30-Sep-05		
GHURA 250	30-Sep-03	30-Sep-03		30-Sep-05	30-Sep-05		
GHURA 100	30-Sep-03	N/A		30-Sep-05	N/A		
GHURA 48 PHA-WIDE	30-Sep-03 30-Sep-03	30-Sep-03 30-Sep-03		30-Sep-05 30-Sep-05	30-Sep-05 30-Sep-05		

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

Part I: Summary

HA Name  <b>GUAM HOUSING AND URBAN RENEWAL AUTHORITY</b>		Grant Type and Number Capital Fund Program Grant No. GQ08P00150100 Replacement Housing Factor Grant No. N/A		Federal FY of Grant 2000	
/ / Original Annual Statement / / Reserve for Disasters/Emergencies		/ / Revised Annual Statement/Revision No. _3_		Full Obligation: 9/2002	
/ X / Performance and Evaluation Report for Period Ending _March 31, 2003_		/ / Final Performance and Evaluation Report		Full Expenditure: 9/2004	
LINE NO.	SUMMARY BY DEVELOPMENT ACCOUNT	TOTAL ESTIMATED COST		TOTAL ACTUAL COST	
		ORIGINAL	REVISED	OBLIGATED	EXPENDED
1	Total Non-CFP Funds	\$0.00	\$0.00	\$0.00	\$0.00
2	1406 Operations	\$0.00	\$0.00	\$0.00	\$0.00
3	1408 Management Improvements - Soft Costs	\$48,730.00	\$49,260.37	\$49,260.37	\$ 49,260.37
	1408 Management Improvements - Hard Costs	\$17,610.00	\$17,610.00	\$17,610.00	\$17,610.00
4	1410 Administration	\$143,669.00	\$143,138.63	\$143,138.63	\$143,138.63
5	1411 Audit	\$2,000.00	\$2,000.00	\$2,000.00	\$2,000.00
6	1415 Liquidated Damages	\$0.00	\$0.00	\$0.00	\$0.00
7	1430 Fees and Costs	\$51,746.00	\$51,746.00	\$51,746.00	\$51,746.00
8	1440 Site Acquisition	\$0.00	\$0.00	\$0.00	\$0.00
9	1450 Site Improvement	\$125,348.00	\$124,348.00	\$124,348.00	\$124,348.00
10	1460 Dwelling Structures	\$1,339,002.00	\$1,341,292.00	\$1,341,292.00	\$1,341,292.00
11	1465.1 Dwelling Equipment -- Nonexpendable	\$0.00	\$0.00	\$0.00	\$0.00
12	1470 Nondwelling Structures	\$0.00	\$0.00	\$0.00	\$0.00
13	1475 Nondwelling Equipment	\$26,874.00	\$25,584.00	\$25,584.00	\$25,584.00
14	1485 Demolition	\$0.00	\$0.00	\$0.00	\$0.00
15	1490 Replacement Reserve	\$0.00	\$0.00	\$0.00	\$0.00
16	1492 Moving to Work Demonstration	\$0.00	\$0.00	\$0.00	\$0.00
17	1495.1 Relocation Costs	\$0.00	\$0.00	\$0.00	\$0.00
18	1499 Development Activities	\$0.00	\$0.00	\$0.00	\$0.00
19	1502 Contingency	\$0.00	\$0.00	\$0.00	\$0.00
<b>20</b>	<b>AMOUNT OF ANNUAL GRANT (sum of lines 2-18)</b>	<b>\$1,754,979.00</b>	<b>\$1,754,979.00</b>	<b>\$1,754,979.00</b>	<b>\$1,754,979.00</b>
21	Amount of line 20 Related to LBP Activities	\$0.00	\$0.00	\$0.00	\$0.00
22	Amount of Line 20 Related to Section 504 Compliance	\$0.00	\$0.00	\$0.00	\$0.00
23	Amount of Line 20 Related to Security - Soft Costs	\$0.00	\$0.00	\$0.00	\$0.00
24	Amount of Line 20 Related to Security - Hard Costs	\$0.00	\$0.00	\$0.00	\$0.00
25	Amount of Line 20 Related to Energy Conservation Measures	\$0.00	\$0.00	\$0.00	\$0.00
26	Collateralization Expenses or Debt Service	\$0.00	\$0.00	\$0.00	\$0.00
Signature of Executive Director and Date		Signature of Public Housing Director/Office of Native American Programs Administrator and Date			

Annual Statement / Performance and Evaluation Report

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

Revision #1

Part II: Supporting Pages

HA Name		Grant Type and Number				Federal FY of Grant		
GUAM HOUSING AND URBAN RENEWAL AUTHORITY		CFP Grant No. GQ08P0015010 Revision #1 RHF Grant No. N/A				2000		
Dev. No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Proposed Work
				Original rev #1	Revised	Funds Obligated	Funds Expended	
Management Improvements	1. Staff Professional Development	1408	1	\$0.00	\$0.00	\$0.00	\$ -	FY2003 completed. FY2003 completed. add new work item from #1410 Completed. #22747/22834/22800 68% completed. #22650/22884/023589
	2. Resident Coordination (RIC) 50%	1408	1	\$20,975.20	\$20,975.20	\$20,975.20	\$ 20,975.20	
	3. Resident Coordination (PC1) 50%	1408	1	\$14,024.80	\$14,024.80	\$14,024.80	\$ 14,024.80	
	4. MOD salaries/benefits	1408	1	\$0.00	\$530.37	\$530.37	\$ 530.37	
	4. Resident Initiatives Programs TransPacific Development + Shell Guam	1408	1	\$13,730.00	\$13,730.00	\$0.00	\$ -	
	5. Software Costs International Mgmt, PO#02-660, 7/25/02	1408	1	\$17,610.00	\$17,610.00	\$17,610.00	\$ 17,610.00	
	<b>CFP Account No. 1408</b>			<b>\$66,340.00</b>	<b>\$66,870.37</b>	<b>\$66,870.37</b>	<b>\$66,870.37</b>	
Administration	1. SALARIES							Completed. #22656/23087 #21968/22111/22563/22564/22631/ delete work item. #22623/22723/22714/22801/22793/22794/22809/22897//2 3390/023547/023669/023717/023845/024018/acct#2290 #22907/23075/23108/23194/23214/23261/23250/23350/23 #22900/22903/23070/23093/023544/023796 #23394/023545
	MOD Coordinator (100%)	1410.1	1	\$40,910.36	\$40,123.20	\$40,123.20	\$ 40,123.20	
	Planner II (100%)	1410.1	1	\$34,579.86	\$34,836.65	\$34,836.65	\$ 34,836.65	
	Administrative Assistant (100%)	1410.1	1	\$14,587.83	\$14,587.83	\$14,587.83	\$ 14,587.83	
	2. BENEFITS (15%)	1410.9	3	\$38,187.75	\$38,187.75	\$38,187.75	\$ 38,187.75	
	3. Cost Allocation Plan	1410.1	1	\$7,407.00	\$7,407.00	\$7,407.00	\$ 7,407.00	
	4. Legal	1410.4	1	\$516.02	\$516.02	\$516.02	\$ 516.02	
	5. Travel/RegFees	1410.10	1	\$4,864.06	\$4,864.06	\$4,864.06	\$ 4,864.06	
	6. Membership Dues/Fees (MOD)	1410.1	3	\$0.00	\$0.00	\$0.00	\$ -	
	7. Phone/Fax/Beeper	1410.16	1	\$1,500.00	\$718.07	\$718.07	\$ 718.07	
	8. Advertising/Supplies/Auto	1410.19	1	\$1,116.12	\$1,898.05	\$1,898.05	\$ 1,898.05	
	<b>CFP Account #1410:</b>			<b>\$143,669.00</b>	<b>\$143,138.63</b>	<b>\$143,138.63</b>	<b>\$143,138.63</b>	
Audit	CGP Audit Cost J.Scott Magliari	1411	1	\$2,000.00	\$2,000.00	\$2,000.00	\$ 2,000.00	#22292
	<b>CFP Account #1411:</b>			<b>\$2,000.00</b>	<b>\$2,000.00</b>	<b>\$2,000.00</b>	<b>\$2,000.00</b>	

**Part II: Supporting Pages**

HA Name		Grant Type and Number				Federal FY of Grant		
GUAM HOUSING AND URBAN RENEWAL AUTHORITY		CFP Grant No. GQ08P0015010 Revision #1 RHF Grant No. N/A				FFY 2000		
Dev. No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Proposed Work
				Original rev #1	Revised	Funds Obligated	Funds Expended	
PHA-WIDE (in-house)	<b>FEES AND COSTS</b>	1430.19	1					#22566/22569/22696/22687/22718/23108/23194/23186/23393/023623/023669/023702/023717/023886/023845/023923
	FME Manager (25%)			\$2,470.37	\$2,470.37	\$2,470.37	\$ 2,470.37	
	Engineer II (25%)			\$3,321.07	\$3,321.07	\$3,321.07	\$ 3,321.07	
	Wage Compliance (50%)			\$6,778.28	\$6,778.28	\$6,778.28	\$ 6,778.28	
	Inspector (100%)			\$24,796.61	\$24,796.61	\$24,796.61	\$ 24,796.62	
	Planner III (25%)	\$12,605.95	\$12,605.95	\$12,605.95	\$ 12,605.95			
	Sundry Costs: Printing of Specs			\$1,773.72	\$1,773.72	\$1,773.72	\$ 1,773.71	
	<b>CFP Account #1430:</b>			<b>\$51,746.00</b>	<b>\$51,746.00</b>	<b>\$51,746.00</b>	<b>\$51,746.00</b>	
PHA-WIDE Clothesline Posts Talofof Sewerline Sinajana/Talofof Guard rails	<b>SITE IMPROVEMENTS</b>	1450	1					move \$1000 to #1460 #22289/22389/22460 #22430/22459 #22962
	DEMD Construction (3/20/02):			\$125,348.00	\$124,348.00	\$89,980.00	\$ 89,980.00	
	Barrett Plumbing PO 02-383(3/22/02) + CO#1					\$19,880.00	\$ 19,880.00	
	Mega United, PO#02-					\$14,488.00	\$ 14,488.00	
	<b>CGP Account #1450:</b>			<b>\$125,348.00</b>	<b>\$124,348.00</b>	<b>\$124,348.00</b>	<b>\$124,348.00</b>	
PHA-WIDE server MOD laptop MOD printer scanner MOD/MIS compute MOD CDRW	<b>NON-DWELLING EQUIPMENT</b>	1475	1					move \$1290 to #1460 #22792 #22716 #22711 #22791 #22895 #22804
	Computerland, PO#02-349, 3/13/02			\$26,874.00	\$25,584.00	\$15,347.00	\$ 15,347.00	
	GTSI Corp, PO#02-521, 5/21/02					\$2,661.00	\$ 2,661.00	
	Compubiz, PO#02-621, 7/17/02					\$799.00	\$ 799.00	
	Computer 2000, PO#02-665, 7/25/02					\$3,984.00	\$ 3,984.00	
	GTSI Corp, PO#02-768, 9/10/02					\$2,500.00	\$ 2,500.00	
	GTSI Corp, PO#02-					\$293.00	\$ 293.00	
	<b>CGP Account #1475:</b>			<b>\$26,874.00</b>	<b>\$25,584.00</b>	<b>\$25,584.00</b>	<b>\$25,584.00</b>	

HA Name	Grant Type and Number	Federal FY of Grant
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**GUAM HOUSING AND URBAN RENEWAL AUTHORITY**

CFP Grant No. QQ08P0015010 Revision #1  
RHF Grant No. N/A

FFY 2000

Dev. No./Name HA-Wide Activities	General Description of Major Work Categories	Dev. Acct. No.	Qty	Total Estimated Cost		Total Actual Cost		Status of Proposed Work
				Original rev #1	Revised	Funds Obligated	Funds Expended	
<b>GHURA 250</b>	<b>DWELLING STRUCTURES</b> PLUMBING Keum Yang Corp. (\$887,767.88)	1460	250	\$691,806.00	\$694,096.00	\$694,096.00	\$ 694,096.00	\$193,671.88 to be covered under CFP GQ-50101. #22899/22984/23067/23324/023416/023479
<b>GHURA 82</b>	DEHUMIDIFIER Mega United; (4/20/02)	1460	82	\$46,888.00	\$46,888.00	\$46,888.00	\$ 46,888.00	#22527
<b>PHA-WIDE</b>	Vacancy Reduction Program Keum Yang Corp. (3/28/02)	1460	50	\$384,810.00	\$384,810.00	\$384,810.00	\$ 384,810.00	#22290/22384/22463/22610/22795
<b>CGP Account #1460:</b>				<b>\$1,123,504.00</b>	<b>\$1,125,794.00</b>	<b>\$1,125,794.00</b>	<b>\$1,125,794.00</b>	
<b>PHA-WIDE</b>	Unit Turnaround - Disaster Related Master Painters, PO#02-631 GNK Enterprises, PO#02-632 KJ Construction, PO#02-633 ITI Power Savers, PO#02-634 QL International, PO#02-635 Evergreen Const, PO#02-636 Baz Construction, PO#02-637 SMD Construction, PO#02-638 ITI Power Savers, PO#02-655 Baz Construction, PO#02-656 Master Painters, PO#02-657 Evergreen Const, PO#02-658 QL International, PO#02-659 Mega United, PO#02-682 Master Painters, PO#02-796 Mega United, PO#02-794 SMD Construction, PO#02-795	1460	60	\$215,498.00	\$215,498.00	\$13,300.00 \$12,395.00 \$7,200.00 \$13,575.00 \$9,850.00 \$10,150.00 \$13,100.00 \$10,000.00 \$41,978.00 \$3,400.00 \$2,682.00 \$3,570.00 \$11,000.00 \$13,040.00 \$24,452.00 \$22,456.00 \$3,350.00	\$ 13,300.00 \$ 12,395.00 \$ 7,200.00 \$ 13,575.00 \$ 9,850.00 \$ 10,150.00 \$ 13,100.00 \$ 10,000.00 \$ 41,978.00 \$ 3,400.00 \$ 2,682.00 \$ 3,570.00 \$ 11,000.00 \$ 13,040.00 \$ 24,452.00 \$ 22,456.00 \$ 3,350.00	Add item due to Typhoon Chata'an. #22612 #22525 #22526 #22606 #22721 #22602 #22524 #22528 #22606 #22598 #22612 #22602 #22721 #22613 #22796 #22797 #22799
<b>CGP Account #1460:</b>				<b>\$215,498.00</b>	<b>\$215,498.00</b>	<b>\$215,498.00</b>	<b>\$215,498.00</b>	

Annual Statement / Performance and Evaluation Report

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

Revision #1

Part III: Implementation Schedule

HA Name			Grant Type and Number			Federal FY of Grant	
GUAM HOUSING AND URBAN RENEWAL AUTHORITY			CFP Grant No.: GQ08P00150100 Revision #1 RHF Grant No. N/A			2000	
Development Number/Name HA Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Revised	Actual	Original	Revised	Actual	
Site Improvements	30-Sep-02	30-Sep-02		30-Sep-03	30-Sep-04		Based on grant revision #3, no extension is required.
Mgmt Improve	30-Sep-02	30-Sep-02		30-Sep-03	30-Sep-04		Based on grant revision #3, no extension is required.
Dwelling Structures	30-Sep-02	30-Sep-02		30-Sep-03	30-Sep-04		Based on grant revision #3, no extension is required.